



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Gloria L. McCutcheon, Regional Director

Southeast Region Headquarters
2300 N. Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8606
TTY 711

July 23, 2007

Shaun Wilson
Park East Enterprise Lofts, LLC
1244 South Park Street
Madison, WI 53715

FID# 341072710
BRRTS# 02-41-420710

Subject: Final Case Closure for the Former Central Control Alarm Corp., 1401-1441 N. Dr. Martin Luther King, Jr. Dr., Milwaukee

Dear Mr. Wilson:

The Wisconsin Department of Natural Resources (Department) notified you on June 5, 2007 that the Closure Committee had granted conditional closure to this case. On June 27, 2007 the Department received correspondence indicating that you have complied with the requirements of closure. These requirements were the abandonment of wells and disposal of waste. Based on the correspondence and data provided, it appears that your case meets the requirements of 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 pursuant to s. 292.12 Wisconsin Statutes, compliance with the requirements of this letter is a responsibility to which you and any subsequent property owners must adhere. 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.

Pursuant to s. 292.12(2)(a), Wis. Stats., the building and parking pavement that currently exists in the location shown on the attached map shall be maintained in compliance with the attached maintenance plan in order to minimize the infiltration of water and prevent additional groundwater contamination that would violate the groundwater quality standards in ch. NR 140, Wis. Adm. Code, and to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health. If soil in the specific locations described above is excavated in the future, the property owner at the time of excavation must sample and analyze the excavated soil to determine if residual contamination remains. If sampling confirms that contamination is present the property owner at the time of excavation will need to determine whether the material would be considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable statutes and rules. In addition, all current and future owners and occupants of the property need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken during excavation activities to prevent a health threat to humans.

Central Control Alarm Corp.

July 23, 2007

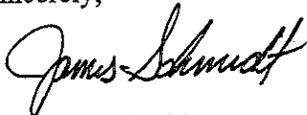
Page 2 of 2

The following activities are prohibited on any portion of the property where pavement and building foundation is required as shown on the attached map, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources: 1) removal of the existing barrier; 2) replacement with another barrier; 3) excavating or grading of the land surface; 4) filling on capped or paved areas; 5) plowing for agricultural cultivation; or 6) construction or placement of a building or other structure.

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 Brenda Boyce at (414) 263-8366.

Sincerely,



James A. Schmidt
Southeast Remediation & Redevelopment Team Supervisor

Attachment

C: Jane A. Kettler – Miller Engineers & Scientists (w/o attachment)

PAVEMENT COVER AND BUILDING BARRIER MAINTENANCE PLAN

April 20, 2007

Property Located at:

1401 – 1407 N. Dr. Martin Luther King, Jr. Drive

FID # 341072710, WDNR BRRTS #02-41-420710

CSM #5839, Recorded in Milwaukee County May 13, 1993

TAX #361-1891-000-6

Introduction

This document is the Maintenance Plan for a pavement cover and building barrier at the above-referenced property in accordance with the requirements of s. NR 724.13(2), Wisconsin Administrative Code. The maintenance activities relate to the existing slab on grade building and other paved surfaces occupying the area over the contaminated groundwater plume or soil on-site. The groundwater and soil are impacted by petroleum and chlorinated solvent products at various locations. The location of the paved surfaces and building to be maintained in accordance with this Maintenance Plan, are identified in the attached Site Plan (Exhibit A).

Cover and Building Barrier Purpose

The paved surfaces and the building foundation over the site serve as a barrier to prevent direct human contact with residual soil contamination and act as a partial infiltration barrier to minimize future soil-to-groundwater contamination migration that would affect the groundwater quality. Based on the current and future use of the property, the barrier should function as intended unless disturbed.

Annual Inspection

The paved surfaces and building foundation overlying the site and as depicted in Exhibit A will be inspected once a year, normally in the spring after all snow and ice is gone, for deterioration, cracks and other potential problems that can cause additional infiltration into, or exposure to, underlying soils. The inspections will be performed to evaluate damage due to settling, exposure to the weather, wear from traffic, increasing age and other factors. Any area where soils have become or are likely to become exposed will be documented.

