

GIS REGISTRY

Cover Sheet

July, 2008
(RR 5367)

Source Property Information

BRRTS #:

ACTIVITY NAME:

PROPERTY ADDRESS:

MUNICIPALITY:

PARCEL ID #:

CLOSURE DATE:

FID #:

DATCP #:

COMM #:

*WTM COORDINATES:

X: Y:

** 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")*

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

Contamination in ROW

Off-Source Contamination

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

Land Use Controls:

Soil: maintain industrial zoning (220)

*(note: soil contamination concentrations
between residential 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 or economic
development corporation)*

Monitoring wells properly abandoned? (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 #: PARCEL ID #:

ACTIVITY NAME: WTM COORDINATES: X: Y:

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.)
- 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 8.5 x 14 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: Van Hoof Service LLC**
- 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 #: 2 **Title: Site Plan**
- 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 #: 3 **Title: Estimated Extent of Remaining Contamination (Note soil and GW combined)**

BRRTS #: 03-45-244868

ACTIVITY NAME: Van Hoof Service LLC - Heating Oil

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 #: 4 **Title: Geologic Cross-section**

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 #: 3 **Title: Estimated Extent of Remaining Contamination (Note soil and GW combined)**

- 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 #: 5 **Title: Groundwater Contour Plan (3/11/97)**

Figure #: 6 **Title: Groundwater Contour Map (7/30/98)**

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

Tables must be no larger than 8.5 x 14 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: Soil Analytical Results**

- 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: Groundwater Analytical Results**

- 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 #: 3 **Title: Historical Groundwater Elevations**

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 #: 03-45-244868

ACTIVITY NAME: Van Hoof Service LLC - Heating Oil

NOTIFICATIONS

Source Property

- 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.

- 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:
- 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.
- 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:



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Matthew J. Frank, Secretary
Ronald W. Kazmierczak, Regional Director

Northeast Region Headquarters
2984 Shawano Ave., P.O. Box 10448
Green Bay, Wisconsin 54307-0448
Telephone 920-662-5100
FAX 920-662-5413
TTY Access via relay - 711

November 19, 2008

Patricia and Gerald Van Hoof
Van Hoof Service
179 Main Ave.
Kaukauna, WI 54130

SUBJECT: Final Case Closure with Land Use Limitations or Conditions
Van Hoof Service Fuel Oil Tank, 179 Main Ave., Kaukauna, WI
WDNR BRRTS Activity #: 03-45-244868

Dear Mr. and Mrs. Van Hoof:

On August 18, 2008, the Northeast Region Closure Committee reviewed the above referenced case for closure. This committee reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On August 21, 2008, you were notified that the Closure Committee had granted conditional closure to this case.

On November 17, 2008 the Department received the cap maintenance plan that was required as a condition of closure. We have also received documentation that the monitoring wells have been properly abandoned.

Based on the correspondence and data provided, it appears that your case meets the requirements of 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 your 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
- Pavement, an engineered cover or a soil barrier must be maintained over contaminated soil and the state must approve any changes to this barrier
- Groundwater contamination is present above Chapter NR 140 enforcement standards

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 your 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.

Closure Conditions

Please be aware that pursuant to s. 292.12 Wisconsin Statutes, compliance with the requirements of this letter is a responsibility to which you and any subsequent property owners must adhere. If these requirements are not followed or if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety, welfare, or the environment, the Department may take enforcement action under s. 292.11 Wisconsin Statutes to ensure compliance with the specified requirements, limitations or other conditions related to the property or this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code. It is the Department's intent to conduct inspections in the future to ensure that the conditions included in this letter including compliance with referenced maintenance plans are met.

Cover or Barrier

Pursuant to s. 292.12(2)(a), Wis. Stats., the pavement or other impervious cap that currently exists in the location shown on the attached map shall be maintained in compliance with the **attached maintenance plan** in order to minimize the infiltration of water and prevent additional groundwater contamination that would violate the groundwater quality standards in ch. NR 140, Wis. Adm. Code, and to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health. If soil in the specific locations described above is excavated in the future, 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 would be considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable statutes 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 during excavation activities to prevent a health threat to humans.

The attached maintenance plan and inspection log are to be kept up-to-date and on-site, and the inspection log need only be submitted to the Department upon request

Prohibited Activities

The following activities are prohibited on any portion of the property where pavement or a building foundation is required as shown on the attached map, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources: 1) removal of the existing barrier; 2) replacement with another barrier; 3) excavating or grading of the land surface; 4) filling on capped or paved areas; 5) plowing for agricultural cultivation; or 6) construction or placement of a building or other structure.

Remaining Residual Groundwater Contamination

Groundwater impacted by petroleum related contamination greater than enforcement standards set forth in ch. NR140, Wis. Adm. Code, is present on the Van Hoof property. For more detailed information regarding the locations where groundwater samples have been collected (i.e., monitoring well locations) and the associated contaminant concentrations, refer to the Remediation and Redevelopment Program's GIS Registry at the RR Sites Map page at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>.

CAP AND BUILDING BARRIER MAINTENANCE PLAN

08228

Property identified as
VAN HOOF SERVICE, LLC
179 Main Avenue
Kaukauna, Wisconsin
BRRTS # 03-45-244868

County Tax Number 323 04040

LEGAL DESCRIPTION: LEDYARD PLAT PRT LOT B COM AT
INTRS WLY/L MAIN AV & NLY/L 2ND ST WLY70FT NLY 73 1/2 FT
ELY70FT SLY75FT TO BEG

Introduction

The purpose of this document is to present a Maintenance Plan for an engineered cap and building barrier at the above-referenced property per the requirements of NR 724.13(2) of the Wisconsin Administrative Code. The maintenance activities relate to the existing slab on grade building and other paved surfaces occupying the area over the contaminated groundwater and soil on-site. The contaminated soil is impacted by petroleum contaminants. The location of the paved surface and building cover is to be maintained in accordance with this Maintenance Plan, as well as the impacted soil are identified in the attached map (Exhibit A).

Engineered Cap Purpose

The paved surface and building cover over the contaminated soil serves as a barrier to prevent direct human contact with residual soil contamination that might otherwise pose a threat to human health. This paved surface and building cover also acts as an infiltration barrier to inhibit and prevent future soil-to-groundwater contamination migration that would violate the standards of NR 140 of the Wisconsin Administrative Code. Based on the current and future use of the property, the barrier should function as intended unless disturbed.

