

GIS REGISTRY

Cover Sheet

May, 2009
(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:

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 or economic
development corporation)*

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 #: 03-71-001223 PARCEL ID #: 81003600100

ACTIVITY NAME: Neenah Taxi Co WTM COORDINATES: X: 643084 Y: 413697

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: 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 #: 2, 3 **Title: Site Map, Contamination Investigation Site Map**
- 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 #: 4 **Title: Post Remediation Soil Sample Location**

BRRTS #: 03-71-001223

ACTIVITY NAME: Neenah Taxi Co

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 #: 4a **Title: Cross Section B-B'**

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 #: 7 **Title: Approximate Extent of Groundwater Impacts Exceeding Chapter NR140 ES**

- 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 #: 6-6c **Title: Groundwater Elevation Map**

Figure #: **Title:**

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 #: 3 **Title: Post Remedial 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 #: 1,1 **Title: Summary of Detected Groundwater Organic Parameters**

- 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 #: 4 **Title: Groundwater Elevations Table**

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 #: 03-71-001223

ACTIVITY NAME: Neenah Taxi Co

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: 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.

- 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)

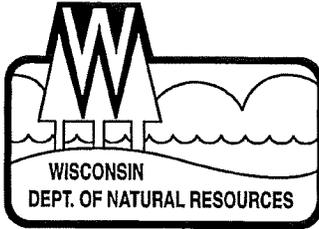
This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required 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="100 E Wisconsin Ave, Neenah, WI 54956"/>	<input type="text" value="81003500000"/>	<input type="text" value="643036"/>	<input type="text" value="413754"/>
<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"/>



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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

Wisconsin Department of Natural Resources
Oshkosh Service Center
625 E CTY Y, Suite 700
Oshkosh, Wisconsin 54901
Telephone 920-424-3050
FAX 920-424-4404

January 25, 2010

Mr. John J. Hogerty, II
Executive Vice President and General Counsel
Bergstrom Corporation
PO Box 549
Neenah WI 54957-0549

SUBJECT: Final Case Closure with Continuing Obligations
Neenah Taxi, 134 East Wisconsin Ave, Neenah, WI
WDNR BRRTS Activity #: 03-71-001223

Dear Mr. Hogerty:

On November 9, 2009, 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 November 13, 2009, you were notified that the Closure Committee had granted conditional closure to this case.

On January 22, 2010 the Department received information or documentation indicating that you have complied with the requirements for final closure. Conditions of closure included monitoring well abandonment and submittal of a cap maintenance plan.

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, however, you and future property owners must comply with certain continuing obligations as explained in this letter.

GIS Registry

This site will 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

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.

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. You must pass on the information about these continuing obligations to the next property owner or owners. 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. The Department intends to conduct inspections in the future to ensure that the conditions included in this letter

Residual Soil Contamination

Residual soil contamination remains around the foundation of the current building as indicated in the information submitted to the Department of Natural Resources. If soil in the 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.

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 is 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. Please submit the inspection log to the Department only upon request.

Prohibited Activities

The following activities are prohibited on any portion of the property where [pavement, a building foundation, soil cover, engineered cap or other barrier] 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; 6) construction or placement of a building or other structure.

Residual Groundwater Contamination

Groundwater impacted by petroleum contamination greater than enforcement standards set forth in ch. NR140, Wis. Adm. Code, is present both on this contaminated property and off this contaminated property. Off-property owners have been notified of the presence of groundwater contamination. 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>.

Dewatering Permits

The Department's Watershed Management Program regulates point source discharges of contaminated water, including discharges to surface waters, storm sewers, pits or to the ground surface. This includes discharges from construction related dewatering activities, including utility and building construction.

Based on the concentrations of contaminants remaining in groundwater at this location, it appears likely that dewatering activities would require a permit from the Watershed Management Program. If you or any other person plan to conduct such activities, you or that person must contact that program, and if necessary, apply for the necessary discharge permit. Additional information regarding discharge permits is available at <http://www.dnr.state.wi.us/org/water/wm/www/>

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, Team Supervisor
Northeast Region Remediation & Redevelopment Program

cc: case file
Andrew Mott- AECOM-via email
Tom Verstegen- COM- via email

Cap Maintenance Plan
Neenah Downtown Redevelopment Association
October 2009

Property located at:
134 East Wisconsin Ave
Neenah, Wisconsin 54956

BRRTS Number: 03-71-001223

Introduction

This document is the Cap Maintenance Plan (Maintenance Plan) for the cap at the above-referenced properties in accordance with the requirements of Wisconsin Administrative Code (WAC) Chapter (ch.) NR 724.13(2). The maintenance activities relate to the existing asphalt-paved lot occupying the area over the contaminated soil related to the Site. The contaminated soil is impacted by petroleum volatile organic compounds (PVOCs). The location of the cap to be maintained in accordance with this Maintenance Plan, as well as the extent of impacted soil, is included in Figure 1.

Cap Purpose

The cap over the contaminated soil plume will serve as a barrier to eliminate the direct-exposure pathway between the residual soil impacts and workers/visitors who access the Site. The cap will also serve as a partial infiltration barrier to minimize future soil-to-groundwater contamination migration that would violate the groundwater standards in WAC Ch. NR 140. Based on the current and future use of the property, the cap should function as intended unless disturbed.

Annual Inspection

The cap overlying the contaminated soil, as depicted in Figure 1, will be inspected once a year. The inspection will be performed to evaluate damage to the cap due to settling, wear, 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 and any repairs will be maintained by the property owner on a Cap Inspection Log (Attachment 1 [the 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 Log.

Maintenance Activities

If problems with the cap are noted during the annual inspections or at any other time during the year, repairs will be scheduled as soon as practical. Repairs 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 sample any soil that is excavated from the site prior to disposal to ascertain if contamination remains. The excavated soil must be treated, stored and disposed of by the owner in accordance with applicable local, state and federal law.

In the event the cap overlying the contaminated soil is removed or replaced, the replacement barrier must be equally impervious. Any replacement barrier will be subject to the same maintenance and inspection guidelines as outlined in this Maintenance Plan unless indicated otherwise by the WDNR or its successor.

The property owners, in order to maintain the integrity of the cap, will maintain a copy of this Maintenance Plan on site and make it available to all interested parties (*i.e.*, 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

Responsible Party for
134 East Wisconsin Ave

Mr. John Bergstrom
One Neenah Center, 7th Floor
Neenah, WI 54956

Environmental Consultant:

Andrew Mott
AECOM, Inc.
558 North Main Street
Oshkosh, Wisconsin 54901
920-235-0270

WDNR Project Manager:

Kevin McKnight
Wisconsin Department of Natural Resources
625 County Road Y, Suite 700
Oshkosh, WI 54901
920-424-7890



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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Oshkosh, Wisconsin 54901
Telephone 920-424-3050
FAX 920-424-4404

January 25, 2010

Mr. John J. Hogerty, II
Neenah Downtown Redevelopment Corporation
PO Box 549
Neenah WI 54957-0549

SUBJECT: Continuing Obligations and Property Owner Requirements for Neenah Downtown Redevelopment Corporation, 100 & 134 East Wisconsin Ave., Neenah
Parcel Identification Number: 81003600100
Final Case Closure for Neenah Taxi (former) 134 East Wisconsin Ave.
WDNR BRRTS Activity #: 03-71-001223

Dear Mr. Hogerty:

The purpose of this letter is to notify you that certain continuing obligations apply to the property at 100 & 134 East Wisconsin Ave, Neenah WI, (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 134 East Wisconsin Ave, Neenah WI. (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 related contamination in soil and groundwater at this site, based on the information submitted by AECOM Environmental. 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 Mr. John J. Hogerty, II, dated January 25, 2010. However, only the following continuing obligations apply to your Property.

- Residual soil contamination
- Residual groundwater 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.

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

Sincerely,

A handwritten signature in black ink, appearing to read "Bruce G. Urban". The signature is fluid and cursive, with a large initial "B" and "U".

Bruce G Urban

Northeast Region Remediation & Redevelopment Team Supervisor

Attachment

Enclosure: RR 819 – Continuing Obligations Fact Sheet

cc: case file
Andrew Mott- AECOM- via email
Tom Verstegen- COM- via email



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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

Wisconsin Department of Natural Resources
Oshkosh Service Center
625 E CTY Y, Suite 700
Oshkosh, Wisconsin 54901
Telephone 920-424-3050
FAX 920-424-4404

November 13, 2009

Neenah Downtown Redevelopment Association
Attn: Mr. John Hogerty
One Neenah Center, 7th Floor
Neenah WI 54956

Subject: Conditional Closure Decision,
With Requirements to Achieve Final Closure
Neenah Taxi (former), 134 E. Wisconsin Ave, Neenah, Wisconsin
WDNR BRRTS Activity # 03-71-001223

Dear Mr. Hogerty:

On November 9, 2009, the Northeast Region Closure Committee reviewed your request for closure of the case described above. The closure 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 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 compliance 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.

RIGHT-OF-WAY SOIL AND/OR GROUNDWATER CONTAMINATION

There is residual soil and/or groundwater contamination in a public street or highway right-of-way at this

site. Section NR 726.05(2)(a)4, Wis. Adm. Code, requires you to provide written notification of the presence of residual soil (and groundwater contamination, if present) to the clerk of the town and county or municipality where the right-of-way is located and to the municipal department or state agency that maintains the right-of-way. Section NR 726.05(2)(b)4, Wis. Adm. Code, requires you to also provide written notice of the presence of residual groundwater contamination to the owner of any properties that you do not own within this site that do not have soil contamination if they are affected by groundwater contamination. These notifications must include warnings that excavation of potentially contaminated soil or groundwater may pose inhalation or other direct contact hazards and will require soil and groundwater sampling and analysis, as well as proper storage, treatment, or disposal of any excavated materials, based upon the results of the analysis. Please provide me with a copy of any written notifications that have been sent.

UPDATE SOIL AND GROUNDWATER GIS PACKET

Previously submitted GIS packet should be reviewed and updated as necessary. A cap maintenance plan for all paved/developed portions of 134 E. Wisconsin Ave. needs to be created and provided to the Department.

When the above conditions have been satisfied, please submit the appropriate documentation (for example, well abandonment forms, disposal receipts, copies of correspondence, etc.) 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. 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>.

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 Commerce 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.

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

cc: file
Tom Versteegen-COM-via email
Andrew Mott-AECOM-via email

DOCUMENT NO

WARRANTY DEED
STATE BAR OF WISCONSIN FORM 2--1003

THIS SPACE RESERVED FOR RECORDING DATA

City of Neenah, a Wisconsin municipal corporation

Register's Office
Winnebago County, Wis.
Received for record
this 27th Day of

April
A.D. 1993 at
10:38 o'clock AM

Registrar DeLue
REGISTER OF DEEDS

831789

conveys and warrants to Neenah Downtown Redevelopment
Corporation, a Wisconsin corporation

ATTORNEY TO DENNIS L. SIMON
Dennis L. Simon
231 E. Wisconsin Ave., P.O. Box 700
Neenah, WI 54957-0700

the following described real estate in City of Neenah, Winnebago County,
State of Wisconsin:

Tax Parcel Nos: 10-346; 10-347;
10-351; 10-352;
10-358; 10-359;
10-360; 10-361;
10-362

All of Lots 9, 10, 11, 12 and 13 in Block 1 and all of
Lots 6, 7, 8, 9, 10, 11, and 12 in Block 2, and that part of
vacated East Canal Street abutting the Southerly side of said
Lots 9 thru 13 in Block 1 all in BASSETT'S 5TH ADDITION TO NEENAH.

Tower 1
134 E. WI

AND ALSO:

The East 30 feet of Lot 7, excepting therefrom the West 10 feet of the
North 62 feet thereof, and all of Lots 8, 9, 10, 11, 12 and 13 in Block 4,
and that part of vacated Anspach Alley abutting the Northerly side of said
Lots 7 thru 13, in Block 4, all per Palmers Map.

Tower 3
100 E. WI

AND ALSO:

All of Lots 3, 4, 5, 6, 7 and 8 in Block 1 and all of Lots 3, 4, and 5 in
Block 2 and that part of vacated Canal Street abutting the Southerly side of
said Lots 3 thru 8 in Block 1, all in BASSETT'S 5TH ADDITION TO NEENAH.