A log of the inspections and any repairs will be maintained by the property owner. An example log is included as Exhibit B, Cap Inspection Log. The log will include recommendations for repairs of the cap. Once repairs are completed, they will be documented in the inspection log. A copy of the inspection log will be sent to the Wisconsin Department of Natural Resources ("WDNR") upon request.

Maintenance Activities

If problems are noted during the annual inspections or at any other time during the year, repairs will be scheduled as soon as practical. Repairs can include patching and filling operations or they can include larger resurfacing or construction operations. In the event that necessary maintenance activities expose the underlying soil, the owner must inform maintenance workers if a direct contact exposure hazard exists. The owner must also sample any soil that is excavated from potentially impacted areas of the site prior to disposal to ascertain if contamination remains. The soil must be treated, stored and disposed of by the owner in accordance with applicable local, state and federal law.

In the event the paved surfaces and/or the building overlying the site are removed or replaced, the replacement barrier must be equally impervious. Any replacement barrier will be subject to the same maintenance and inspection guidelines as outlined in this Maintenance Plan unless indicated otherwise by the WDNR or its successor.

The property owner, in order to maintain the integrity of the paved surfaces and/or the building, will maintain a copy of this Maintenance Plan on-site and make it available to all interested parties (i.e. on-site employees, contractors, future property owners, etc.) for viewing.

Amendment or Withdrawal of Maintenance Plan

This Maintenance Plan can be amended or withdrawn by the property owner and its successors with the written approval of WDNR.

Contact Information

Site Owner and Operator: Park East Enterprise Lofts LLC
1244 S. Park Street
Madison, WI 53715
608-257-4410

Consultant: Miller Engineers & Scientists
5308 S. 12th Street
Sheboygan, WI 53081
920-458-6164

WDNR: Ms. Brenda Boyce
Wisconsin Department of Natural Resources
2300 N. Dr. Martin Luther King, Jr. Drive
Milwaukee, WI 53212
414-263-8366

