

GIS REGISTRY

Cover Sheet

March, 2010
(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" form)*

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

Contamination in ROW

Off-Source Contamination

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

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 unit or economic
development corporation was directed to
take a response action)*

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 #:

03-23-270407

PARCEL ID #:

23-109-31-0000

ACTIVITY NAME: DUERST PROPERTY (Former Brooklyn Tire) WTM COORDINATES:

X: 571329

Y: 264746

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:** Alonzo Melvin Plat Map

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

Detailed Site Map: A map that shows all relevant features (buildings, roads, individual property boundaries, contaminant sources, utility lines, monitoring wells and potable wells) within the contaminated area. This map is to show the location of all contaminated public streets, and highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding a ch. NR 140 Enforcement Standard (ES), and/or in relation to the boundaries of soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Levels (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.

Figure #: 2 **Title:** SITE LAYOUT

Soil Contamination Contour Map: For sites closing with residual soil contamination, this map is to show the location of all contaminated soil and a single contour showing the horizontal extent of each area of contiguous residual soil contamination that exceeds a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.

Figure #: 3 **Title:** SOIL CONTAMINATION (August 2010)

BRRTS #: 03-23-270407

ACTIVITY NAME DUERST PROPERTY (Former Brooklyn Tire)

MAPS (continued)

- Geologic Cross-Section Map:** A map showing the source location and vertical extent of residual soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL). If groundwater contamination exceeds a ch. NR 140 Enforcement Standard (ES) when closure is requested, show the source location and vertical extent, water table and piezometric elevations, and locations and elevations of geologic units, bedrock and confining units, if any.

Figure #: 4 Title: CROSS-SECTION SHOWING CONTAMINATION

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 #: 5 Title: GROUNDWATER CONTAMINATION (Sept. 2010)

- 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 Title: WATER-TABLE CONTOUR (Jan. 2010)

Figure #: 6a Title: WATER TABLE CONTOUR (Sept. 2010)

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

Tables must be no larger than 8.5 x 14 inches unless the table is submitted electronically. Tables must not contain shading and/or cross-hatching. The use of **BOLD** or *ITALICS* is acceptable.

- Soil Analytical Table:** A table showing remaining soil contamination with analytical results and collection dates.
Note: This is one table of results for the contaminants of concern. Contaminants of concern are those that were found during the site investigation, that remain after remediation. It may be necessary to create a new table to meet this requirement.

Table #: 1 Title: SUMMARY OF SOIL ANALYTICAL DATA

- Groundwater Analytical Table:** Table(s) that show the most recent analytical results and collection dates, for all monitoring wells and any potable wells for which samples have been collected.

Table #: 2 Title: SUMMARY OF RECENT GROUNDWATER ANALYTICAL DATA

- Water Level Elevations:** Table(s) that show the previous four (at minimum) water level elevation measurements/dates from all monitoring wells. If present, free product is to be noted on the table.

Table #: 3 Title: SUMMARY OF WELL CONSTRUCTION AND RECENT WATER LEVEL DATA

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 #: 03-23-270407

ACTIVITY NAME: DUERST PROPERTY (Former Brooklyn Tire)

NOTIFICATIONS

Source Property

- Letter To Current Source Property Owner:** If the source property is owned by someone other than the person who is applying for case closure, include a copy of the letter notifying the current owner of the source property that case closure has been requested.
- Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying current source property owner.

Off-Source Property

Group the following information per individual property and label each group according to alphabetic listing on the "Impacted Off-Source Property" attachment.

- Letter To "Off-Source" Property Owners:** Copies of all letters sent by the Responsible Party (RP) to owners of properties with groundwater exceeding an Enforcement Standard (ES), and to owners of properties that will be affected by a land use control under s. 292.12, Wis. Stats.
Note: Letters sent to off-source properties regarding residual contamination must contain standard provisions in Appendix A of ch. NR 726.

Number of "Off-Source" Letters:

- Return Receipt/Signature Confirmation:** Written proof of date on which confirmation was received for notifying any off-source property owner.
- Deed of "Off-Source" Property:** The most recent deed(s) as well as legal descriptions, for all affected deeded **off-source property(ies)**. This does not apply to right-of-ways.
Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.

- Letter To "Governmental Unit/Right-Of-Way" Owners:** Copies of all letters sent by the Responsible Party (RP) to a city, village, municipality, state agency or any other entity responsible for maintenance of a public street, highway, or railroad right-of-way, within or partially within the contaminated area, for contamination exceeding a groundwater Enforcement Standard (ES) and/or soil exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL).

Number of "Governmental Unit/Right-Of-Way Owner" Letters: 2

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
South Central Region Headquarters
3911 Fish Hatchery Road
Fitchburg WI 53711-5397

Scott Walker, Governor
Cathy Stepp, Secretary
Lloyd L. Eagan, Regional Director
Telephone 608-275-3266
FAX 608-275-3338
TTY Access via relay - 711



June 8, 2011

Mr. Chad Duerst
4970 Lowville road
Rio, WI 53960

SUBJECT: Final Case Closure
WI DOT Duerst Property, 100 W. Railroad Street, Brooklyn, WI
WDNR BRRTS Activity #: 03-23-270407

Dear Mr. Duerst:

On May 5, 2011, the South Central Region Closure Committee reviewed your request for closure of the case described above. The Regional Closure Committee reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. On May 18, 2011, you were notified that the Closure Committee had granted conditional closure to this case.

On June 8, 2011 the Department received information or documentation indicating that you have complied with the requirements for final closure. The monitoring wells at the site have been properly abandoned.

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.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wisconsin Administrative 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 the environment.

GIS Registry

The conditions of case closure set out below in this letter require that this site be listed on the Remediation and Redevelopment Program's GIS Registry. The specific reasons are summarized below:

- Residual soil contamination exists that must be properly managed should it be excavated or removed
- 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.

Residual Soil Contamination

Residual soil contamination remains in the vicinity of GP-6 at depths of 6-18 feet, at GP-5 at depths of 16-18 feet and at GP-13 at a depth of 3 feet as indicated on the attached map and in the information submitted to the Department of Natural Resources. If soil in the specific 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.

Residual Groundwater Contamination

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

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) 275-3224.

Sincerely,



Randy Maass
Hydrogeologist
Bureau for Remediation & Redevelopment

Attachment: Soil Contamination map

cc: Robyn Seymour, Seymour Environmental, 2531 Dyerson Rd., McFarland, WI 53558
Ralph Smith, Department of Commerce (via email)
Wendy Weihemuller, DNR

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
South Central Region Headquarters
3911 Fish Hatchery Road
Fitchburg WI 53711-5397

Scott Walker, Governor
Cathy Stepp, Secretary
Lloyd L. Eagan, Regional Director
Telephone 608-275-3266
FAX 608-275-3338
TTY Access via relay - 711



May 18, 2011

Mr. Chad Duerst
4970 Lowville Road
Rio WI 53960

Subject: Conditional Closure Decision and NR 140 Exemption,
With Requirements to Achieve Final Closure
WI DOT Duerst Property, 100 W. Railroad Street, Brooklyn, Wisconsin
WDNR BRRTS Activity # 03-23-270407

Dear Mr. Duerst:

On May 5, 2011, the DNR South Central 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 area of the former pump islands and adjacent 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 at the site must be properly abandoned in compliance with ch. NR 141, Wis. Adm. Code. Documentation of well abandonment must be submitted to me on Form 3300-5B found at www.dnr.state.wi.us/org/water/dwg/gw/ or provided by the Department of Natural Resources.

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.

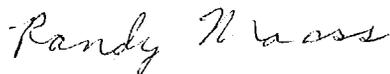
When the above conditions have been satisfied, please submit the appropriate documentation (for example, well abandonment forms, disposal receipts, copies of correspondence, etc.) to verify that applicable conditions have been met, and your case will be closed. Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the GIS Registry. To review the site on the GIS Registry web page, visit <http://maps.dnr.state.wi.us/brrts>.

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,



Randy Maass
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Robyn Seymour, Seymour Environmental, 2531 Dyerson Rd., McFarland WI 53558
Ralph Smith, Department of Commerce (via email)

DOCUMENT # 432126

STATE BAR OF WISCONSIN FORM 3-2000
QUIT CLAIM DEED

Recorded
AUG. 13, 2002 AT 03:00PM
MARILYN NEUENSCHMANDER
REGISTER OF DEEDS
GREEN COUNTY, WISCONSIN
Fee Amount: \$13.00
Fee Exempt 77.25-(8)

Document Number _____
This Deed, made between Randy W. Duerst

and Chad William Duerst Grantor,

Grantee.
Grantor quit claims to Grantee the following described real estate in
Green County, State of Wisconsin (if more space is needed,
please attach addendum):
See Attached

Recording Area _____
Name and Return Address
Chad W. Duerst
5604 Bjelde Lane
Madison, WI 53716

CODE
W-7
EXCLUSION

Together with all appurtenant rights, title and interests.

