

GIS REGISTRY INFORMATION

SITE NAME:	Shephard Property			FID #	
BRRTS #:	03-14-544520			(if appropriate):	
COMMERCE #:	53098-2121-46-A				
CLOSURE DATE:	November 27, 2007				
STREET ADDRESS:	746 N Church St				
CITY:	Watertown				
SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):	X =	622832	Y =	304238	
CONTAMINATED MEDIA:	Groundwater	<input type="checkbox"/>	Soil	<input checked="" type="checkbox"/>	Both <input type="checkbox"/>
OFF-SOURCE GW CONTAMINATION >ES:	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
• IF YES, STREET ADDRESS:					
• GPS COORDINATES (meters in WTM91 projection):	X =		Y =		
OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL):	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
• IF YES, STREET ADDRESS 1:					
• GPS COORDINATES (meters in WTM91 projection):	X =		Y =		
CONTAMINATION IN RIGHT OF WAY:	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
<u>DOCUMENTS NEEDED</u>					
Closure Letter, and any conditional closure letter issued or denial letter issued					<input checked="" type="checkbox"/>
Copy of any maintenance plan referenced in the final closure letter					<input type="checkbox"/>
Copy of (soil or land use) deed notice <i>if any required as a condition of closure</i>					<input type="checkbox"/>
Copy of most recent deed, including legal description, for all affected properties					<input checked="" type="checkbox"/>
Certified survey map or relevant portion of the recorded plat map <i>(if referenced in the legal description)</i> for all affected properties					<input checked="" type="checkbox"/>
County Parcel ID number, <i>if used for county</i> , for all affected properties - 291-0915-3241-006					<input checked="" type="checkbox"/>
Location Map that 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. If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.					<input checked="" type="checkbox"/>
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. 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.					<input checked="" type="checkbox"/>
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)					<input type="checkbox"/>
Tables of Latest Soil Analytical Results (no shading or cross-hatching)					<input checked="" type="checkbox"/>
Isoconcentration map(s), <i>if required for site investigation (SI)</i> . The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.					<input type="checkbox"/>
GW: Table of water level elevations, with sampling dates, and free product noted if present					<input type="checkbox"/>
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)					<input type="checkbox"/>
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour					<input checked="" type="checkbox"/>
Geologic cross-sections, <i>if required for SI</i>					<input type="checkbox"/>
RP certified statement that legal descriptions are complete and accurate					<input checked="" type="checkbox"/>
Copies of off-source notification letters (if applicable)					<input type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable) (public, highway or railroad ROW)					<input type="checkbox"/>



ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
9316 North 107th Street
Milwaukee, Wisconsin 53224-1121
TDD #: (608) 264-8777
Fax #: (414) 357-4700
Jim Doyle, Governor
Jack L. Fischer, A.I.A., Secretary

November 27, 2007

Mr. Harry Shephard
213 Fairview Street
Watertown, WI 53094

RE: **Final Closure**

Commerce # 53098-2121-46-A DNR BRRTS # 03-14-544520
Shephard Property, 746 North Church Street, Watertown

Dear Mr. Shephard:

The Wisconsin Department of Commerce (Commerce) has received all items required as the condition for closure of the site referenced above. This case is now listed as "closed" on the Commerce database and will be included on the Department of Natural Resources (DNR) Geographic Information System (GIS) Registry of Closed Remediation Sites to address residual soil contamination. It is in your best interest to keep all documentation related to the environmental activities that were conducted.

If residual contamination is encountered in the future, it must be managed in accordance with all applicable state and federal regulations. If it is determined that any remaining contamination poses a threat, the case may be reopened and further investigation or remediation may be required.

Thank you for your efforts to bring this case to closure. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 357-4703.

Sincerely,

A handwritten signature in black ink, appearing to read "Lm Michalets". The signature is fluid and cursive, written over a horizontal line.

Linda M. Michalets
Senior Hydrogeologist
Site Review Section

cc: Ms. Paula Richardson, RSV Engineering, Inc.



