

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

- For DNR County and Region list go to:  
g:\pf\pecfa\site\gis\BRRTS County and Region Codes.xls
- To begin, click on field to the right of *BRRTS ID (no dashes)*:
- Use Tab, ↓ or Pg Down to navigate form. Print & include with file when completed.

This is a:	New Submittal
BRRTS ID (no dashes):	<b>0313252675</b>
Comm # (no dashes):	53703301299
County:	Dane
Region:	South Central
Site name:	Marquip Inc
Street Address:	99 S Baldwin St
City:	Madison
Final Closure Date	2001-03-21
Closure Conditions:	met
Off-source property contamination? (If yes, attach locational data and deed information on pg. 2)	No
Right-of-way contamination?	No
Contaminated media:	Groundwater
GPS Coordinates (meters in the <b>WTM91</b> projection)	
Easting (X):	571682.000000000
Northing (Y):	290652.000000000
Collection Method:	
Scale or Resolution:	1:08,000
(1:24,000 scale or finer)	("1:" and comma is default)
Prepared by:	
Submitted by:	Cheryl Nelson

Source Property Checklist

- Final Closure Letter
- Copy of the most recent deed, which includes legal description for all properties w/ GW > NR 140 ES
- Where the legal description in the deed(s) refers to a certified survey map or recorded plat map, include those documents
- Parcel ID for all properties w/ GW > NR 140 ES
- General Location Map
- Detailed Location Map showing property boundaries, buildings, MW(s) and/or potable wells etc for properties with GW > NR140 ES
- Latest Map(s) showing extent or outline of current GW plume (isoconcentrations)
- Map showing GW flow direction
- Latest Table of GW results
- Geologic cross section (if generated as part of the site investigation)
- Statement signed by RP certifying correctness of legal descriptions
- Updated Database



March 21, 2001

Mr. Kent Swenson  
Marquip, Inc.  
1245 East Washington Avenue  
Madison, WI 53703

Mr. David Nemetz  
Liesch Environmental Services  
6000 Gisholt Dr., Suite 203  
Madison, WI 53713

Subject: **Case Closure** – Marquip, Inc.  
99 South Baldwin St., Madison  
COMMERCE #53703-3012-99.

DNR #03-13-252675

Dear Mr. Swenson:

The above referenced site was reviewed for closure by Wisconsin Department of Commerce PECFA Site Review staff in response to the closure request prepared by your consultant, Liesch Environmental Service, Inc. A conditional closure status was approved on January 9, 2001. Conditions of closure were the filing of a Deed Instrument and abandonment of the monitoring wells. On February 19, 2001, the Department received these conditions of closure. Using the standards established in NR 700, and the risk criteria of Comm 46, the Department has determined that this site does not pose a significant threat to the environment and human health and no further investigation or remedial action is necessary.

**IMPORTANT:** If, in the future subsequent information indicates a need to reopen this case, any original claim under the PECFA fund would also reopen and you may apply for assistance to the extent of remaining eligibility.

If you have any questions, feel free to contact me at (608) 266-0593.

Sincerely,

Brian F. Taylor  
Hydrogeologist  
Department of Commerce  
PECFA Site Review Section

Enclosure

cc: electronic storage



000783

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

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

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

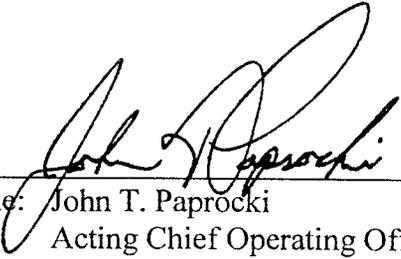
Residual petroleum contaminated soil remains on this site. According to the report filed by Liesch Environmental Services, Inc. dated November 22, 2000, the residual contaminated soils and groundwater are located beneath the building at 99 South Baldwin Street with groundwater moving in a southeasterly direction. Natural attenuation is the approved remedial alternative for this site. If contaminated soil is excavated in the future, it may be considered a solid waste and will need to be disposed of in accordance with all applicable laws. File references: PECFA Claim Number 53703-3012-99B and BRRTS 03-13-252675, Liesch Environmental, Inc., Report dated November 22, 2000.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Commerce, or its successor, issue a determination that the restrictions set forth in this covenant are no longer required. That property owner shall provide any and all necessary information to the Department in order for the Department to be able to make a determination. Upon receipt of such a request, the Department shall determine whether or not the restrictions contained herein can be extinguished. Conditions under which a restriction may be extinguished will be determined in accordance with the site specific standards, rules and laws for this property. If the Department determines that the restrictions can be extinguished, an affidavit, with a copy of the Department's written determination, may be recorded to give notice that this restriction, or portions of this restriction are no longer binding. Any restriction placed upon this property shall not be extinguished without the Department's written determination.

