

GIS REGISTRY INFORMATION

SITE NAME: Schmidt Auto
BRRTS #: 03-13-002814 **FID # (if appropriate):**
COMMERCE # (if appropriate):
CLOSURE DATE: 6-22-06
STREET ADDRESS: 39 North Park Street
CITY: Madison

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection): X= 568806 Y= 288644

CONTAMINATED MEDIA: Groundwater Soil Both

OFF-SOURCE GW CONTAMINATION >ES: Yes No

IF YES, STREET ADDRESS 1:

GPS COORDINATES (meters in WTM91 projection): X= Y=

OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL): Yes No

IF YES, STREET ADDRESS 1:

GPS COORDINATES (meters in WTM91 projection): X= Y=

CONTAMINATION IN RIGHT OF WAY: Yes No

DOCUMENTS NEEDED:

Closure Letter, and any conditional closure letter or denial letter issued	X
Copy of most recent deed, including legal description, for all affected properties	X
Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties	NA
County Parcel ID number, if used for county, for all affected properties	X
Location Map which outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy). If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.	X
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy) This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs.	X
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)	X
Tables of Latest Soil Analytical Results (no shading or cross-hatching)	X
Isoconcentration map(s), if required for site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.	X
GW: Table of water level elevations, with sampling dates, and free product noted if present	X
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)	X
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour	X
Geologic cross-sections, if required for SI. (8.5x14" if paper copy)	X
RP certified statement that legal descriptions are complete and accurate	X
Copies of off-source notification letters (if applicable)	NA
Letter informing ROW owner of residual contamination (if applicable)(public, highway or railroad ROW)	X
Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure	NA
Copy of any maintenance plan referenced in the deed restriction.	NA



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Lloyd L. Eagan, Regional Director

South Central Region Headquarters
3911 Fish Hatchery Road
Fitchburg, Wisconsin 53711-5397
Telephone 608-275-3266
FAX 608-275-3338
TTY Access via relay - 711

June 22, 2006

Mr. John Schmidt
Schmidt Auto, Inc.
152 North Beld Street
Madison, WI 53715

SUBJECT: Final Case Closure By Closure Committee
Schmidt Auto, Inc., 39 North Park Street, Madison, WI
WDNR BRRTS Activity # 03-13-002814

Dear Mr. Schmidt:

On September 30, 2004, the South Central 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 September 30, 2004, you were notified that the Closure Committee had granted conditional closure to this case.

On April 26, 2006, the Department received correspondence indicating that you have complied with the requirements of closure. The conditions of closure were abandonment of wells and proper disposal of investigative and remedial wastes. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time. Note that this final closure letter applies only to the Schmidt Auto site (BRRTS#03-13-002814) not to the Schmidt's Garage site (BRRTS #03-13-543671) at 39 North Park Street in Madison which remains an open case.

Please be aware that pursuant to s. 292.12 Wisconsin Statutes, compliance with the requirements of this letter is a responsibility to 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.

Residual soil contamination remains beneath the sidewalk along Park Street in the vicinity of Sample #7, as indicated in the information submitted to the Department of Natural Resources. 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 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.

A groundwater monitoring well (MW-6) which was installed in the west side of Park Street within the right-of-way, was damaged during roadway construction, as indicated in the information submitted to the Department of Natural Resources. If the monitoring well described above is encountered during road work in the future, the property owner at the time of the work will need to properly abandon the monitoring well at that time to prevent the potential migration of impacts to the subsurface.

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 sites on the GIS Registry web page, visit <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://www.dnr.state.wi.us/org/water/dwg/3300254.pdf> or at the web address listed above for the GIS Registry.

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 me at 608-275-3220.

Sincerely,



Martin Nessman
Hydrogeologist
South Central Region, Remediation & Redevelopment

cc: Robyn Seymour, Seymour Environmental, 2531 Dyerson Road, McFarland, WI 53558-0398
Wendy Weihemuller, DNR



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Ruthe E. Badger, Regional Director

South Central Region Headquarters
3911 Fish Hatchery Road
Fitchburg, Wisconsin 53711-5397
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September 30, 2004

John Schmidt
Schmidt Auto, Inc.
152 North Beld Street
Madison, WI 53715

Subject: Conditional Case Closure
Schmidt Auto Inc, 39 North Park Street, Madison, Wisconsin
WDNR BRRTS # 03-13-002814

Dear Mr. Schmidt:

On September, 30, 2004, your request for closure of the case described above was reviewed by the South Central Region Closure Committee. 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 Committee has determined that the petroleum contamination on the site from the vicinity of 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:

The monitoring wells and sump at the site must be properly abandoned in compliance with ch. NR.141, Wis. Adm.. Documentation of well abandonment must be submitted to me on Form 3300-5B found at www.dnr.state.wi.us/org/water/dgw/gw/ or provided by the Department of Natural Resources

When the above conditions have been satisfied, please submit a letter to let me know 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 for groundwater contamination and you will be listed as the "source" property for "offsite" soil contamination located near Sample #7. Information that was submitted with your closure request application will be included on the registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>

If this is a PECFA site, 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.

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 (608) 275-3224.

Sincerely,

A handwritten signature in cursive script that reads "Randy Maass".

Randy Maass
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Robyn Seymour, Seymour Environmental, 2531 Dyerson Road, McFarland, WI 53558-0398
Wendy Weihemuller, DNR



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April 28, 2004

John Schmidt
Schmidt's Auto
1521 Beld Street
Madison, WI 53715

Subject: No Further Action for Soil Contamination
Schmidt Auto, 39 N. Park Street, Wisconsin
WDNR BRRTS # 03-13-002814

Dear Mr. Schmidt:

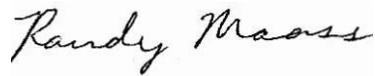
On April 28, 2004, your request for closure, for soil only, of the case described above was reviewed by the South Central Region Closure Committee. The Closure Committee reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. After careful review of the closure request, the Closure Committee has determined that the petroleum contamination on the site from the vicinity of the former underground storage tanks appears to have been investigated and remediated to the extent practicable under site conditions.

The Closure Committee has concluded that all "onsite" contaminated soil has been remediated to concentrations less than NR 720 generic Residual Contamination Levels (RCL). Therefore, no further action is required for soil at the site. Contamination greater than RCL remains at soil sample #7, which is located underneath the sidewalk along Park Street, beyond the property boundary. Soil sample #7 is located within the right-of-way of Park Street and the soil contamination in this vicinity is designated as "offsite." The Department has received a copy of a required notification letter, to Joe Demorett of the City of Madison, that there is soil contamination located in the right-of-way.