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BUREAU OF PECFA
9316 North 107th Street
Milwaukee, Wisconsin 53224-1121
TDD #: (608) 264-8777
Fax #: (414) 357-4700
Jim Doyle, Governor
Mary P. Burke, Secretary

October 12, 2007

Mr. Harry Shephard
232 North Fremont Street
Watertown, WI 53098

RE: **Conditional Case Closure**

Commerce # 53098-2121-46-A DNR BRRTS # 03-14-544520
Shephard Property, 746 North Church Street, Watertown

Dear Mr. Shephard:

The Wisconsin Department of Commerce (Commerce) has reviewed the request for case closure prepared by your consultant, RSV Engineering, Inc., for the site referenced above. It is understood that residual soil contamination remains on site. Commerce has determined that this site does not pose a significant threat to the environment and human health. No further investigation or remedial action is necessary.

The following condition must be satisfied to obtain final closure:

- The three monitoring wells must be properly abandoned and the appropriate documentation must be forwarded to me at the letterhead address.

This letter serves as your written notice of "no further action." Timely filing of your final PECFA claim (if applicable) is encouraged. If your claim is not received within 120 days of the date of this letter, interest costs incurred after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 357-4703.

Sincerely,

A handwritten signature in black ink, appearing to read "L. M. Michalets", written over a horizontal line.

Linda M. Michalets
Senior Hydrogeologist
Site Review Section

cc: Mr. Robert Nauta, RSV Engineering, Inc.

Wisconsin DNR - Identify Results

Report generated September 18, 2007 - 09:59 AM

 **Send to Printer**

Coordinate Position

Lat/Lon: 43° 12' 14" N, 88° 44' 3" W

Decimal Lon/Lat: -88.734188, 43.203922

UTM 16N: 359116, 4784920

WTM91 (x,y): 622832, 304238

Municipalities

Name: Watertown

Local Roads

Name: N Church St

County Boundary

Name: Dodge

County FIPS: 027

Region Name: South Central Region

All activities

ACTIVITY_DETAIL_NAME: SHEPHARD RESIDENCE

ACTIVITY_DETAIL_NO: 0314544520

Facility Name: SHEPHARD RESIDENCE

Address: 746 N CHURCH ST

Date Action Opened: 1131321600000

Activity Type Open Closed: LUST open

[Close Report Window]

TRANSFER

QUIT CLAIM DEED

671537

60.00

FEE

Edward Kohlhoff and Susan Kohlhoff

quit-claims to Harry Shephard

the following described real estate in Dodge State of Wisconsin:

County.

Lots 1, 2, and 3 in Block 1 of the plat of Garden Homes located in the City of Watertown as per plat recorded in the office of the Register of Deeds for Dodge County, Wisconsin.

Document # _____
Received this 5 day of Oct 1984 at 8:40 AM.
and recorded in Vol. 590
of Records Page 560
Arpin E. Hill
REGISTER OF DEEDS, DODGE CO.

Arpin Law Office
109 Jones Street
Watertown, WI 53094

Tax Parcel No: _____

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

Dated this 3rd day of October, 1984

(SEAL)

Edward Kohlhoff

(SEAL)

• Edward Kohlhoff

(SEAL)

Susan Kohlhoff

(SEAL)

• Susan Kohlhoff

AUTHENTICATION

Signature(s) Edward Kohlhoff and Susan Kohlhoff

authenticated this 3rd day of October, 1984

• Patrick A. Arpin

TITLE: MEMBER STATE BAR OF WISCONSIN

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

THIS INSTRUMENT WAS DRAFTED BY

Attorney Patrick A. Arpin

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

ACKNOWLEDGMENT

STATE OF WISCONSIN

ss.