Annual Inspection

The paved surface and building cover overlying the contaminated soil and as depicted in Exhibit A will be inspected once a year for cracks and other potential exposures to underlying soils. The inspections will be performed to evaluate damage to the floor due to exposure to the weather, wear from traffic, increasing age and other factors. Any area where soils have become or are likely to become exposed will be documented. A log of the inspections will be maintained by the property owner and is included as Exhibit B, *Cap Inspection Log*. The log will include recommendations for necessary repair of any areas where underlying soils are exposed. Once repairs are completed, they will be documented in the inspection log.

Maintenance Activities

If exposed soils are noted during the annual inspections or at any other time during the year, repairs will be scheduled as soon as practical. Maintenance activities can include patching and filling operations or they can include larger resurfacing or construction operations. In the event that necessary maintenance activities expose the underlying soil, the owner must inform maintenance workers of the direct contact exposure hazard and provide them with appropriate personal protection equipment ("PPE"). The owner must also sample any soil that is excavated from the site prior to disposal to ascertain if contamination remains. The soil must be treated, stored and disposed of by the owner in accordance with applicable local, state and federal law. Appropriate notification of the Wisconsin Department of Natural Resources ("WDNR") or its successor would be required.

In the event the paved surface and building cover overlying the contaminated soil are removed or replaced, the replacement barrier must be equally impervious, with an infiltration rate equal to or less than 1×10^{-7} cm/s. Any replacement barrier will be subject to the same maintenance and inspection guidelines as outlined in this Maintenance Plan unless indicated otherwise by the Wisconsin Department of Natural Resources ("WDNR") or its successor.

The property owner, in order to maintain the integrity of the building structure, will maintain a copy of this Maintenance Plan on-site and make it available to all interested parties (i.e. on-site employees, contractors, future property owners, etc.) for viewing.

Amendment or Withdrawal of Maintenance Plan

This Maintenance Plan can be amended or withdrawn by the property owner and its successors with the written approval of WDNR.

Contact Information
(as of 082208)

Site Owner and Operator: VAN HOOF SERVICE, LLC
179 Main Avenue
Kaukauna, Wisconsin 54130
Attn. Gerald Van Hoof
920-766-9031

Consultant: Scott Hodgson
TERRACOM CONSULTANTS INC.
3011B E. Capitol Drive
Appleton, WI 54911
920-993-9096

WDNR: Tom Sturm
WDNR
647 Lakeland Road
Shawano, Wisconsin 54166

Cap Maintenance Area

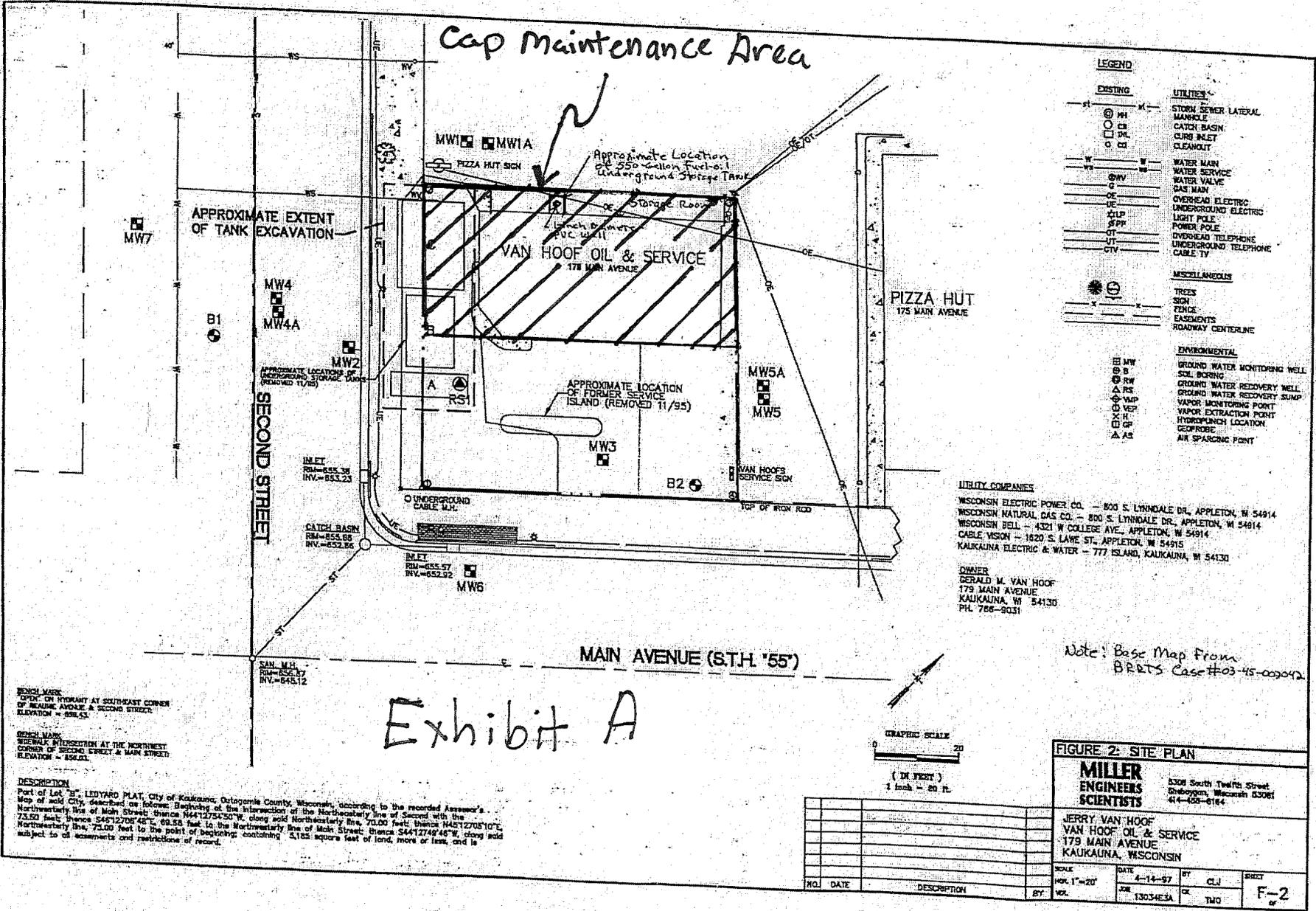
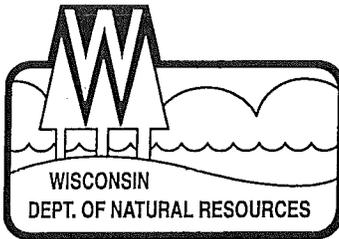


Exhibit A

Note: Base Map From
BRTS Case #03-45-00042





State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Matthew J. Frank, Secretary
Ronald W. Kazmierczak, Regional Director

Shawano Field Office
647 Lakeland Rd.
Shawano, Wisconsin 54166
Telephone 715-524-2183
FAX 715-524-3214
TTY Access via relay - 711

August 21, 2008

Patricia and Gerald Van Hoof
Van Hoof Service
179 Main Ave.
Kaukauna, WI 54130

Subject: Conditional Closure Decision,
With Requirements to Achieve Final Closure
Fuel Oil Tank Release, Van Hoof Service, 179 Main Ave. Kaukauna, WI
WDNR BRRTS Activity # 03-45-244868

Dear Mr. and Mrs. Van Hoof:

On August 18, 2008, the Department's Northeast Regional Closure Committee reviewed your request for closure of the case described above. The Committee 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 Closure Committee has determined that the petroleum contamination on the site from the former fuel oil tank 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 compliance with ch. NR 141, Wis. Adm. Code. Documentation of well abandonment must be submitted to me on Form 3300-005 found at <http://dnr.wi.gov/org/water/dwg/gw/> or provided by the Department of Natural Resources.