**IN WITNESS WHEREOF**, the owner of the property, by its duly authorized, court-appointed agent, John T. Paprocki, has executed this document this 17th day of January, 2001.

By signing this document, John T. Paprocki acknowledges that he is duly authorized to sign this document on behalf of MLC Northern, Inc., f/k/a Marquip, Inc., Debtor-in-Possession.

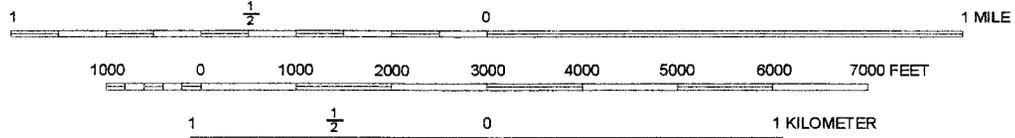
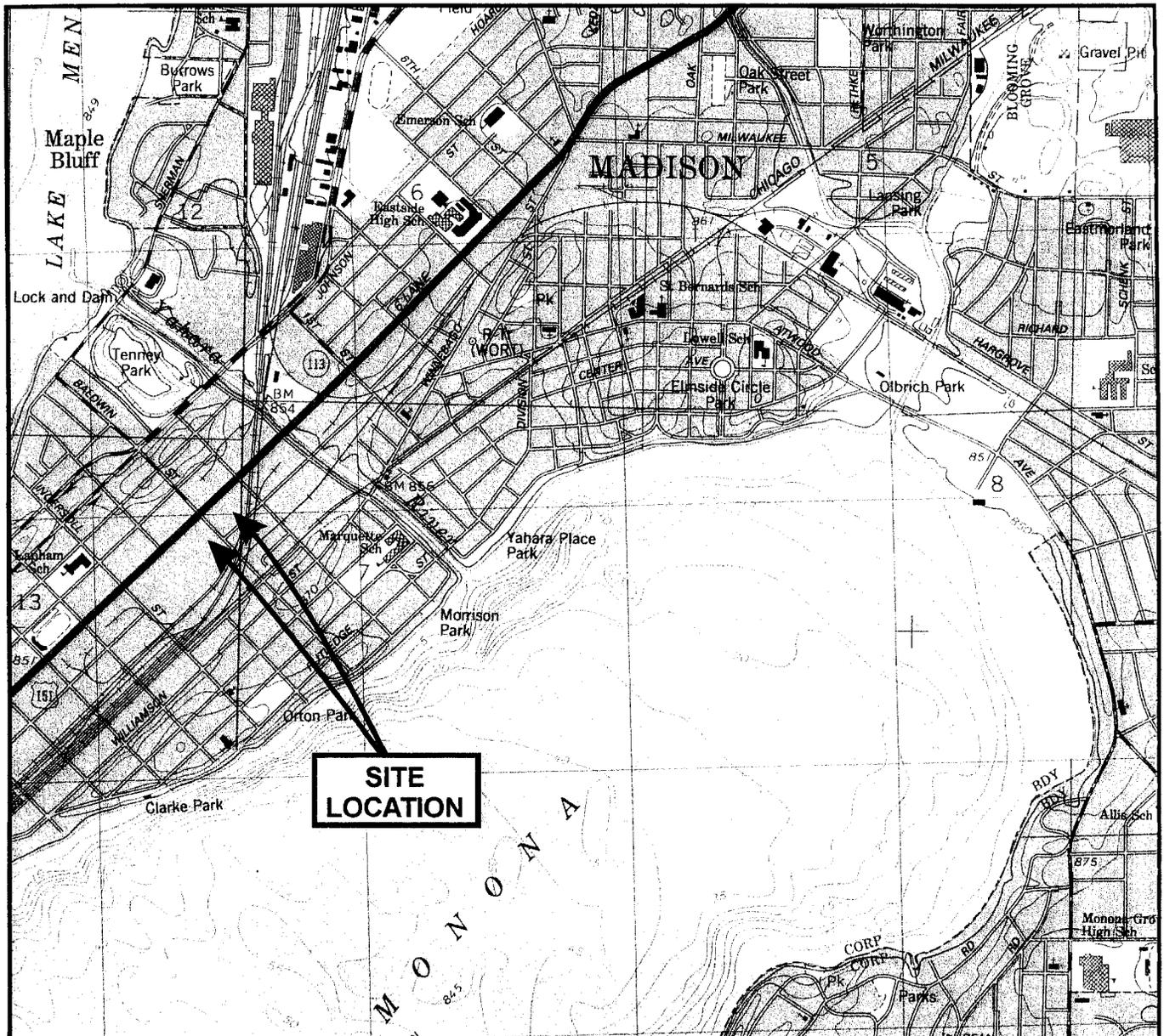
000784