Tower 2

FEE

#2
EXEMPT

ENERGY
CODE

#7

This is not... homestead property.
(is) (is not)

Exception to warranties: easements, covenants, and restrictions of record.

Dated this 23rd day of April, 1993

CITY OF NEENAH:

(SEAL) by: Marigen Carpenter, Mayor (SEAL)

(SEAL) Jean Noxon, City Clerk (SEAL)

AUTHENTICATION

Signature(s)
authenticated this day of 1993

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not authorized by § 706.09, Wis. Stat.)

THIS INSTRUMENT WAS DRAFTED BY

Dennis L. Simon
Attorney-at-Law
(Signatures may be authenticated or acknowledged, both are not necessary.)

ACKNOWLEDGMENT

STATE OF WISCONSIN

Winnebago County

Personally came before me this 23rd day of
April, 1993, the above named
Marigen Carpenter and Jean Noxon,
Mayor and City Clerk, respectively
of the City of Neenah

to me known to be the persons who executed the
foregoing instrument and acknowledged the same.

Diane L. Ducklow
Diane L. Ducklow
Notary Public, Winnebago County, Wis.
My Commission is permanent, if not state expiration
date: August 13, 1995

Notice of person liable to any liability should be filed in a court of law.

EXHIBIT A

LEGAL DESCRIPTION

Real property in the City of Neenah, County of Winnebago, State of Wisconsin, and is described as follows:

PARCEL A:

All of Lots One (1) and Two (2) of Block One (1) in BASSETT'S 5TH ADDITION TO NEENAH, in the Tenth Ward, City of Neenah, Winnebago County, Wisconsin.

AND

An undivided 1/2 of a Ten (10) foot alley lying between Lots One (1), Two (2), and Three (3) of Block One (1), in BASSETT'S 5TH ADDITION TO NEENAH, in the Tenth Ward, City of Neenah, Winnebago County, Wisconsin.

The West 1/2 of the following described parcel of land:

A Ten (10) foot alley lying between Lots One (1), Two (2) and Three (3) of Block One (1) in BASSETT'S 5TH ADDITION TO NEENAH, in the Tenth Ward, City of Neenah, Winnebago County, Wisconsin.

Less and Excepting the following described parcel of land:

PART OF LOTS 1 AND 2 AND PART OF A VACATED ALLEY ALL BLOCK 1, IN BASSETT'S FIFTH ADDITION TO NEENAH, CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN

COMMENCING AT THE SOUTHWESTERLY CORNER OF LOT 1, BLOCK 4 IN BASSETT'S FIFTH ADDITION TO NEENAH,

THENCE NORTH 41 DEGREES 29 MINUTES 15 SECONDS EAST, ALONG THE EASTERLY RIGHT OF WAY LINE OF NORTH COMMERCIAL STREET, 128.53 FEET;

THENCE SOUTH 48 DEGREES 08 MINUTES 25 SECONDS EAST, ALONG THE NORTHERLY LINE OF VACATED ANSPACH ALLEY, 121.12 FEET;

THENCE NORTH 41 DEGREES 32 MINUTES 04 SECONDS EAST, ALONG THE WESTERLY LINE OF LOT 3, BLOCK 2, IN SAID BASSETT'S FIFTH ADDITION TO NEENAH AND ITS EXTENSION THEREOF, 75.50 FEET;

THENCE NORTH 48 DEGREES 11 MINUTES 27 SECONDS WEST, 10.14 FEET;

THENCE NORTH 41 DEGREES 39 MINUTES 22 SECONDS EAST, 15.00 FEET;

THENCE NORTH 48 DEGREES 05 MINUTES 24 SECONDS WEST, ALONG THE NORTHERLY LINE OF VACATED EAST CANAL STREET, 5.00 FEET;

THENCE NORTH 41 DEGREES 39 MINUTES 22 SECONDS EAST, ALONG THE CENTERLINE OF SAID VACATED ALLEY, 27.59 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 48 DEGREES 20 MINUTES 38 SECONDS WEST, 63.94 FEET;

THENCE NORTH 41 DEGREES 39 MINUTES 22 SECONDS EAST, 15.00 FEET;

THENCE SOUTH 48 DEGREES 20 MINUTES 38 SECONDS EAST, 20.00 FEET;

THENCE SOUTH 41 DEGREES 39 MINUTES 22 SECONDS WEST, 7.00 FEET;

THENCE SOUTH 48 DEGREES 20 MINUTES 38 SECONDS EAST, 43.94 FEET;

THENCE SOUTH 41 DEGREES 39 MINUTES 22 SECONDS WEST, ALONG THE CENTERLINE OF SAID VACATED ALLEY, 8.00 FEET TO THE POINT OF BEGINNING, ~~CONTAINING 100 SQUARE FEET, SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.~~

PARCEL B:

Parcel I:

Lot Two (2), of Block Four (4), in the Tenth Ward, City of Neenah, Winnebago County, Wisconsin, per Palmer's Map.

Parcel II:

Lot One (1) of Block Four (4) in the First Ward, City of Neenah, Winnebago County, Wisconsin, per Palmers' Map, and now in the Tenth Ward of said City.

Parcel III:

Lots Five (5) and Six (6) of Block Four (4) in the TENTH WARD, City of Neenah, per Palmer's Map, Winnebago County, Wisconsin.

That part of Lot Seven (7) of Block Four (4) in the TENTH WARD, City of Neenah, per Palmer's Map, Winnebago County, Wisconsin, described as follows, viz:-

Commencing at the Northwesterly corner of said Lot; thence Southeasterly, along the Northerly line of said Lot, 40 feet; thence Southwesterly, parallel with the Westerly line of said Lot, 62 feet; thence Northwesterly, parallel with the Northerly line of said Lot, 10 feet; thence Southwesterly, parallel with the Westerly line of said Lot, 50 feet, to the Southerly line of said Lot; thence Northwesterly, along the Southerly line of said Lot, 30 feet, to the Southwesterly corner of said Lot; thence Northeasterly, along the Westerly line of said Lot, 112 feet, to the place of beginning.

Parcel IV:

Parcel A:

Lots One (1) and Two (2), of Block Two (2) in BASSETT'S 5TH ADDITION TO NEENAH, in the Tenth Ward, City of Neenah, Winnebago County, Wisconsin, per Palmer's Map.

AND

Parcel B:

Lots Three (3) and Four (4), of Block Four (4) in the TENTH WARD, City of Neenah, Winnebago County, Wisconsin, per Palmer's Map.

AND

Parcel C:

The Southerlymost 1/2 of that portion of vacated East Canal Street located between the extended Easterlymost line of Lot Two (2) of Block One (1) in BASSETT'S 5TH ADDITION TO NEENAH and the extended Easterlymost line of Lot One (1) of Block Two (2) in BASSETT'S 5TH ADDITION TO NEENAH, City of Neenah, Winnebago County, Wisconsin.

Parcel D:

Easement for the benefit of Parcel II created by easement executed by and between the City of Neenah and Twin City Savings and Loan Association, dated June 29, 1979 and recorded on July 11, 1979, as Document No. 536360.

Parcel V:

That portion of a vacated City of Neenah Alley, commonly known as ANSPACH ALLEY, described as follows:

The following parcel located in the City of Neenah, Winnebago County, Wisconsin:

Commencing at the Northeast corner of the intersection of North Commercial Street and Anspach Alley (which is the Southwesterly corner of Lot Two (2) of Block Two (2) in BASSETT'S 5TH ADDITION TO NEENAH); thence Southerly 16 feet along the Easterly right-of-way line of Commercial Street to the Southeast corner of the intersection of North Commercial Street and Anspach Alley (which is the Northwesterly corner of Lot One (1) of Block Four (4), in the Tenth Ward); thence Easterly 250 feet along the South right-of-way line of Anspach Alley (and the Northerly lines of Lots One (1), Two (2), Three (3), Four (4), Five (5) and Six (6), and the Westerly 40 feet of Lot Seven (7), all in Block Four (4) in the Tenth Ward), to the present Southeast corner of Anspach Alley; thence Northerly 16 feet along the present East line of Anspach Alley to the present Northeast corner of Anspach Alley (and a point on the Southerly line of Lot Five (5) of Block Two (2) in BASSETT'S 5TH ADDITION TO NEENAH which is 10 feet Easterly of its Southwesterly corner); thence Westerly 250 feet along the North right-of-way line of

Anspach Alley (and the Southerly lines of Lots Two (2), Three, Four (4), and the aforescribed portion of Lot Five (5), all in BASSETT'S 5TH ADDITION TO NEENAH), to the point of beginning.

PARCEL C:

All of Lots Nine (9), Ten (10), Eleven (11), Twelve (12), and Thirteen (13) in Block One (1) and all of Lots Six (6), Seven (7), Eight (8), Nine (9), Ten (10), Eleven (11) and Twelve (12), in Block Two (2), and that part of vacated East Canal Street abutting the Southerly side of said Lots Nine (9) thru Thirteen (13) in Block One (1) all in BASSETT'S 5TH ADDITION TO NEENAH; and the East 30 feet of Lot Seven (7), excepting therefrom the West 10 feet of the North 62 feet thereof, and all of Lots Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12) and Thirteen (13) in Block Four (4), and that part of vacated Anspach Alley abutting the Northerly side of said Lots Seven (7) thru Thirteen (13), in Block Four (4), all per Palmers Map, in the Tenth Ward, City of Neenah, Winnebago County, Wisconsin.

Together with an easement to locate buildings corner in right-of- way recorded July 2, 1993 as Document No. 840446.

STATEMENT OF AFFECTED PROPERTY LEGAL DESCRIPTION

As required by s.NR 726.05(3)f of the Wisconsin Administrative Code, Neenah Downtown Redevelopment Corporation is providing this signed statement that to the best of our knowledge, the legal description for the property that is within, or partially within, the contaminated site boundary located at 134 East Wisconsin Avenue in the City of Neenah, Wisconsin, has been provided to the Wisconsin Department of Natural Resources.