MAINTENANCE PLAN

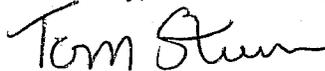
To close this site, the Department requires that the pavement and building cover at the site be maintained for groundwater protection. The cover is to be maintained in accordance with a plan prepared and submitted to the Department pursuant to s. NR 724.13(2), Wis. Adm. Code. I have enclosed a template you can use to prepare this plan. Please submit the completed plan to me.

When the above conditions have been satisfied, please submit the appropriate documentation to verify that applicable conditions have been met, and your case will be closed. Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the GIS Registry. To review the site on the GIS Registry web page, visit the RR Sites Map page at: <http://dnr.wi.gov/org/aw/rr/gis/index.htm>.

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 715-526-4230.

Sincerely,

A handwritten signature in black ink that reads "Tom Sturm". The signature is written in a cursive style with a long horizontal flourish at the end.

Tom Sturm

Hydrogeologist

Remediation & Redevelopment Program

C: Scott Hodgson – Terracom Consultants Inc., 3011B E. Capitol Dr., Appleton, WI 54911

10/147

WARRANTY DEED

OUTAGAMIE 1337506
DOCUMENT #

THIS DEED, made between Gerald M. Van Hoof, GRANTOR, and Van Hoof Service, LLC, GRANTEE,

OUTAGAMIE COUNTY
RECEIVED FOR RECORD

WITNESSETH, that the said Grantor, for a valuable consideration of One Dollar and other valuable consideration conveys to Grantee the following described real estate in Outagamie County, State of Wisconsin:

AUG - 6 1999

Legal Description is attached

AT 12:30 O'CLOCK A.M. P.M.
GRACE HERB
REGISTER OF DEEDS

This is not homestead property.

Together with all and singular the hereditaments and appurtenances thereunto belonging.

And said Grantor warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except easements, covenants, conditions and restrictions of record and will warrant and defend the same.

Return to:

Scott C. Barr
P.O. Box 860
Kaukauna WI 54130

pd
12:30

Dated July 30, 1999.

Tax Parcel No.: 32-3-0404-00-2

FEE
15.00
EXEMPT

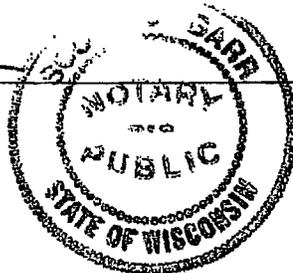
Gerald M. Van Hoof (Seal)
Gerald M. Van Hoof

ACKNOWLEDGMENT

State of Wisconsin)
) ss.
County of Outagamie)

Personally came before me on July 30, 1999, the above named Gerald M. Van Hoof to me known to be the person who executed the foregoing instrument and acknowledge the same.

Scott C. Barr
Scott C. Barr
Notary Public, Wisconsin
My commission is permanent.



This instrument was drafted by
Attorney Scott C. Barr
120 East Fourth Street
P.O. Box 860
Kaukauna WI 54130-0860

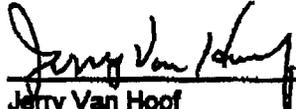
ATTACHMENT 2

That part of Lot "B", Plat of Ledyard, City of Kaukauna, Outagamie County, Wisconsin, according to the Recorded Assessor's Map of said City, bounded and described as follows:

Beginning at the point of intersection of the Northwestern line of Fourth Ave. (State Trunk Highway No. 55) with the Northeasterly line of Second~ street in said City; running thence northwesterly on said Northeasterly line of Second Street 70 feet¹ thence Northeasterly on a line which is drawn at right angles to said Northeasterly line of Second Street, 73.5 feet: thence Southeasterly on a straight line to a point on said Northwestern line of Fourth Avenue (State Trunk Highway No. 55) which is 75 feet distance Northeasterly from the point of beginning; thence Southwesterly 75 feet to the point of beginning.