A request for closure for groundwater contamination remains to be submitted before the site can be evaluated for full closure. Once the site is granted full closure, the site will be listed on the Soil GIS Registry as the "source property" for the "offsite" soil contamination in the vicinity of sample #7. A copy of this letter will be included on the GIS Registry to clarify that there is no known soil remaining on the property that exceeds NR 720 RCL standards. Depending on the concentration of contamination in groundwater at the time the site is granted full closure, the site may or may not be listed on the Groundwater GIS Registry in addition to listing on the Soil GIS Registry.

We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at (608) 275-3224.

Sincerely,

A handwritten signature in cursive script that reads "Randy Maass".

Randy Maass
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Robyn Seymour, Seymour Environmental, 2531 Dyreson Road, McFarland, WI 53558
Wendy Weihemuller, DNR



STATE BAR OF WISCONSIN FORM 1 - 1999

WARRANTY DEED

Document Number

This Deed, made between Lawrence J. Schmidt

Grantor, and Park Street Properties I, LLC

Grantor,

Grantee.

Grantor, for a valuable consideration, conveys to Grantee the following described real estate in Dana County, State of Wisconsin (the "Property") (if more space is needed, please attach addendum): See Legal Description Attached

DANE COUNTY REGISTER OF

DOCUMENT # 3723544

05/29/2003 04:31:04PM

Trans. Fee: 7500.00 Exempt #:

Rec. Fee: 13.00 Pages: 2

005008

Recording Office

Name and Return Address

James K. Reinhardt Boldt Consulting Services 1110 North Old World Third St. Suite 6100 Milwaukee, WI 53203

251/67099-232-2513-4; 2515-0; 22516-8

Parcel Identification Number (PIN)

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

Together with all appurtenant rights, title and interests.

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except municipal and zoning ordinances and agreements entered under them, recorded assessments for the distribution of utility and municipal services, recorded building and use restrictions and covenants, general taxes levied in the year of closing.

Dated this 19 day of May, 2003.

Signature of Lawrence J. Schmidt

AUTHENTICATION

Signature(s) Lawrence J. Schmidt

authenticated this 19 day of May, 2003

TITLE: MEMBER STATE BAR OF WISCONSIN

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

THIS INSTRUMENT WAS DRAFTED BY

Frederic J. Brouner DeWitt Ross & Stevens S.C.

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

ACKNOWLEDGMENT

STATE OF WISCONSIN)) ss. County.)

Personally came before me this 19 day of May, 2003 the above named

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

Notary Public, State of Wisconsin My Commission expires on 06/30/2004 (If not, state expiration date:)

WARRANTY DEED

STATE BAR OF WISCONSIN FORM No. 1-1999

*Names of persons signing in any capacity must be typed or printed below their signature.

DeWitt Ross Stevens 2 East Mifflin Street, Su, Madison WI 53703 Phone: 6082529240 Fax: 6082529243

Produced with ZipForm™ by RE FormNet, LLC 16025 Fishon Mile Road, Clinton Township, Michigan 48822, 9800 383-8885

25979/451244

2/13

005009

GRANTOR: LAWRENCE J. SCHMIDT

GRANTEE: PARK STREET PROPERTIES I, LLC

The North 10 feet of Lot Seventeen (17) and all of Lot Eighteen (18), Harloff's Subdivision of the South 4 acres of Outlot Ten (OL10), University Addition to the City of Madison, in the City of Madison, Dane County, Wisconsin.

Lot Nineteen (19), Harloff Subdivision of the South 4 acres of Outlot Ten (OL10), University Addition to the City of Madison, in the City of Madison, Dane County, Wisconsin.

A part of Outlot Ten (10), University Addition to City of Madison, in the City of Madison, Dane County, Wisconsin, described as follows: Beginning at a point on the East line of Park Street which is 90 feet North of the Northwest corner of Lot 19, in Harloff Subdivision; thence East at right angles to Park Street 30 feet; thence South parallel to Park Street 30 feet; thence East at right angles to Park Street 158.5 feet; thence South parallel to Park Street 60 feet; thence West at right angles to Park Street 188.5 feet to the Northwest corner of said Lot 19 in Harloff Subdivision; thence North along Park Street 90 feet to the place of beginning.

A part of Outlot Ten (10), University Addition to City of Madison, in the City of Madison, Dane County, Wisconsin, described as follows: Beginning at a point on the East line of Park Street which is 100 feet North of the Northwest corner of Lot 19, Harloff Subdivision; thence East at right angles to Park Street 188.5 feet; thence South parallel to Park Street 40 feet; thence West at right angles to Park Street 158.5 feet; thence North parallel to Park Street 30 feet; thence West at right angles to Park Street 30 feet to the East line of Park Street; thence North along the East line of Park Street 10 feet to the point of beginning.

Tax Key No. 251/0709-232-2516-8

Property Address: 29 N. PARK STREET, MADISON, WI 53715

"Address, as provided with application for title insurance and shown here only for reference"