Richard A. Bergstrom
Signature

April 7, 2009
Date

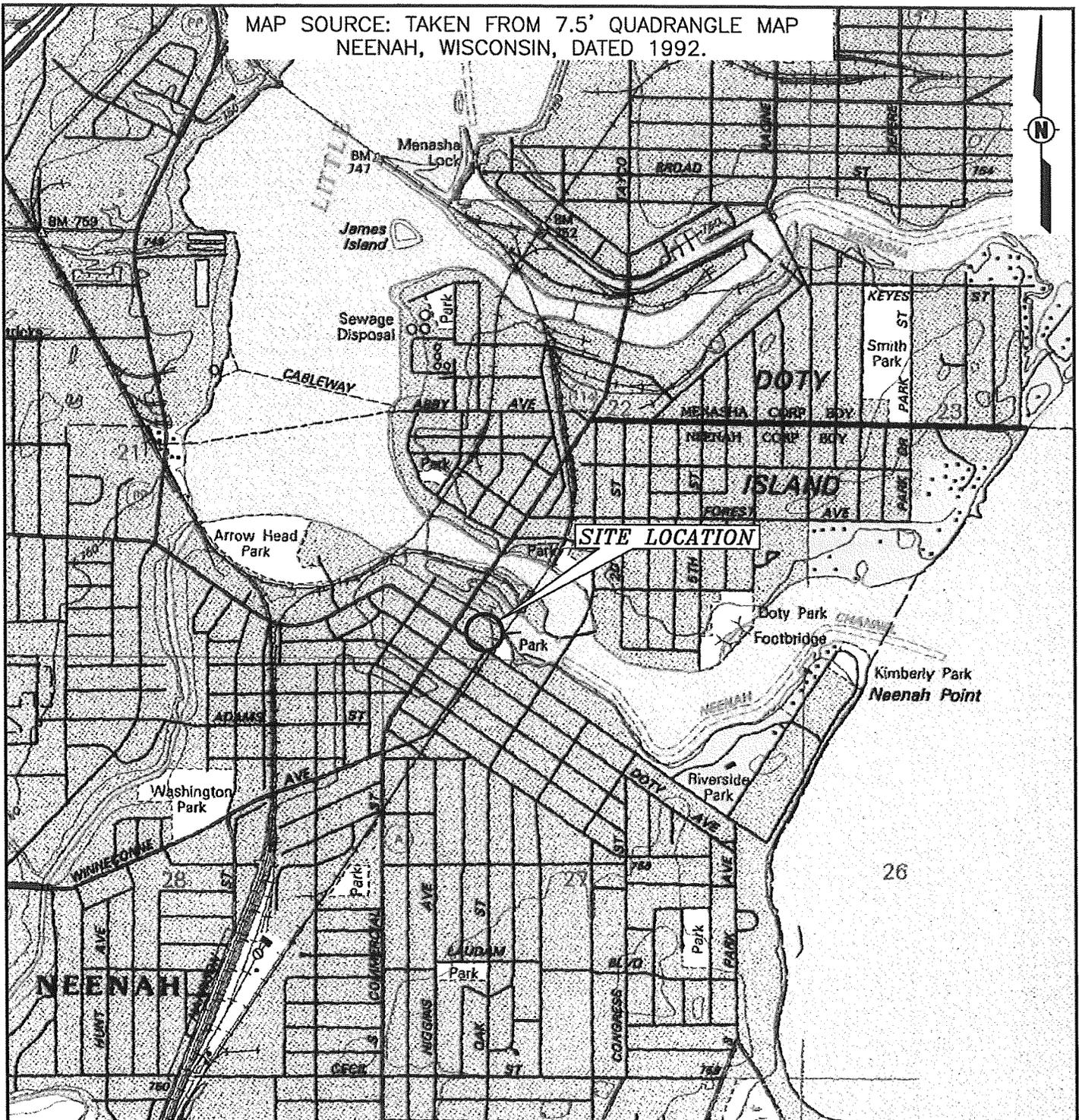
Richard A. Bergstrom
Name

Manager
Title

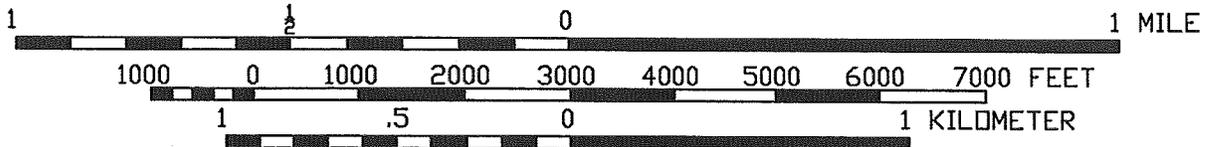
Neenah Downtown Redevelopment Corporation
Company

Neenah Downtown Redevelopment Associates, L.P.

MAP SOURCE: TAKEN FROM 7.5' QUADRANGLE MAP
NEENAH, WISCONSIN, DATED 1992.



SCALE



X:\PROJECTS\13068\13068002\dwg\13068002_FIG 1.dwg; 4/2/2009 9:16:57 AM; DUCKART, RYAN

AECOM

1035 Kepler Drive
Green Bay, WI 54311
920.468.1978
www.aecom.com
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SITE LOCATION MAP
NEENAH TAXI
134 E. WISCONSIN AVENUE
NEENAH, WISCONSIN

Drawn: RLD 3/23/2009

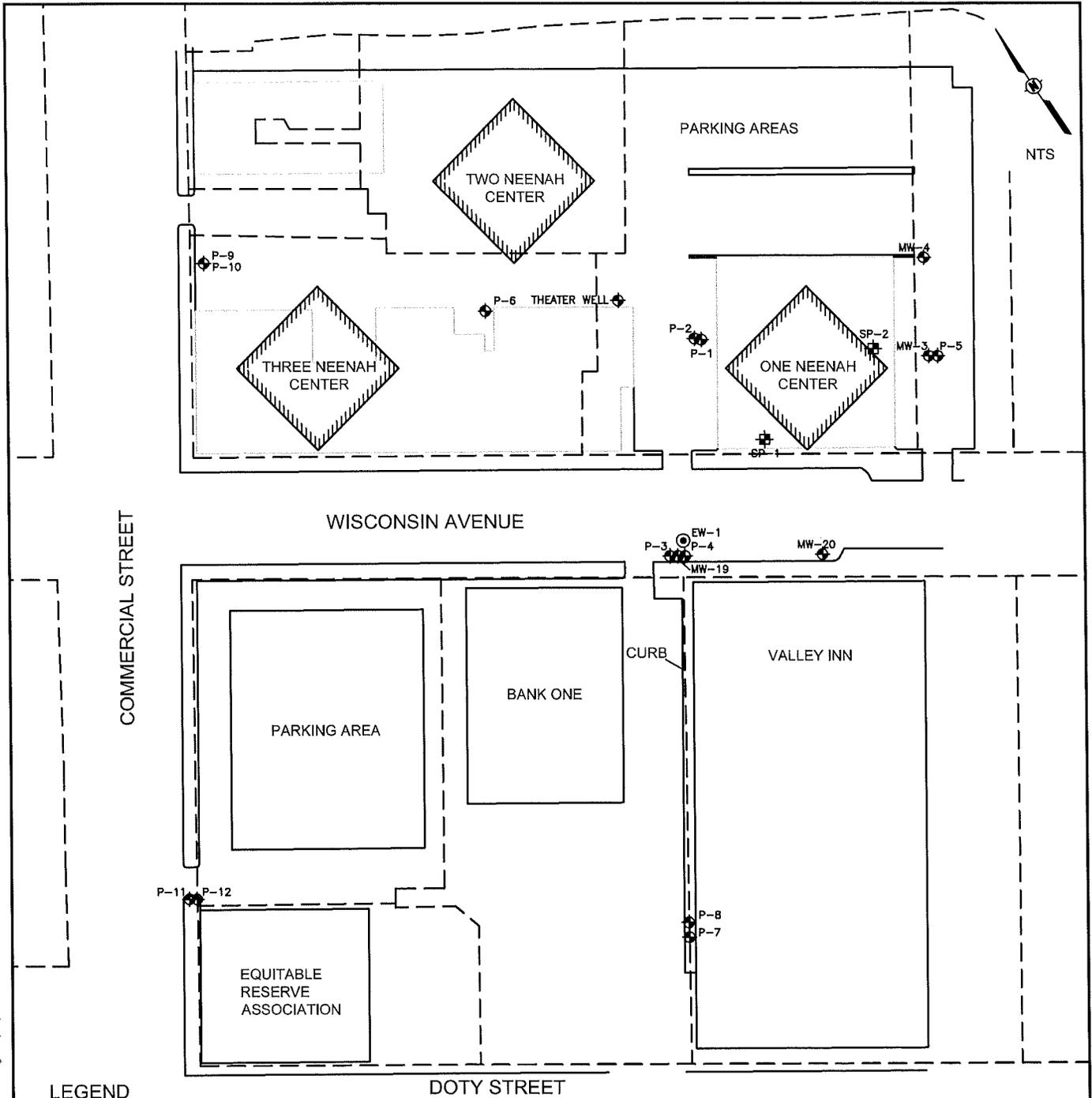
Checked: MWM 3/23/2009

Approved: MWM 3/23/2009

PROJECT NUMBER **13068002**

FIGURE NUMBER **1**

X:\PROJECTS\13068\13068002.dwg; 4/2/2009 9:14:00 AM; DUCKART, RYAN



LEGEND

- ◆ MONITORING WELL/PIEZOMETER
- ⊕ SIX-INCH SUMP
- - - APPROXIMATE PARCEL LINE
- RAZED BUILDINGS

NOTES:

MAP SOURCE: FIGURE 2 - SITE MAP - PREPARED BY ENVIRONMENTAL ASSESSMENTS, INC.
 PARCEL LINES DEPICTED FROM WINNEBAGO COUNTY GIS WEBSITE

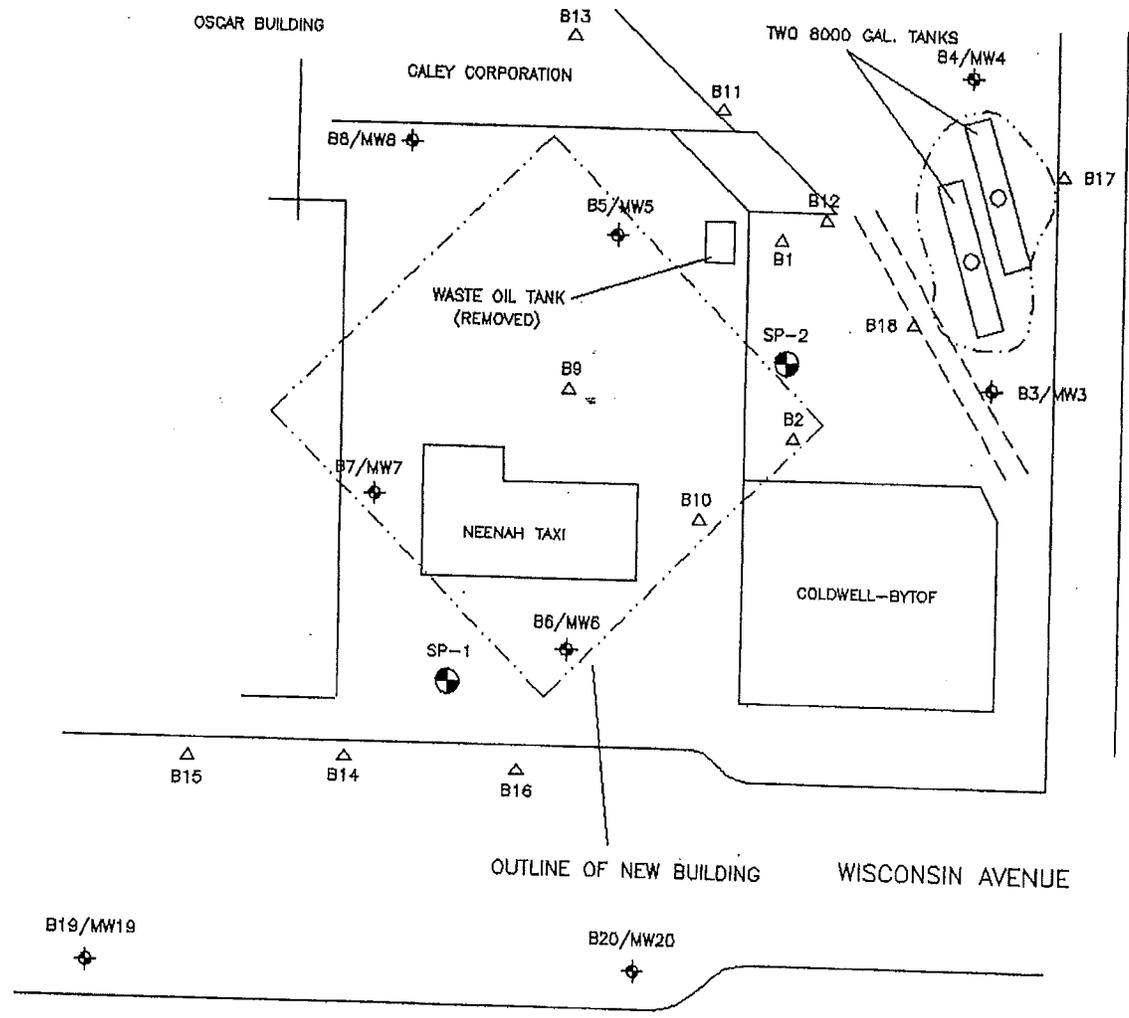
AECOM

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 Green Bay, WI 54311
 920.468.1978
 www.aecom.com
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**SITE MAP
 NEENAH TAXI
 134 E. WISCONSIN AVENUE
 NEENAH, WISCONSIN**

Drawn :	RLD	3/23/2009
Checked:	MWM	3/23/2009
Approved:	MWM	3/23/2009
PROJECT NUMBER	13068002	
FIGURE NUMBER	2	