EXHIBIT A

- LEGEND**
- PCE - TETRACHLOROETHENE
 - TCE - TRICHLOROETHENE
 - PPM - PARTS PER MILLION
 - MWI  - MONITORING WELL

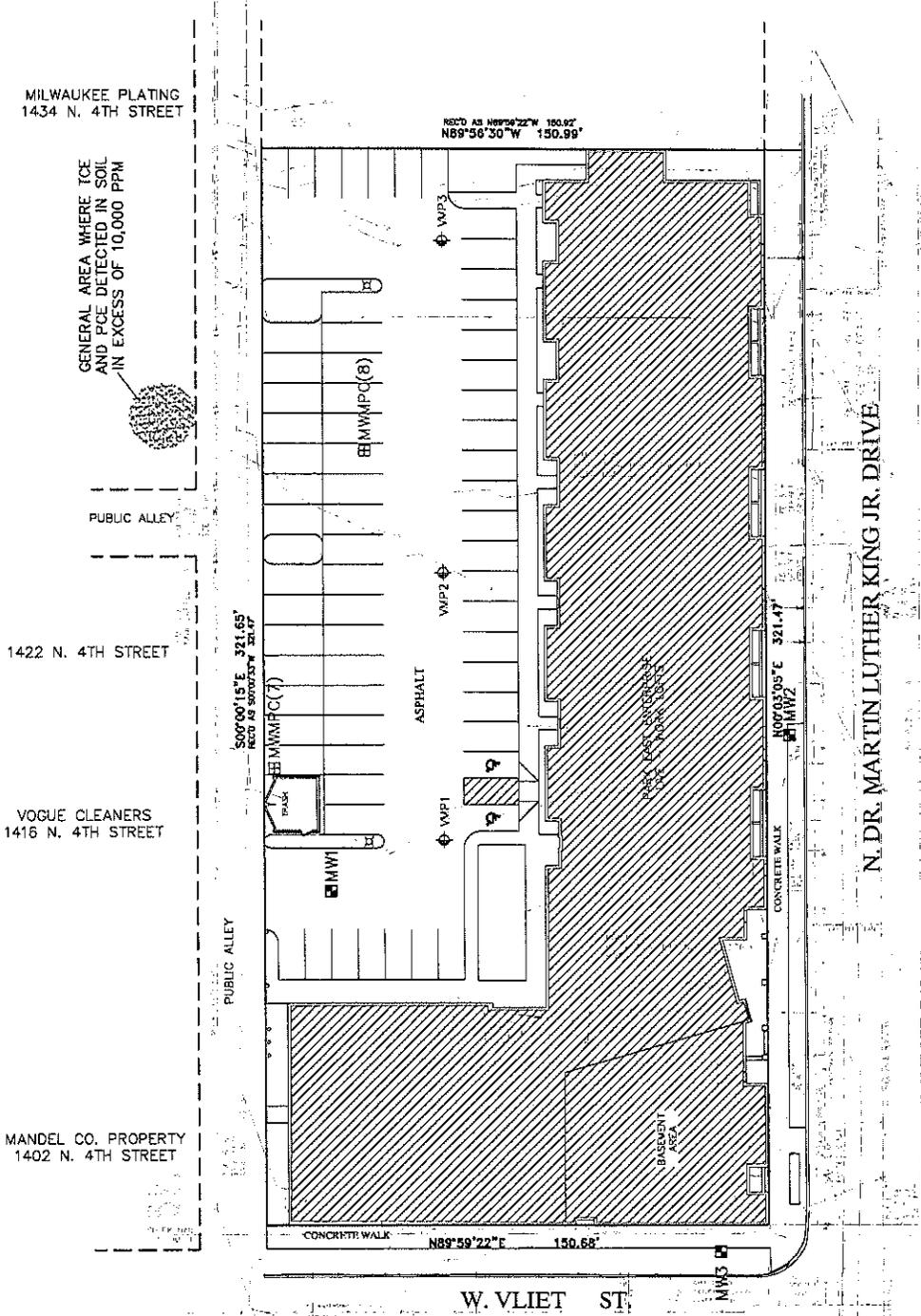


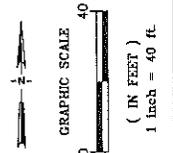
FIGURE 1 - SITE PLAN

5308 S. 12th Street
Sheboygan, WI 53081-8099
Phone 920-458-8164
Fax 920-458-0399
www.startwithmiller.com

MILLER ENGINEERS SCIENTISTS
An Empire State Company

GORMAN & COMPANY INC.
LIVE-WORK LOFTS
1407 N. MARTIN LUTHER KING, DR.
MILWAUKEE, WISCONSIN

SCALE	1" = 40'	DATE	3/21/07	BY	SMW	CK	JK	SHEET	F-1
			APB						OF



NO.	DATE	DESCRIPTION	BY

Exhibit B

EXAMPLE BARRIER INSPECTION LOG

Inspection Date	Inspector	Condition of Cap	Recommendations	Have Recommendations from previous inspection been implemented?



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Southeast Region Headquarters
2300 N. Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8606
TTY 711

Jim Doyle, Governor
Scott Hassett, Secretary
Gloria L. McCutcheon, Regional Director

June 5, 2007

Shaun Wilson
Park East Enterprise Lofts, LLC
1244 South Park Street
Madison, WI 53715

FID# 341072710
BRRTS# 02-41-420710

Subject: Conditional Closure for the Former Central Control Alarm Corp., 1401-1441 N. Dr.
Martin Luther King, Jr. Dr., Milwaukee

Dear Mr. Wilson:

The Wisconsin Department of Natural Resources (Department) received your request for closure of the case described above on April 30, 2007. The Southeast Region Case 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 and chlorinated solvent contamination on the site from the contaminated fill material 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 Ms. Victoria Stovall 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 waste (soil piles, drilling spoil, and/or purge water) 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. Please send a letter advising me that any remaining waste has been removed once that work is completed.

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. We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at (414) 263-8366.

Sincerely,

Brenda H. Boyce, PG
Hydrogeologist
Bureau for Remediation & Redevelopment
C: Jane A. Kettler - Miller Engineers & Scientists

STATE BAR OF WISCONSIN FORM 1 - 2000
WARRANTY DEED

Document Number

This Deed, made between Grohmann Industries, Inc. a Wisconsin corporation Grantor, and Park East Enterprise Lofts, LLC, a Wisconsin limited liability company, Grantee.