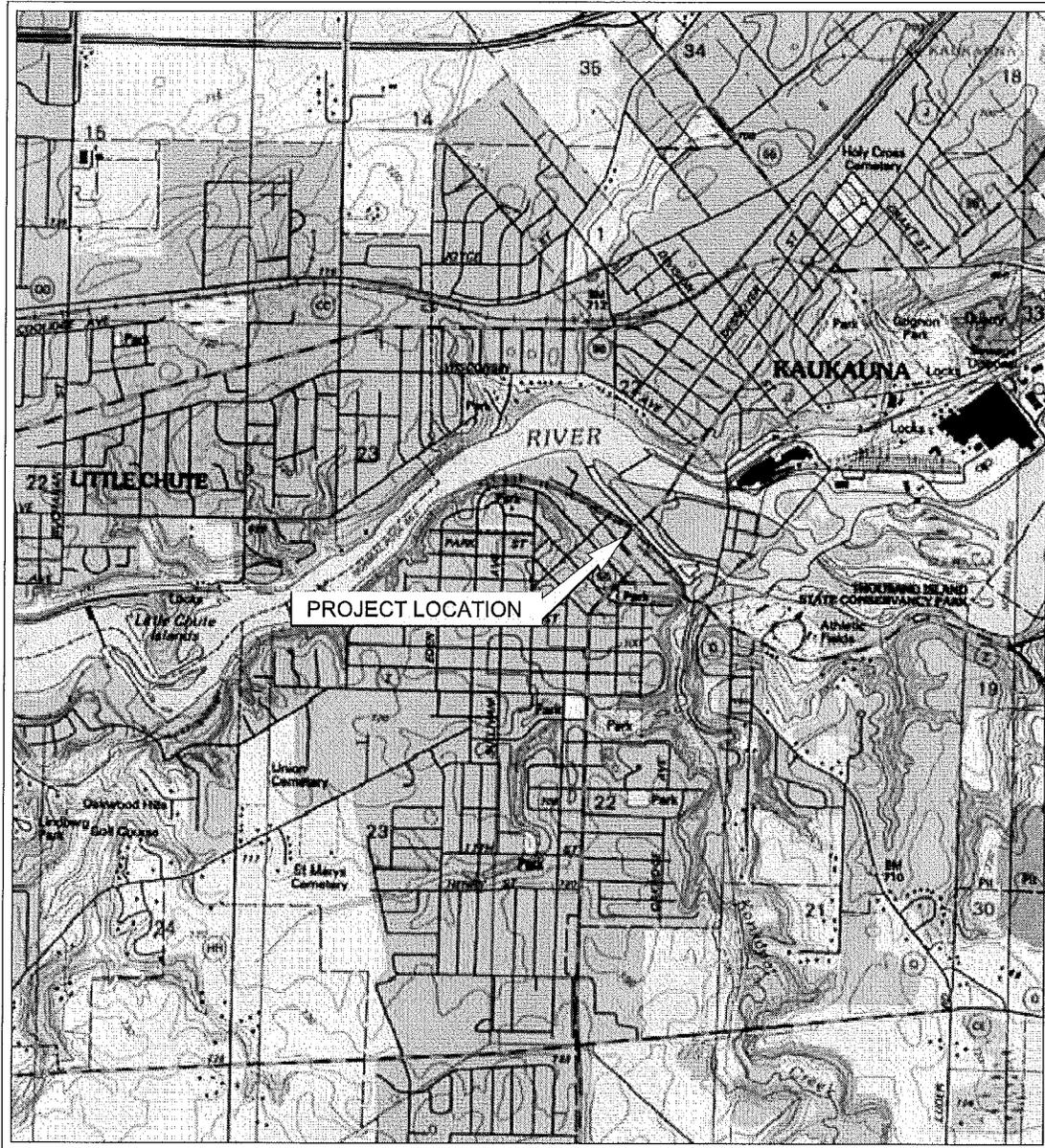
Statement of Accurate Legal Descriptions

To the best of my knowledge, the attached property legal descriptions are complete, accurate, and identify the parcels with soil impacted by polycyclic aromatic hydrocarbons and petroleum volatile organic compounds originating from the property located at 179 Main Avenue, Kaukauna, Outagamie County, Wisconsin, parcel identification no. 323040400.

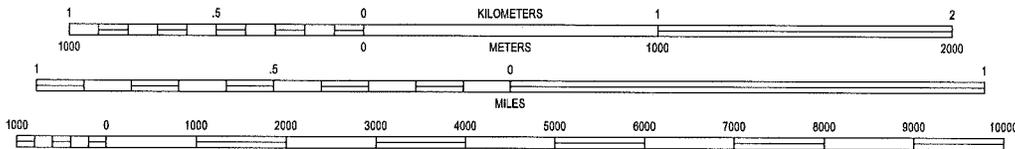


Jerry Van Hoof
Van Hoof Service, LLC

7-10-08
Date



SCALE 1:24 000



CONTOUR INTERVAL 10 FEET
NATIONAL GEODETTIC VERTICAL DATUM OF 1929

KAUKAUNA QUADRANGLE
WISCONSIN - OUTAGAMIE COUNTY
1992
7.5 MINUTE SERIES (TOPOGRAPHIC)



Project Mngr:	SAH
Drawn By:	AJP
Checked By:	SAH
Approved By:	SAH

Project No.	38087016
Scale:	AS SHOWN
File No.	38087016 SL
Date:	7/17/08

Terracon
Consulting Engineers and Scientists
3011B EAST CAPITOL DRIVE APPLETON, WI 54911
PH. (920) 993-9108 FAX. (920) 993-9108

