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

This is a:	New Submittal
BRRTS ID (no dashes):	**0345113038**
Comm # (no dashes):	54914325800
County:	Outagamie
Region:	Commerce
Site name:	Meiers Motors Site
Street Address:	1500 W Wisconsin Ave
City:	Appleton
Closure Date	2001-03-08
Closure Conditions:	met
Offsite contamination?	No
Right-of-way contamination?	No
Contaminated media:	Groundwater
GPS Coordinates (meters in the **WTM91** projection)	
Easting (X):	645320.90
Northing (Y):	423435.96
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

Tommy G. Thompson, Governor
Brenda J. Blanchard, Secretary

Wisconsin
Department of Commerce

March 8, 2001

Mr. Tom Meiers
Meiers Motors
1500 W. Wisconsin Ave
Appleton WI 54914

Subject: **Case Closure** – Meiers Motors Site
1500 W. Wisconsin Ave.
COMMERCE #54914-3258-00 DNR #03-45-113038

Dear Mr. Meiers:

I have reviewed the information submitted by your consultant to satisfy the conditions of closure set in the Conditional Closure letter dated April 14, 2000. 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 in protecting the environmental resources of the State of Wisconsin.

If you have any questions, feel free to contact me at (920)424-0025.

Sincerely,

Thomas Verstegen
Department of Commerce
PECFA – Site Review Section

cc: PECFA File – pf\pecfa\549\54914\325800\close final.doc
Mr. Scott Hodgson – Miller Engineers

6P289

1387880
Document Number

NOTICE OF CONTAMINATION TO PROPERTY

OUTAGAMIE COUNTY
RECEIVED FOR RECORD

DEC -1 2000

AT 9 O'CLOCK A.M. ~~P.M.~~
JANICE FLENZ
REGISTER OF DEEDS

pd 14.00

Recording Area

Name and Return Address
Jillayne Y. Cook
P.O. Box 785
Appleton, WI 54912-0785

Legal Description of the Property: In re:

(as it appears on the most recent deed)

The East 140 feet of Lot Five (5) and the South 1/2 of the vacant alley lying North and adjacent thereto in NICHOLAS PLAT, City of Appleton, Outagamie County, Wisconsin less and excepting those parcels conveyed to the City of Appleton in J 19089 Im 55 and J 19105 Im 16.

RECEIVED
MAR 0 2 2001
ERS DIVISION

31-5-3085-00
Parcel Identification Number (PIN)

STATE OF WISCONSIN)
) ss
COUNTY OF OUTAGAMIE)

Section 1. Norma Malofsky (Vendor's Interest)
Thomas M. Meiers (Vendee's Interest) 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 in an area near the former underground storage tanks.

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 8th day of SEPTEMBER, 2000.

[When appropriate use the following clause]:

By signing this document, [he/~~she~~] acknowledges that [he/~~she~~] is duly authorized to sign this document on behalf of Norma Malofsky.