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

Parcel One (1) of CERTIFIED SURVEY MAP NO. 5839, being a Redivision of all of Lots Five (5), Eight (8), Nine (9), Twelve (12), Thirteen (13) and Sixteen (16), together with the vacated East-West alley lying between said Lots Eight (8) and Nine (9) in Block Twenty-Nine (29) in Plat of the Town of Milwaukee on the West Side of the River, being a part of the Southwest One-Quarter (1/4) of the Southeast One-Quarter (1/4) of Section Twenty (20), in the Township Seven (7) North, Range Twenty-Two (22) East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin, recorded in the Office of the Register of Deeds for Milwaukee County on May 13, 1993 in Reel 3033 at Images 937 to 939 inclusive, as Document No. 6764226.

Recording Area

Name and Return Address

John Van Note
Mohs, MacDonald, Widder & Paradise
20 N. Carroll Street
Madison, WI 53703

Together with all appurtenant rights, title and interests.

361-1891-000-6

Parcel Identification Number (PIN)

This is not homestead property

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 easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, and general taxes levied in the year of closing.

Dated this 21st day of September, 2005.
GROHMANN INDUSTRIES, INC.

By

* JOHN R. MATNARD, SEC

AUTHENTICATION

Signature(s) OF JOHN R. MATNARD

authenticated this 21st day of September, 2005

Bruce A. McInerney

* Bruce A. McInerney

TITLE: MEMBER STATE BAR OF WISCONSIN

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

THIS INSTRUMENT WAS DRAFTED BY

Attorney John W. Van Note

Mohs, MacDonald, Widder & Paradise

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

ACKNOWLEDGMENT

STATE OF Wisconsin)

) ss.

Dane County)

Personally came before me this _____ day of
September, 2005, the above named

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

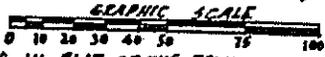
Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: _____.)

* Names of persons signing in any capacity must be typed or printed below their signature.
WARRANTY DEED FORM No. 1 - 2000

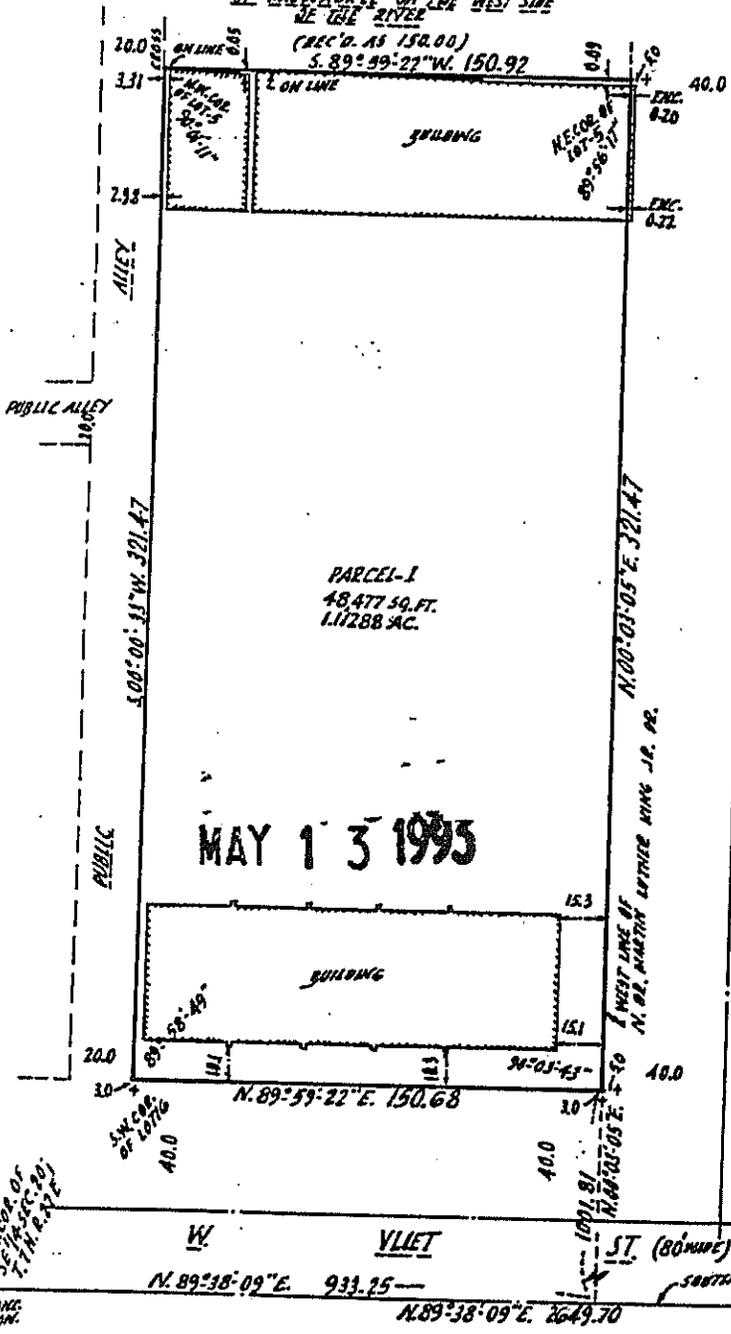
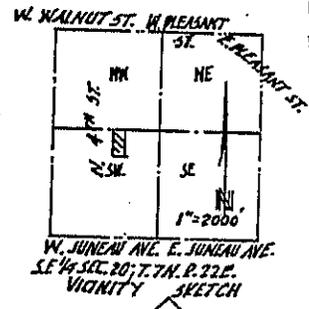
CERTIFIED SURVEY MAP NO. 5839 *CK LW*