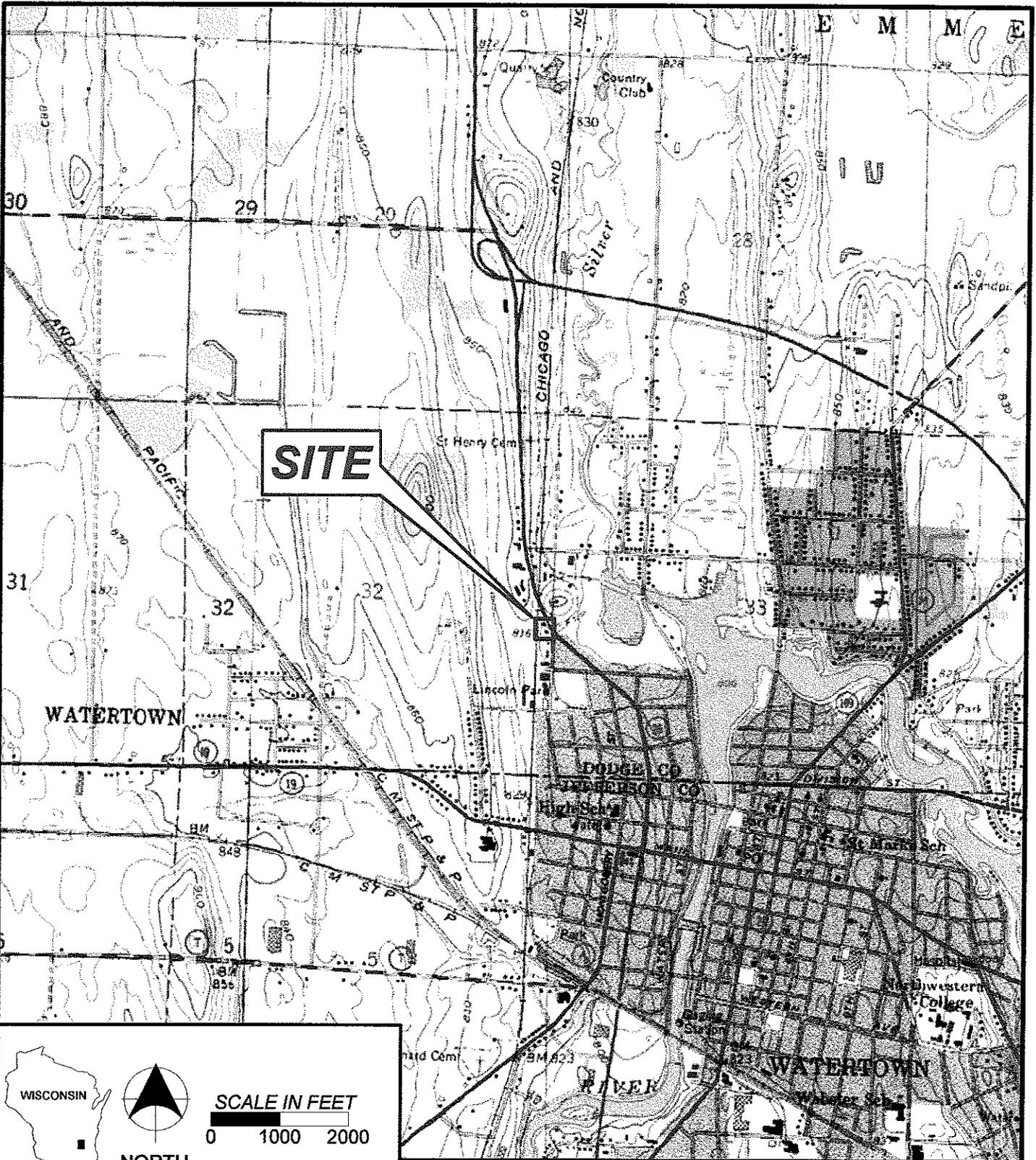
County,

Personally came before me this _____ day of _____, 19____ the above named

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

Notary Public _____ County, Wis.
My Commission is permanent. (If not, state expiration date: _____, 19____)

*Names of persons signing in any capacity should be typed or printed below their signatures.