Signature:   
Printed Name: John T. Paprocki  
Title: Acting Chief Operating Officer

Subscribed and sworn to before me  
this 17<sup>th</sup> day of January, 2001.

  
Notary Public, State of Wisconsin  
My Commission: is permanent

This instrument drafted by the Wisconsin Department of Commerce



SCALE 1 : 24 000  
 CONTOUR INTERVAL 10 FEET  
 DATUM IS MEAN SEA LEVEL



QUADRANGLE LOCATION

FILE/PATH: J:\FIGURES\65625\SITELOC.CDR	
DATE: 04/24/00	
PREPARED: DAN	APPROVED: DRM
SOURCE: USGS QUADRANGLE - 7.5 MINUTE SERIES, MADISON EAST, WI, 1983.	

**LIESCH**  
 LIESCH ENVIRONMENTAL SERVICES, INC.  
 6000 GISHOLT DRIVE, SUITE 203  
 MADISON, WI 53713

**SITE LOCATION**  
**MARQUIP, INC.**  
 1245, 1325 E. WASHINGTON AVENUE  
 99 S. BALDWIN, 26 S. DICKINSON STREET  
 MADISON, WISCONSIN

**FIGURE**

**1**

# EXPLANATION

Property line boundary



Underground Storage Tank (UST)

- A - 300-gallon Gasoline
- B - 550-gallon Waste Oil
- C - 1,000-gallon Gasoline
- D - 180-gallon Gasoline

Excavation/UST Removal (April 2000)



Soil boring location with identifier (Dames & Moore, July 1987)



Soil boring location with identifier (Liesch, April, August, October, and November 2000)



Monitoring well location with identifier.



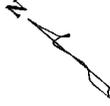
Estimated extent of petroleum groundwater contamination above NR 140 ES levels.



Estimated extent of chlorinated groundwater contamination above NR 140 ES levels.

NOTE: Benzene concentrations included for reference

- Concentrations in red above NR 140 ES
- Concentrations in orange above NR 140 PAL
- Concentrations in green below NR 140 PAL