NT

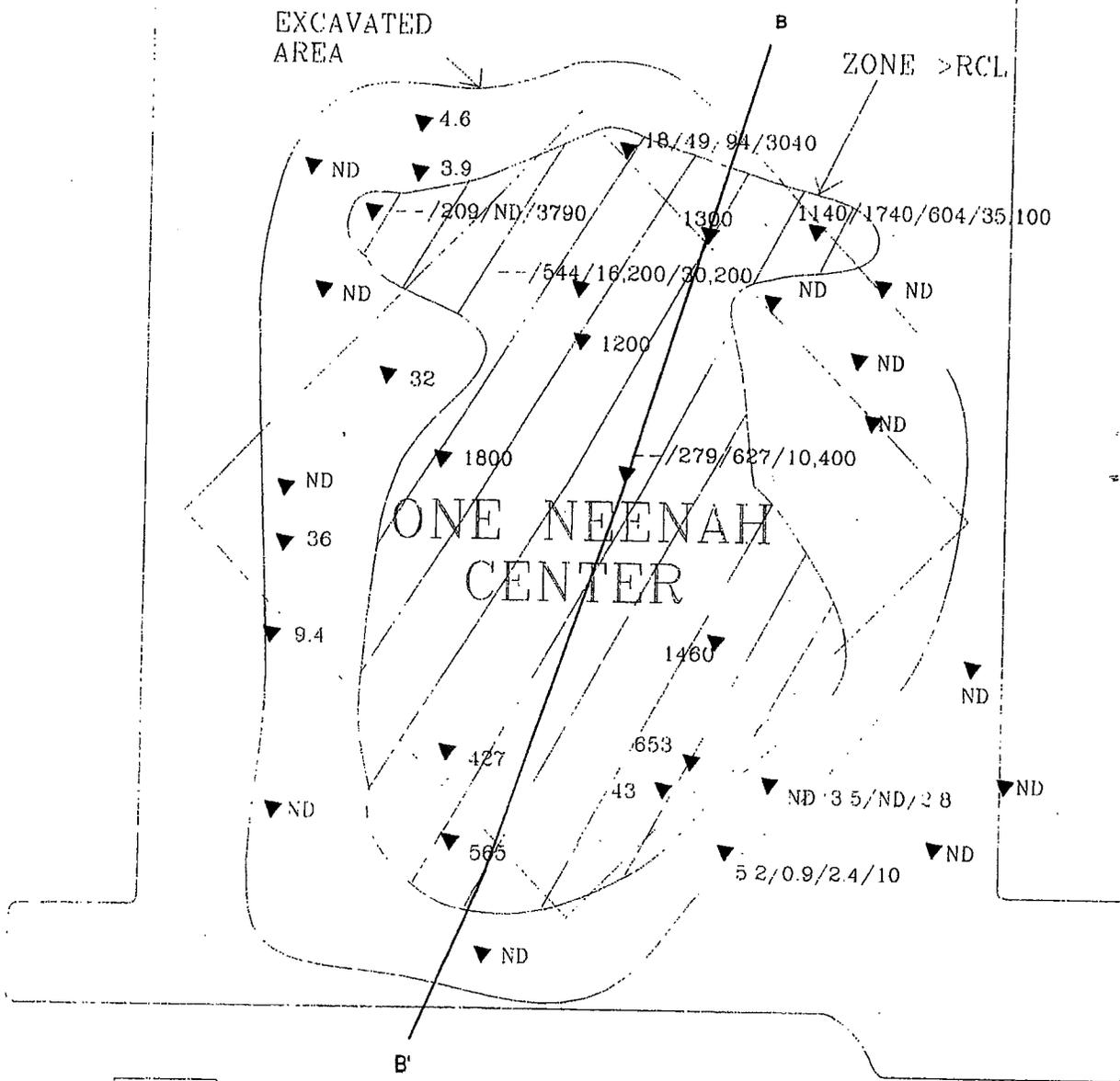


LEGEND

- ◆ SOIL BORING & MONITORING WELL
- △ SOIL BORING
- SIX-INCH SUMP

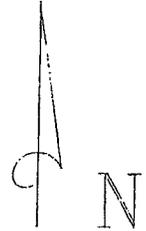
SCALE : 1" = 42'

Figure 3. Contamination Investigation Site Map.



LEGEND

- ▼ GPAB SAMPLE
GRO/BENZENE/TOLUENE/XYLENE (A SINGLE NUMBER IS GRO)
- ND = NO DETECT
- NA = NOT ANALYZED



ENVIRONMENTAL ASSESSMENTS, INC. APPLETON, WISCONSIN	TITLE: POST REMEDIATION SOIL SAMPLE LOCATION	FIGURE # 4
	PROJECT: NEENAH TAXI 126 E. WISCONSIN AVE. NEENAH, WISCONSIN	SCALE : NONE
		DRAWN BY: B. GIRARD REVISED BY: K. CHOPP

B

B'

Ground Surface

5'

Excavated Sidewall { 279 ppb Benzene
627 ppb Toluene
10,400 ppb Xylene

10'

EXCAVATION

GRO - No detect
Red Clay

15'

1300 ppm GRO
Grey-green till

427 ppm GRO
till

565 ppm GRO
till

20'

25'

ENVIRONMENTAL
ASSESSMENTS, INC.

APPLETON, WISCONSIN

TITLE:
CROSS SECTION B-B'

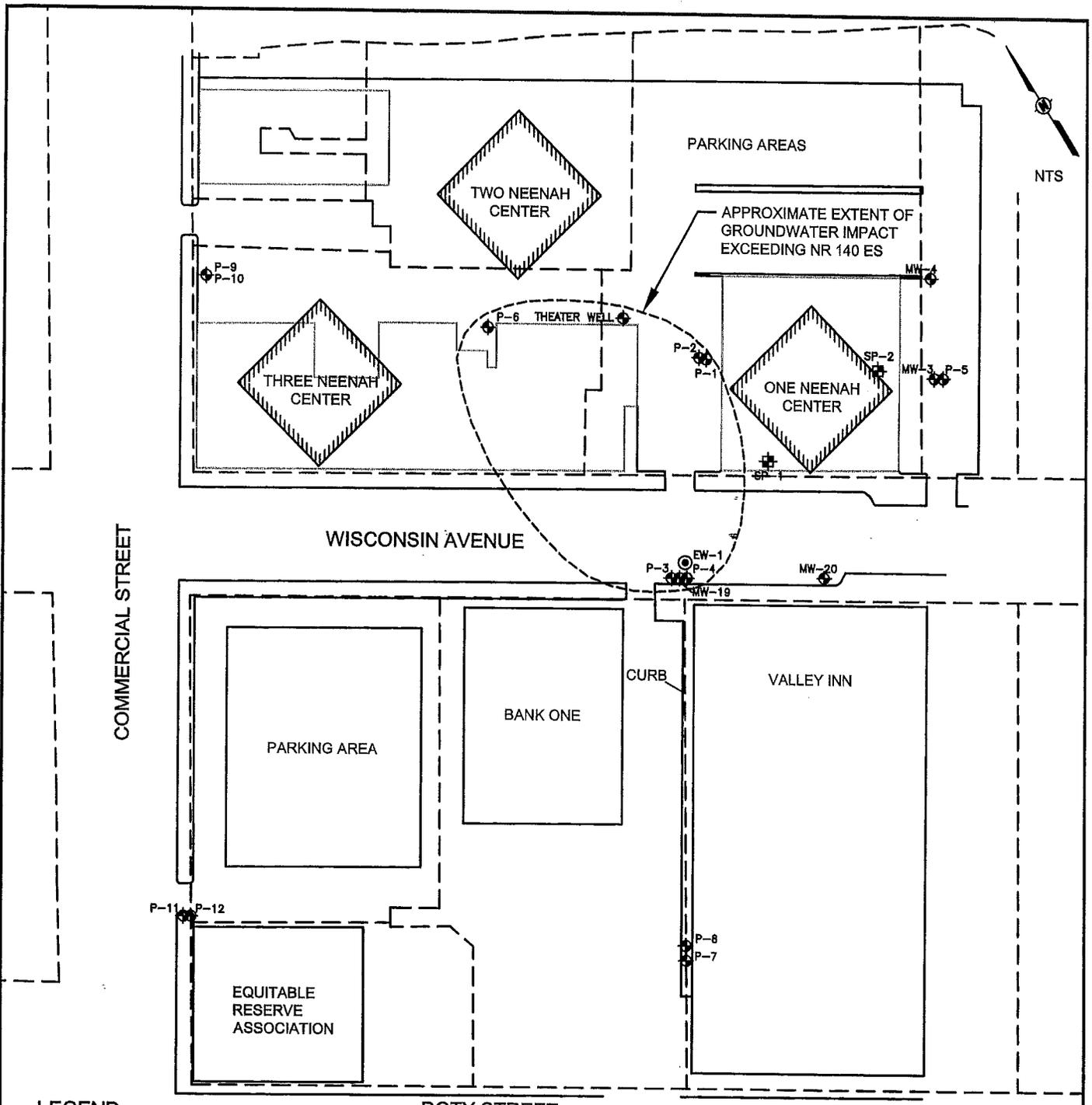
PROJECT:
NEENAH TAXI
126 E. WISCONSIN AVE.
NEENAH, WISCONSIN

FIGURE # *4A*

SCALE : AS SHOWN

COMPILED BY: KMC

X:\PROJECTS\13068\13068002\dwg\13068002_FIG 7.dwg; 4/1/2009 11:49:10 AM; DUCKART, RYAN



LEGEND

- ◆ MONITORING WELL/PIEZOMETER
- ⊕ SIX-INCH SUMP

- - - APPROXIMATE PARCEL LINE
- RAZED BUILDINGS

NOTES:

MAP SOURCE: FIGURE 2 - SITE MAP - PREPARED BY ENVIRONMENTAL ASSESSMENTS, INC.
 PARCEL LINES DEPICTED FROM WINNEBAGO COUNTY GIS WEBSITE

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**APPROXIMATE EXTENT OF GROUNDWATER
 IMPACTS EXCEEDING CHAPTER NR 140 ES
 NEENAH TAXI
 134 E. WISCONSIN AVENUE
 NEENAH, WISCONSIN**

Drawn :	RLD 3/23/2009
Checked:	MWM 3/23/2009
Approved:	MWM 3/23/2009
PROJECT NUMBER	13068002
FIGURE NUMBER	7