Tax Key No. 251/0709-232-2515-0

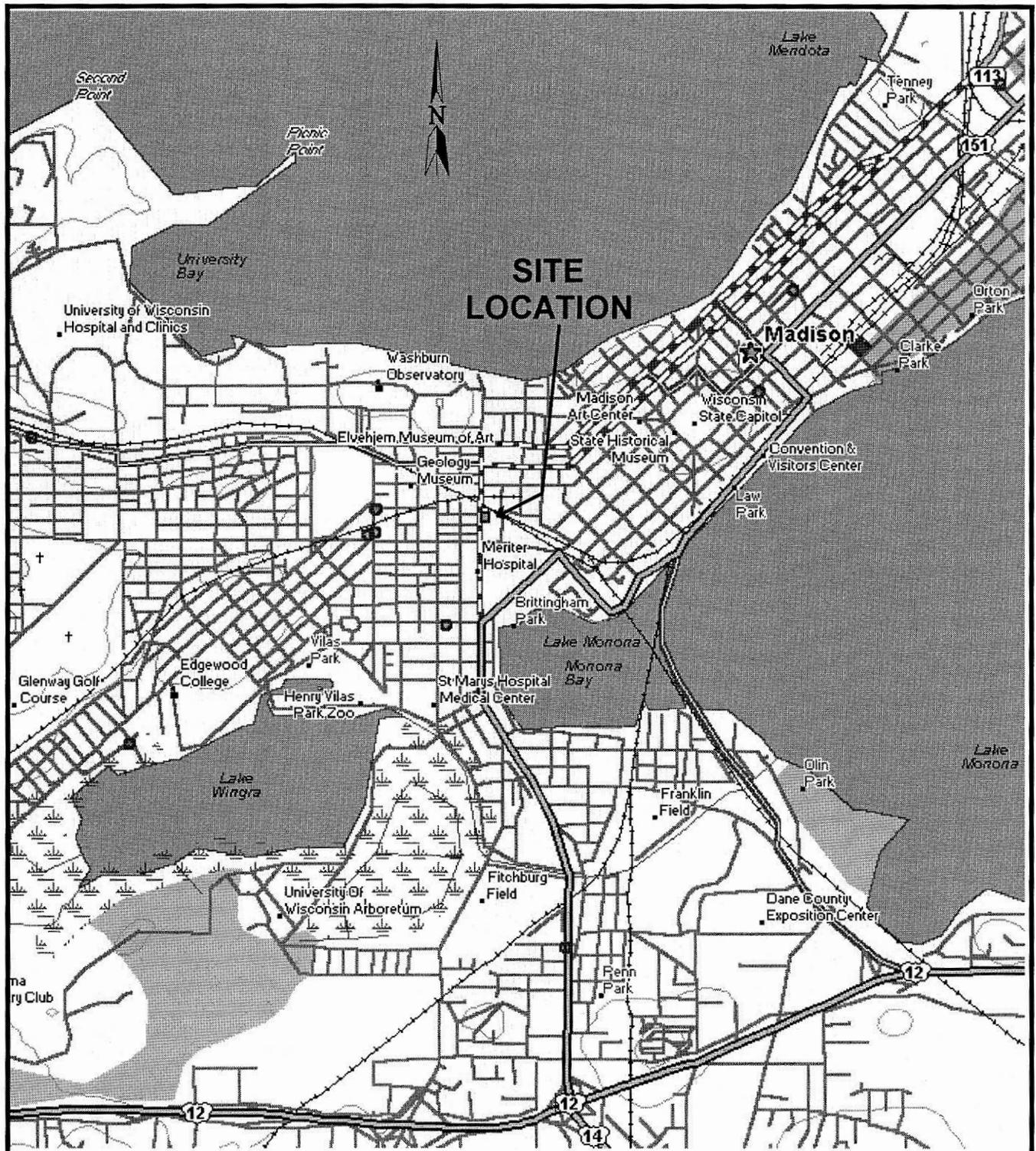
Property Address: 35 N. PARK STREET, MADISON, WI 53715

"Address, as provided with application for title insurance and shown here only for reference"

Tax Key No. 251/0709-232-2513-4

Property Address: 41 N. PARK STREET, MADISON, WI 53715

"Address, as provided with application for title insurance and shown here only for reference"



LEGEND

● - Municipal Water-Supply Well Location

0' 3000'

1 INCH = 3000 FEET

FILE/PATH: D:\DATA\PROJECTS\SCHMIDT\PARK ST REPORT\GIS\Fig1.cdr

DATE: 09/16/2004

PREPARED: MDF APPROVED:

SOURCE: DeLorme Topo USA

SEYMOUR ENVIRONMENTAL SERVICES, INC.

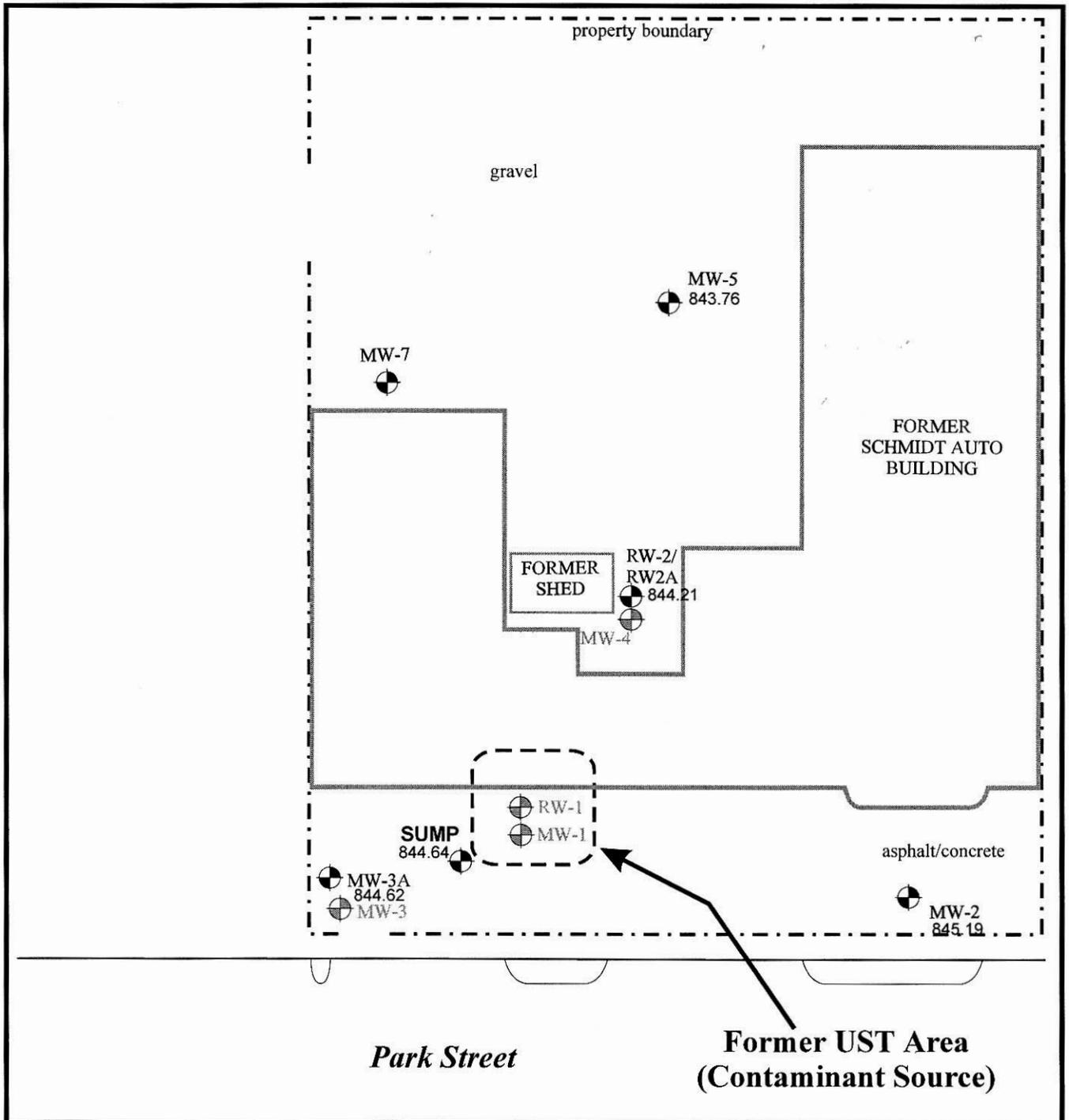
P. O. BOX 398, 2631 DREXEL ROAD, HURLELAND, WISCONSIN 53558