0 50 100 200 FT

SCALE IS APPROXIMATE

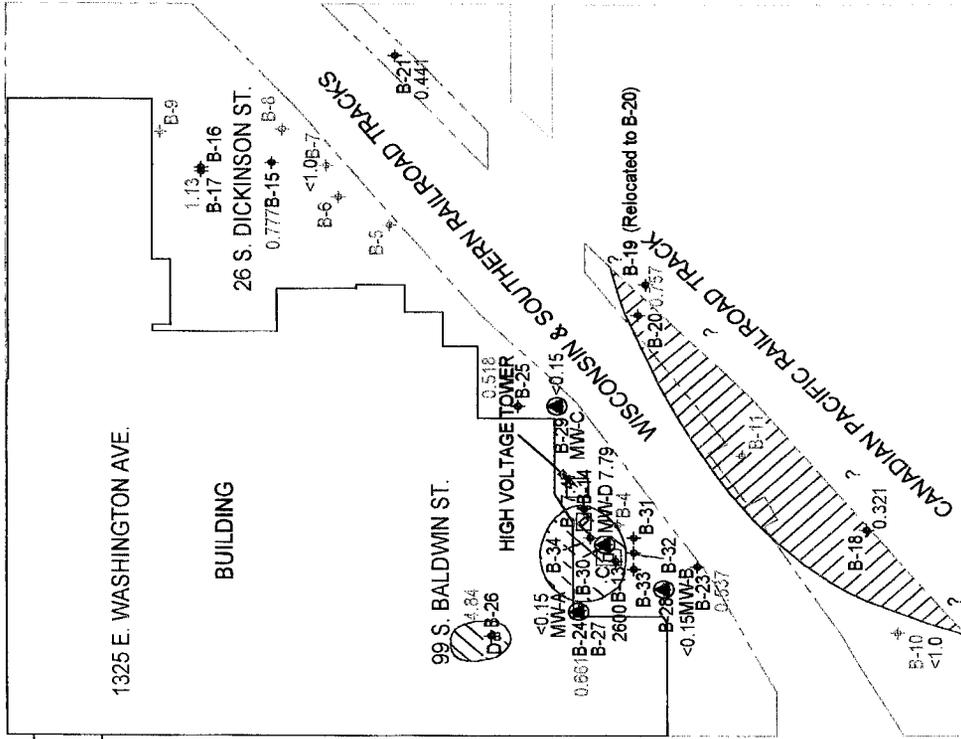
FILE: J:\FIGURES\6263\SITEPLAN.DWG	CHECKED BY: DRM
DATE: 11/21/00	DRAWN BY: DAN
SOURCE: 1986 LAND TITLE SURVEY BY DONOPRIO, KOTTKE, AND ASSOCIATES, INC. 1987 SITE PLAN BY DAMES & MOORE, INC.	

**AERIAL EXTENT OF  
GROUNDWATER CONTAMINATION MAP**  
  
**MARQUIP, INC.**  
 1245/1325 E. WASHINGTON AVENUE  
 99 S. BALDWIN, 26 S. DICKINSON STREET  
 MADISON, WISCONSIN

**LFESCH**  
 LFESCH ENVIRONMENTAL SERVICES, INC.  
 6000 GISHOLT DRIVE, SUITE 203  
 MADISON, WI 53713

**FIGURE**  
6

EAST WASHINGTON AVENUE



E. MAIN ST.

SOUTH DICKINSON STREET

SOUTH BALDWIN STREET

RAILROAD STREET



**Table 4**  
**Groundwater Laboratory Analytical Results (Borings)**  
**August 28, 2000**  
 Marquip, Inc.  
 Madison, Wisconsin