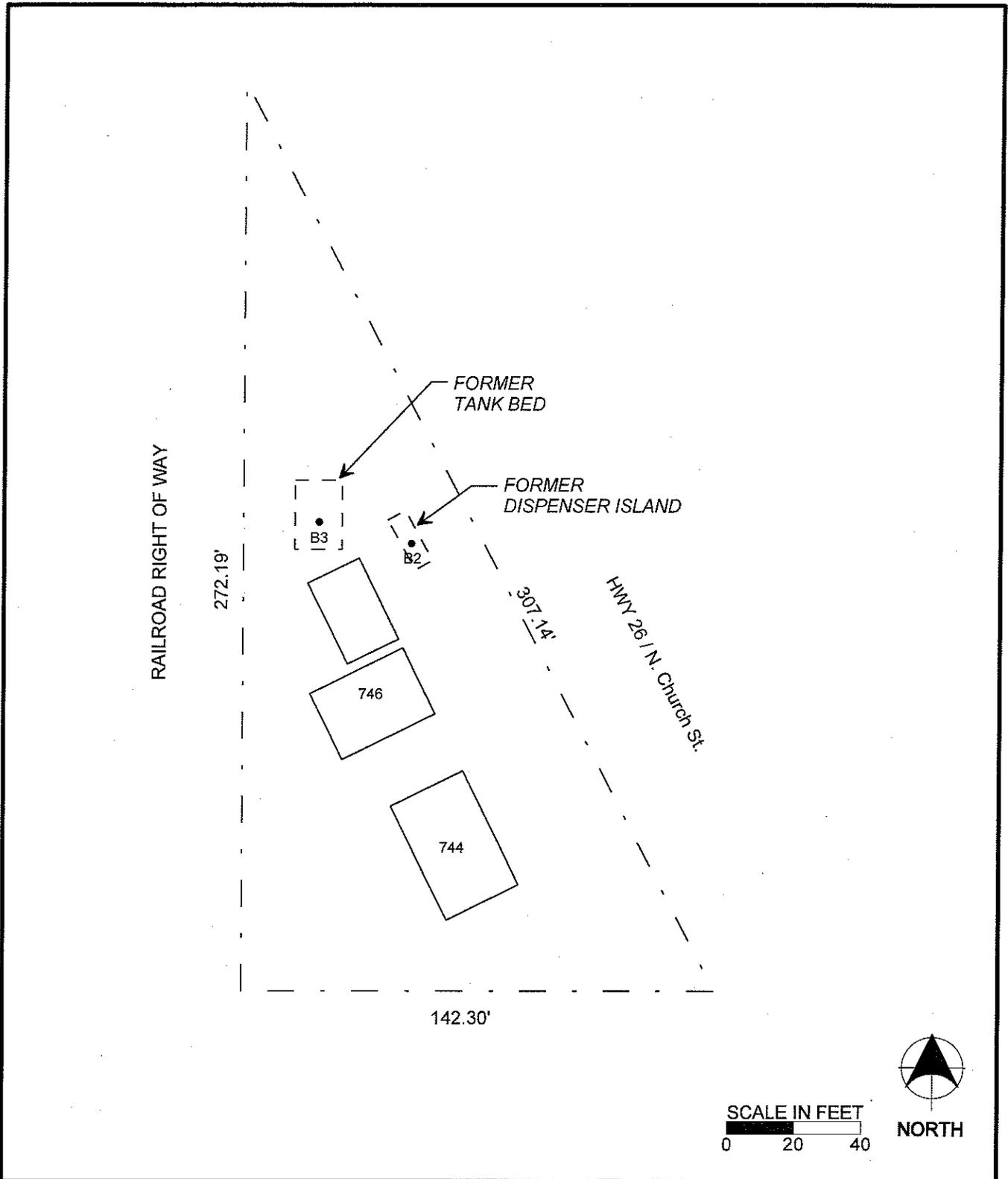
WISCONSIN
QUADRANGLE LOCATION

NORTH

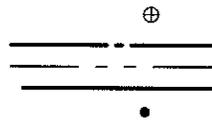
SCALE IN FEET
0 1000 2000

MAP SOURCE: USGS 7.5 MINUTE TOPOGRAPHIC QUADRANGLE, WATERTOWN, WISCONSIN, 1971.