TELEPHONE: 608/838/9120 FAX: 608/836/9121

Site Location
 Schmidt's Auto
 39 North Park Street
 Madison, Wisconsin

FIGURE

1



LEGEND

Monitoring Well Location

Monitoring Well Location (abandoned)

MW-6

FILE/PATH: D:\DATA\PROJECTS\SCHMIDT\PARK ST\REPORTS\GIS\Fig2-source.cdr

DATE: 09/16/04

PREPARED: MDF APPROVED:

SOURCE:
SURVEY MAP/FIELD MEASUREMENTS

1 INCH = 30 FEET

SEYMOUR ENVIRONMENTAL SERVICES, INC.

P.O. BOX 399, 2531 DRESON ROAD, MADISON, WISCONSIN 53758
TELEPHONE: 608-836-9120 FAX: 608-536-9121

Site Layout Showing Contaminant Source
Schmidt's Auto
39 North Park Street
Madison, Wisconsin

FIGURE
2

TABLE 2
SUMMARY OF RECENT GROUNDWATER ANALYTICAL DATA
Former Schmidt's Auto - 39 N. Park Street - Madison, WI

Sample I.D.	Date Collected	Benzene	Ethylbenzene	Methyl-tert-butyl ether	Toluene	Total Trimethylbenzenes	Total Xylenes
MW-2	7/20/01	<0.48	<0.43	<0.67	<0.47	<1.03	<1.94
	2/7/02	<0.48	<0.43	<0.67	<0.47	<1.03	<1.94
	2/12/04	<0.30	<0.60	<0.58	<0.58	<1.18	<1.84
	07/30/04	<0.31	<0.5	<0.3	<0.3	<0.71	<0.92
MW-3/3A	7/20/01	<0.48	<0.43	<0.67	<0.47	2.9	<1.94
	2/7/02	2.2	0.84	8.7	0.82	<1.86	<2.47
	2/12/04	8.8	79	12	4.3	33	22.3
	07/30/04	4.3	127	2.28	4.73	43.3	4.49
MW-5	7/20/01	<0.48	<0.43	<0.67	<0.47	<1.03	<1.94
	2/7/02	<0.45	<0.82	<0.43	<0.68	<1.86	<2.47
	2/12/04	<0.30	<0.60	<0.58	<0.58	<1.18	<1.84
	07/30/04	<0.31	<0.5	<0.3	<0.3	<0.71	<0.92
MW-7	7/20/01	<0.45	<0.82	0.55	<0.68	<1.86	<2.47
	2/7/02	<0.45	<0.82	<0.43	<0.68	<1.86	<2.47
	7/30/04	na	na	na	na	na	na
	07/30/04	na	na	na	na	na	na
RW-1	7/20/01	590	50	26	57	125.1	71
	2/7/02	0.52	<0.82	<0.43	<0.68	<1.86	<2.47
	2/12/04	73	0.98	3.0	2.5	1.2	2.4
	07/30/04	16.3	<0.5	<0.3	3.02	7.21	3.946
RW-2	2/12/04	<0.30	<0.60	<0.58	<0.58	<1.18	<1.84
	07/30/04	<0.31	<0.5	<0.3	<0.3	<0.71	<0.92
WDNR PAL		0.5	140	12	200	96	1000
WDNR ES		5	700	60	1000	480	10000

- All concentrations are listed in ug/l
- na = not analyzed (well damaged)
- Soil remediation completed in summer 2003

- NR140 PAL = Preventative action limit (exceedances bold)
- NR140 ES = Enforcement Standard

TABLE 3 Excavation Soil Sample Analytical Summary
Former Schmidt's Auto
39 N. Park Street – Madison, Wisconsin

I.D.	Depth (feet)	Date	DRO	GRO	Benzene	Ethylbenzene	Methyl tert-Butyl Ether	Napthalene	1,3,5 TMB	1,2,4 TMB	Toluene	Total Xylenes	Lead
#1	18	8/10/99	<5.8	<5.8	<0.029	<0.029	<0.029	na	<0.029	<0.029	<0.029	0.058	2.98
#2	8	8/10/99	<5.5	<5.5	0.192	0.079	<0.028	na	0.039	0.242	0.246	0.579	3.19
#3	8	8/10/99	<5.7	<5.7	<0.028	<0.028	<0.028	na	<0.028	<0.028	<0.028	0.058	2.02
#5	11	8/10/99	<6.1	<6.1	0.037	<0.031	<0.031	na	<0.031	<0.031	0.084	0.131	2.24
#7	10	8/11/99	1,470	749	5.540	21.7	<2.63	na	29.7	98.5	<2.63	161.8	9.22
#8	10	8/11/99	<6.0	<33.1	0.303	1.040	<0.030	na	0.821	2.69	0.396	3.946	3.80
#10	11	8/11/99	<5.5	<5.5	<0.027	<0.027	<0.027	na	0.029	0.093	<0.027	0.090	1.99
#12	11	8/11/99	<5.7	<5.7	<0.029	<0.029	<0.029	na	<0.029	<0.029	<0.029	0.033	2.57
#15	15	8/12/99	<5.6	<5.6	<0.028	<0.028	<0.028	na	<0.028	<0.028	<0.028	<0.028	2.32
#16	5	4/15/03	690	2400	6.700	71.000	1.700	28.000	43.000	140.000	200.000	304.000	na
#18	12	4/15/03	<4.4	3.2	<0.025	<0.025	<0.025	0.033	0.031	0.073	0.034	0.067	na
#19	12	4/15/03	11	26	<0.025	0.110	<0.025	0.330	0.280	0.660	<0.025	0.460	na
#20	11.5	4/15/03	720	2300	6.800	42.000	6.400	18.000	28.000	87.000	120.000	175.000	na
#26	12	4/16/03	<3.8	<2.7	<0.025	<0.027	<0.025	0.032	0.031	0.100	<0.025	0.061	na
#28	11	4/16/03	<5.0	6.3	<0.025	0.073	0.043	0.036	0.065	0.150	0.320	0.320	na
NR 720 RCL			100	100	0.0055	2.9	ns	ns	ns	ns	1.5	4.1	500
Comm 46 Table 1			ns	ns	8.5	4.6	ns	2.7	11	83	38	42	ns
Comm 46 Table 2			ns	ns	1.1	ns	ns	ns	ns	ns	ns	ns	ns