23-109-31-0000
Parcel Identification Number (PIN)
This is not homestead property.
(is) (is not)

Dated this 07th day of August, 2002

Randy W. Duerst
Randy W. Duerst

AUTHENTICATION
Signature(s) _____
authenticated this _____ day of _____

ACKNOWLEDGMENT
STATE OF WISCONSIN)
DANE County) ss.
Personally came before me on 7th day of August, 2002, Randy W. Duerst, above named

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____
authorized by § 706.06, Wis. Stats.)

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

THIS INSTRUMENT WAS DRAFTED BY
Nancy A. Duerst
Nancy A. Duerst

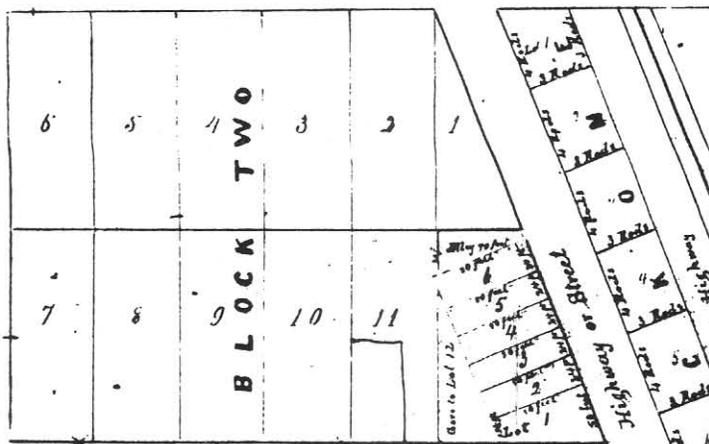
Thomas J. Jackson
Notary Public, State of Wisconsin
My Commission is permanent (if not, state expiration date:
11-13-05)

(Signatures may be authenticated or acknowledged. Both are not necessary.)
*Names of persons signing in any capacity must be typed or printed below their signature.

Description: Being parts of Lots 1, 2 and 3 of Block 2 of Alonzo Melvin's Addition to the Village of Brooklyn, and described as commencing at the Northeast corner of Lot 1 of Block 2 of Alonzo Melvin's Addition to the Village of Brooklyn, thence running West along the North line of said Block 2, 78 feet and 9 inches, thence South 68 feet and 4 inches, thence East 103 feet to the East line of said Block 2, thence in a Northwesterly direction 70 feet and 11 inches to the place of beginning.

EXCEPTING however the following described piece of land deeded to Lucian J. Wilder, April 28th, 1882: Commencing at a point on the East line of the above described piece of land 64 feet and 11 inches South of the Northeast corner of the same; thence running in a Westerly course to the West line of Lot 2, in said Block 2, thence East to the said East line, thence Northwesterly along the said line 6 feet to the place of beginning, the same being a wedgeshaped piece of land in the central part of Lots 1 and 2 in said Block No. 2, said lots and block being in the Northeast Quarter of Section 1, Town 4 North, Range 9 East.

ALSO, commencing on the East line of Lot 1 in Block 2 in Alonzo Melvin's Addition to the Village of Brooklyn, 64 feet and 11 inches South of the Northeast corner of said Block, thence South on the East line of said Lot 1, 41 feet and 4 inches, thence West 106 feet and 4 inches, thence North 33 feet; thence Easterly to the East line of said Lot 1 and to the beginning; being in the central part of Lots 1 and 2, Block 2 in Alonzo Melvin's Addition to the Village of Brooklyn; also part of said Lot 2, Block 2 described as follows: Commencing at a point on the West line of said Lot 2, 90 feet and 10 inches South of the Northwest corner of same, thence East parallel with the North line of said Lot, 22 feet; thence South parallel with the West line of said Lot, 66 feet; thence West 22 feet to the West line of said Lot; thence North on said West line 66 feet to the place of beginning, all in the Village of Brooklyn, Green County, Wisconsin.



**Alonzo Melvin's
ADDITION
To the Village of
BROOKLYN**

A mistake was made in the original plat to Alonzo Melvin's Addition in Block one; there are eight lots - In the original plat only seven lots were platted.

Lot One.
Graves' Lumber Yard

Lot Two.
School Lot

Lot Three

Lot Four

Lot Five

Subdivision of Lots twelve and thirteen in Block two in Alonzo Melvin's Addition to Village of Brooklyn in the County of Green, the said subdivision is divided into five lots; Lot one is fifty feet on the street and running back eighty feet, thirteen and one foot on that side, four, five and six are twenty four feet in front running back eighty feet. The point of beginning on which these lots run on the street fronting East they run North twenty two and one fourth degrees West, and run back at right angles with the street, which is South sixty six and one fourth degrees West. There is an alley on the North side of lot six eight feet in front and running fifty feet to the alley and thirty feet wide on each end. Block three in said Addition is divided into five lots. Lot one is the Lumber Yard containing one acre, commencing at the North East corner of Street running West, thence West one South line of said street seven rods and eight links, thence South fourteen rods, thence East sixteen rods to street running South East, thence North thirty eight degrees West, on West line of Street seventeen rods and eight links to the place of beginning. Lot two commencing at the South East corner of Lot one, thence running West eleven rods and five links, thence South twenty six and one fourth degrees East seventeen rods and two links to the place of beginning, thence North thirty six and one fourth degrees East ten rods and two links to the street, thence North twenty six and one fourth degrees West, thence South line of said Street twelve rods to the place of beginning. Lot three commencing at the South East corner of Lot two, thence running South sixty three and one fourth degrees West ten rods and nine links, thence South fourteen rods and nine links, thence North sixty three and one fourth degrees East sixteen rods and twelve links to street, thence North twenty six and one fourth degrees West thirteen rods to the place of beginning. Lot four commencing at the South East corner of Lot three, thence South sixty three and one fourth degrees West fifteen rods and twelve links, thence South nine rods and twenty one links, thence North sixty three and one fourth degrees East twenty rods and eighteen links to street, thence North twenty six and one fourth degrees West nine rods to the place of beginning. Lot five commencing at the South East corner of Lot four, thence South sixty three and one fourth degrees West twenty rods and eighteen links, thence South four rods and eight links, thence East twenty five rods and nine links to street, thence North twenty six and one fourth degrees West fifteen rods and nine links to the place of beginning. All on the N.E. 1/4 of Town 4, R. 9. A mistake was made in the original plat of Alonzo Melvin's Addition to Village of Brooklyn in Block one there were only seven lots platted, there are eight in said Block - Given under my hand at Brooklyn Nov. 2^d 1868.