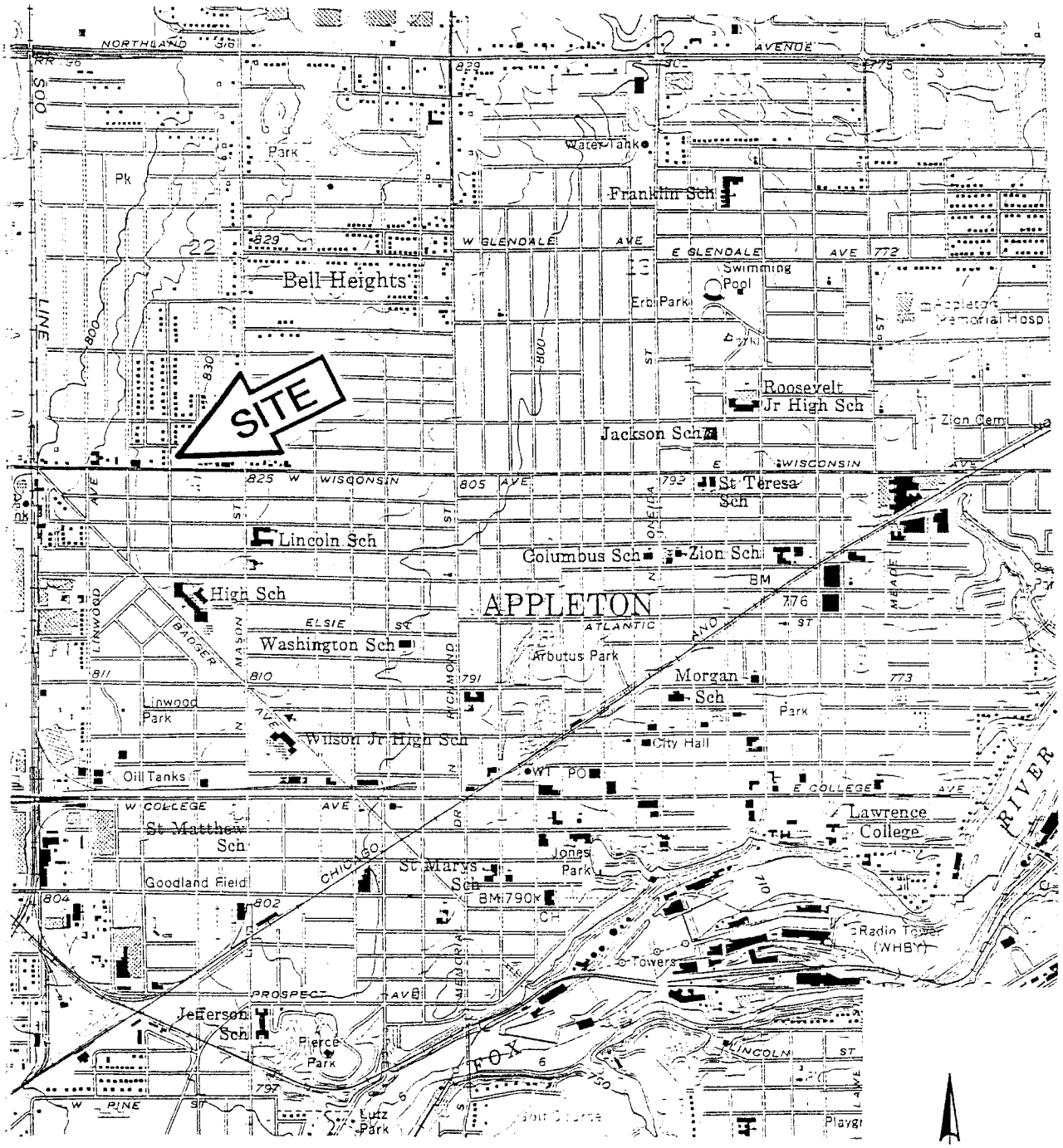
Signature: [signature]

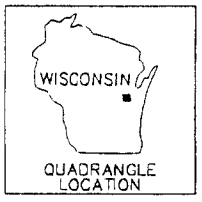
Printed Name: Harvey Malofsky

Title: POA for Norma Malofsky

Subscribed and sworn to before me
this 8th day of SEPTEMBER 2000.

[signature]
Notary Public, State of Wisconsin
My commission expires 1/25/04





APPLETON QUADRANGLE
OUTAGAMIE COUNTY, WISCONSIN
7.5 MINUTE SERIES (TOPOGRAPHIC)
SW/4 APPLETON 15' QUADRANGLE

N

GRAPHIC SCALE

(IN FEET)
1 inch = 2,000 ft.

F-1	Date 2/7/00	By LR	CLIENT: TOM MEIERS PROJECT: TOM MEIERS MOTORS LOCATION: 1500 WEST WISCONSIN AVENUE APPLETON, WISCONSIN
	Job No. 13729E	Ck SAH	