All values reported in milligrams per kilogram (mg/kg)
na = not analyzed
ns = No standard established

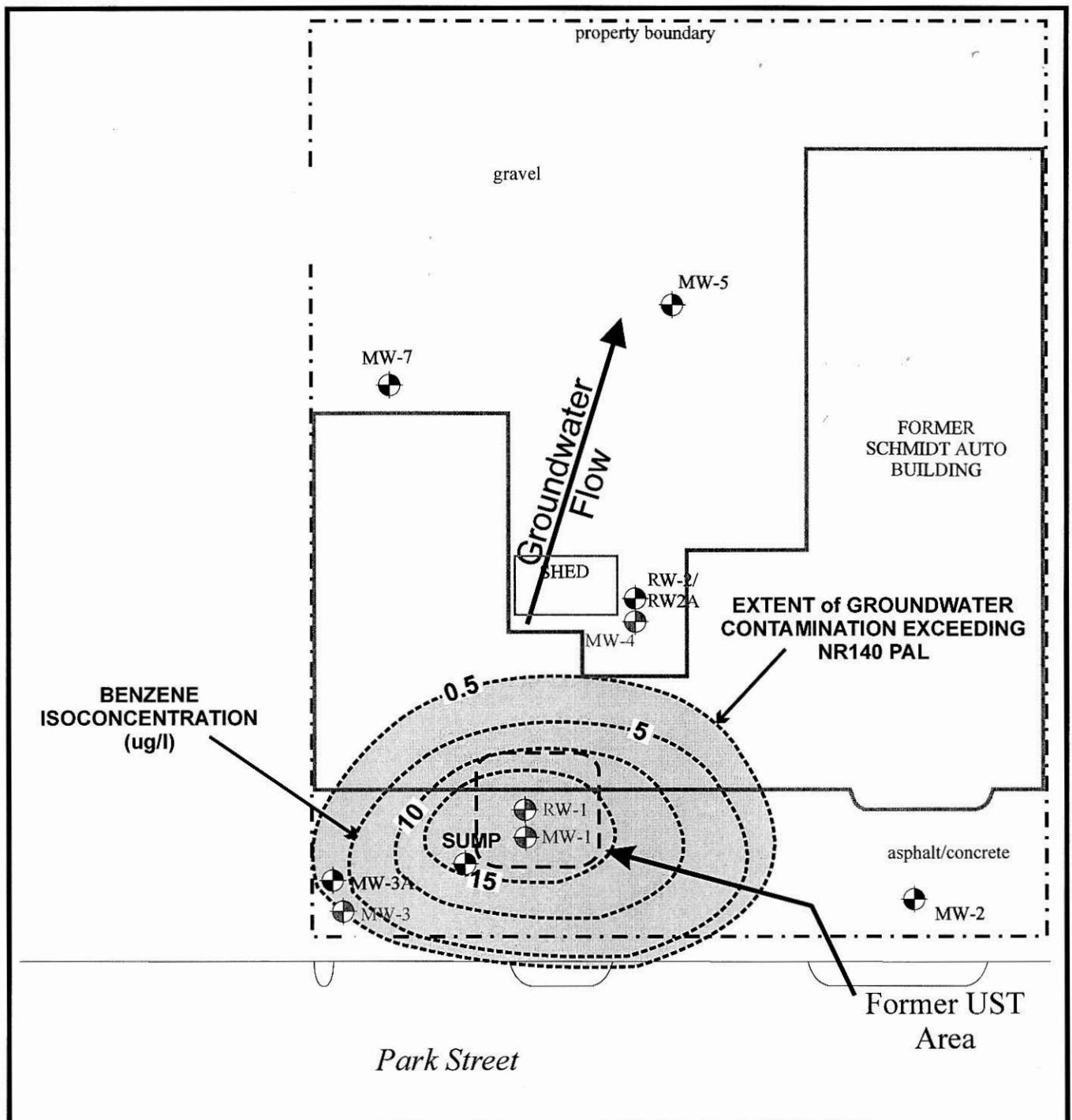
TMB = Trimethylbenzene
Bold values indicate NR 720 residual contaminant level (RCL) exceedances

TABLE 3 Excavation Soil Sample Analytical Summary
Former Schmidt's Auto
39 N. Park Street – Madison, Wisconsin

I.D.	Depth (feet)	Date	DRO	GRO	Benzene	Ethylbenzene	Methyl tert-Butyl Ether	Napthalene	1,3,5 TMB	1,2,4 TMB	Toluene	Total Xylenes	Lead
#29	11	4/16/03	640	96	0.140	2.000	0.210	1.300	1.600	5.000	0.600	6.800	na
#30	11.5	4/17/03	<5.8	9.4	0.032	0.180	<0.025	0.560	0.180	0.700	0.100	0.425	na
#34	12	4/17/03	<5.3	<3.0	<0.027	0.067	<0.027	0.039	0.040	0.091	0.240	0.279	na
#35	18	5/13/03	<4.2	<2.9	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	4.3
#36	8	5/13/03	<4.9	<2.9	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	1.7
#37	8	5/13/03	<4.7	<2.8	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	6.3
#38	11	5/13/03	1000	3100	3.2	80.0	3.0	na	50.0	160.0	73.0	315.0	2.4
#40	3	5/13/03	380	na	na	na	na	na	na	na	na	na	na
#41	10	5/13/03	17	29	0.150	1.300	<0.025	na	0.400	2.800	0.110	1.500	2.8
#42	11	5/13/03	6.7	32	0.150	1.500	<0.025	na	0.410	2.900	0.140	2.580	5.8
#43	11.5	7/2/03	na	na	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	na
#44	11.5	7/2/03	na	na	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	na
#45	11.5	7/2/03	na	na	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	na
#46	3.5	7/2/03	<5.2	na	<0.025	<0.025	<0.025	na	<0.025	<0.025	<0.025	<0.075	na
NR 720 RCL			100	100	0.0055	2.9	ns	ns	ns	ns	1.5	4.1	500
Comm 46 Table 1			ns	ns	8.5	4.6	ns	2.7	11	83	38	42	ns
Comm 46 Table 2			ns	ns	1.1	ns	ns	ns	ns	ns	ns	ns	ns

All values reported in milligrams per kilogram (mg/kg)
na = not analyzed
ns = No standard established

TMB = Trimethylbenzene
Bold values indicate NR 720 residual contaminant level (RCL) exceedances.