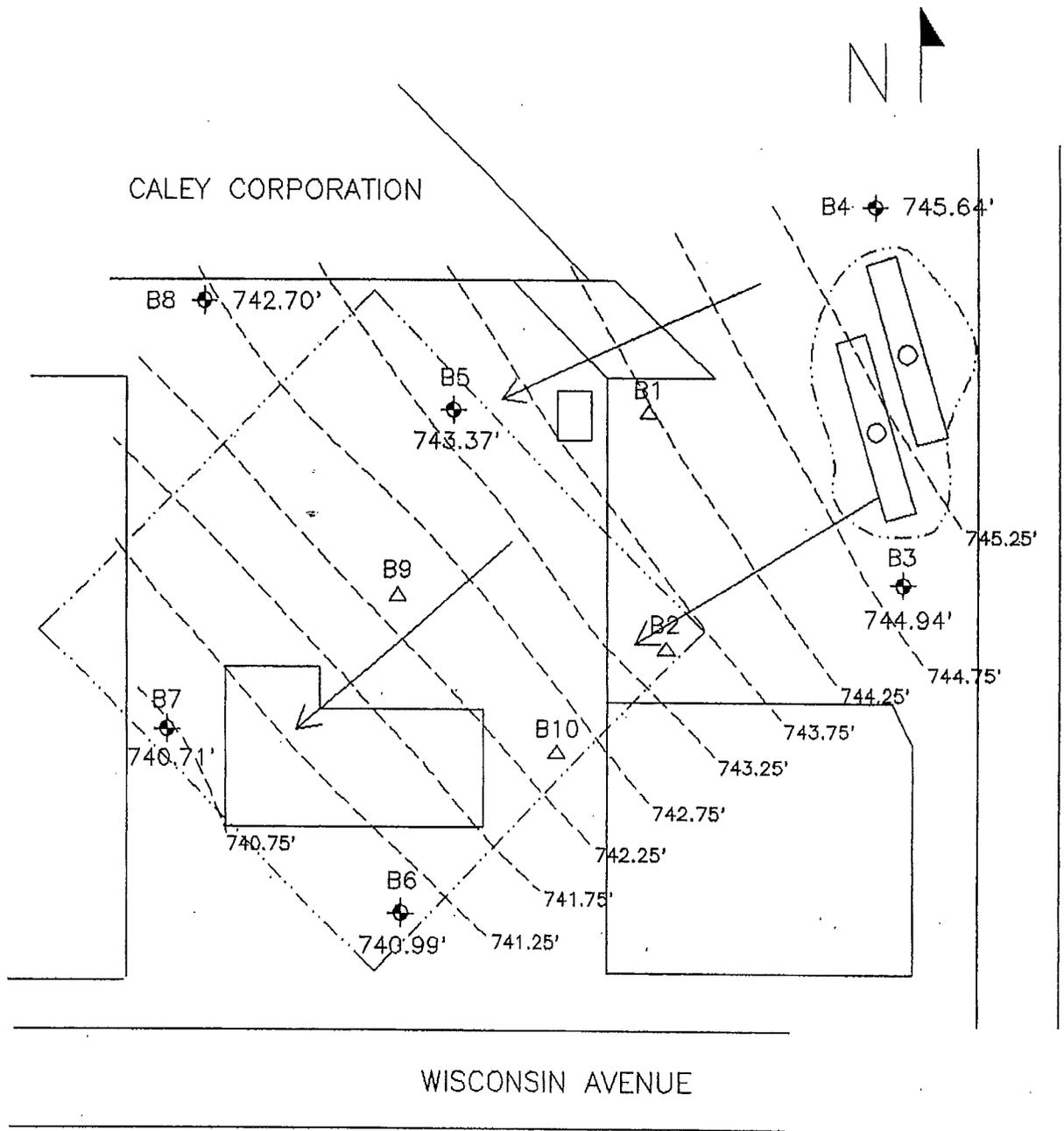
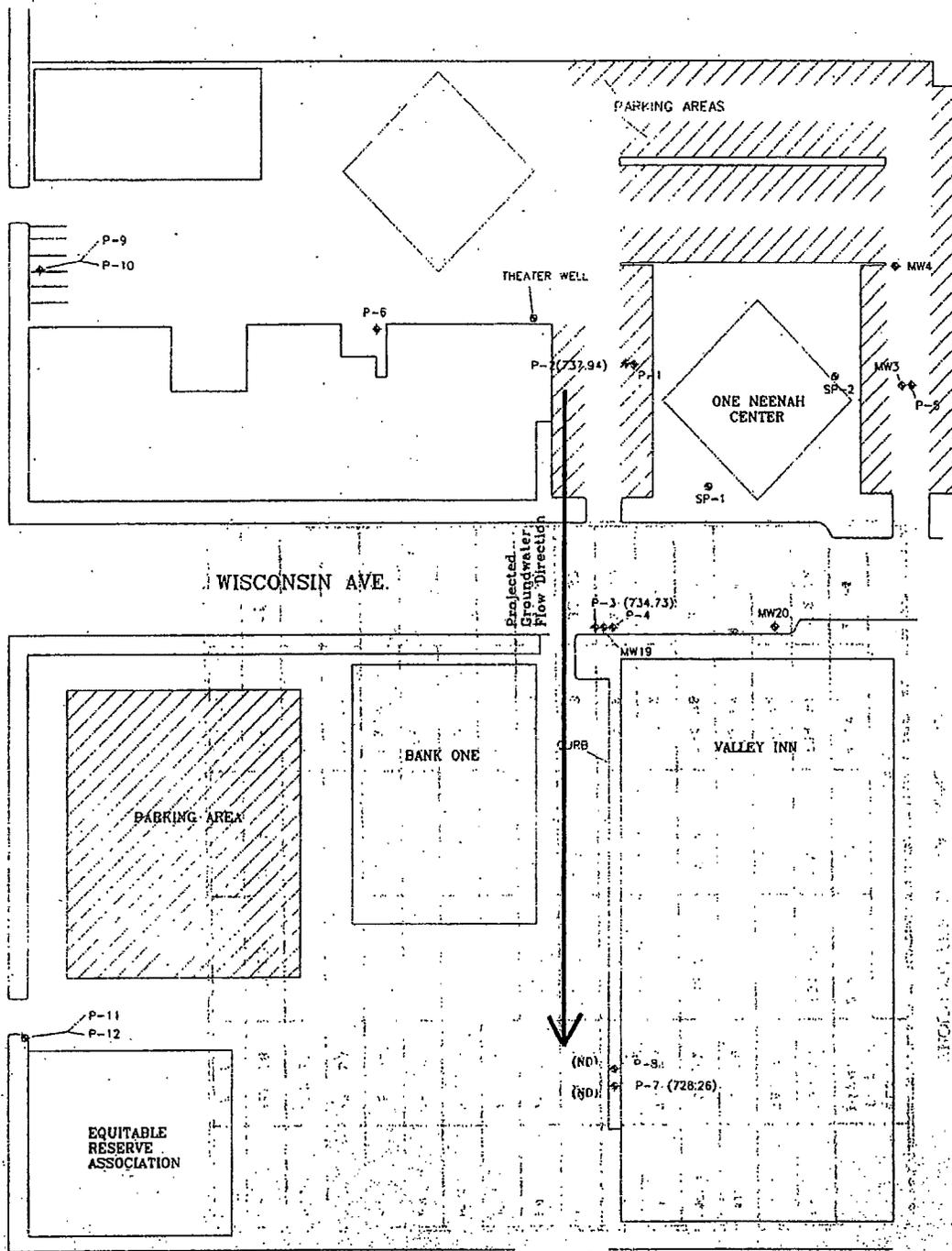


Figure 6 Groundwater Elevation Map (Taken on 12/21/92).

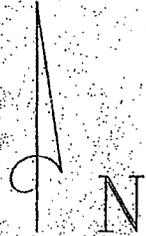
COMMERCIAL STREET



LEGEND

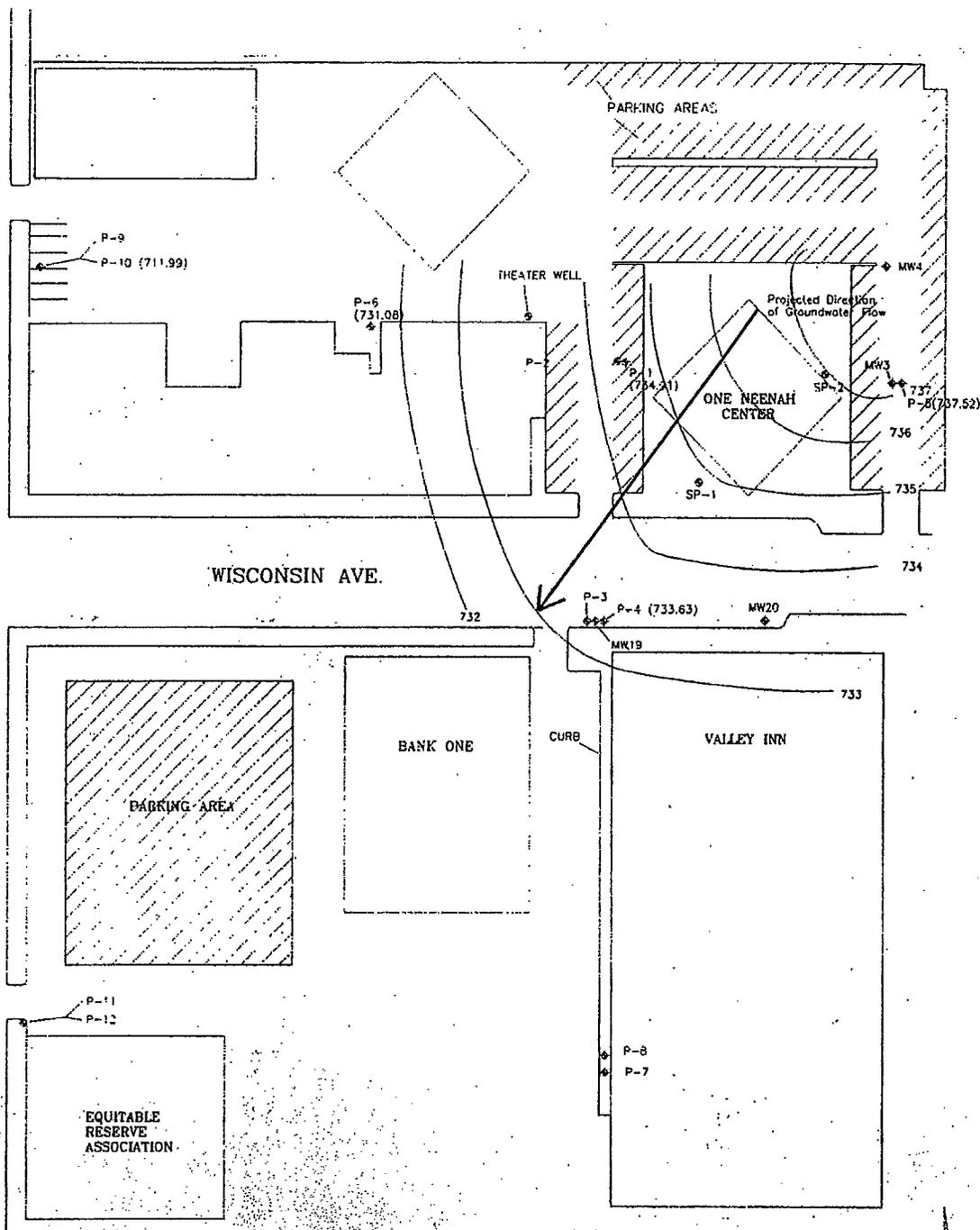
- ◆ MONITORING WELL/PIEZOMETER
- SIX-INCH SUMP

DOTY ST.



<p>ENVIRONMENTAL ASSESSMENTS, INC. APPLETON, WISCONSIN</p>	<p>TITLE: Groundwater Elevation Map-8/19/99 (last full round)-Shallow Soil Piezometers (P2/P3/P7) Screened at > 715 ft.</p>	<p>FIGURE # 6A</p>
	<p>PROJECT: NEENAH TAXI 126 E. WISCONSIN AVE. NEENAH, WISCONSIN</p>	<p>SCALE : NONE</p>
	<p>DRAWN BY: B. GIRARD REVISED BY: K. CHOPP</p>	

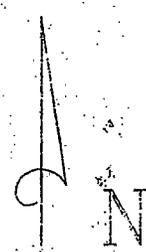
COMMERCIAL STREET



LEGEND

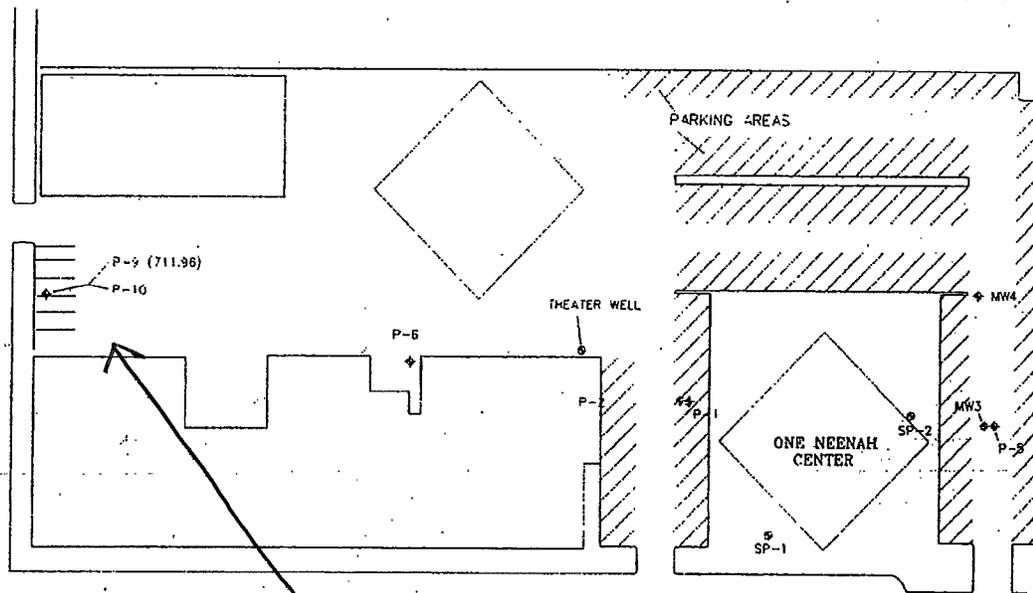
-  MONITORING WELL/PIEZOMETER
-  SIX-INCH SUMP
- (720) ELEVATION (FT)