S. W. Graves - Surveyor
Alonzo Melvin (Seal)

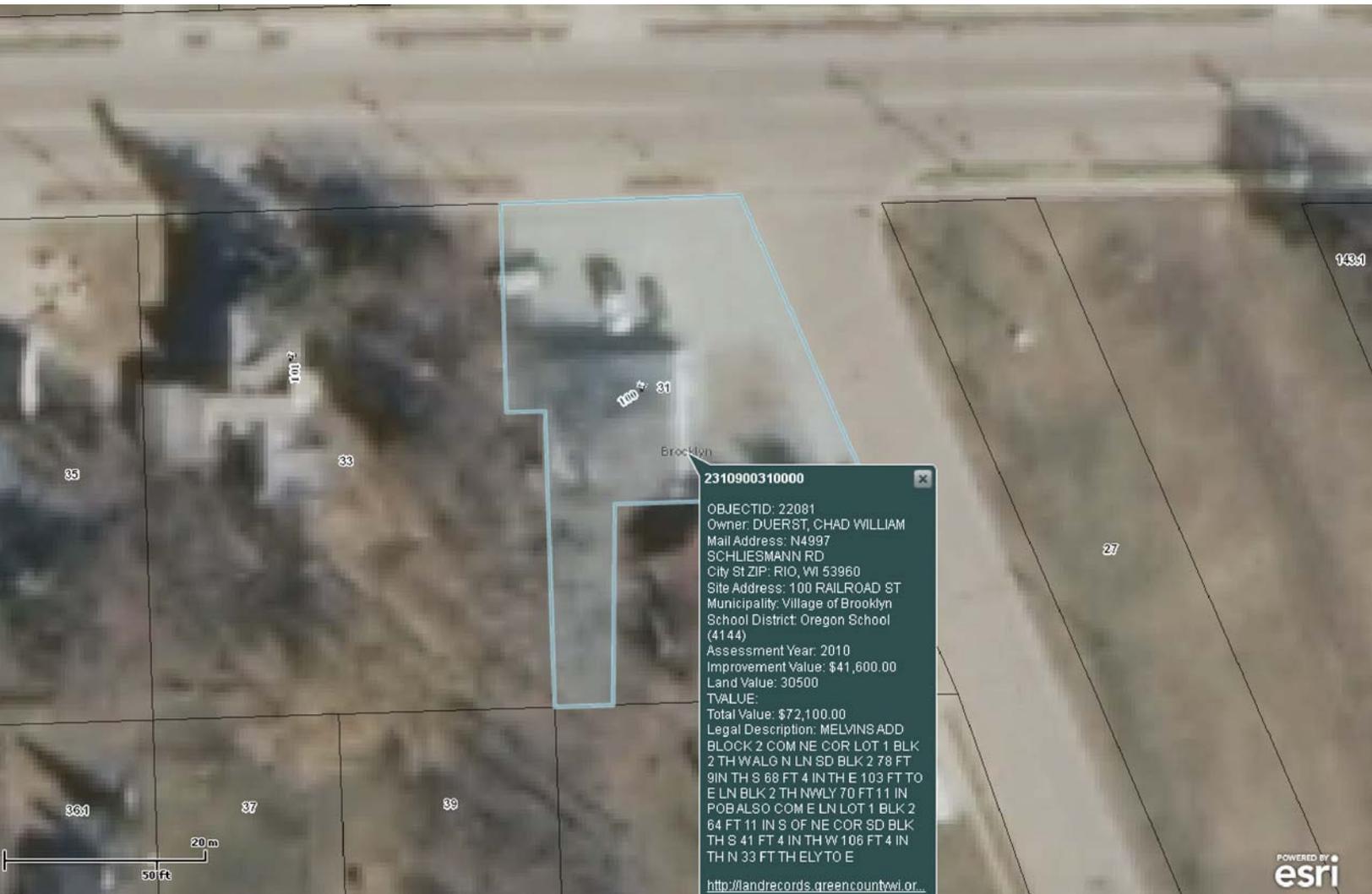
County of Wisconsin
Green County

On this 18th day of November 1868 personally appeared before me Alonzo Melvin and acknowledged the platting and Addition of Block 3 to Melvin's Addition to Brooklyn Village and also the subdivision of Lots 12 & 13 in Block 2 in said addition for the uses and purposes therein mentioned

Recorded at 9 A.M. Nov. 19th 1868
H. H. Allen
Notary

H. H. Allen
Notary

100 Railroad St



RESPONSIBLE PARTY STATEMENT

To the best of my knowledge the legal description and parcel information attached to this package are accurate. The contamination originating at the subject parcel does not extend onto the neighboring properties except the public street right-of-way.

Chad W. Duerst

4-7-11

Mr. Chad W. Duerst – (Site Owner)

Date

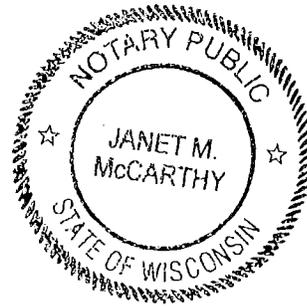
Subscribed & sworn to before me,

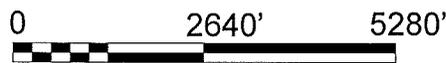
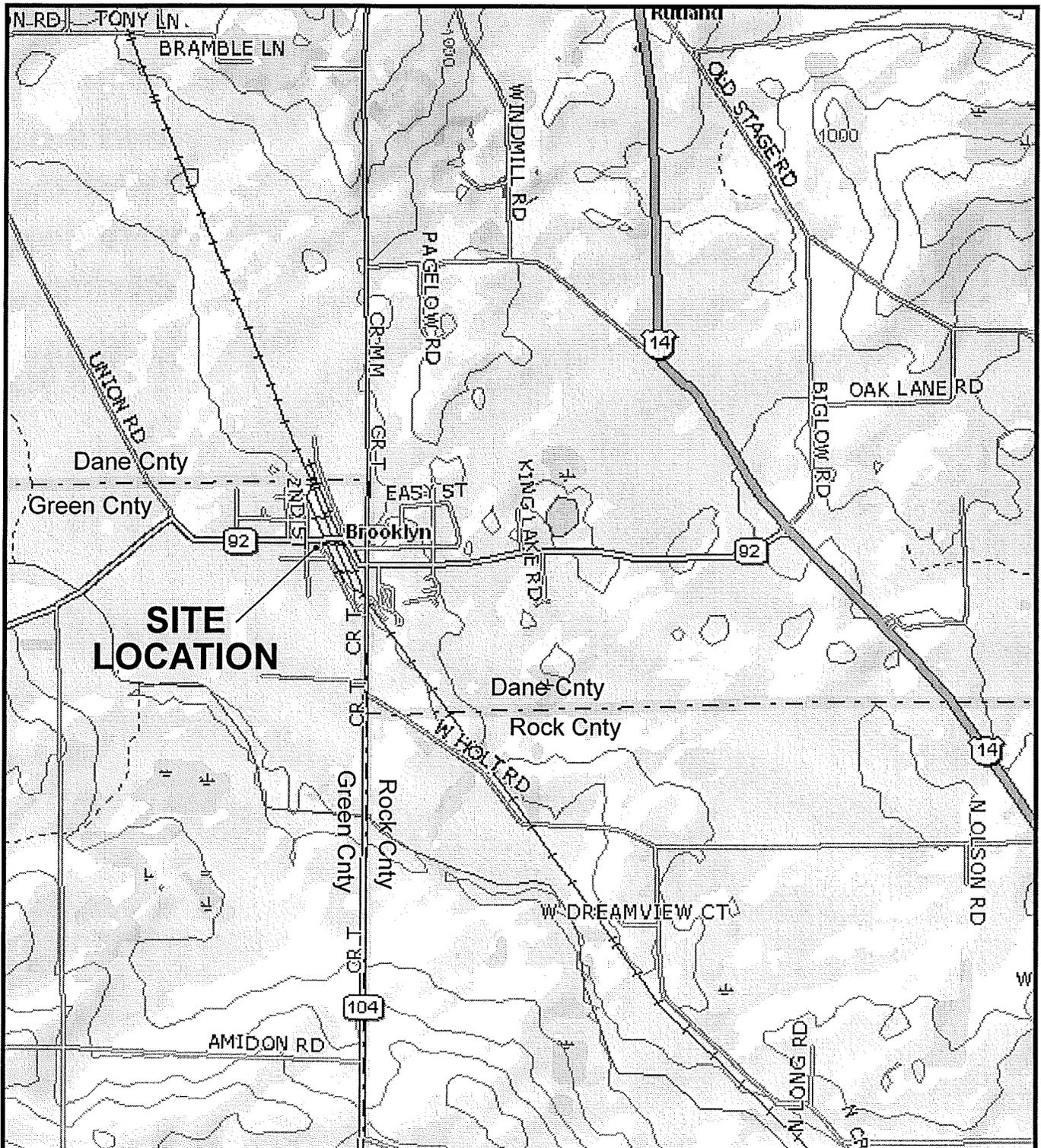
this date April 7, 2011
Janet M. McCarthy

Notary Public

Rock County, Wisconsin

Commission expires 7-8-12





1 INCH = 1/2 MILE
SCALE IS APPROXIMATE

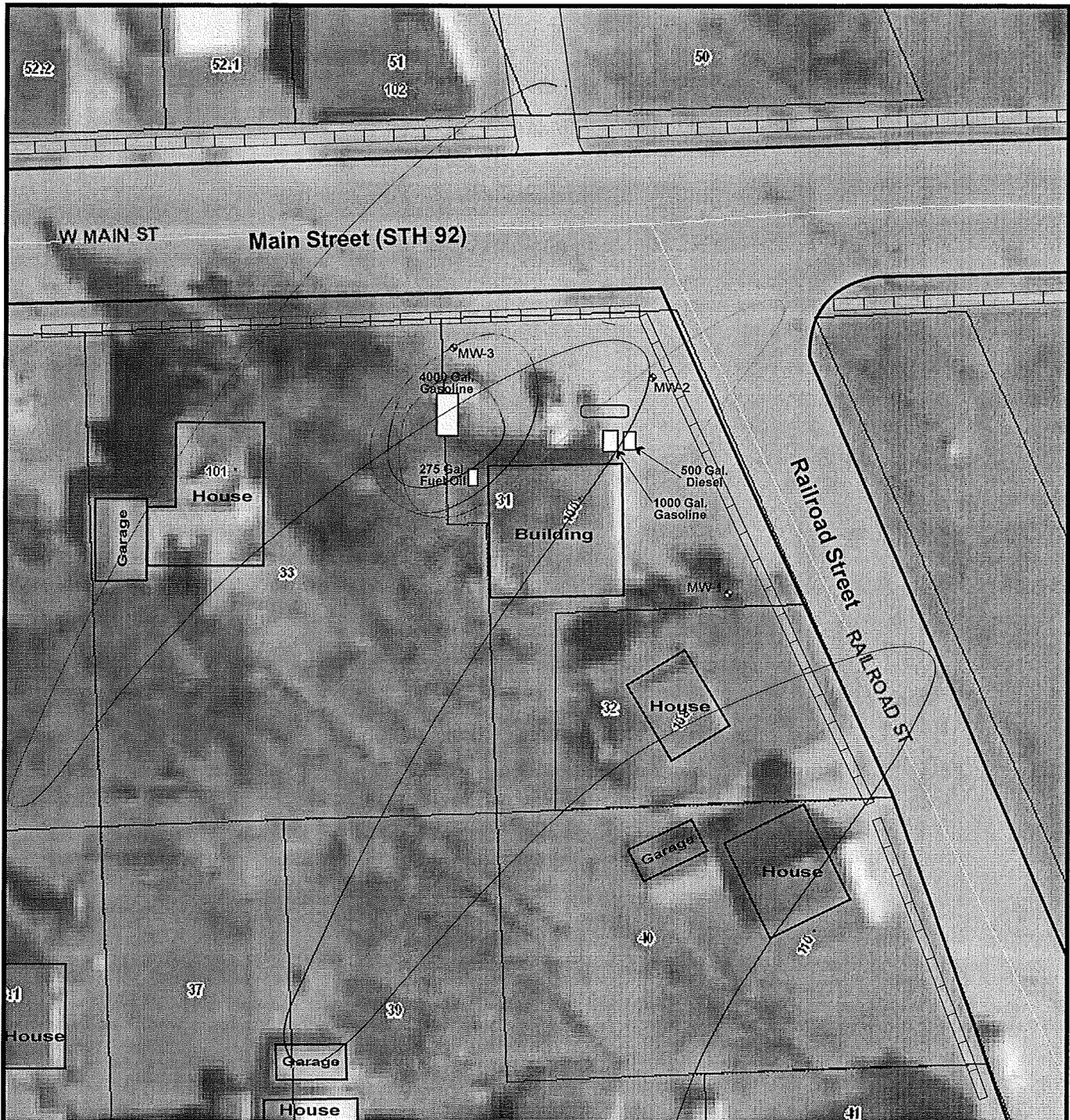
FILE/PATH: D:\PROJECTS\DUERST\ Duerst-Location.cdr
 DATE: 03/17/2010
 PREPARED: MDF APPROVED:
 SOURCE: DeLORME TOPO USA