LEGEND

- Monitoring Well Location
- Monitoring Well Location (abandoned)

MW-6

1 INCH = 30 FEET

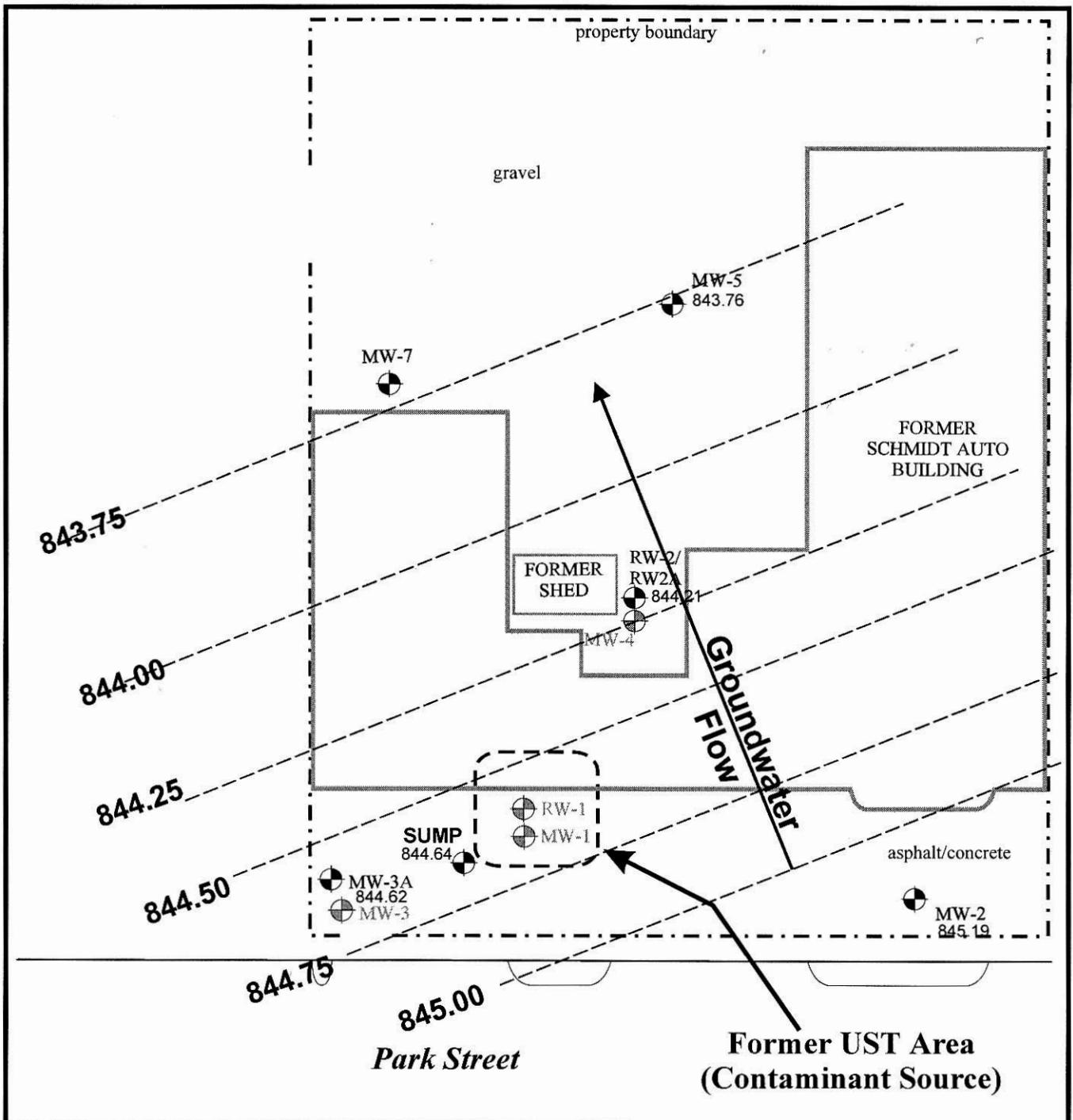
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DATE: 09/16/04	
PREPARED: MDF	APPROVED:
SOURCE: SURVEY MAP/FIELD MEASUREMENTS	

SEYMOUR ENVIRONMENTAL SERVICES, INC.

P.O. BOX 396, 2531 DRESON ROAD, MCRAE, WISCONSIN 53558
TELEPHONE: 608-839-9120 FAX: 608-839-9121

Distribution of Benzene in Groundwater (07/30/2004)
Schmidt's Auto
39 North Park Street
Madison, Wisconsin

FIGURE
4



<p>LEGEND</p> <p>Monitoring Well Location</p> <p>Monitoring Well Location (abandoned)</p>	<p>MW-6</p>	<p>FILE/PATH: D:\DATA\PROJECTS\SCHMIDT\PARK ST\REPORTS\GIS\fig3-gwflow.cdr</p>
		<p>DATE: 09/16/04</p>
	<p>0' 30'</p> <p>1 INCH = 30 FEET</p>	<p>PREPARED: MDF APPROVED:</p>
		<p>SOURCE: SURVEY MAP/FIELD MEASUREMENTS</p>

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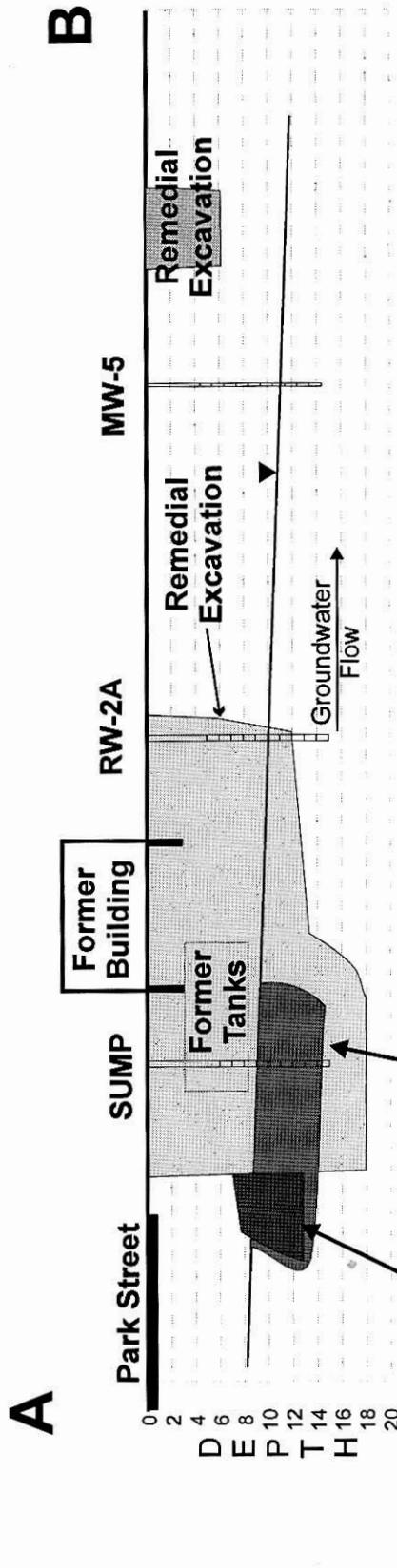
Typical Water-Table Contour Map (07/30/2004)