DOTY ST

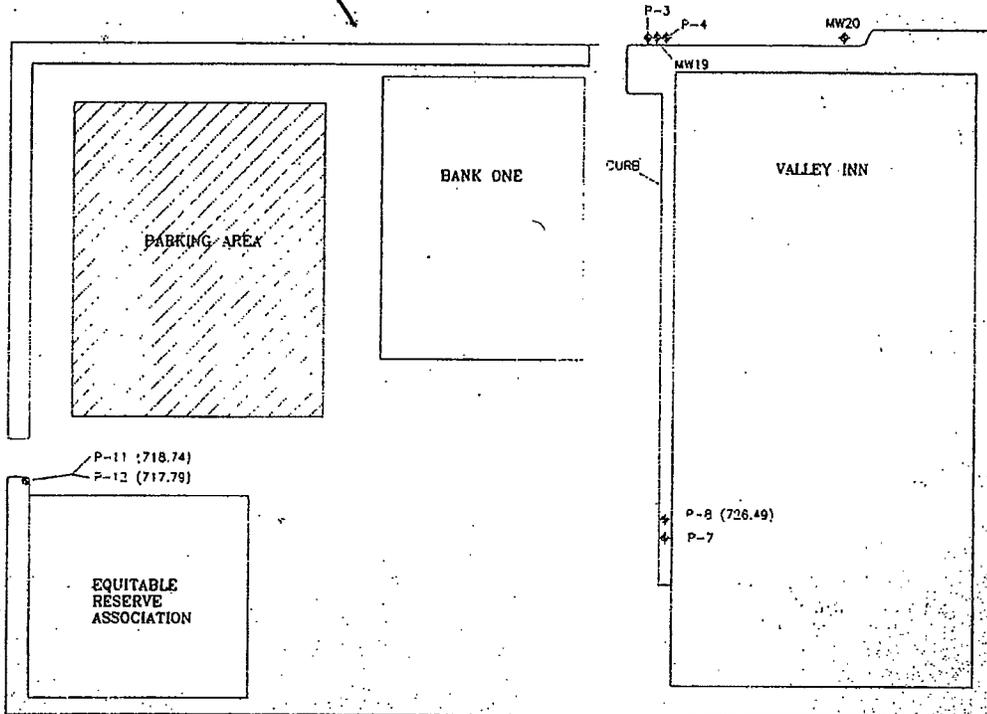


<p>ENVIRONMENTAL ASSESSMENTS, INC. APPLETON, WISCONSIN</p>	<p>TITLE: Groundwater Contour Map- 8/18/99 Shallow Bedrock Piezometers (P1,4,5,6,10) Screened @ 700- 715 ft.</p>	<p>FIGURE # 6B</p>
	<p>PROJECT: NEENAH TAXI 126 E. WISCONSIN AVE. NEENAH, WISCONSIN</p>	<p>SCALE : NONE</p>
	<p>DRAWN BY: B. GIRARD REVISED BY: K. CHOPP</p>	

COMMERCIAL STREET



WISCONSIN AVE.



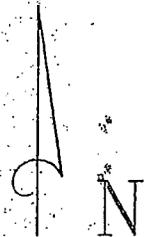
DOTY ST.

LEGEND

⊕ MONITORING WELL/PIEZOMETER

⊙ SIX-INCH SUMP

(720) ELEVATION (FT)



ENVIRONMENTAL
ASSESSMENTS, INC.

APPLETON, WISCONSIN

TITLE:
Groundwater Elevation Map—
8/19/99—Deep Bedrock Piez.
(P8,9,11,12) Screened at <700 ft.

PROJECT:
NEENAH TAXI
126 E. WISCONSIN AVE.
NEENAH, WISCONSIN

FIGURE # 6C

SCALE : NONE

DRAWN BY: B. GIRARD
REVISED BY: K. CHOPP

TABLE 3
POST REMEDIATION SOIL ANALYTICAL RESULTS

Date	Sample #	Depth (ft)	GRO (ppm)	Benzene (ppb)	Toluene (ppb)	Ethylbenzene (ppb)	Xylene (ppb)
2/29/92	1	8	36	--	--	--	--
	2	8	ND	--	--	--	--
	3	10	ND	--	--	--	--
	4	12	ND	--	--	--	--
	5	16	ND	--	--	--	--
	6	8	ND	--	--	--	--
	7	8	ND	--	--	--	--
	8	12	32	--	--	--	--
	9	12	9.4	--	--	--	--
	10	10	1800	--	--	--	--
12/30/92	A	12	ND	--	--	--	--
	B	12	86	--	--	--	--
	C	13	ND	--	--	--	--
	D	16	565	--	--	--	--
	E	16	427	--	--	--	--
1/4/93	1	6	--	209	ND	1010	3790
	2	5	--	279	627	2130	10400
	5	10	ND	--	--	--	--
	6	7	ND	--	--	--	--
	7	6	4.6	--	--	--	--
	8	8	3.9	--	--	--	--
1/5/93	4	7	18	49	94	772	3040
	5	8	--	544	16200	24600	30200
1/6/93	6	16	43	--	--	--	--
	7	18	653	--	--	--	--
	8	20	1460	--	--	--	--
	9	18	1200	--	--	--	--
1/7/93	2	15	--	--	--	--	--

TABLE 3 (Cont.)

	3	21	5.2	--	--	--	--
	4	15	1300	--	--	--	--
	7	14	ND	--	--	--	--
1/8/93	SW1	10	ND	--	--	--	--
	SW2	15	ND	3.5	ND	ND	2.8
	5	13	ND	--	--	--	--
	6	15	ND	--	--	--	--
	7	13	1140	1740	604	14400	35100
	8	4	ND	--	--	--	--
NR 720 RCLs			250	5.5	1500	2900	4100

ND= Not Detected -- = Not Analyzed GRO Detection Limit = 3.5 ppm Bold=>RCL

Table 1
Summary of Detected Groundwater Organic Parameters

Parameters	NR 140 Standards		P-3 3/13/07	MW-19 3/13/07
	ES	PAL		
Location on Site				
PVOCs (µg/L)				
Benzene	5.0	<u>0.5</u>	<u>3.11</u>	380
Ethylbenzene	700	<u>140</u>	4.9	130
Methyl-tert-butyl-ether	60	<u>12</u>	<0.53	<5.3
Toluene	1000	<u>200</u>	3.2	<u>313</u>
Total Trimethylbenzenes ¹	480	<u>96</u>	7.42	50.1 "J"
Total Xylenes ²	10,000	<u>1000</u>	14.22	219

Notes:

VOCs = Volatile Organic Compounds

¹ Standards are for 1,2,4- and 1,3,5-Trimethylbenzene combined.

² Standards are for Total Xylenes (-m, -p and -o).

Bold value = NR 140 Enforcement Standard Exceedance

Underlined = NR 140 WAC Preventive Action Limit Exceedance

TABLE I

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	MW-3										WDR PAL	WDR ES
	12/17/92	8/1/93	6/29/94	8/31/95	12/5/95	7/2/96	1/7/97	10/7/97	7/30/98	8/19/99		
BENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.5	<0.32	0.5	5
TOLUENE	4.4	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.35	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.34	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	ND	ND	ND	<2.2	<1	124	620
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	ND	ND	ND	ND	<0.9	<0.31	12	60
1,2,4- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<1.7	<0.35	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.9	<0.64	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<2.6	<0.99	96	480
NAPHTHALENE	--	--	--	--	--	--	ND	ND	<2.8	<0.88	8	40
GRO (ppm)	--	--	--	--	--	--	ND	ND	--	--	NE	NE
1,1,1 TRICHLOROETHANE	ND	ND	ND	ND	ND	ND	--	ND	--	--	40	200

TABLE I (cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	MW-4										WDNR PAL	WDNR ES
	12/17/92	8/1/93	6/29/94	8/31/95	12/5/95	7/2/96	1/7/97	10/7/97	7/30/98	8/19/99		
BENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.5	<0.32	0.5	5
TOLUENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.35	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.34	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	ND	ND	ND	<2.2	<1	124	620
METHYL-TERT-BUTYL- ETHER	ND	2.8	ND	ND	ND	ND	ND	ND	<0.9	<0.31	12	60
1,2,4- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<1.7	<0.35	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.9	<0.64	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<2.6	<0.99	96	480
NAPHTHALENE	--	--	--	--	--	--	ND	ND	<2.8	<0.88	8	40
GRO (ppm)	--	--	--	--	--	--	ND	ND	--	--	NE	NE
1,1,1 TRICHLOROETHANE	ND	9.8	ND	ND	ND	ND	--	--	--	--	40	200

TABLE I (cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	MW-19											WDNR PAL	WDNR ES
	Pre ORC												
	8/1/93	8/30/93	9/28/93	6/29/94	7/20/94	10/28/94	8/31/95	1/7/97	4/14/97	10/7/97	1/15/98		
BENZENE	180	59	17	430	321	199	21	75	8.4	7.7	1510	0.5	5
TOLUENE	13	5.9	7.3	130	48	ND	1.4	67	ND	1.9	1120	68.6	343
ETHYLBENZENE	ND	ND	ND	190	95	27	31	11	2.9	5.4	286	140	700
TOTAL XYLENE	1.4	6.6	1.6	1,160	1,030	91	2.3	58	0.4	ND	596	124	620
METHYL-TERT- BUTYL-ETHER	ND	18	11	ND	ND	ND	ND	ND	ND	7.7	<0.9	12	60
1,2,4- TRIMETHYLBENZ ENE	ND	ND	ND	190	170	36	7.1	3*	ND	ND	174	NE	NE
1,3,5- TRIMETHYLBENZ ENE	ND	ND	ND	110	178	38	ND	5.3	ND	ND	86	NE	NE
Total Trimethylbenz ene	ND	ND	ND	300	348	74	7.1	8.3	ND	ND	260	96	480
Di-ISOPROPYL ETHER	ND	13	14	ND	--	--	--	--	--	--	--	NE	NE
ISOPROPYLBENZ ENE	ND	3.7	ND	ND	--	--	--	--	--	--	--	NE	NE
NAPHTHALENE	--	--	--	--	--	--	--	ND	1.0	ND	3.4	8	40
GRO (ppm)	--	--	--	--	--	--	--	435	--	--	--	NE	NE

TABLE I (cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	MW-20										WDR PAL	WDR ES
	8/1/93	9/28/93	6/29/94	8/31/95	12/7/95	7/2/96	1/7/97	10/7/97 ^a	7/30/98	8/19/99		
BENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.5	<0.32	0.5	5
TOLUENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.35	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.34	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	ND	ND	ND	<2.2	<1	124	620
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	ND	ND	ND	ND	<0.9	<0.31	12	60
1,2,4- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<1.7	<0.35	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<0.9	<0.64	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	<2.6	<0.99	96	480
NAPHTHALENE	--	--	--	--	--	--	ND	ND	<2.8	<0.88	8	40
GRO (ppm)	--	--	--	--	--	--	ND	ND	--	--	ND	ND

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-1								WDR PAL	WDR ES
	10/5/94	3/16/95	8/31/95	12/7/95	7/2/96	1/7/96	4/14/97	10/7/97		
BENZENE	477	176	123	110	41	68	44	72	0.5	5
TOLUENE	6.6	ND	ND	ND	ND	ND	ND	ND	68.6	343
ETHYLBENZENE	21	3.3	1.5	ND	ND	0.9*	0.7	ND	140	700
TOTAL XYLENE	19	ND	ND	ND	ND	ND	ND	ND	124	620
METHYL-TERT-BUTYL- ETHER	19	7.0	7.0	8.0	ND	5.8	2.7	5.1	12	60
1,2,4- TRIMETHYLBENZENE	16	ND	ND	ND	ND	ND	ND	ND	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	ND	NE	NE
TOTAL TRIMETHYLBENZENE	16	ND	ND	ND	ND	ND	ND	ND	96	480
NAPHTHALENE	ND	ND	ND	ND	--	ND	ND	ND	8	40
ISOPROPYLBENZENE	ND	ND	1.0	0.7	--	--	0.5	ND	NE	NE
n-PROPYLBENZENE	5.0	ND	1.2	ND	--	--	0.4	ND	NE	NE
cis 1,2 DICHLOROETHENE	ND	ND	ND	ND	ND	ND	0.7	ND	NE	NE
VINYL CHLORIDE	ND	ND	1.7	1.7	--	--	ND	ND	0.2	0.02
GRO (ppm)	--	--	--	--	--	79	ND	ND	NE	NE