MILLER
ENGINEERS
SCIENTISTS
An Employee-Owned Company

FIGURE 1: SITE LOCATION MAP

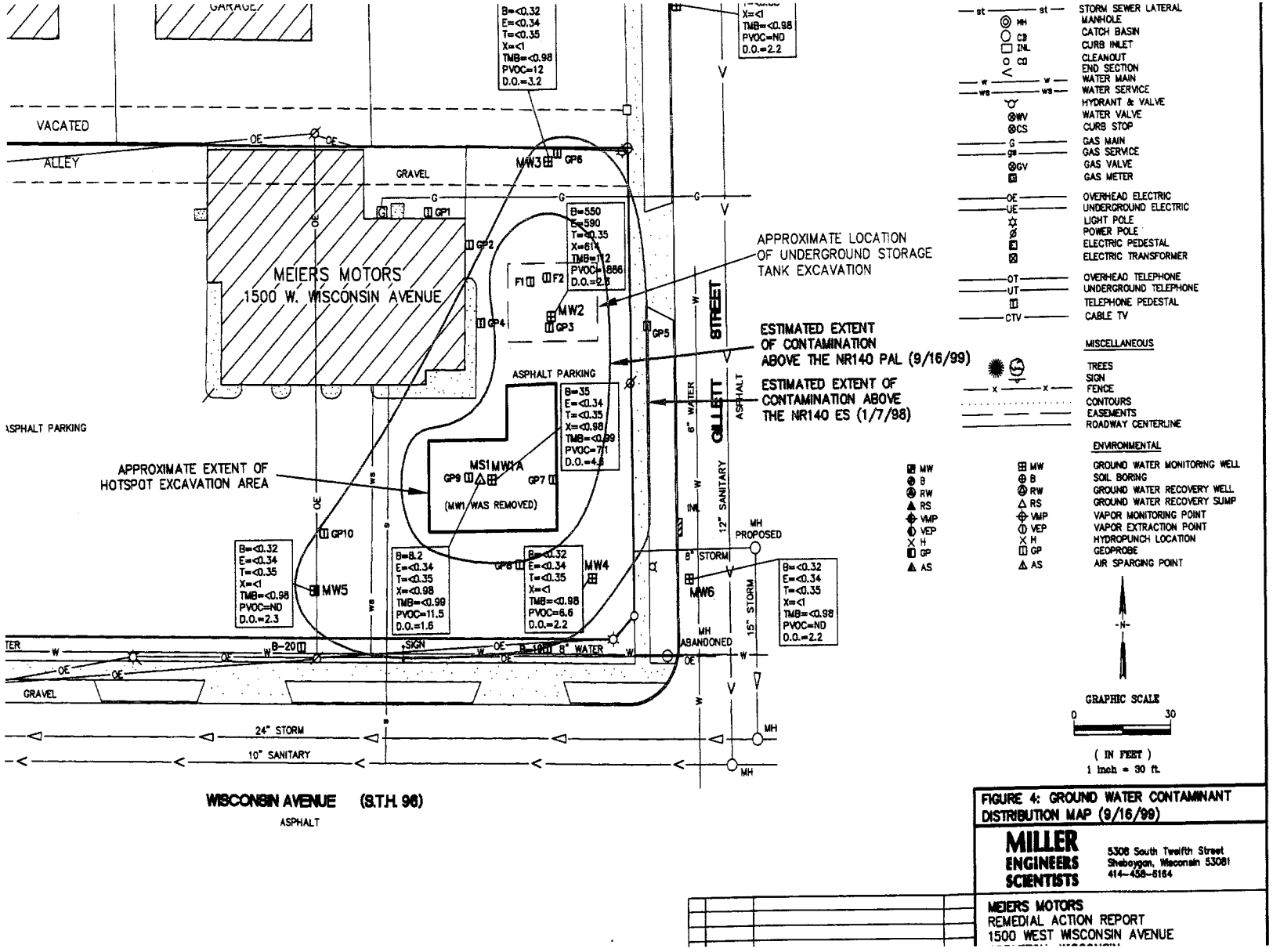
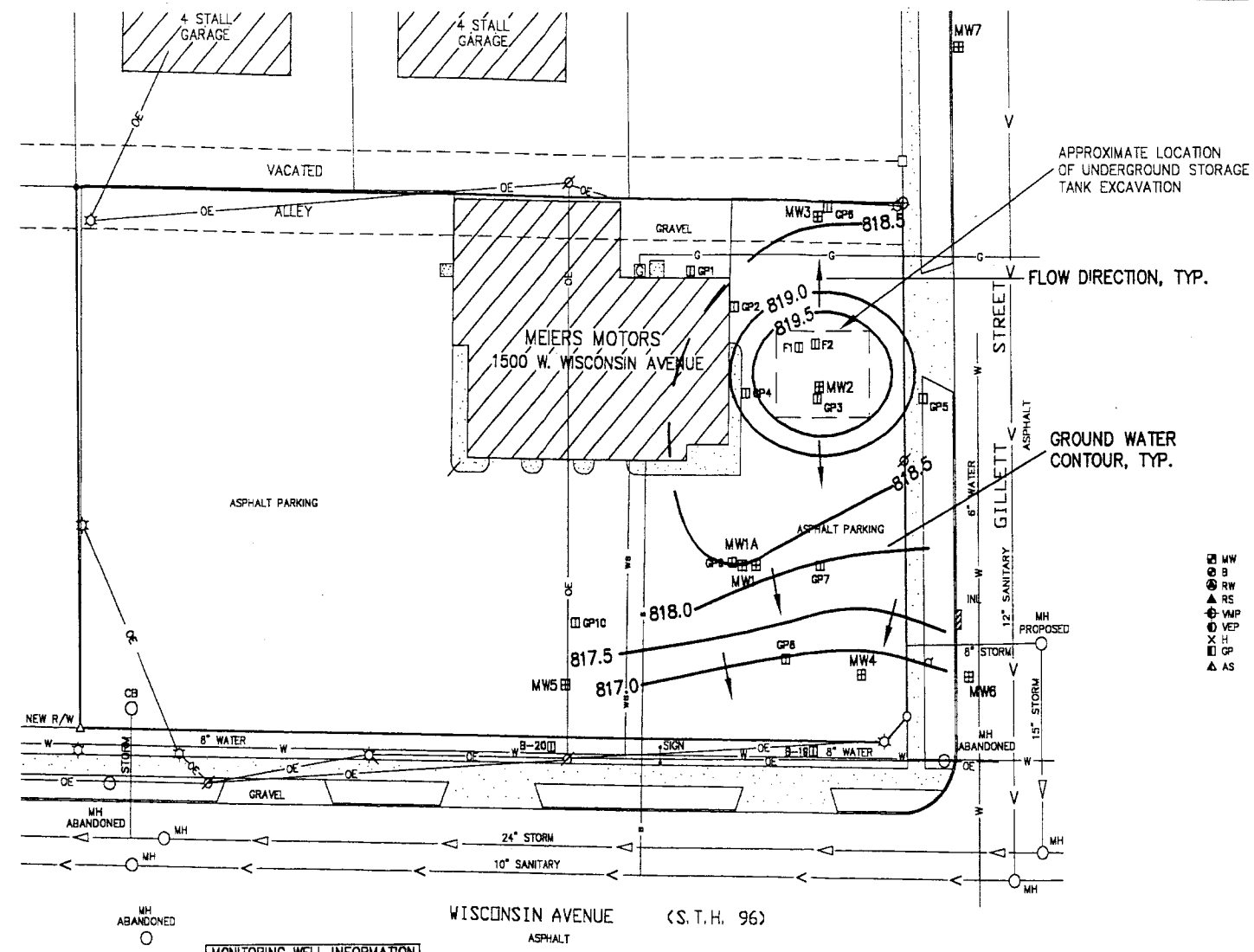