Schmidt's Auto
39 North Park Street
Madison, Wisconsin

FIGURE

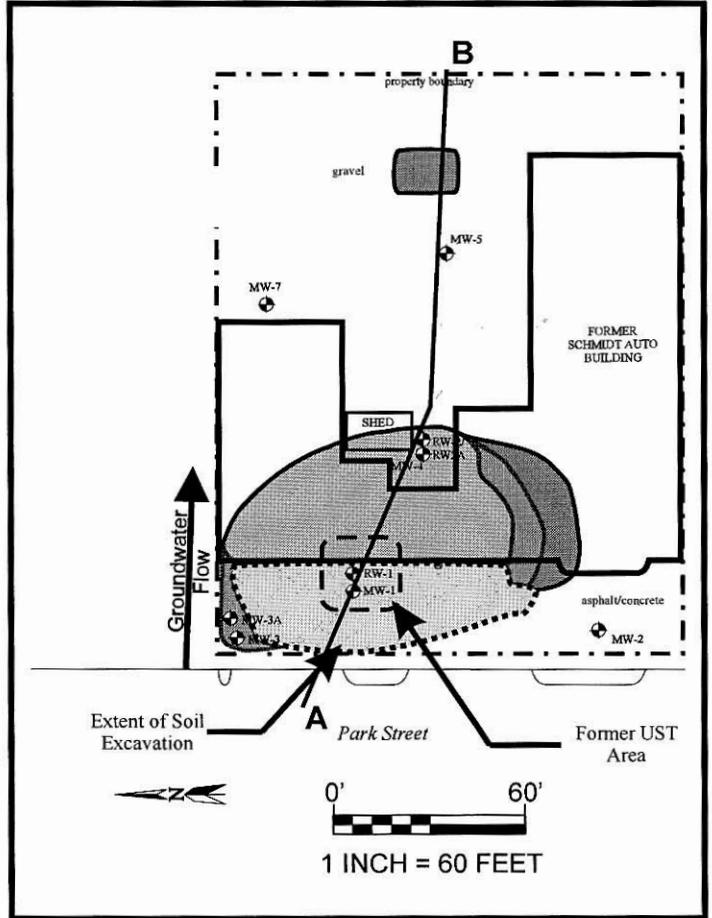
3

CROSS-SECTION



Residual Contamination Exceeding NR720 RCLs

Groundwater Contamination Exceeding NR140 PALS



FILE/PATH: D:\DATA\PROJECTS\SCHMIDT\PARK ST\REPORTS\GIS\Fig5-secti on.cdr

DATE: 09/16/04

PREPARED: MDF

APPROVED:

SOURCE:

SURVEY MAP/FIELD MEASUREMENTS

SEYMOUR ENVIRONMENTAL SERVICES, INC.

P. O. BOX 398, 2531 DINESDALE ROAD, MENAISHA, WISCONSIN 53553
TELEPHONE: 608-438-9120 FAX: 608-638-9121

CROSS-SECTION
Schmidt's Auto
39 North Park Street
Madison, Wisconsin

FIGURE

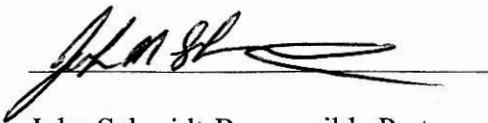
5

ATTACHMENT B
REQUIRED DOCUMENTATION FOR WDNR
GIS REGISTRY OF CLOSED REMEDIATION SITES
SOIL

(BRRTS # 03-13-002814)

- ◆ In March 2004 a check was submitted to the WDNR for GIS registry of the site for soil contamination exceeding the NR720 RCLs.
- ◆ A copy of the most recent deed is attached.
- ◆ The contaminated site boundary lies entirely within one property and the adjacent street right-of-way. The parcel identification number is Dane County # 251/0709-232-2513-4.
- ◆ A site location map is attached.
- ◆ A map of the property showing structures and the location of residual soil contamination exceeding NR720 RCLs is attached.
- ◆ A table of the soil analytical results is attached.
- ◆ A map showing the location where soil samples were collected and extent of residual contamination exceeding NR720 RCLs is attached.
- ◆ A cross-section showing the elevation of the residual soil contamination is attached.
- ◆ A copy of a letter to the City of Madison Engineering Department notifying them of potential soil contamination beneath the Park Street right-of-way is attached.

To the best of my knowledge the legal description and parcel information attached to this package are accurate. The contamination does not extend onto any neighboring properties but does extend beneath the public street right-of-ways.



John Schmidt-Responsible Party

- ◆ The geographic position of the property based on the WTM91 projection is (568806, 288644)

SEYMOUR ENVIRONMENTAL SERVICES, INC.

2531 DYRESON ROAD
P.O. BOX 398
McFARLAND, WISCONSIN 53558-0398
TELEPHONE: 608-838-9120 FAX: 608-838-9121

March 24, 2004

Mr. Joseph L. DeMorett
City of Madison-Department of Public Works
City-County Building
210 Martin Luther King, Jr. Boulevard
Madison, Wisconsin 53710

RE: Confirmation of Petroleum Contamination in right-of-way
Former Schmidt's Auto, Inc.
39 North Park Street
Madison, Wisconsin

Dear Mr. DeMorett:

I am notifying you of the presence of residual soil contamination on the City of Madison right-of-way under the sidewalk next to the above referenced site. I have attached a map showing the estimated extent of the residual contamination. The City was doing road work during our first phase of soil remediation and no note was made of contaminated soil in the street. We conclude that the contamination ends under the sidewalk or on the very eastern portion of Park Street.

If you have any questions about the site please feel free to give Mark Fryman or me a call at (608) 838-9120 anytime. If we should notify anyone else with the City please let me know.