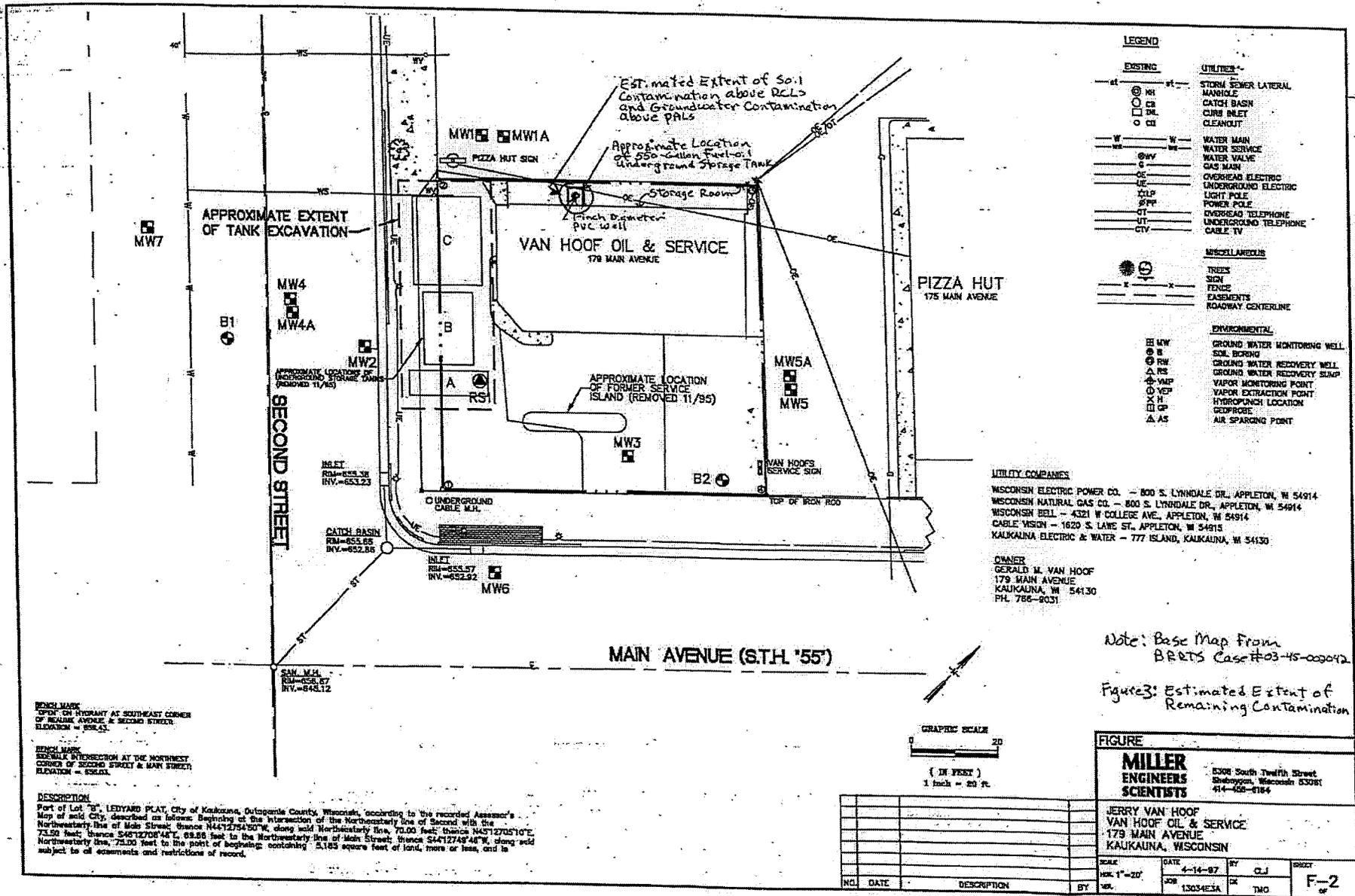
TOPOGRAPHIC MAP

VAN HOOFF SERVICE LLC
179 MAIN AVENUE

KAUKAUNA

WISCONSIN

FIG. No.	1
	(Layout1)



- LEGEND**
- EXISTING**
- 48" — 60" — 72" — 84" — 96" — 108" — 120" — 144" — 180" — 216" — 240" — 300" — 360" — 420" — 480" — 540" — 600" — 660" — 720" — 780" — 840" — 900" — 960" — 1020" — 1080" — 1140" — 1200"
 - 12" — 18" — 24" — 30" — 36" — 42" — 48" — 54" — 60" — 66" — 72" — 78" — 84" — 90" — 96" — 102" — 108" — 114" — 120"
 - 15" — 20" — 25" — 30" — 35" — 40" — 45" — 50" — 55" — 60" — 65" — 70" — 75" — 80" — 85" — 90" — 95" — 100"
 - 10" — 15" — 20" — 25" — 30" — 35" — 40" — 45" — 50" — 55" — 60" — 65" — 70" — 75" — 80" — 85" — 90" — 95" — 100"
 - 8" — 10" — 12" — 14" — 16" — 18" — 20" — 22" — 24" — 26" — 28" — 30" — 32" — 34" — 36" — 38" — 40" — 42" — 44" — 46" — 48" — 50"
 - 6" — 8" — 10" — 12" — 14" — 16" — 18" — 20" — 22" — 24" — 26" — 28" — 30" — 32" — 34" — 36" — 38" — 40" — 42" — 44" — 46" — 48" — 50"
 - 4" — 6" — 8" — 10" — 12" — 14" — 16" — 18" — 20" — 22" — 24" — 26" — 28" — 30" — 32" — 34" — 36" — 38" — 40" — 42" — 44" — 46" — 48" — 50"
 - 2" — 4" — 6" — 8" — 10" — 12" — 14" — 16" — 18" — 20" — 22" — 24" — 26" — 28" — 30" — 32" — 34" — 36" — 38" — 40" — 42" — 44" — 46" — 48" — 50"
 - 1" — 2" — 3" — 4" — 5" — 6" — 7" — 8" — 9" — 10" — 11" — 12" — 13" — 14" — 15" — 16" — 17" — 18" — 19" — 20"
- UTILITIES**
- SW
 - SR
 - DL
 - CI
 - CR
 - CS
 - CL
 - CP
 - CT
 - CU
 - CV
- MISCELLANEOUS**
- T
 - F
 - E
 - R
 - S
 - V
 - X
 - H
 - P
 - A
- ENVIRONMENTAL**
- MW
 - B
 - RW
 - RS
 - VAP
 - VEP
 - X
 - H
 - P
 - A

UTILITY COMPANIES

WISCONSIN ELECTRIC POWER CO. - 800 S. LYNDALE DR., APPLETON, WI 54914
 WISCONSIN NATURAL GAS CO. - 800 S. LYNDALE DR., APPLETON, WI 54914
 WISCONSIN BELL - 4321 W. COLLEGE AVE., APPLETON, WI 54914
 CABLE VISION - 1620 S. LAWE ST., APPLETON, WI 54915
 KAUKAUNA ELECTRIC & WATER - 777 ISLAND, KAUKAUNA, WI 54130