FIGURE 4: GROUND WATER CONTAMINANT DISTRIBUTION MAP (9/16/99)

MILLER ENGINEERS SCIENTISTS
5308 South Twelfth Street
Sheboygan, Wisconsin 53081
414-458-8164

MEIERS MOTORS
REMEDIAL ACTION REPORT
1500 WEST WISCONSIN AVENUE



MONITORING WELL INFORMATION		
WELL NO.	TOP PVC	GROUND WATER
MW1	823.93	818.45
MW1A	823.92	794.20
MW2	823.94	819.57
MW3	823.99	818.45
MW4	823.78	816.59
MW5	823.27	817.16
MW6	823.31	817.11
MW7	823.58	811.08

LEGEND

PROPOSED	EXISTING	UTILITIES
		SANITARY SEWER
		SANITARY LATERAL
		STORM SEWER
		STORM SEWER LATERAL
	MH	MANHOLE
	CB	CATCH BASIN
	INL	CURB INLET
	CO	CLEANOUT
		END SECTION
		WATER MAIN
		WATER SERVICE
		HYDRANT & VALVE
	WV	WATER VALVE
	CS	CURB STOP
		GAS MAIN
		GAS SERVICE
	GV	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
CONTOURS
EASEMENTS
ROADWAY CENTERLINE

ENVIRONMENTAL

MW	MW	GROUND WATER MONITORING WELL
B	B	SOIL BORING
RW	RW	GROUND WATER RECOVERY WELL
RS	RS	GROUND WATER 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 30
(IN FEET)
1 inch = 30 ft.