Sincerely,
Seymour Environmental Services



Robyn Seymour
Hydrogeologist

enclosure

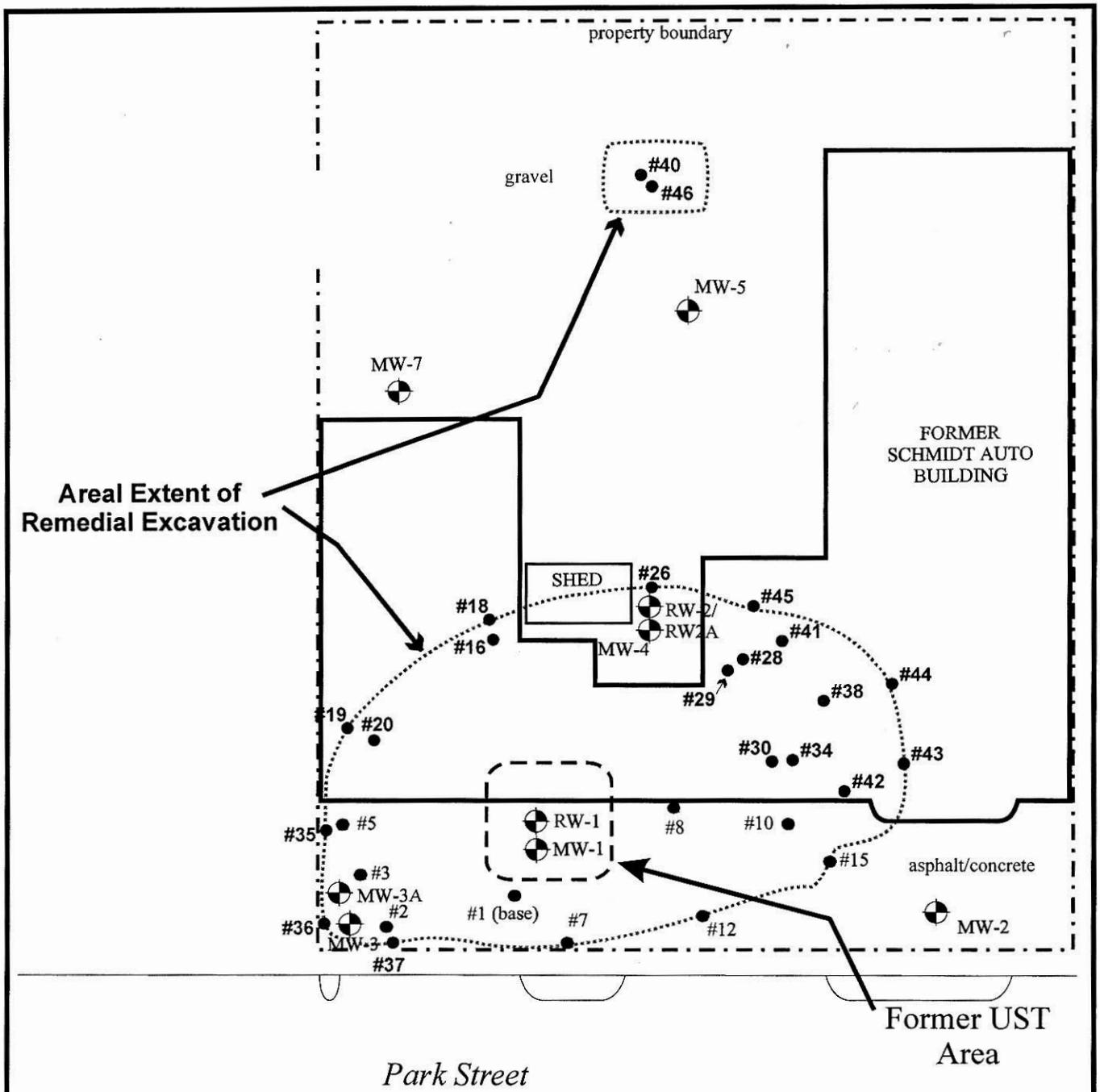
cc: Mr. John Schmidt – Responsible Party
Mr. James R. Kleinfeldt, Boldt Consulting – Property Owner

Brief Written Case History

Petroleum-related contamination was found associated with five underground storage tanks (USTs) at the Schmidt's Auto, Inc. (Schmidt's) property at 39 N. Park Street, Madison, Wisconsin in 1996. Seymour Environmental Services, Inc. (Seymour) was retained to perform a contamination assessment and conduct site restoration. The investigation, performed during 1996 and 1997, defined the extent of soil and groundwater contamination, and delineated a significant quantity of free product on the water table.

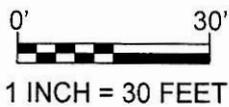
Free product recovery began shortly after the investigation began and was first conducted by hand bailing and then by using a free product recovery system. Soil and groundwater contamination as well as free product were present in front (west) of the site, under the building and on the back (east) side of the site. Accessible contaminated soil was excavated from the site in August, 1999. The results of the sidewall samples showed that only four sidewall samples contained compounds above the guidelines. Two of the contaminated samples were along the building foundation and would be accessible later. A second phase of remediation was conducted at the site after the buildings had been demolished in the summer of 2003. Three separate excavations were conducted until all of the onsite soil exceeding any guidelines was removed. The second round of excavation removed the area of one of the sidewall samples that exceeded the RCLs during the first excavation. No contaminated soil is on the site, the only remaining contaminated soil is from a sample collected from soil under the sidewalk on the City of Madison right-of-way.

The results of the final excavation border sampling show that all of the onsite contaminated soil has been removed, the only remaining contained soil is under the sidewalk on the City of Madison right-of-way. We are requesting unrestricted closure of the soil at the site with a GIS registry for the residual offsite contamination.



LEGEND

- Soil Sample Location
- ⊕ Monitoring Well Location



FILE/PATH: D:\DATA\PROJECTS\SCHMIDT\PARK ST REPORTS\SOIL\fig7-excavsamples.cdr	
DATE: 12/20/03	
PREPARED: MDF	APPROVED:
SOURCE: SURVEY MAP/FIELD MEASUREMENTS	

SEYMOUR ENVIRONMENTAL SERVICES, INC.

P. O. BOX 308, 2531 DIXSON ROAD, MCRAILAND, WISCONSIN 53558
 TELEPHONE: 608/8389120 FAX: 608/8389121

Confirmation Sampling Locations

Schmidt's Auto
 39 North Park Street
 Madison, Wisconsin

FIGURE

7