SEYMOUR ENVIRONMENTAL SERVICES, INC.

SITE LOCATION
 Former Brooklyn Tire Property
 100 West Railroad Street
 Brooklyn, Wisconsin

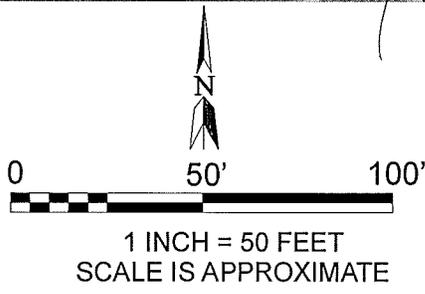
FIGURE

1



LEGEND

MW-1
 - Monitoring Well Location



FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr
 DATE: 10/20/2005
 PREPARED: MDF APPROVED:
 SOURCE:
 GREEN COUNTY MAPPING
 FIELD MEASUREMENTS

SEYMOUR
 ENVIRONMENTAL
 SERVICES, INC.

SITE LAYOUT
 Former Brooklyn Tire Property
 100 West Railroad Street
 Brooklyn, Wisconsin

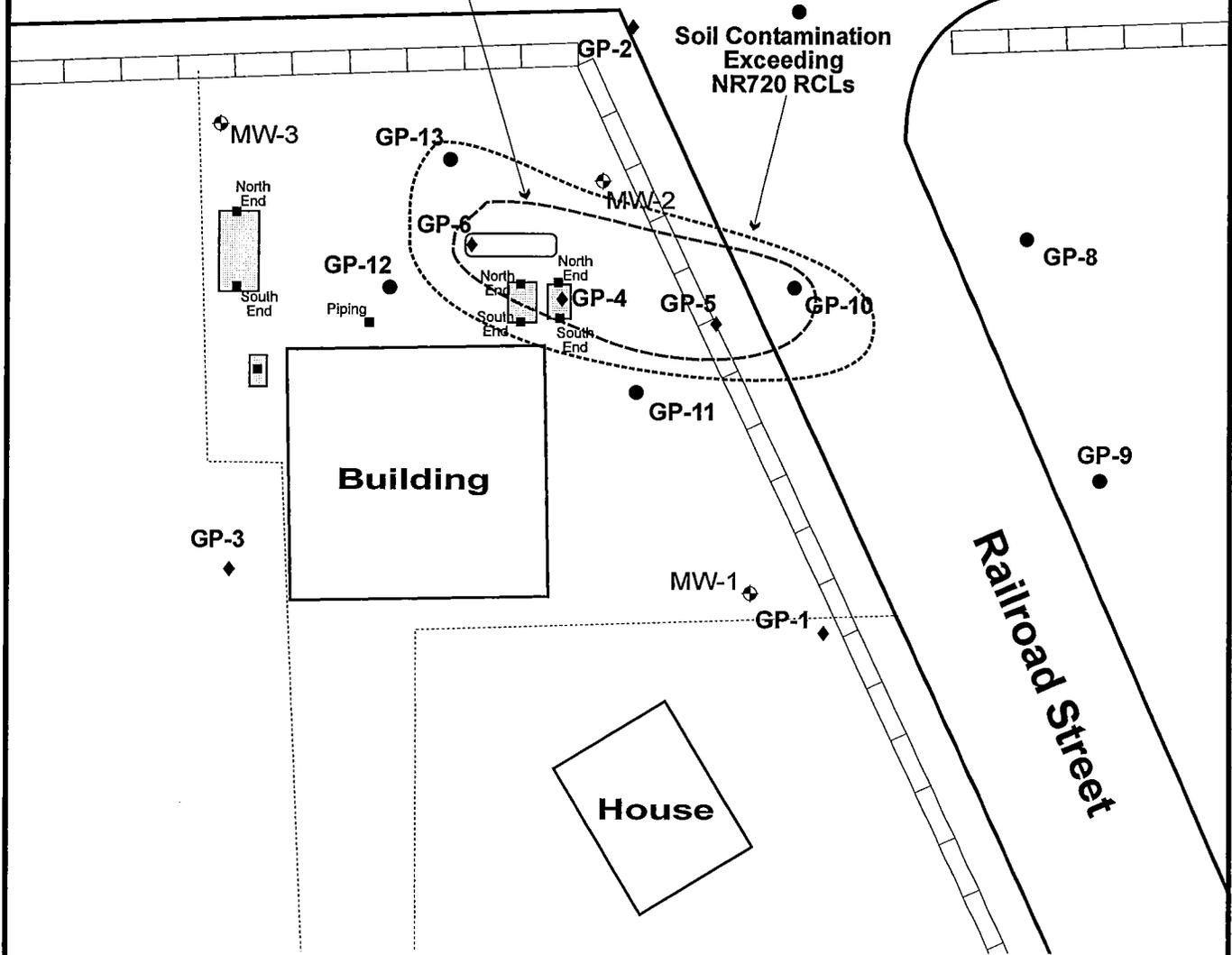
FIGURE
2

Main Street (STH 92)



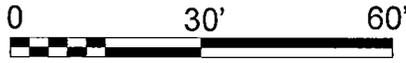
Soil Contamination Exceeding NR746 Table 1

Soil Contamination Exceeding NR720 RCLs



LEGEND

- Piping ■
- B-1 ■ - Tank Closure Sample (Dec. 1999)
- ◆ - Boring Location (July 2001)
- GP-1 ● - Geoprobe Location (Aug. 2010)
- MW-1 ◆ - Monitoring Well Location