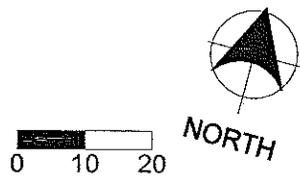
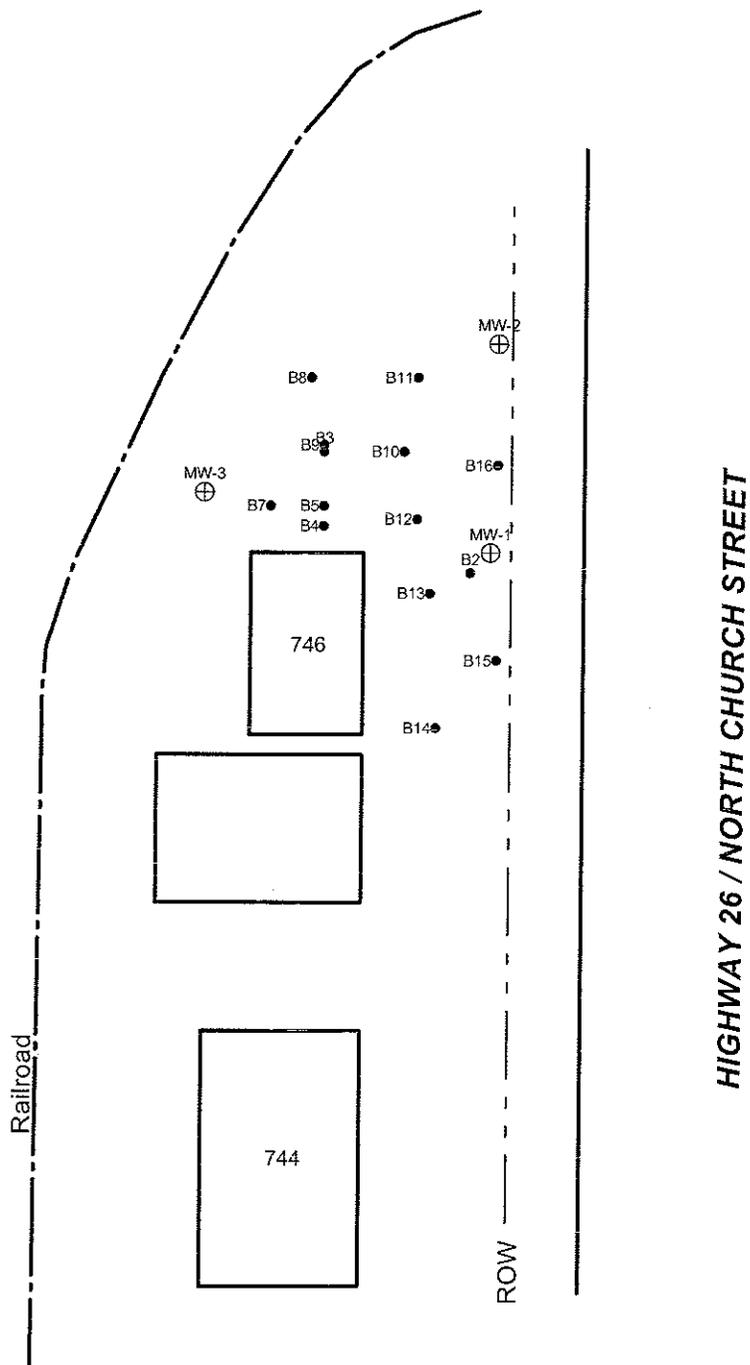
<p>RSV ENGINEERING, INC. Engineers - Land Surveyors - Environmental Scientists</p> <p>146 E. MILWAUKEE STREET JEFFERSON, WISCONSIN 53549 (920) 674-3411</p>	<p>HARRY SHEPHARD WATERTOWN, WISCONSIN SITE LOCATION MAP</p>		<p>FIGURE 1</p>
	<p>DRAWN BY RN</p>	<p>PROJ. No. 05-632</p>	<p>DATE 14 AUG 06</p>