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P2									WDNR PAL	WDNR ES
	10/5/94	3/16/95	8/31/95	12/7/95	7/2/96	1/7/97	10/7/97	7/30/98	8/19/99		
BENZENE	ND	ND	ND	ND	ND	ND	ND	<0.5	<0.32	0.5	5
TOLUENE	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.35	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	<0.6	<0.34	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	ND	ND	<2.2	<1	124	620
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	ND	ND	ND	<0.92	0.43	12	60
1,2,4- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	<1.7	<0.35	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	<0.9	<0.64	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	<2.6	<0.99	96	480
NAPHTHALENE	ND	ND	ND	--	--	ND	ND	<2.8	<0.88	8	40

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-3								WDNR PAL	WDNR ES
	Pre ORC									
	3/16/95	8/31/95	12/7/95	7/2/96	1/7/97	4/14/97	10/7/97	1/15/98		
BENZENE	175	113	111	88	127	48	28	34	0.5	5
TOLUENE	443	13	6.3	39	11	58	15	8	68.6	343
ETHYLBENZENE	712	116	66	135	37	80	52	22	140	700
TOTAL XYLENE	2,714	113	16	185	47	237	91	64	124	620
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	4.2*	ND	ND	<0.9	12	60
1,2,4- TRIMETHYLBENZENE	1,030	121	26	87	16	66	28	23	NE	NE
1,3,5- TRIMETHYLBENZENE	416	64	6.5	23	12	17	7.3	5.1	NE	NE
TOTAL TRIMETHYLBENZENE	1446	185	32.5	110	28	83	35.3	28.1	96	480
NAPHTHALENE	97	18	2.7	17	ND	14	10	8	8	40
Di-ISOPROPYL ETHER	ND	12	ND	--	--	--	--	--	NE	NE
ISOPROPYLBENZENE	44	8.8	5.4	--	--	--	--	--	NE	NE
n-PROPYLBENZENE	171	34	16	--	--	--	--	--	NE	NE
n-BUTYLBENZENE	265	61	11	--	--	--	--	--	NE	NE
sec-BUTYLBENZENE	ND	3.0	1.6	--	--	--	--	--	NE	NE
p-ISOPROPYLTOLUENE	ND	1.9	1.3	--	--	--	--	--	NE	NE
GRO (ppm)	--	--	--	--	948	--	--	--	NE	NE

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-4								WDNR PAL	WDNR ES
	Pre ORC									
	3/16/95	8/31/95	12/7/95	7/2/96	1/7/97	4/14/97	10/7/97	1/15/98		
BENZENE	685	1,170	2,040	2,430	2,380	2,980	1,880	1,920	0.5	5
TOLUENE	148	238	355	349	140	220	1,580	552	68.6	343
ETHYLBENZENE	323	216	135	271	165	255	411	290	140	700
TOTAL XYLENE	1,464	1,018	863	1,290	820	1,185	1,794	1,272	124	620
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	ND	ND	ND	<0.9	12	60
1,2,4-TRIMETHYLBENZENE	1,160	570	584	491	355	477	616	567	NE	NE
1,3,5-TRIMETHYLBENZENE	324	159	180	100	81	229	164	147	NE	NE
TOTAL TRIMETHYLBENZENE	1,484	729	764	591	436	706	780	714	96	480
NAPHTHALENE	141	80	82	109	57	ND	137	126	8	40
Di-ISOPROPYL ETHER	146	ND	ND	--	--	--	--	--	NE	NE
ISOPROPYLBENZENE	32	ND	ND	--	--	--	--	--	NE	NE
n-PROPYLBENZENE	139	59	ND	--	--	--	--	--	NE	NE
n-BUTYLBENZENE	301	115	128	--	--	--	--	--	NE	NE
sec-BUTYLBENZENE	ND	ND	ND	--	--	--	--	--	NE	NE
p-ISOPROPYLTOLUENE	ND	ND	ND	--	--	--	--	--	NE	NE
GRO (ppm)	--	--	--	--	6650	--	--	--	NE	NE

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-5								WDNR PAL	WDNR ES
	3/16/95	8/31/95	12/5/95	7/2/96	1/7/97	10/7/97	7/30/98	8/19/99		
BENZENE	ND	ND	ND	ND	ND	ND	<0.5	<0.32	0.5	5
TOLUENE	ND	ND	ND	ND	ND	ND	<0.6	<0.35	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	ND	<0.6	<0.34	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	ND	<2.2	<1	124	620
1,2,4- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	<1.7	<0.35	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	<0.9	<0.64	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	<2.6	<0.99	96	480
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	ND	ND	<0.9	<0.31	12	60
NAPHTHALENE	-	-	-	-	-	-	--	<0.88	8	40
GRO (ppm)	--	--	--	--	ND	ND	--	--	NE	NE

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-6							WDR PAL	WDR ES
	3/16/95	8/31/95	12/7/95	7/2/96	1/7/97	4/14/97	10/7/97		
BENZENE	42	32	16	0.6	18	6.6	ND	0.5	5
TOLUENE	14	1.0	ND	ND	1.2	ND	ND	68.6	343
ETHYLBENZENE	0.7	0.9	ND	ND	ND	ND	ND	140	700
TOTAL XYLENE	3.8	ND	ND	ND	ND	0.6	ND	124	620
1,2,4-TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	NE	NE
1,3,5-TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	ND	ND	96	480
METHYL-TERT-BUTYL- ETHER	35	32	35	19	22	15	26	12	60
ISOPROPYLBENZENE	0.8	2.7	1.1	--	--	--	--	NE	NE
n-PROPYLBENZENE	0.9	2.9	ND	--	--	--	--	NE	NE
NAPHTHALENE	--	--	--	--	ND	ND	ND	8	40
GRO (ppm)	--	--	--	--	74	--	--	NE	NE

TABLE I (Cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-7							WDNR PAL	WDNR ES
	7/28/95	12/7/95	7/2/96	1/7/97	10/7/97	7/30/98	8/19/99		
BENZENE	2.5	ND	ND	ND	ND	<0.5	<0.32	0.5	5
TOLUENE	ND	ND	ND	ND	ND	≤0.6	<0.35	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	<0.6	<0.34	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	<2.2	<1	124	620
1,2,4-TRIMETHYLBENZENE	ND	ND	ND	ND	ND	<1.7	0.38	NE	NE
1,3,5-TRIMETHYLBENZENE	ND	ND	ND	ND	ND	<0.9	<0.64	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	<2.6	0.38	96	480
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	ND	ND	<0.9	<0.31	12	60
NAPHTHALENE	--	--	--	ND	ND	<2.8	<0.88	8	40
GRO (ppm)	--	--	--	ND	ND	--	--	NE	NE

TABLE I (cont.)

SUMMARY OF DETECTED GROUNDWATER ORGANIC PARAMETERS

Parameter (parts per billion unless noted)	P-12							EW-1			WDNR PAL	WDNR ES
	7/28/95	12/7/95	7/2/96	1/7/97	10/7/97	7/30/98	8/19/99	10/7/97	7/30/98	8/19/99		
BENZENE	ND	ND	ND	ND	ND	<0.5	<0.32	7720	5770	13,000	0.5	5
TOLUENE	ND	ND	ND	ND	ND	<0.6	<0.35	22,700	13,600	21,000	68.6	343
ETHYLBENZENE	ND	ND	ND	ND	ND	<0.6	<0.34	3160	2480	2,400	140	700
TOTAL XYLENE	ND	ND	ND	ND	ND	<2.2	<1	13,710	10,300	11,000	124	620
1,2,4- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	<1.7	<0.35	2310	2400	1,800	NE	NE
1,3,5- TRIMETHYLBENZENE	ND	ND	ND	ND	ND	<0.9	<0.64	683	681	510	NE	NE
TOTAL TRIMETHYLBENZENE	ND	ND	ND	ND	ND	<2.6	<0.99	2993	3081	2,310	96	480
METHYL-TERT-BUTYL- ETHER	ND	ND	ND	1.1*	ND	<0.92	<0.31	ND	<46	<31	12	60
NAPHTHALENE	--	--	--	--	--	<2.8	<0.88	866	944	450	8	40
GRO (ppm)	--	--	--	--	--	--	--	--	--	--	NE	NE

Notes:

ppm = parts per million

ND = not detected

* = < practical quantitation limit

PAL = preventive action limit

Dark Shading = exceedance of ES

ppb = parts per billion

-- = not tested

NE = Not established

ES = enforcement standard

Light Shade = exceedance of PAL

TABLE 4

GROUNDWATER ELEVATIONS TABLE

	ELEV. (top of pipe)	1994			1995					
		9/30	10/24	11/19	3/16	5/5	7/19	7/28	8/31	12/7
P1	751.04	735.77	732.8	732.37	732.74	735.0			734.63	733.09
P2	750.7	732.45	735.58	735.81	735.8	735.91			737.73	736.83
MW20	751.08		736.14			737.56			737.32	736.2
MW19	750.51		733.06	733.08	735.37				733.86	
P5	750.58				734.8	736.98			736.43	735.72
P6	748.78				728.19	731.48			730.25	729.37
P3	751.21				731.81	734.7			732.86	732.87
P4	751.56				730.95	733.23			731.52	731.28
MW3	750.51					742.83			742.98	
MW4	750.13					742.6			742.73	743.68
P9	752.47						707.05	707.41		709.34
P10	752.34						707.51	706.6		709.07
P11	751.53						705.98	711.65		714.73
P12	750.58						710.63	704.79		707.88
P8	750.08						723.13	723.26		724.64
P7	750.6						724.44			726.19

TABLE 4

GROUNDWATER ELEVATIONS TABLE

	ELEV. (top of pipe)	1996	1997				1998			
		7/3	1/7	4/14	10/7	1/15	4/21	7/30	10/21	
P1	751.04	735.4	733.41	735.19	731.73	731.6	736.47	732.15	732.67	
P2	750.7	737.6	737.03		736.16			736.28		
MW20	751.08	738.67	734.95		735.92			736.42		
MW19	750.51		733.64	735.47	733.26	733.07	736	733.6	733.84	
P5	750.58	737.56	734.83		734.48			735.07		
P6	748.78	731.74	729.74	731.41	727.77	727.98	732.68	728.5	729.12	
P3	751.21	735.2	731.81	734.17	732.07	731.67	735.51	732.81	732.82	
P4	751.56	733.54	730.57	733.27	730.19	730.09	734.52	730.93	731.41	
MW3	750.51	742.65	741.62		742.01			742.25		
MW4	750.13	744.29	743.59		744.25			744.11		
P9	752.47	709.54	708.91		707.69			709.11		
P10	752.34	709.58	708.99		707.72			709.18		
P11	751.53	716.11	715.63		706.13			708		
P12	750.58	707.71	706.88		711.91			713.83		
P8	750.08	726.01	724.2		722.92		726.49	723.9	724.87	
P7	750.6	727.72	724.99		724.77			725.76		

TABLE 4

GROUNDWATER ELEVATIONS TABLE

	ELEV. (top of pipe)	1999			
		2/2	5/17	8/19	11/24
P1	751.04	734.28	735.6	734.91	732.96
P2	750.7			737.94	
MW20	751.08			738.45	
MW19	750.51	734.09	735.42	734.78	733.33
P5	750.58			737.52	
P6	748.78	730.81		731.08	727.99
P3	751.21	738.45	735.27	734.73	732.67
P4	751.56	733.1	734.37	733.63	731.91
MW3	750.51			742.68	
MW4	750.13			724.25	
P9	752.47			711.96	
P10	752.34			711.99	
P11	751.53			718.74	
P12	750.58			717.79	
P8	750.08	727.13	727.9	726.49	725.96
P7	750.6			728.26	

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
A	100 E Wisconsin Ave, Neenah, WI 54956	81003500000	643036	413754
B				
C				
D				
E				
F				
G				
H				
I				

AECOM Environment
558 North Main Street, Oshkosh, Wisconsin 54901
T 920.235.0270 F 920.235.0321 www.aecom.com

OFF-SOURCE
A
PROPERTY

SOURCE
PROPERTY

April 6, 2009

Mr. John J. Hogerty, II
Executive Vice President and General Counsel
Bergstrom Corporation
One Neenah Center, 7th Floor
P.O. Box 549
Neenah, Wisconsin 54957-0549

Re: Notification of Potential for Groundwater Impacts for the Property Located at 100 East Wisconsin Avenue,
Neenah Wisconsin -- WDNR BRRTS No. 03-71-001223 -- AECOM Project No. 13068002

Dear Mr. Hogerty:

AECOM is providing you with information regarding regulatory case closure for the site at 100 East Wisconsin Avenue, Neenah, Wisconsin. This letter is being provided in accordance with Chapter NR 726, Wisconsin Administrative Code requirements to notify you the site will be placed on the Wisconsin Department of Natural Resources (WDNR) Geographic Information System (GIS) Registry of Closed Remediation Sites for groundwater. In late 2001, the WDNR implemented the GIS Registry of Closed Remediation Sites. Closure means the WDNR will not be requiring further investigation or cleanup actions, other than natural attenuation, at this site. A WDNR Fact Sheet on natural attenuation is enclosed with this letter.