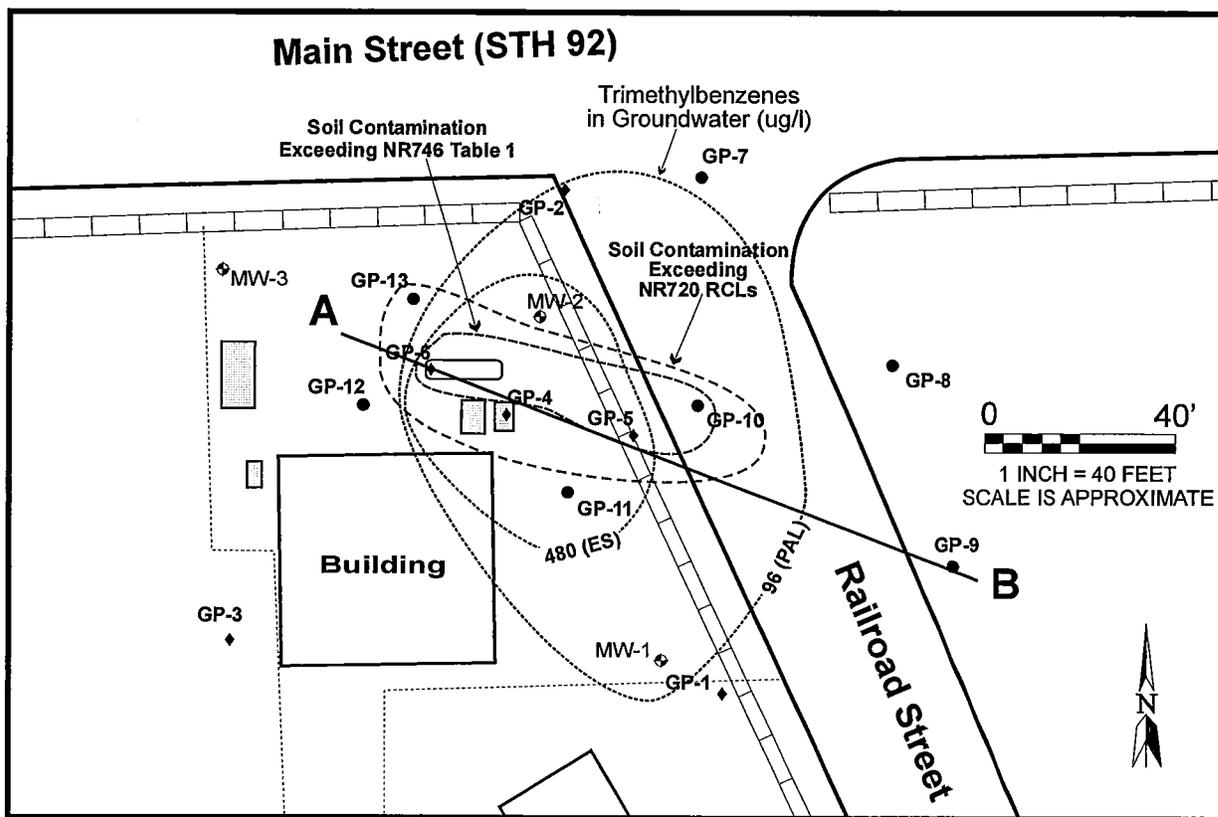
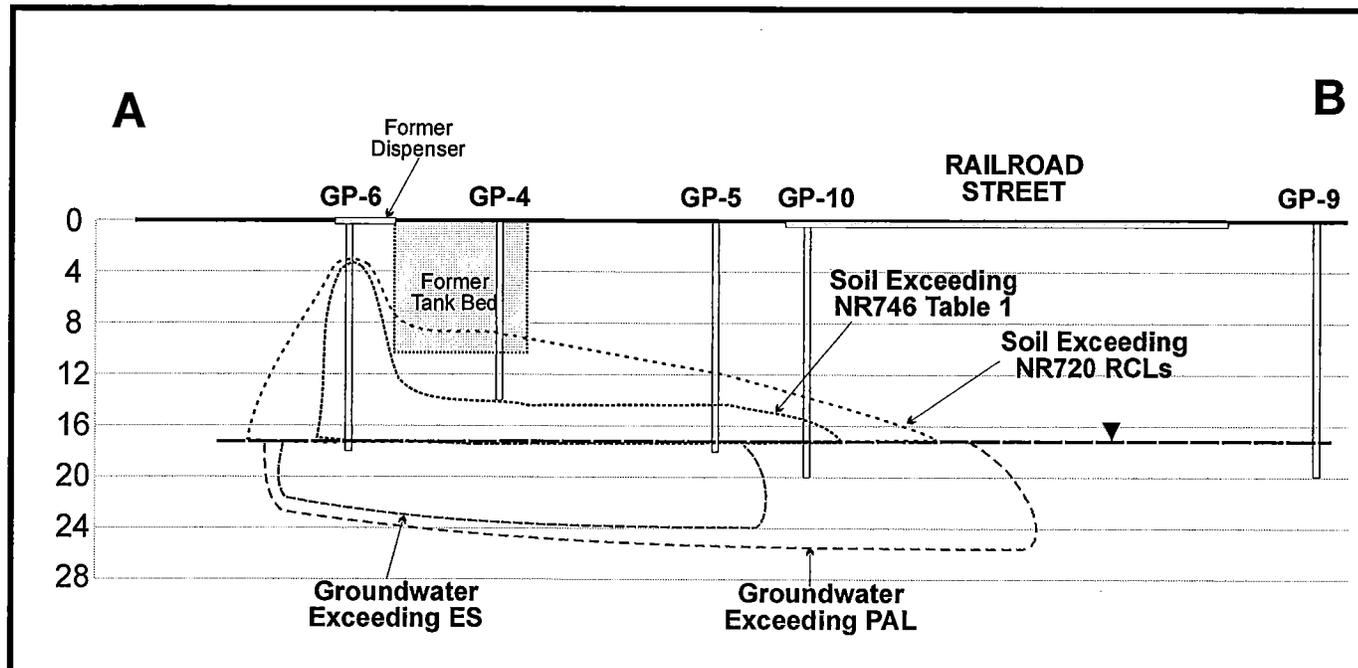
1 INCH = 30 FEET
SCALE IS APPROXIMATE

FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr
 DATE: 10/20/2005
 PREPARED: MDF APPROVED:
 SOURCE: FIELD MEASUREMENTS

SEYMOUR ENVIRONMENTAL SERVICES, INC.

SOIL CONTAMINATION (August 2010)
 Former Brooklyn Tire Property
 100 West Railroad Street
 Brooklyn, Wisconsin

FIGURE 3



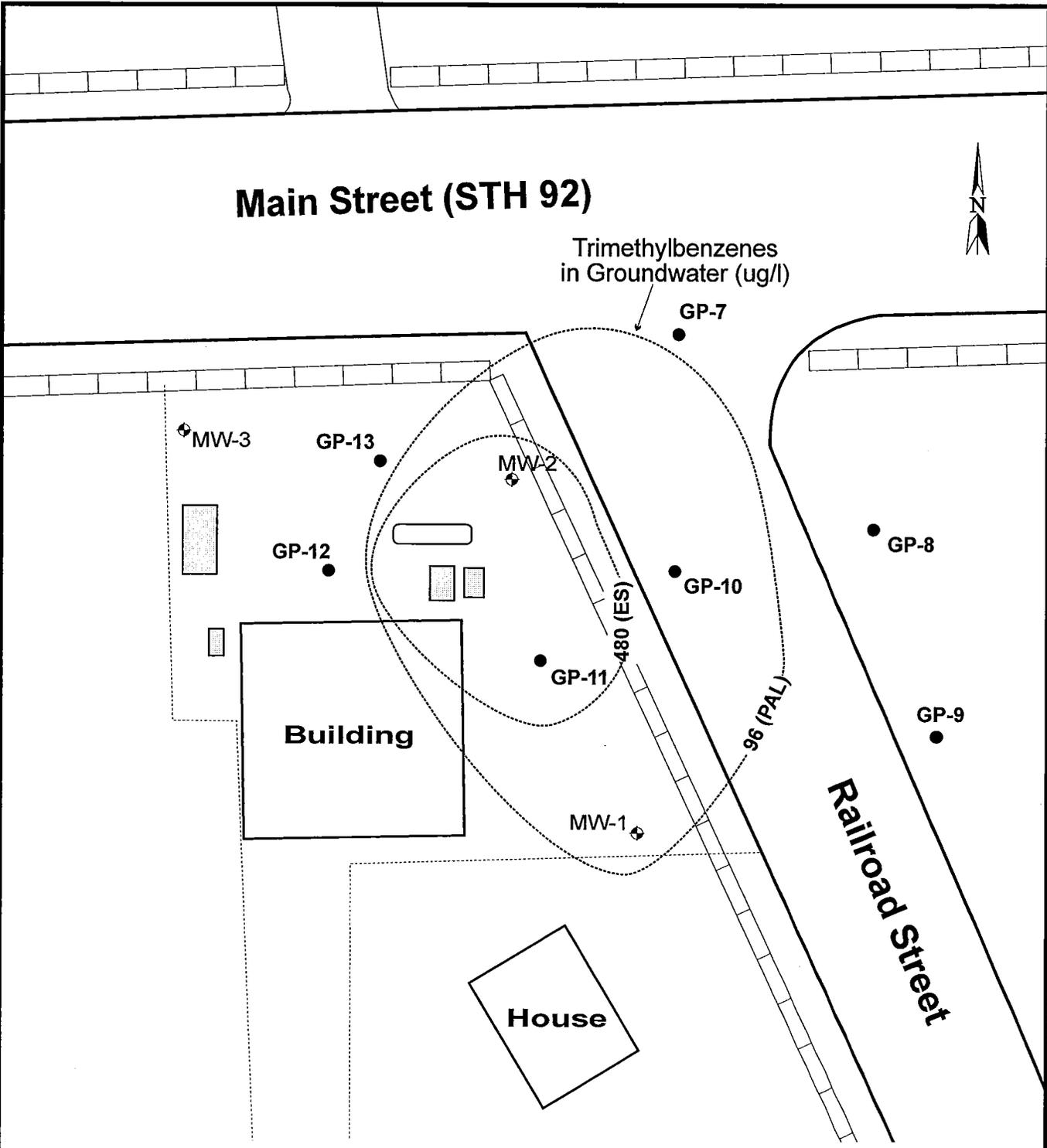
LEGEND	
B-1	◆ - Boring Location (July 2001)
GP-1	● - Geoprobe Location (Aug. 2010)
MW-1	◆ - Monitoring Well Location

FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr
 DATE: 10/20/2005
 PREPARED: MDF APPROVED:
 SOURCE: FIELD MEASUREMENTS

**SEYMOUR
 ENVIRONMENTAL
 SERVICES, INC.**

CROSS-SECTION SHOWING CONTAMINATION
 Former Brooklyn Tire Property
 100 West Railroad Street
 Brooklyn, Wisconsin

FIGURE
4



LEGEND

GP-1 ● - Geoprobe Location (Aug. 2010)

MW-1 ◊ - Monitoring Well Location

0 30' 60'