	B-23	B-24	B-25	B-26	FD (B-26)	Trip	PAL	ES
<b>PETROLEUM (µg/l)</b>								
Diesel Range Organics (DRO)				7,940			-	-
Gasoline Range Organics (GRO)				1,550	1,020	<50	-	-
<b>PETROLEUM VOLATILES (µg/l)</b>								
Benzene	<i>0.537</i>	<i>0.661</i>	<i>0.518</i>	<i>4.84</i>	<b>10.7</b>	<0.15	<i>0.5</i>	<b>5</b>
n-Butylbenzene	<0.15	0.16*	0.197*	<1.50	<1.50	<0.15	-	-
sec-Butylbenzene	<0.15	<0.15	<0.15	333	829	<0.15	-	-
tert-Butylbenzene	<0.15	<0.15	<0.15	173	330	<0.15	-	-
Ethylbenzene	0.892*	0.841*	0.715*	7.81	13.9	<0.5	<i>140</i>	<b>700</b>
Isopropylbenzene	<0.15	<0.15	<0.15	200	412	<0.15	-	-
Naphthalene	<0.8	<0.8	0.849*	<b>547</b>	<b>1,750</b>	<0.8	<i>8</i>	<b>40</b>
Toluene	2.28	2.38	1.83	11.3	22.1	<0.4	<i>200</i>	<b>1,000</b>
Trimethylbenzenes (total)	0.966*	0.853*	0.629*	23.0	15.3	<0.55	<i>96</i>	<b>480</b>
Xylenes (total)	2.78	2.53	1.51*	2.85	4.90	<0.55	<i>1,000</i>	<b>10,000</b>
<b>CHLORINATED VOLATILES (µg/l)</b>								
Chloroethane	<0.15	<0.15	<0.15	<1.50	<1.50	<0.15	<i>80</i>	<b>400</b>
Chloromethane	<0.15	<0.15	<0.15	<1.50	<1.50	<0.15	<i>0.3</i>	<b>3</b>
1,1-Dichloroethane	<0.15	<0.15	<0.15	<1.50	<1.50	<0.15	<i>85</i>	<b>850</b>
1,2-Dichloroethane	<0.15	<0.15	<0.15	<1.50	<1.50	<0.15	<i>0.5</i>	<b>5</b>
Trichloroethene (TCE)	<0.4	<0.4	<0.4	<4.00	<4.00	<0.4	<i>0.5</i>	<b>5</b>

Notes:

Only analytes detected in concentrations above method detection limits are listed on this table (except for chlorinated solvents--those listed include all compounds previously detected during Phase II April 2000 sampling).  
 Blank cell indicates analysis not performed.

PAL = NR 140 Preventive Action Limit

ES = NR 140 Enforcement Standard

< = below method detection limits

\* = value between limit of detection and limit of quantification

- = no PAL/ES established

µg/l = micrograms per liter (parts per billion)

Results in *italicized* highlight indicate contaminant above current PAL

Results in **bold** highlight indicate contaminant above current ES

**Table 5**  
**Groundwater Laboratory Analytical Results (Borings)**  
**November 9, 2000**  
 Marquip, Inc.--1245 E. Washington Avenue  
 Madison, Wisconsin

	B-35	B-38	B-39	FD (B-39)	Trip	PAL	ES
<b>PETROLEUM VOLATILES (µg/l)</b>							
Benzene	<0.15	<0.15	0.215*	0.227*	<0.15	<i>0.5</i>	<b>5</b>
Ethylbenzene	<0.5	<0.5	<0.5	<0.5	<0.5	<i>140</i>	<b>700</b>
Methyl tert-butyl ether (MTBE)	<0.3	<0.3	<0.3	<0.3	<0.3	-	-
Toluene	<0.4	<0.4	0.939*	0.983*	<0.4	<i>200</i>	<b>1,000</b>
Trimethylbenzenes (total)	<0.55	<0.55	<0.55	<0.55	<0.55	<i>96</i>	<b>480</b>
Xylenes (total)	0.175*	<0.55	0.87*	0.88*	<0.55	<i>1,000</i>	<b>10,000</b>

Notes:

Blank cell indicates analysis not performed.

PAL = NR 140 Preventive Action Limit

ES = NR 140 Enforcement Standard

< = below method detection limits

\* = value between limit of detection and limit of quantification

- = no PAL/ES established

µg/l = micrograms per liter (parts per billion)

Results in *italicized* highlight indicate contaminant above current PAL

Results in **bold** highlight indicate contaminant above current ES

**Table 6**  
**Historical Groundwater Laboratory Analytical Results**  
 Marquip, Inc.--99 S. Baldwin Street  
 Madison, Wisconsin