FIGURE 7: GROUND WATER CONTOUR PLAN, 1-7-98

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

MEIERS MOTORS
RI/RAP
1500 WEST WISCONSIN AVENUE
APPLETON, WISCONSIN

NO.	DATE	DESCRIPTION	BY

SCALE	DATE	BY	SHEET
HOR. 1"=30'	2-17-98	SAB	F-7
VER.	JOB 13729E1J	CK CLJ	OF

:ON\MEIERS\13729E1J.DWG

Dig - Oct. 1998

MILLER ENGINEERS SCIENTISTS

TABLE 2

Historic Ground Water Analytic Test Results

Meiers Motors
Appleton, Wisconsin
Project #13729E

MW1

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	6,200	1,400	6,700	7,600	1,520	ND	23,420	0.4	•	•	•	•	•
01/07/98	2,300	270	680	720	118	10	4,098	1.5	29	ND	2,300	5,600	•
04/01/98	2,000	300	220	394	132	17	3,063	0.6	43	0.054†	2,200	4,600	•
12/03/98	Abandoned during excavation												

MW1A

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	Prior to Construction												
01/07/98	1.2	1.9	4.8	11.4	4	ND	22.96	1.4	68	0.13	180	73	•
04/01/98	1.0	ND	2.0	0.40†	ND	ND	3.40	0.5	190	0.082†	68	150	•
12/03/98	1.2	14	0.9	33.0	58	8	115.10	2.3	•	•	•	•	•
03/15/99	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	4.6	1,700	•	370	500	63
06/16/99	1.6	< 0.34	0.56†	< 1	< 0.99	7.9	10.06	2.9	770	•	< 139	100	1.4
09/16/99	35	< 0.34	< 0.35	< 0.98	< 0.99	7.1	42.1	4.6	740	•	320†	90	5.8

MW2

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	770	590	16	1,258	1,180	10	3,824	0.3	•	•	•	•	•
01/07/98	410	540	16	833	680	20	2,499	1.5	< 2.0	< 0.026	810	1,600	•
04/01/98	730	670	22	1,329	840	5	3,596	0.6	16	0.040†	4,000	1,200	•
12/03/98	330	590	12	580	233	18	1,763	1.9	< 8.8	0.049†	4,100	1,200	2,300
03/15/99	480	580	13	532	193	7.3	1,805	3.5	0.79	•	5,100	1,100	6,300
06/16/99	430	500	10	610	237	< 0.31	1,787	3.1	0.56	•	6,500	720	1,200
09/16/99	550	590	< 3.5	614	112	< 0.31	1,866	2.3	< 0.024	•	15,000	650	2,000

PVOC = Petroleum Volatile Organic Compounds (EPA 8020)
TMB = Trimethylbenzenes
D.O. = Dissolved Oxygen
ND = Not Detected Above LOD
• = Not Tested

NR 140 Ground Water Standard	Benzene	Ethyl-Benzene	Toluene	Xylenes	Total TMB	MTBE	Naph-thalene
Enforcement Standard	5	700	343	620	480	60	40
Preventive Action Limit	0.5	140	68.6	124	96	12	8

g:\..\13729e\water.wb2:historic

Historic GW results table (from Status Report #1)

MILLER ENGINEERS SCIENTISTS

TABLE 2 (Continued)

Historic Ground Water Analytic Test Results

Meiers Motors
Appleton, Wisconsin
Project #13729E

MW3

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	ND	ND	ND	ND	ND	7.8	7.8	0.7	•	•	•	•	•
01/07/98	ND	ND	ND	ND	ND	13	13	1.3	10	ND	110	240	•
04/01/98	ND	ND	ND	ND	ND	2.7	3.7	0.4	26	0.030†	29	130	•
12/03/98	1.0	ND	ND	ND	< 1.40	4.0	4	2.3	•	•	•	•	•
03/15/99	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	3.2	3	4.0	•	•	•	•	•
06/16/99	< 0.26	< 0.24	< 0.21	< 1.34	< 0.99	10	10	2.5	•	•	•	•	•
09/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.99	12	12	3.2	•	•	•	•	•
	< 0.32	< 0.34	< 0.35	< 0.98									

MW4

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	ND	ND	ND	ND	ND	37	37	0.5	•	•	•	•	•
01/07/98	ND	ND	ND	ND	ND	25	25	2.5	26	0.027†	740	84	•
04/01/98	ND	ND	ND	ND	ND	26	26	0.5	120	0.030†	47	600	•
12/03/98	< 0.26	< 0.24	0.34†	< 1.34	< 1.40	9.7	10	1.8	•	•	•	•	•
03/15/99	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	14	14	1.9	•	•	•	•	•
06/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.99	14	14	2.9	•	•	•	•	•
09/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.98	6.6	6.6	2.2	•	•	•	•	•