OWNER
 GERALD M. VAN HOOF
 179 MAIN AVENUE
 KAUKAUNA, WI 54130
 PH. 786-9031

Note: Base Map From
 BRETTS Case #03-45-00042

Figure 3: Estimated Extent of
 Remaining Contamination

FIGURE

MILLER ENGINEERS SCIENTISTS

8308 South Twelfth Street
 Sheboygan, Wisconsin 53081
 414-458-8184

JERRY VAN HOOF
VAN HOOF OIL & SERVICE
 179 MAIN AVENUE
 KAUKAUNA, WISCONSIN

SCALE	DATE	BY	CHK	DR	BY	CHK	DR
1" = 20'	4-14-87	CLJ					
			13034E3A				

NO. DATE DESCRIPTION BY

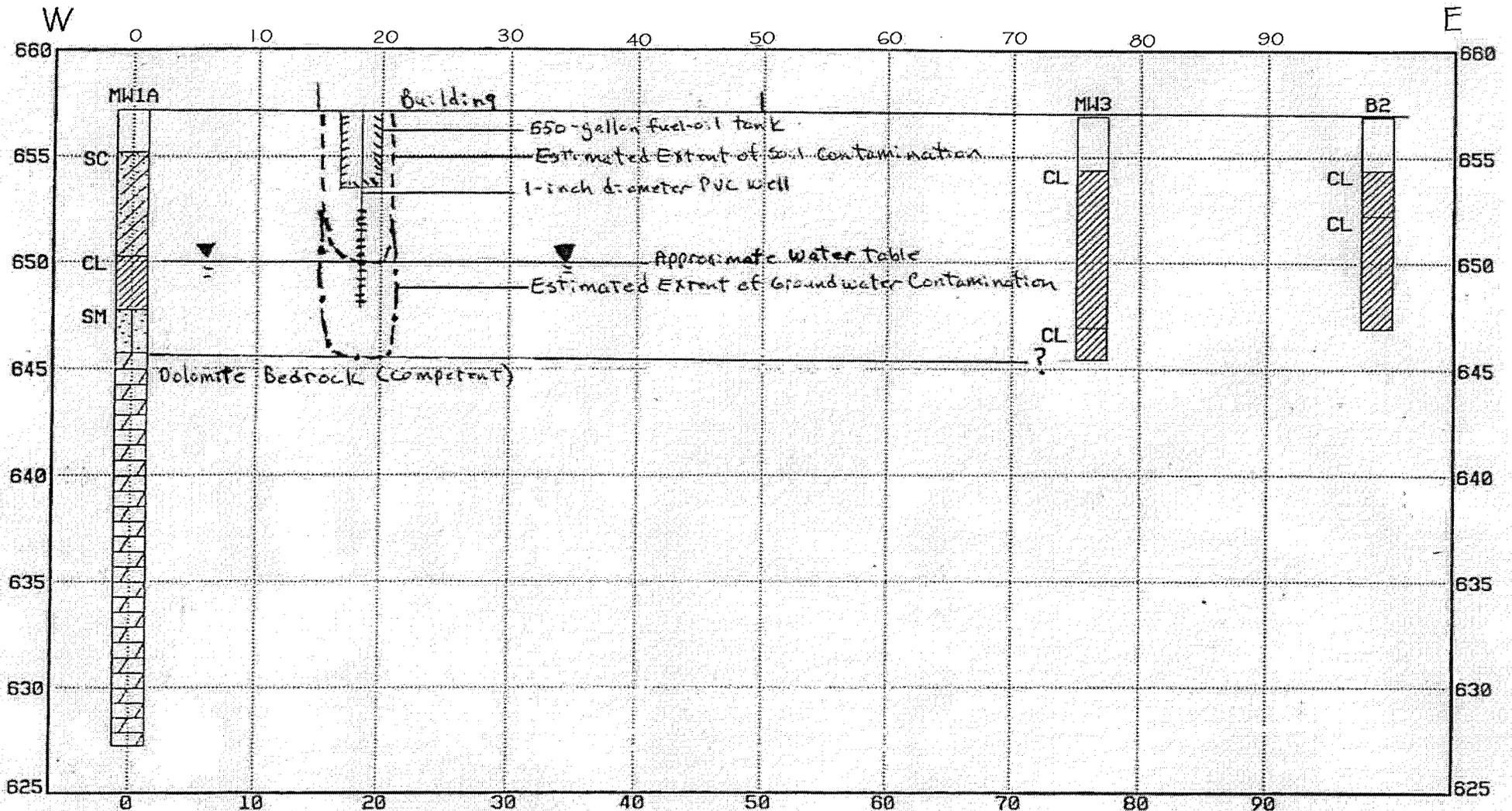
FIGURE

F-2

REMARKS
 OPEN TO HYDRANT AT SOUTHWEST CORNER OF MAIN AVE. & SECOND STREET. ELEVATION = 858.42

REMARKS
 ADAIBLE INTERSECTION AT THE NORTHWEST CORNER OF SECOND STREET & MAIN STREET. ELEVATION = 858.03

DESCRIPTION
 Part of Lot "B", LEDYARD PLAT, City of Kaukauna, Outagamie County, Wisconsin, according to the recorded Assessor's Map of said City, described as follows: Beginning at the intersection of the Northeastly line of Second with the Northeastly line of Main Street; thence N45°12'54"50"W, along said Northeastly line, 70.00 feet; thence N45°12'05"10"E, 73.50 feet; thence S46°12'08"42"E, 63.56 feet to the Northeastly line of Main Street; thence S44°12'48"46"W, along said Northeastly line, 73.00 feet to the point of beginning; containing 2,165 square feet of land, more or less, and is subject to all easements and restrictions of record.



Boring	North(ft)	East(ft)	Elev.(ft)
B2	1048.0	1044.0	656.9
MW1A	1006.0	955.0	657.2
MW3	1036.0	1025.0	656.9