	DATE	UNITS	MW-A	MW-B	MW-C	MW-D	FD-1	Trip	PAL	ES
Gasoline Range Organics										
GRO	10/31/00	µg/l	<50.0	<50.0	<50.0	2,060	1,920	<50.0	-	-
Volatiles										
BENZENE	10/31/00	µg/l	<0.15	<0.15	<0.15	<b>7.79</b>	<b>7.51</b>	<0.15	0.5	5
n-BUTYLBENZENE	10/31/00	µg/l	<0.15	<0.15	<0.15	23.9	22.1	<0.15	-	-
1,4-DICHLOROBENZENE	10/31/00	µg/l	0.16*	<0.15	<0.15	<1.50	<3.00	<0.15	15	75
ETHYLBENZENE	10/31/00	µg/l	<0.5	<0.5	1.18*	<b>306</b>	<b>280</b>	<0.5	<b>140</b>	<b>700</b>
ISOPROPYLBENZENE	10/31/00	µg/l	<0.15	<0.15	<0.15	17.1	17.5	<0.15	-	-
NAPHTHALENE	10/31/00	µg/l	<0.8	<0.8	<0.8	<b>73.7</b>	<b>54.8</b>	<0.8	8	<b>40</b>
n-PROPYLBENZENE	10/31/00	µg/l	<0.15	<0.15	<0.15	35.9	32.2	<0.15	-	-
TOLUENE	10/31/00	µg/l	<0.4	<0.4	<0.4	4.76	<8.00	<0.4	200	<b>1,000</b>
TRIMETHYLBENZENES (total)	10/31/00	µg/l	<0.55	<0.55	0.845*	<b>369</b>	<b>298</b>	<0.55	96	<b>480</b>
XYLENES (total)	10/31/00	µg/l	<0.55	<0.55	2.33*	518	457	<0.55	<b>1,000</b>	<b>10,000</b>

**NOTES:**

Only analytes detected in concentrations above method detection limits are listed on this table.

Blank cell indicates analysis not conducted.

\* Result between limit of detection and limit of quantification

< Below method detection limit

PAL NR 140 preventive action limit

ES NR 140 enforcement standard

- No PAL or ES established

µg/l micrograms per liter (parts per billion)

Results in *italicized* highlight indicate contaminant above the current PAL

Results in **bold** highlight indicate contaminant above the current ES

**Table 7**  
**Groundwater Field Data**  
**October 31, 2000**  
 Marquip, Inc.--99 S. Baldwin Street  
 Madison, Wisconsin

	Units	MW-B	MW-C	MW-D	MW-A
Location		upgradient	sidegradient	plume	downgradient
<b>WELL PURGING</b>					
Top of Riser Elevation (apx. NGVD)	feet	855.24	853.38	854.76	854.61
Depth to Water (from TOR)	feet	8.40	6.68	8.08	7.97
Water Table Elevation	feet	846.84	846.70	846.68	846.64
Depth to Bottom (from TOR)	feet	16.65	13.50	14.70	14.50
Height of Water Column	feet	8.25	6.82	6.62	6.53
Four Well Volumes	gallons	5.3	4.4	4.2	4.2
Volume Purged	gallons	15	20	15	15
<b>FIELD PARAMETERS</b>					
Aromatic Odor		None	None	Present	None
Color		Light brown	Light brown	Light brown	Light brown
Turbidity		Present	Present	Present	Slight
Temperature	°C	18.5	18.4	18.4	18.8
pH		7.21	7.26	6.90	6.94
Specific Conductivity	µS	1,203	743	2,214	1,847
Dissolved Oxygen	mg/l	0.21	0.19	0.19	0.14
percent of saturation	%	2.3	2.0	1.8	1.5
Redox Potential (ORP)	mV	+18	+21	-4	-58
<b>PETROLEUM</b>					
Gasoline Range Organics	µg/l	<50	<50	2,060	<50

Notes:  
 NGVD = National Geodetic Vertical Datum of 1929  
 mg/l = milligrams per liter  
 µg/L = micrograms per liter  
 µS = microSiemens (micromhos per cm at 25°C)  
 mV = millivolts  
 Blank cell indicates analysis not run.