 Engineers • Land Surveyors • Environmental Scientists 146 E. MILWAUKEE STREET JEFFERSON, WISCONSIN 53549 (920) 674-3411	SHEPHARD PROPERTY WATERTOWN, WISCONSIN TANK BED AND INITIAL SAMPLES			FIGURE 1
	DRAWN BY	PROJ. No.	DATE	FILE
	AAK	05-632	04 DEC 2006	TANK BED



Monitoring Well
 Railroad
 Right-of-Way (ROW)
 Curb, Hwy 26/N. Church St.
 Soil Boring



RSV
 ENGINEERING, INC.

Engineers • Land Surveyors • Environmental Scientists

148 E. MILWAUKEE STREET JEFFERSON, WISCONSIN 53549 (920) 674-3411

SHEPHARD PROPERTY
 WATERTOWN, WISCONSIN
 SOIL BORING LOCATIONS

FIGURE
 2

DRAWN BY	PROJ. No.	DATE	FILE
AAK	05-632	09 NOV 2006	BORINGLOC

TABLE 1
SOIL ANALYSES
SHEPHARD PROPERTY
WATERTOWN, WISCONSIN
All concentrations in µg/kg except as noted

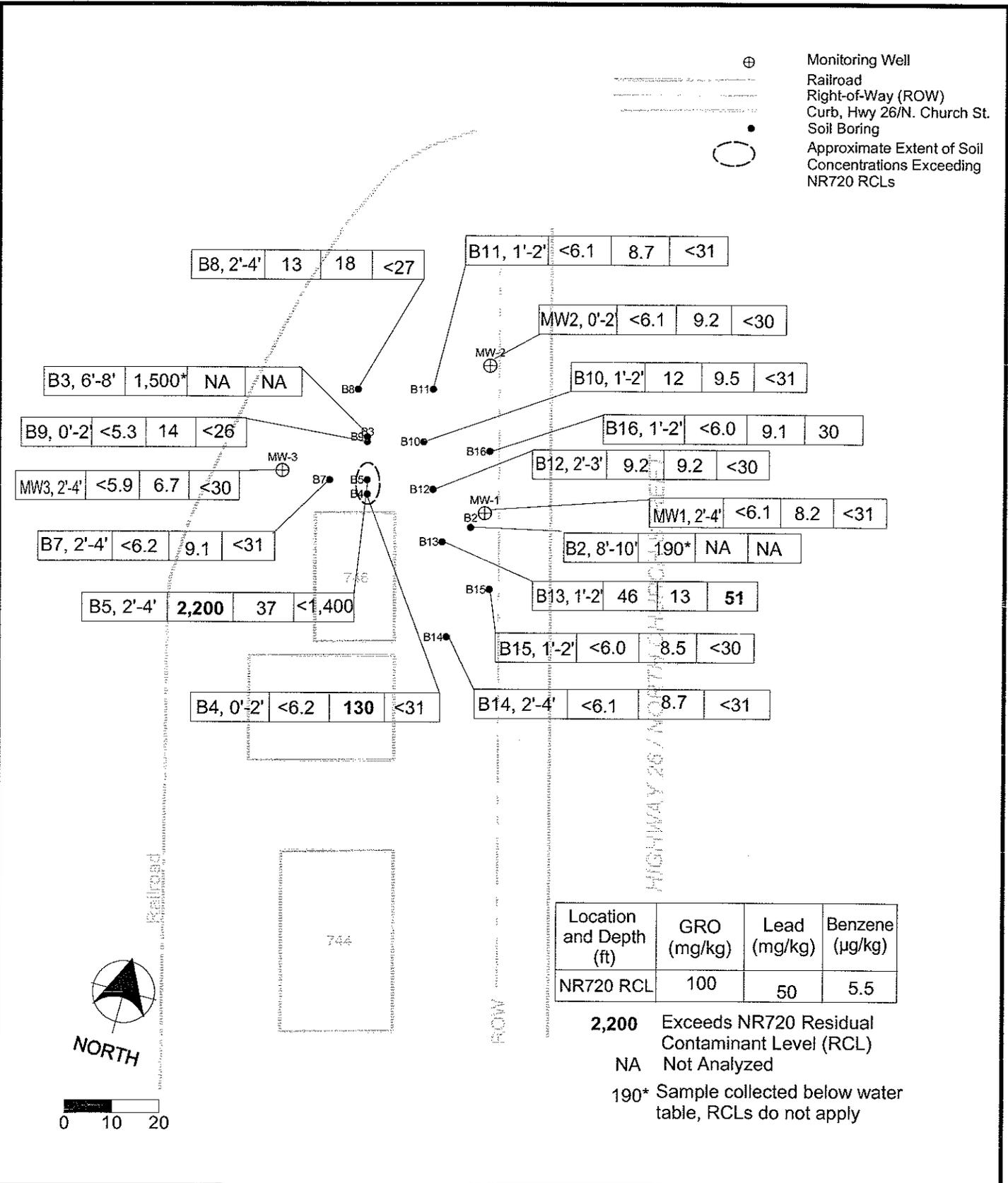
LOCATION AND DEPTH (ft)	PARAMETER									
	DRO (mg/kg)	GRO (mg/kg)	Lead (mg/kg)	Benzene	Ethylbenzene	Methyl tert-Butyl Ether	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Xylenes, total
Below Water Table (10/19/2005)										
B1, 8'-10'	<5.5	<5.5	NA	NA	NA	NA	NA	NA	NA	NA
B2, 8'-10'	61	190	NA	NA	NA	NA	NA	NA	NA	NA