1 INCH = 30 FEET
SCALE IS APPROXIMATE

FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr

DATE: 10/20/2005

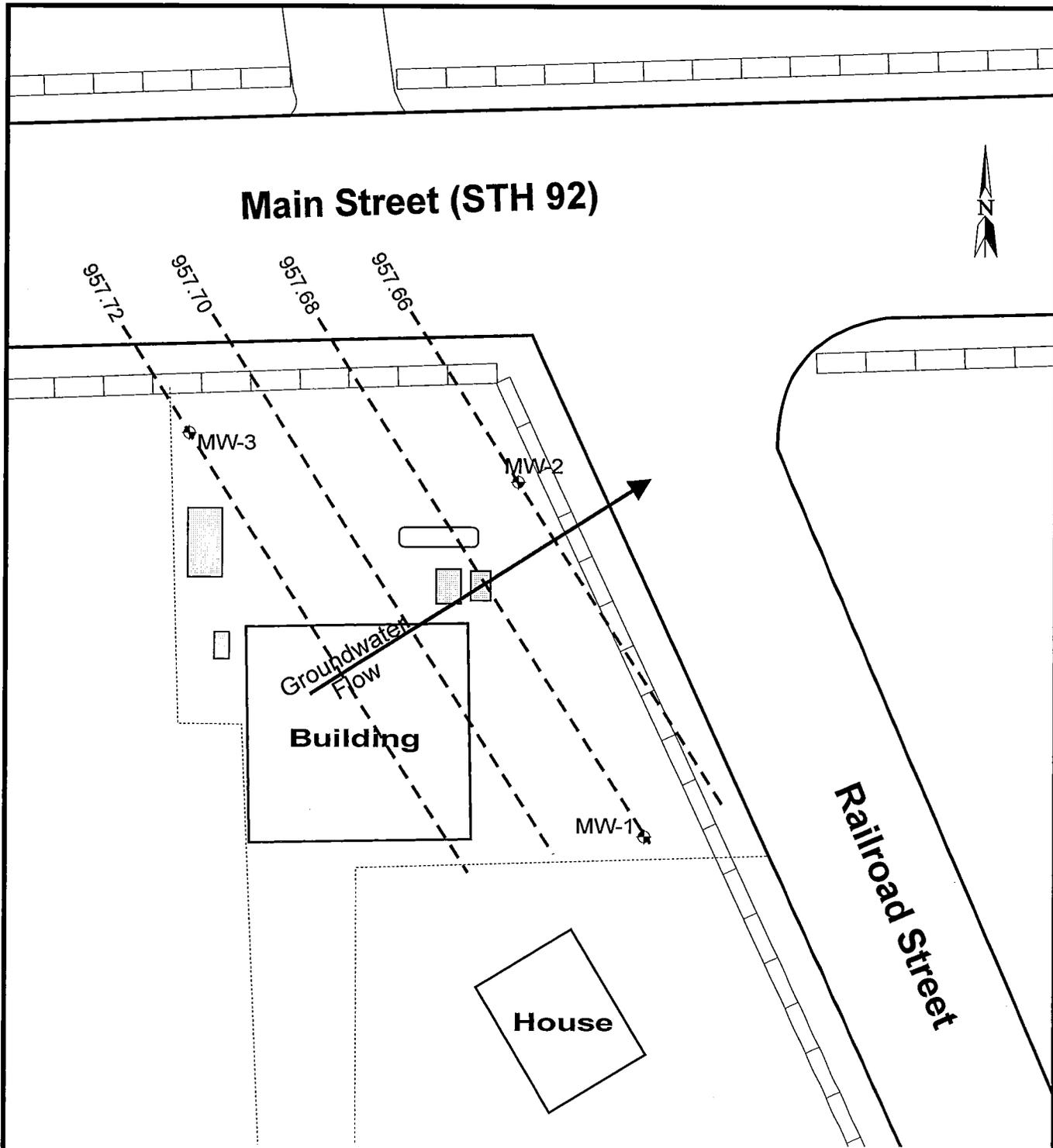
PREPARED: MDF APPROVED:

SOURCE: FIELD MEASUREMENTS

SEYMOUR
ENVIRONMENTAL
SERVICES, INC.

GROUNDWATER CONTAMINATION (Sept. 2010)
Former Brooklyn Tire Property
100 West Railroad Street
Brooklyn, Wisconsin

FIGURE
5



LEGEND

MW-1 - Monitoring Well Location

0 30' 60'

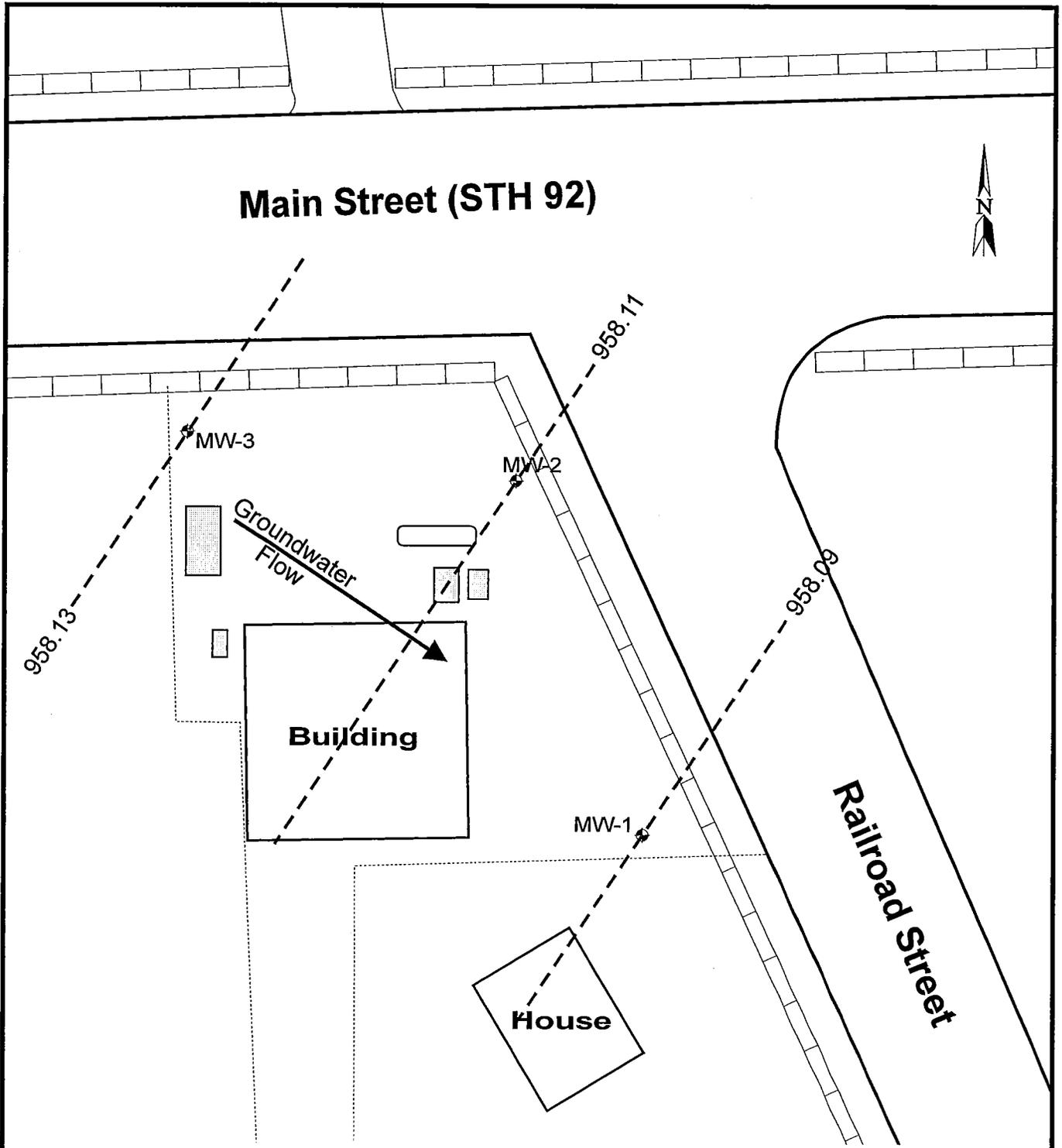
1 INCH = 30 FEET
SCALE IS APPROXIMATE

FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr
DATE: 10/20/2005
PREPARED: MDF APPROVED:
SOURCE: FIELD MEASUREMENTS

SEYMOUR
ENVIRONMENTAL
SERVICES, INC.

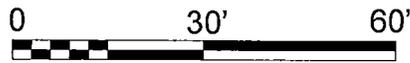
WATER-TABLE CONTOUR (Jan. 2010)
Former Brooklyn Tire Property
100 West Railroad Street
Brooklyns, Wisconsin

FIGURE
6



LEGEND

MW-1
 - Monitoring Well Location



1 INCH = 30 FEET
 SCALE IS APPROXIMATE

FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr
 DATE: 10/20/2005
 PREPARED: MDF APPROVED:
 SOURCE: FIELD MEASUREMENTS

SEYMOUR ENVIRONMENTAL SERVICES, INC.