MILLER
ENGINEERS
SCIENTISTS

Sheboygan, Wisconsin

GEOLOGIC CROSS-SECTION

CLIENT: Pat & Jerry Van Hoof

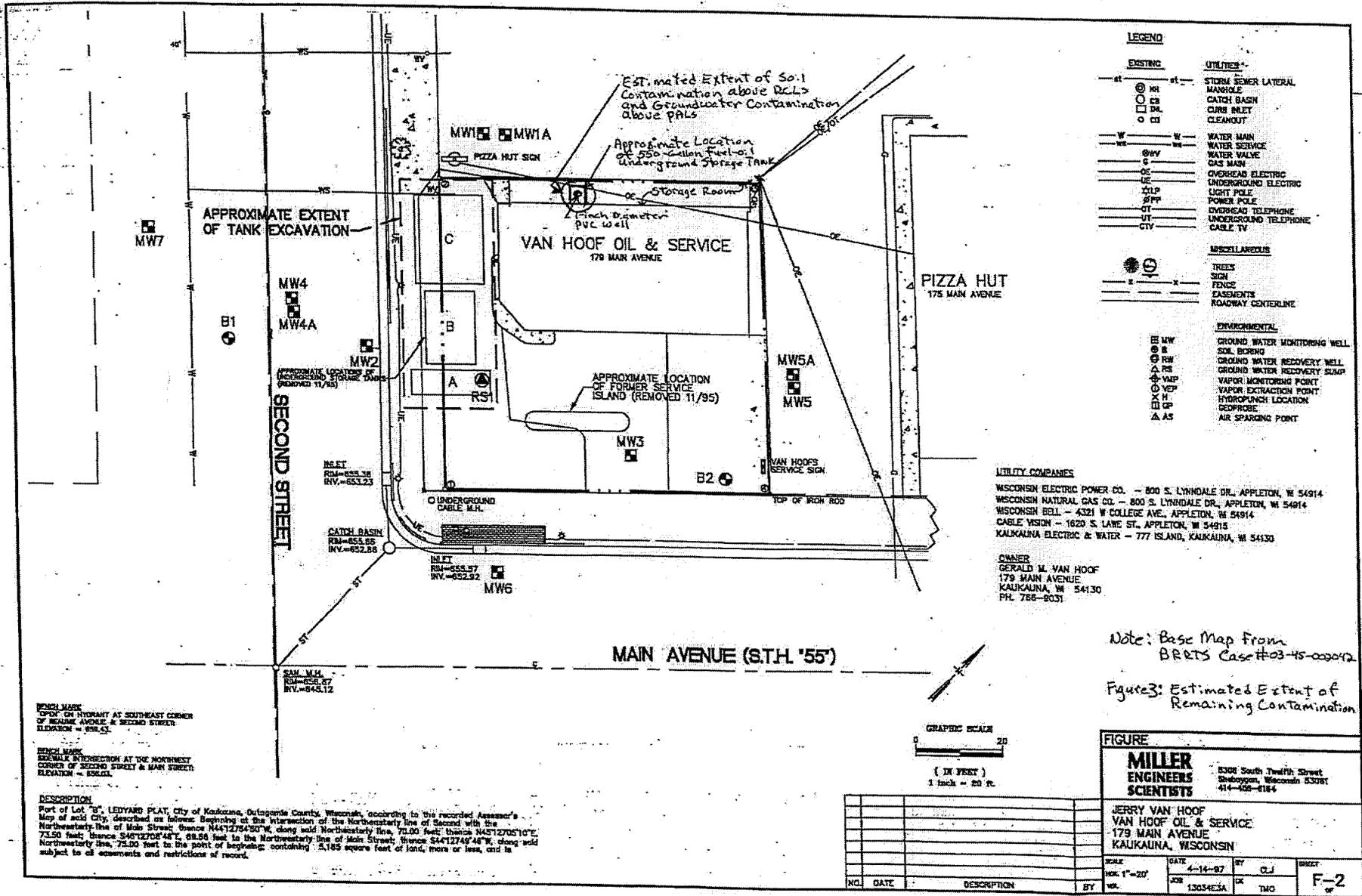
JOB: Van Hoof Oil & Service

LOCA: Kaukauna, WI

PROJECT #
13034E

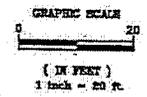
DATE
MAY 13 97

FIGURE
4



Note: Base Map From
BRETS Case #03-45-00042

Figure 3: Estimated Extent of
Remaining Contamination



BENCH MARK
TOP OF HYDRANT AT SOUTHEAST CORNER
OF MAIN AVENUE & SECOND STREET
ELEVATION = 858.51

BENCH MARK
CORNER INTERSECTION AT THE NORTHWEST
CORNER OF SECOND STREET & MAIN STREET
ELEVATION = 856.01

DESCRIPTION
Port of Lot "B", LEDYARD PLAT, City of Kaukauna, Outagamie County, Wisconsin, according to the recorded Assessor's Map of said City, described as follows: Beginning at the intersection of the Northwesterly line of Second with the Northwesterly line of Main Street; thence N44°12'54"50"W, along said Northwesterly line, 75.00 feet; thence N45°12'05"10"E, 75.50 feet; thence S46°12'08"44"E, 88.56 feet to the Northwesterly line of Main Street; thence S44°12'45"44"W, along said Northwesterly line, 75.00 feet to the point of beginning; containing 2,185 square feet of land, more or less, and is subject to all easements and restrictions of record.

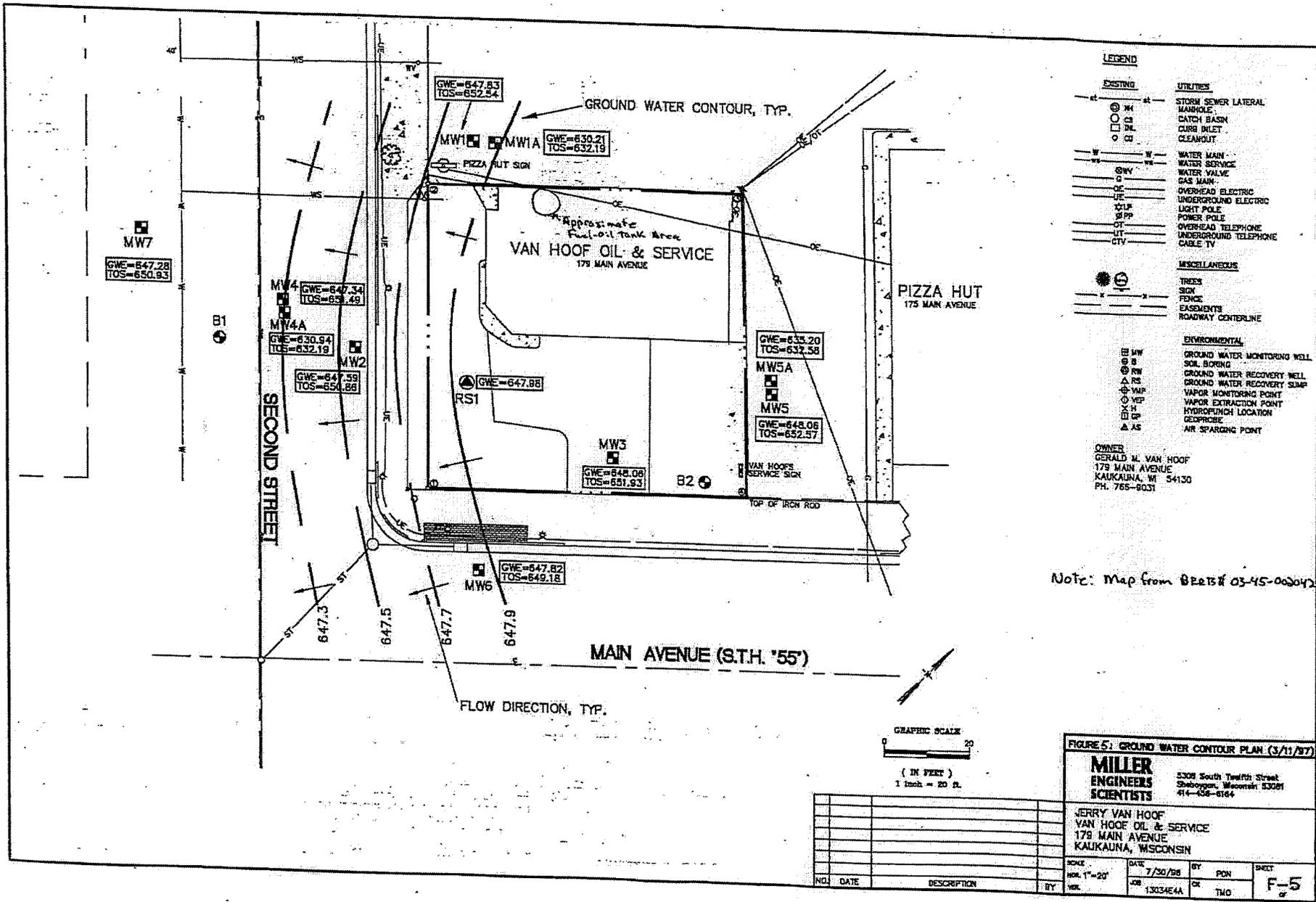


Table 1

Van Hoof Service, LLC
Kaukauna, Wisconsin
Terracon Project No. 38087016

Soil Analytical Results (Pre-remedial)