MW5

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	ND	ND	ND	ND	ND	ND	ND	1.7	•	•	•	•	•
01/07/98	0.69	ND	1.0	ND	ND	ND	1.69	1.1	310	ND	950	300	•
04/01/98	ND	ND	ND	ND	ND	ND	ND	0.4	350	0.098	200	450	•
12/03/98	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	2.5	240	0.079	810	1,300	< 7.2
03/15/99	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	3.4	370	•	620	500	< 0.9
06/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.99	< 0.31	ND	2.1	370	•	310†	430	< 0.5
09/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.98	< 0.31	ND	2.3	390	•	450†	380	1.0

PVOC = Petroleum Volatile Organic Compounds (EPA 8020)
TMB = Trimethylbenzenes
D.O. = Dissolved Oxygen
ND = Not Detected Above LOD
• = Not Tested

NR 140 Ground Water Standard	Benzene	Ethyl-Benzene	Toluene	Xylenes	Total TMB	MTBE	Naph-thalene
Enforcement Standard	5	700	343	620	480	60	40
Preventive Action Limit	0.5	140	68.6	124	96	12	8

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MILLER ENGINEERS SCIENTISTS

TABLE 2 (Continued)

Historic Ground Water Analytic Test Results

Meiers Motors
Appleton, Wisconsin
Project #13729E

MW6

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	Prior to Construction												
01/07/98	ND	ND	ND	ND	ND	ND	ND	1.9	240	3	ND	200	•
04/01/98	ND	ND	ND	ND	ND	ND	ND	0.7	300	0.086	ND	210	•
12/03/98	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	2.1	•	•	•	•	•
03/15/99	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	4.3	•	•	•	•	•
06/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.99	< 0.31	ND	2.4	•	•	•	•	•
09/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.98	< 0.31	ND	2.2	•	•	•	•	•

MW7

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	Prior to Construction												
01/07/98	ND	ND	0.29†	ND	ND	ND	0.29	2.5	180	1.3	21	60	•
04/01/98	ND	ND	ND	ND	ND	ND	ND	0.7	170	1.5	6.2	54	•
12/03/98	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	3.6	110	0.050†	140†	200	< 7.2
03/15/99	< 0.26	< 0.24	< 0.21	< 1.34	< 1.40	< 0.22	ND	4.9	•	•	•	•	•
06/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.99	< 0.31	ND	2.5	160	•	170†	100	0.54
09/16/99	< 0.32	< 0.34	< 0.35	< 1	< 0.98	< 0.31	ND	2.2	190	•	< 0.139	0.054†	< 0.5

MS1

Date	Benzene (µg/L)	Ethyl-benzene (µg/L)	Toluene (µg/L)	Xylenes (µg/L)	Total TMB (µg/L)	MTBE (µg/L)	Total PVOC (µg/L)	D.O. (mg/L)	Sulfate (mg/L)	Nitrate/ Nitrite (mg/L)	Dissolved Iron (µg/L)	Dissolved Mang. (µg/L)	Methane (µg/L)
09/09/97	Prior to Construction												
01/07/98													
04/01/98													
12/03/98	< 0.26	< 0.24	0.76	< 1.34	< 1.40	4.0	5	2.3	490	2.0	< 47	110	< 7.2
03/15/99	< 0.26	< 0.24	0.73	< 1.34	< 1.40	2.2	3	4.1	800	•	450	100	< 0.9
06/16/99	1.2	< 0.34	1.8	< 1	0.37†	2.2	5.57	2.2	920	•	530	100	2.7
09/16/99	8.2	< 0.34	< 0.35	< 0.98	< 0.99	3.3	11.5	1.6	890	•	1,500	70	5.7

PVOC = Petroleum Volatile Organic Compounds (EPA 8020)
TMB = Trimethylbenzenes
D.O. = Dissolved Oxygen
ND = Not Detected Above LOD
• = Not Tested

NR 140 Ground Water Standard	Benzene	Ethyl-Benzene	Toluene	Xylenes	Total TMB	MTBE	Naph-thalene
Enforcement Standard	5	700	343	620	480	60	40
Preventive Action Limit	0.5	140	68.6	124	96	12	8

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