WATER-TABLE CONTOUR (Sept. 2010)
 Former Brooklyn Tire Property
 100 West Railroad Street
 Brooklyn, Wisconsin

FIGURE
6a

TABLE 1 (page 1 of 2)
SUMMARY OF SOIL ANALYTICAL DATA
Former Brooklyn Tire Property - 100 W. Railroad Street – Brooklyn, Wisconsin

Sample Point	Depth (ft)	DRO	GRO	Benzene	1,2 Dichloroethane	Ethylbenzene	Methyl-tert-butyl ether	Toluene	1,3,5 Trimethylbenzene	1,2,4 Trimethylbenzene	Total Trimethylbenzenes	Total Xylenes	Naphthalene
Tank Closure (12/28/1999)													
Fuel Oil Tank	8	840	na	na	na	na	na	na	na	na	na	na	na
4000 Gal (north end)	10	na	<44	na	na	na	na	na	na	na	na	na	na
4000 Gal (south end)	10	na	<42	na	na	na	na	na	na	na	na	na	na
1000 Gal (north end)	9	na	<45	na	na	na	na	na	na	na	na	na	na
1000 Gal (south end)	9	na	<42	na	na	na	na	na	na	na	na	na	na
500 Gal (north end)	8	9.3	na	na	na	na	na	na	na	na	na	na	na
500 Gal (south end)	8	3300	na	na	na	na	na	na	na	na	na	na	na
Piping	3	na	<3.0	na	na	na	na	na	na	na	na	na	na
Geoprobe Assessment (7/30/2001)													
GP-1	17-19	<1.6	<1.3	<25	na	<25	<25	<25	<25	<25	<50	<50	na
GP-2	17-19	<1.4	<1.4	<25	na	<25	<25	<25	<25	<25	<50	<50	na
GP-3	16-18	<1.4	<1.3	<25	na	<25	<25	<25	<25	<25	<50	<50	na
GP-4	9-11	24	43	<25	na	39	<25	<25	430	790	1220	111	na
GP-4	12-14	240	230	<200	na	210	<180	<200	3800	9000	12800	1090	na
GP-5	10-12	<1.5	<1.1	<25	na	<25	<25	<25	<25	50	50	<50	na
GP-5	16-18	470	1000	<500	na	9400	<450	<500	23000	59000	82000	31300	na
GP-6	6-8	270	4500	1400	na	97000	<450	160000	140000	420000	560000	710000	na
GP-6	16-18	560	560	<200	na	6300	<180	3200	19000	63000	82000	50000	na
WDNR	RCLs	100	100	5.5	ns	2900	ns	1500	ns	ns	ns	4100	400
NR746	Table 2	ns	ns	1100	540	ns	ns	ns	ns	ns	ns	ns	20000
	Table 1	ns	ns	8500	600	4600	ns	38000	11000	83000	ns	42000	2700

- GRO and DRO results are listed in mg/kg; PVOC results are in ug/kg
- na = not analyzed
- ns = no standard established

- NR720 = Residual Contaminant levels (exceedances bold)
- NR746 Table 1 = Indicator of saturated soil pores (exceedances italicized)
- NR746 Table 2 = Direct contact hazard levels

TABLE 1 (page 2 of 2)
SUMMARY OF SOIL ANALYTICAL DATA
Former Brooklyn Tire Property - 100 W. Railroad Street – Brooklyn, Wisconsin

Sample Point	Depth (ft)	DRO	GRO	Benzene	1,2 Dichloroethane	Ethylbenzene	Methyl-tert-butyl ether	Toluene	1,3,5 Trimethylbenzene	1,2,4 Trimethylbenzene	Total Trimethylbenzenes	Total Xylenes	Naphthalene
Monitoring Well Installation (Jan-03)													
SB-1 (MW-2)	4	10	<5.2	<43	na	68	<43	82	<43	120	120	323	na
SB-1 (MW-2)	10	5.2	8.4	<29	na	48	<29	<29	96	190	286	167	na
SB-2 (MW-1)	8	<3.7	7.7	<25	na	32	<25	68	210	650	860	133	na
SB-3 (MW-3)	8	<4.5	<3.5	<34	na	<34	<34	<34	<34	<34	<68	<68	na
Geoprobe Assessment (8/31/2010)													
GP-7	17	na	na	<25.0	na	<25.0	<25.0	<25.0	<25.0	<25.0	<50.0	<75.0	<25.0
GP-8	18	na	na	<25.0	na	<25.0	<25.0	<25.0	<25.0	<25.0	<50.0	<75.0	<25.0
GP-10	3	na	na	<500	<500	16400	<500	<500	17400	41300	58700	59780	4710
GP-10	18	na	na	<250	na	13400	<250	865	27200	58100	85300	54200	9070
GP-11	17	na	na	<25.0	na	<25.0	<25.0	<25.0	<25.0	<25.0	<50.0	<75.0	<25.0
GP-12	3	na	na	<25.0	na	<25.0	<25.0	<25.0	<25.0	<25.0	<50.0	<75.0	<25.0
GP-12	8	na	na	<25.0	na	<25.0	<25.0	<25.0	<25.0	<25.0	<50.0	<75.0	<25.0
GP-13	3	na	na	680	na	697	<25.0	3380	774	1840	2614	5510	42.4
WDNR	RCLs	100	100	5.5	ns	2900	ns	1500	ns	ns	ns	4100	400
NR746	Table 2	ns	ns	1100	540	ns	ns	ns	ns	ns	ns	ns	20000
	Table 1	ns	ns	8500	600	4600	ns	38000	11000	83000	ns	42000	2700
<ul style="list-style-type: none"> - GRO and DRO results are listed in mg/kg; PVOC results are in ug/kg - na = not analyzed - ns = no standard established - NR720 = Residual Contaminant levels (exceedances bold) - NR746 Table 1 = Indicator of saturated soil pores (exceedances italicized) - NR746 Table 2 = Direct contact hazard levels 													

TABLE 2
SUMMARY OF RECENT GROUNDWATER ANALYTICAL DATA
Former Brooklyn Tire Property - 100 W. Railroad Street – Brooklyn, Wisconsin

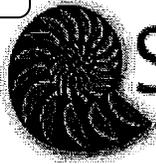
Sample	Date	Benzene	Toluene	Ethylbenzene	Total Xylenes	MTBE	Trimethylbenzenes	Naphthalene
GP-1	7/30/01	2.8	1.6	44	<2.47	<0.8	173	<0.89
GP-2		0.15	0.44	0.14	<2.47	<0.16	<0.23	<0.89
GP-3		<0.12	0.39	<0.14	<2.47	<0.16	<0.23	na
GP-4		na	na	na	na	na	na	na
GP-5		18	68	620	<2.47	<0.8	2810	<0.89
GP-6		100	8500	4200	<1.94	<0.16	11300	<0.59
MW-1	1/20/10	<0.39	30.3	48.0	134.4	<0.38	33.5	2.4
	9/23/10	0.95	106	171	523	0.45	125.9	36.7
MW-2	1/20/10	<3.9	89.9	302	733	<3.8	947	36.9
	9/23/10	<1.9	18.8	207	590.5	<1.9	697	124
MW-3	1/20/10	<0.39	<0.42	<0.41	<1.25	<0.38	<0.83	0.66
	9/23/10	<0.39	<0.42	<0.41	<1.25	<0.38	<0.83	<0.40
GP-7	8/31/10	<0.39	0.69	<0.41	<1.25	<0.38	<0.83	<0.40
GP-8		<0.39	<0.42	<0.41	<1.25	<0.38	<0.83	<0.40
GP-9		<0.39	0.88	<0.41	<1.25	<0.38	<0.83	<0.40
GP-10		<1.9	4.4	26.6	50.0	<1.9	249.4	57.0
GP-11		1.1	2.5	22.8	5.6	<0.38	29.9	19.5
GP-12		0.63	2.0	0.70	1.70	<0.38	0.74	0.54
GP-13		0.65	2.2	0.66	1.50	<0.38	0.46	<0.40
NR140	ES	5	1000	700	10000	60	480	100
	PAL	0.5	200	140	1000	12	96	10

- All results are listed in ug/l
- na = not analyzed
- ns = no standard established

- NR140 PAL = Preventative Action Level (exceedances italicized)
- NR140 ES = Enforcement Standard (exceedances bold)

TABLE 3
SUMMARY OF WELL CONSTRUCTION AND GROUNDWATER LEVEL DATA
 Former Brooklyn Tire Property
 100 W. Railroad Street – Brooklyn, Wisconsin

WELL CONSTRUCTION DETAILS							
WELL	Date Installed	TOC Elevation	Well Depth	Screen Length	Top of Screen Elevation	Base of Screen Elevation	
MW-1	Jan. 2001	974.00	24.42	10.00	959.58	949.58	
MW-2	Jan. 2001	974.62	24.50	10.00	960.12	950.12	
MW-3	Jan. 2001	974.49	24.65	10.00	959.84	949.84	
GROUNDWATER LEVEL DATA							
	Date	10/4/2005		1/20/2010		9/23/2010	
Well	TOC Elevation	Depth	Elevation	Depth	Elevation	Depth	Elevation
MW-1	974.00	20.08	953.92	16.32	957.68	15.91	958.09
MW-2	974.62	20.70	953.92	16.96	957.66	16.51	958.11
MW-3	974.49	20.50	953.99	16.77	957.72	16.36	958.13
- Depth data is listed in feet; elevation data is listed in feet above mean sea level							



Seymour

Environmental Services, Inc.