B3, 6'-8'	91	1,500	NA	NA	NA	NA	NA	NA	NA	NA
Above Water Table (11/09/2006)										
MW-1, 2'-4'	<5.8	<6.1	8.2	<31	<31	<31	<31	<31	<31	<92
MW-2, 0'-2'	<5.4	<6.1	9.2	<30	<30	<30	<30	<30	<30	<91
MW-3, 2'-4'	<5.2	<5.9	6.7	<30	<30	<30	<30	<30	<30	<89
B4, 0'-2'	100	<6.2	130	<31	44	<31	41	71	<31	160
B5, 2'-4'	2,000	2,200	37	<1400	25,000	<1400	2,600	110,000	18,000	110,000
B7, 2'-4'	<5.4	<6.2	9.1	<31	<31	<31	<31	<31	<31	<93
B8, 2'-4'	38	13	18	<27	100	<27	58	230	51	250
B9, 0'-2'	49	<5.3	14	<26	<26	<26	<26	<26	<26	<79
B10, 1'-2'	9.7	12	9.5	<31	220	<31	<31	140	<31	<92
B11, 1'-2'	<5.8	<6.1	8.7	<31	<31	<31	<31	<31	<31	<92
B12, 2'-3'	<5.9	9.2	9.2	<30	170	<30	<30	140	<30	<90
B13, 1'-2'	41	46	13	51	<450	<31	44	350	42	130
B14, 2'-4'	19	<6.1	8.7	<31	<31	<31	<31	<31	<31	<92
B15, 1'-2'	<5.8	<6.0	8.5	<30	<30	<30	<30	<30	<30	<89
B16, 1'-2'	<5.9	<6.0	9.1	<30	<30	<30	<30	<30	<30	<90
NR 720 RCL	100	100	50	5.5	2,900		1,500			4,100

2000

NA

Bold font denotes NR 720 RCL exceedance

Not Analyzed



Kim Hrobsky G.D.N
Ms. Kim Hrobsky
For Mr. Harry Shephard

I hereby certify that the attached legal description is complete and accurate.