A closure request prepared by AECOM has been submitted to the WDNR and a copy is enclosed with this letter. Groundwater impact above Chapter NR 140, Wisconsin Administrative Code enforcement standards (ESs) originated at the 134 East Wisconsin Avenue site. Conditions for closure can be met when all properties within the site boundaries, where groundwater impact exceeds Chapter NR 140 groundwater ES are listed in the WDNR's GIS Registry. Information in the GIS Registry includes maps showing the location of properties where groundwater impact above Chapter NR 140 ES was found at the time of case closure. If you or any subsequent property owner wish to construct or reconstruct a water well on the site, special well construction standards might be necessary to protect the well from residual groundwater impact. Any well driller who proposes to construct a well in the future will need to contact the Drinking Water program within the WDNR to determine if there is a need for special well construction standards. A copy of the closure letter will be included in the site file in the GIS Registry of Closed Remediation Sites. The GIS Registry will be available on the WDNR's internet web site. Any well driller who proposes to construct a water supply well in Wisconsin must reference this GIS Registry.

Please review the attached legal description of your property, and notify AECOM within the next 30 days if the legal description is incorrect.

As an affected property owner, you have a right to contact the WDNR to provide any technical information you might have indicating closure should not be granted for this site. If you would like to submit information to the WDNR relevant to this closure request, you should mail the information within 30 days of the date of this letter to:

Mr. Kevin McKnight
Wisconsin Department of Natural Resources
1-920-424-7890

It is our understanding that upon receipt of the GIS Registry information (attached with this letter) and 30 days after the date of this letter, WDNR will provide a letter indicating this site has been closed and no further action

SOURCE
PROPERTY

OFF-SOURCE
A
PROPERTY

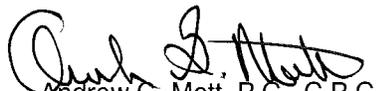
AECOM Environment

is necessary. If you are not copied on the final closure letter from WDNR, AECOM will provide you a copy of the letter.

If you need more information, please contact Mr. Andrew Mott (STS) at 920 236-6713, or Mr. Kevin McKnight (WDNR) at 920-424-7890.

Sincerely,


Mark W. Magee
Senior Project Manager


Andrew G. Mott, P.G., C.P.G.
Project Hydrogeologist

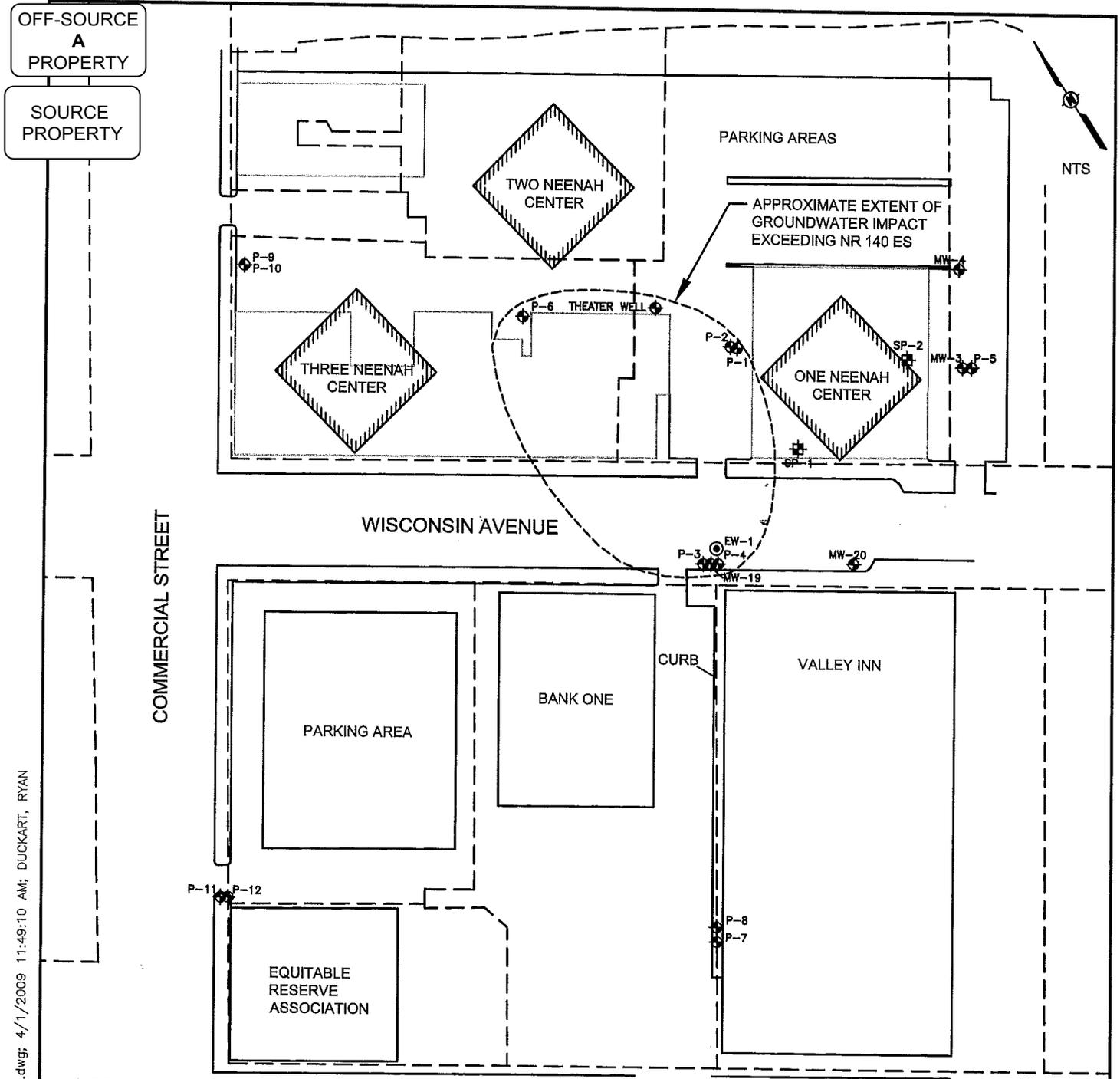

Albert Cole
Senior Program Manager

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Attachments:

WDNR Fact Sheet on Natural Attenuation
GIS Registry Information

CC: Mr. Kevin Mcknight
Wisconsin Department of Natural Resources
625 County Road Y, Suite 700
Oshkosh, Wisconsin 54901-1805



X:\PROJECTS\13068\13068002\dwg\13068002_FIG 7.dwg; 4/1/2009 11:49:10 AM; DUCKART, RYAN

OFF-SOURCE
A
PROPERTY

SOURCE
PROPERTY

LEGEND

- ◆ MONITORING WELL/PIEZOMETER
- ⊕ SIX-INCH SUMP
- - - APPROXIMATE PARCEL LINE
- RAZED BUILDINGS

NOTES:

MAP SOURCE: FIGURE 2 - SITE MAP - PREPARED BY ENVIRONMENTAL ASSESSMENTS, INC.
 PARCEL LINES DEPICTED FROM WINNEBAGO COUNTY GIS WEBSITE

AECOM

1035 Kepler Drive
 Green Bay, WI 54311
 920.468.1978
 www.aecom.com
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**APPROXIMATE EXTENT OF GROUNDWATER
 IMPACTS EXCEEDING CHAPTER NR 140 ES
 NEENAH TAXI
 134 E. WISCONSIN AVENUE
 NEENAH, WISCONSIN**

Drawn :	RLD 3/23/2009
Checked:	MWM 3/23/2009
Approved:	MWM 3/23/2009
PROJECT NUMBER	13068002
FIGURE NUMBER	7

AECOM Environment

558 North Main Street, Oshkosh, Wisconsin 54901
T 920.235.0270 F 920.235.0321 www.aecom.com

RIGHT-OF-WAY

April 6, 2009

Ms Patty A. Sturn, City Clerk
City of Neenah
211 Walnut Street
Neenah, Wisconsin 54956

Re: Notification of Potential for Residual Petroleum Impacts to Remain on City of Neenah Right-of-Way
Adjoining the Former Neenah Taxi Property Located at 134 East Wisconsin Avenue, Neenah Wisconsin --
WDNR BRRTS No. 03-71-001223 -- AECOM Project No. 13068002

Dear Ms. Sturn:

On behalf of Neenah Downtown Redevelopment Association (NDRA), AECOM has prepared this notification for the leaking underground storage tank site (former Neenah Taxi property) located at 134 East Wisconsin Avenue, Neenah, Wisconsin. Figure 1 depicts the location of the above referenced site. This notification is being submitted in accordance with requirements in Wisconsin Administrative Code Chapter NR 726.

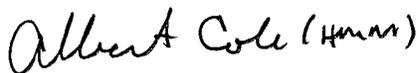
With this letter, the NDRC is notifying the City of Neenah that there is a potential for petroleum-impacted soil and/or groundwater to exist within the City of Neenah right-of way (ROW) for Wisconsin Avenue, adjacent to the NDCR property. Soil and groundwater remedial action was implemented at the site to address soil and groundwater impact to the subsurface, however, residual groundwater impact remains in the City of Neenah ROW.

If you have any questions or comments, please contact Mr. Andrew Mott (AECOM) in Oshkosh, Wisconsin, at (920) 235-6713. A copy of this letter will be provided the Wisconsin Department of Natural Resources

Sincerely,


Mark W. Magee
Senior Project Manager


Andrew G. Mott, P.G., C.P.G.
Project Hydrogeologist


Albert Cole
Senior Program Manager

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RIGHT-OF-WAY

Attachments:

Figure – Approximate Extent of Groundwater Impacts Exceeding Chapter NR 140 ES

CC: Mr. John J. Hogerty, II
Executive Vice President and General Counsel
Bergstrom Corporation
One Neenah Center, 7th Floor
P.O. Box 549
Neenah, Wisconsin 54957-0549

Mr. Kevin Mcknight
Wisconsin Department of Natural Resources
625 County Road Y, Suite 700
Oshkosh, Wisconsin 54901-1805

RIGHT-OF-WAY

NTS

PARKING AREAS

TWO NEENAH CENTER

APPROXIMATE EXTENT OF GROUNDWATER IMPACT EXCEEDING NR 140 ES

THREE NEENAH CENTER

P-6 THEATER WELL

ONE NEENAH CENTER

WISCONSIN AVENUE

COMMERCIAL STREET

CURB

BANK ONE

VALLEY INN

PARKING AREA

EQUITABLE RESERVE ASSOCIATION

DOTY STREET

LEGEND

- ◆ MONITORING WELL/PIEZOMETER
- ⊕ SIX-INCH SUMP
- - - APPROXIMATE PARCEL LINE
- RAZED BUILDINGS

NOTES:

MAP SOURCE: FIGURE 2 - SITE MAP - PREPARED BY ENVIRONMENTAL ASSESSMENTS, INC.
 PARCEL LINES DEPICTED FROM WINNEBAGO COUNTY GIS WEBSITE

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 Green Bay, WI 54311
 920.468.1978

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**APPROXIMATE EXTENT OF GROUNDWATER IMPACTS EXCEEDING CHAPTER NR 140 ES
 NEENAH TAXI
 134 E. WISCONSIN AVENUE
 NEENAH, WISCONSIN**

Drawn : RLD 3/23/2009

Checked: MWM 3/23/2009

Approved: MWM 3/23/2009

PROJECT NUMBER 13068002

FIGURE NUMBER 7

X:\PROJECTS\13068\13068002\dwg\13068002_FIG 7.dwg; 4/1/2009 11:49:10 AM; DUCKART, RYAN