Tel: 608-838-9120
Fax: 608-838-9121

April 18, 2011

Ms. Carol Strause
Clerk-Treasurer
Village of Brooklyn
102 North Rutland Avenue
P.O. Box 189
Brooklyn, Wisconsin 53521

RE: Confirmation of Petroleum Contamination in right-of-way
Former Brooklyn Tire
100 West Railroad Street
Brooklyn, Wisconsin

Dear Ms. Strause:

This letter is intended to notify you of the presence of residual soil and groundwater contamination within the city right-of-way next to the above referenced site. The contamination originated from underground motor fuel tanks which have been removed. The contamination extends east southeast from the former tank area and beneath Railroad Street. Within the right-of-way the soil contamination is present from 12 to 17 feet below grade; groundwater is encountered at a depth of approximately 17 feet. I have attached a map showing the estimated extent of the residual contamination and a table of soil and groundwater chemistry.

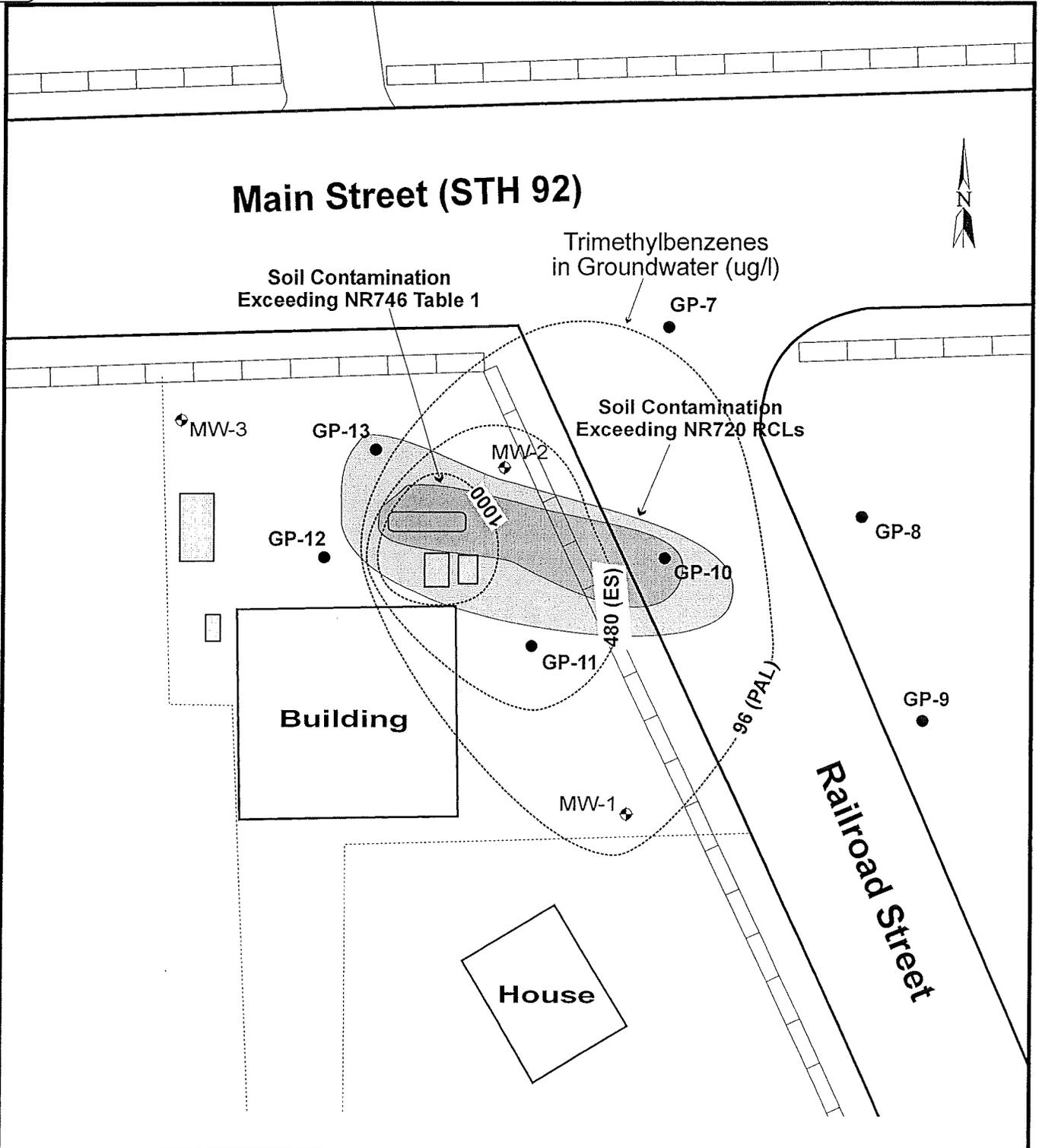
If you have any questions about the site please feel free to give Mark Fryman or me a call at (608) 838-9120 anytime. If we should notify anyone else with the village please let me know.

Sincerely,
Seymour Environmental Services

Robyn Seymour
Hydrogeologist

enclosures - Map showing extent of contamination
Table of analytical data

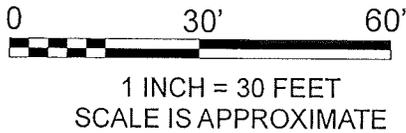
cc: Mr. Chad Duerst – Property Owner



LEGEND

GP-1 ● - Geoprobe Location (Aug. 2010)

MW-1 ◊ - Monitoring Well Location



FILE/PATH: D:\PROJECTS\DUERST\ Duerst-basemap.cdr

DATE: 10/20/2005

PREPARED: MDF APPROVED:

SOURCE: FIELD MEASUREMENTS

SEYMOUR
ENVIRONMENTAL
SERVICES, INC.

RESIDUAL CONTAMINATION (Sept. 2010)
Former Brooklyn Tire Property
100 West Railroad Street
Brooklyn, Wisconsin

FIGURE
A

RIGHT-OF-WAY

Martin, James T - DNR

From: Robyn Seymour [rseymour@chorus.net]
Sent: Monday, June 13, 2011 4:55 PM
To: Maass, Randall S - DNR
Cc: Martin, James T - DNR
Subject: Fw: Duerst Property

----- Original Message -----

From: [TeBeest, Sharlene - DOT](#)
To: '[Robyn Seymour](#)'
Sent: Wednesday, May 18, 2011 3:35 PM
Subject: RE: Duerst Property

Thanks Robyn,
I've received the notification for the Duerst property (Former Brooklyn Tire) BRRTS number 03-23-270407 in Brooklyn, WI.

Shar

Sharlene Te Beest
Hazardous Materials Specialist
WisDOT- BTS-ESS
4802 Sheboygan Ave Rm 451
PO Box 7965
Madison, WI 53707-7965
Phone 608-266-1476
Cell 608-692-4546
e-mail sharlene.tebeest@dot.wi.gov

From: Robyn Seymour [mailto:rseymour@chorus.net]
Sent: Tuesday, May 17, 2011 9:56 AM
To: TeBeest, Sharlene - DOT
Cc: Maass, Randall S - DNR
Subject: Duerst Property

Shar:

Here is a notification for the property in Brooklyn. Let me know if you have any questions.

Robyn Seymour
Seymour Environmental Services, Inc.
2531 Dyreson Road
McFarland, WI 53558
608-838-9120
608-225-9407 cell

06/14/2011

WDOT NOTICE OF RIGHT-OF-WAY CONTAMINATION

County:	Green
ROW:	Railroad Street ROW
Site Name:	Former Brooklyn Tire
Site Address:	100 West Railroad Street, Brooklyn, WI
BRRTS #:	03-23-270407
PECFA #:	na
DNR FID #:	na
Owner's Name:	Chad Duerst
Consulting Firm:	Seymour Environmental Services, Inc.
Consultant Contact:	Robyn Seymour
Consultant Address:	2531 Dyreson Road - McFarland, WI 53558
Consultant Phone:	(608) 838-9120
Consultant Fax:	(608) 838-9121
Consultant E-mail:	rseymour@chorus.net
Soil Contamination:	YES
Depth to Soil Contamination:	12 feet
Vertical Extent of Soil	12-17 feet (groundwater table)
Type of Contamination:	Gasoline and Diesel
Exceed NR720 RCLs:	ethylbenzene, xylenes, naphthalene
Exceed NR140 ESs:	na
Summary of Cleanup Activity:	<ul style="list-style-type: none"> - Contamination was discovered during removal of 4 tanks in 1999. - Geo Matrix Engineering began an investigation in 2001. - When Geo Matrix stopped doing PECFA work Chad Duerst retained Seymour Environmental in 2005. - Seymour continued groundwater monitoring and conducted additional investigation using geoprobes. - Analysis of soil shows contamination exceeding WDNR soil standards and groundwater exceeding the ES. - The contaminant levels do not warrant additional sampling or remediation. - Closure via natural attenuation was requested from the WDNR.

Email - Sharlene.TeBeest@dot.wi.gov