Sample Location (Depth in Feet)	Sample Date	Petroleum Volatile Organic Compounds (PVOCs)						Polycyclic Aromatic Hydrocarbons (PAH)									
		Benzene	Ethylbenzene	MTBE	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Xylenes	Acenaphthene	Anthracene	Fluoranthene	Fluorene	1-Methylnaphthalene	2-Methylnaphthalene	Naphthalene	Phenanthrene	Pyrene
Units		mg/kg						mg/kg									
RCL Groundwater ¹		0.0055	2.9	NE	1.5	NE	NE	4.1	38	3000	500	100	23	20	0.4	1.8	8700
RCL Direct Contact Non-Industrial ²		1.10	NE	NE	NE	NE	NE	NE	900	5000	600	600	1100	600	20	18	500
NR 746 Table 1 Values ³		8.5	4.6	NE	38	83	11	42	NE	NE	NE	NE	NE	NE	2.7	NE	NE
S1 ⁴	1/27/2000	0.270	2.5	0.84	0.59	14	4.2	10	1.9	1.7	0.34	9.2	40	75	21	18	2

¹ Generic Residual Contaminant Level (RCL) for Protection of Groundwater per NR 720.09 Wisconsin Administrative Code Generic RCLs or groundwater pathway RCLs provided in the WDNR Soil Cleanup Levels for Polycyclic Aromatic Hydrocarbons (PAH) Interim Guidance document

² NR 746 Table 2 Direct Contact RCLs within upper 4 feet or suggested RCL provided in the WDNR Soil Cleanup Levels for Polycyclic Aromatic Hydrocarbons (PAH) Interim Guidance document

³ NR 746 Table 1 indicators of residual product in soil pores

⁴ S1 was collected directly beneath the tank at an approximate depth of 5 feet below the floor level at the location of the 1" PVC well.

Bold indicates compound was detected above RCL for Protection of Groundwater

Bold Underlined indicates compound was detected above the direct contact and groundwater pathway RCL

Bold Underlined indicates compound was detected above the NR 746 Table 1 indicator of residual product in soil pores

"mg/kg" indicates milligrams per kilogram

"NE" Indicates standard not established

Table 2

Van Hoof Service, LLC
Kaukauna, Wisconsin
Terracon Project No. 38087016

Groundwater Analytical Results

Sample Location	Sample Date	Petroleum Volatile Organic Compounds (µg/L)							Polycyclic Aromatic Hydrocarbons (µg/L)								DRO (µg/L)	
		Benzene	Ethylbenzene	Methyl Tert Butyl Ether	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Xylenes	Naphthalene	Acenaphthene	Acenaphthylene	Anthracene	Fluorene	1-Methylnaphthalene	2-Methylnaphthalene	Phenanthrene		Pyrene
NR 140 PAL ¹		0.5	140	12	200	<96>		1,000	10	NE	NE	600	80	NE	NE	NE	50	NE
NR 140 ES ²		5	700	60	1,000	<480>		10,000	100	NE	NE	3000	400	NE	NE	NE	250	NE
1"PVC Tank Well	7/28/2004	67	31	67	<5.7	246	<6.6	76	5500	1100	420	2400	2600	17000	24000	6400	480	NA
1"PVC Tank Well	11/6/2007	1.17	<0.38	25.2	<0.46	3.07	<0.37	0.79	2.96	NA	NA	NA	NA	NA	NA	NA	NA	104000
MW-1 ³	4/27/1998	<0.32	<0.34	<0.31	<0.35	<0.35	<0.64	<1	<0.88	NA	NA	NA	NA	NA	NA	NA	NA	NA
MW-1	7/30/1998	<0.27	<0.32	<0.32	<0.27	<0.22	<0.27	<0.67	<0.35	NA	NA	NA	NA	NA	NA	NA	NA	NA
MW-1	8/27/2007	<1.00	<2.00	<2.00	<2.00	NA	NA	<6.00	NA	NA	NA	NA	<2.30	NA	NA	<1.20	NA	NA
MW-1A ³	4/27/1998	<0.32	<0.34	<0.31	<0.35	<0.35	<0.64	<1	<0.88	NA	NA	NA	NA	NA	NA	NA	NA	NA
MW-1A	7/30/1998	<0.27	<0.32	<0.32	<0.27	<0.22	<0.27	<0.67	<0.35	NA	NA	NA	NA	NA	NA	NA	NA	NA

¹ NR 140 Groundwater Quality Standard, Preventive Action Limit (PAL)

² NR 140 Groundwater Quality Standard, Enforcement Standard (ES)

³ Monitoring wells MW-1 and MW-1A were originally constructed for the site investigation for BRRS Case #03-45-002042

Concentrations listed in micrograms per liter (µg/L) unless indicated otherwise.

" < " Indicates compound was not detected above the listed method detection limit

Italicized values indicate compound was detected above the PAL

Bold values indicate the compound was detected above the ES

NA - Not Analyzed

TABLE 3
Historic Ground Water Elevations (U.S.G.S.)

Van Hoof Oil & Service
 Kaukauna, Wisconsin
 Project #13034E

	<u>MW1</u>	<u>MW1A</u>	<u>MW2</u>	<u>MW3</u>	<u>MW4</u>	<u>MW4A</u>	<u>MW5</u>	<u>MW5A</u>	<u>MW6</u>	<u>MW7</u>	<u>RS1</u>
Top of PVC	656.83	656.76	655.28	656.11	656.12	656.13	657.21	657.05	655.68	656.17	656.53
Top of Screen	652.54	632.19	650.86	651.93	651.49	631.43	652.57	632.58	649.18	650.93	651.03
<u>Date</u>	<u>MW1</u>	<u>MW1A</u>	<u>MW2</u>	<u>MW3</u>	<u>MW4</u>	<u>MW4A</u>	<u>MW5</u>	<u>MW5A</u>	<u>MW6</u>	<u>MW7</u>	<u>RS1</u>
02/06/96	648.11	.	648.06	648.08
07/22/96	647.23	648.06	647.10	647.24	646.92	646.92	647.26	647.05	.	.	.
10/29/96	647.63	629.81	647.51	647.78	647.27	629.86	647.83	632.43	.	.	.
03/11/97	647.83	630.21	647.59	648.06	647.34	630.94	648.06	635.20	647.82	.	647.98
10/08/97	648.74	627.79	647.68	648.23	647.37	628.23	648.25	632.28	647.89	647.32	.
01/27/98	647.92	628.39	647.55	648.27	647.4	628.19	648.23	631.48	647.91	647.22	648.15
04/29/98	648.23	628.06	647.72	648.55	647.43	627.42	648.55	629.9	648.03	647.53	648.55
07/30/98	648.12	627.87	647.58	648.38	647.38	627.39	648.37	628.31	.	647.28	648.38

Notes:

1. All units are feet above mean sea level, referenced to U.S.G.S. data.
 2. Monitoring wells MW1A, MW4, MW4A, MW5, and MW5A were constructed in June 1996.
 3. Monitoring well MW6 was constructed in February, 1997.
 4. Monitoring well MW6 was not sampled on 7/30/98 because road construction limited traffic flow to the lane the well was in.
- = Not Measured