BEING A REDIVISION OF ALL OF LOTS 5, 8, 9, 12, 13 AND 16, TOGETHER WITH THE VACATED EAST-WEST ALLEY LYING BETWEEN SAID LOTS 8 AND 9 IN BLOCK 29 IN PLAT OF THE TOWN OF MILWAUKEE ON THE WEST SIDE OF THE RIVER, BEING A PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 20, T 7 N, R 22 E, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.
TAX KEY NO. 361-0285-100, -0291-112 & -0293-100



Zoning: M/B/85

LOT 4 IN BLK-29 IN PLAT OF THE TOWN OF MILWAUKEE ON THE WEST SIDE OF THE RIVER
(REC'D. AS 150.00)
S. 89° 59' 22" W. 150.92



MAY 13 1993

PARCEL-1
48,477 SQ. FT.
1.1288 AC.

DR. MARTIN LUTHER KING JR.

* INDICATED CHISELED CROSS IN MOVEMENT (CONCRETE)
ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST
HUNDRETH OF A FOOT.
ALL BOUNDARIES SHOWN ARE REFERENCED TO THE SOUTH
LINE OF SE 1/4 SEC. 20, T. 7N. R. 22E, WHOLE
ASSUMED BEARING IS N. 89° 38' 09" E.



national survey & engineering
4125 north 124th street • brookfield, wisconsin, 53006-0444 • phone 414 781-9000

RECEIVED
MAR 29 1993
DEPT. OF
City Development

DEPT. OF CITY
DEVELOPMENT
OF MILWAUKEE
MAR 29 1993
STAFF APPROVED

BUREAU OF ENGINEERS
4-21-93
CHIEF DRAFTSMAN
4/21/93
ENGR. IN CHARGE SEWER ENGR. DIV.
CORRECT
John A. Richman 4-22-93
CITY ENGINEER
APPROVED

6764226
5839

CERTIFIED SURVEY MAP NO. 5839

BEING A REDIVISION OF ALL OF LOTS 5, 8, 9, 12, 13 AND 16, TOGETHER WITH THE VACATED EAST-WEST ALLEY LYING BETWEEN SAID LOTS 8 AND 9 IN BLOCK 29 IN PLAT OF THE TOWN OF MILWAUKEE ON THE WEST SIDE OF THE RIVER, BEING A PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 20, T 7 N, R 22 E, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

REGISTER'S OFFICE }
Milwaukee County, WI } SS 2:30 PM

STATE OF WISCONSIN]

6764226

RECORDED AT 2:30 PM

MILWAUKEE COUNTY]

MAY 13 1993

REEL 3033 IMAGE 937 to 939

I, KENNETH E BERKE, A REGISTERED SURVEYOR, CERTIFY:

W.A. O'NEILL REGISTER OF DEEDS

THAT I HAVE SURVEYED, DIVIDED, AND MAPPED A REDIVISION OF ALL OF LOTS 5, 8, 9, 12, 13 AND 16, TOGETHER WITH THE VACATED EAST-WEST ALLEY LYING BETWEEN SAID LOTS 8 AND 9 IN BLOCK 29 IN THE PLAT OF THE TOWN OF MILWAUKEE ON THE WEST SIDE OF THE RIVER, BEING A PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 20, T 7 N, R 22 E, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID 1/4 SECTION;

THENCE NORTH 89° 38' 09" EAST ALONG THE SOUTH LINE OF SAID 1/4 SECTION 933.25 FT. TO A POINT;

THENCE NORTH 00° 03' 05" EAST ALONG THE WEST LINE OF NORTH DR MARTIN LUTHER KING JR DRIVE 1001.81 FT. TO A POINT ON THE NORTH LINE OF WEST VLIET STREET AND THE POINT OF BEGINNING OF THE LAND TO BE DESCRIBED;

THENCE CONTINUING NORTH 00° 03' 05" EAST 321.47 FT. TO THE NORTHEAST CORNER OF SAID LOT 5;

THENCE SOUTH 89° 59' 22" WEST 150.92 FT. TO THE NORTHWEST CORNER OF SAID LOT 5;

THENCE SOUTH 00° 00' 33" WEST 321.47 FT. TO THE SOUTHWEST CORNER OF SAID LOT 16;

THENCE NORTH 89° 59' 22" EAST 150.68 FT. TO THE POINT OF BEGINNING.

6764226 #

THAT I HAVE MADE THE SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF GROHMANN INDUSTRIES, INC.

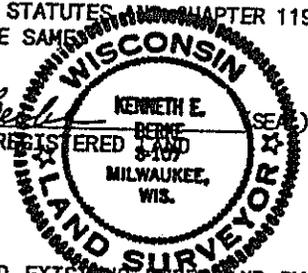
RECORD 14.00

THAT THE MAP IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE LAND DIVISION THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH CHAPTER 236 OF THE WISCONSIN STATUTES AND CHAPTER 119 OF THE MILWAUKEE CODE IN SURVEYING, DIVIDING AND MAPPING THE SAME.

DATE 3/12/92

Kenneth E Berke
KENNETH E BERKE, REGISTERED LAND SURVEYOR S107



CORPORATE OWNER'S CERTIFICATE

GROHMANN INDUSTRIES, INC., A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, DOES HEREBY CERTIFY THAT SAID CORPORATION CAUSED THE LAND DESCRIBED IN THE FOREGOING AFFIDAVIT OF KENNETH E BERKE, SURVEYOR, TO BE SURVEYED, DIVIDED, AND MAPPED AS REPRESENTED ON THIS MAP IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 119 OF THE MILWAUKEE CODE OF ORDINANCES.

IN CONSIDERATION OF THE APPROVAL OF THE MAP BY THE COMMON COUNCIL AND IN ACCORDANCE WITH CHAPTER 119 OF THE MILWAUKEE CODE, THE UNDERSIGNED AGREES:

- A. THAT ALL UTILITY LINES TO PROVIDE ELECTRIC POWER AND TELEPHONE SERVICES AND CABLE TELEVISION OR COMMUNICATIONS SYSTEMS LINES OR CABLES TO ALL LOTS IN THE CERTIFIED SURVEY MAP SHALL BE INSTALLED UNDERGROUND IN EASEMENTS PROVIDED THEREFOR.

THE ABOVE NAMED CORPORATION DOES FURTHER CERTIFY THAT THIS MAP IS REQUIRED BY S.236.10 OR 236.12 TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION:

CITY OF MILWAUKEE

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS.

CERTIFIED SURVEY MAP NO. 5839 PAGE 3 OF 3 PAGES

BEING A REDIVISION OF ALL OF LOTS 5, 8, 9, 12, 13 AND 16, TOGETHER WITH THE VACATED EAST-WEST ALLEY LYING BETWEEN SAID LOTS 8 AND 9 IN BLOCK 29 IN PLAT OF THE TOWN OF MILWAUKEE ON THE WEST SIDE OF THE RIVER, BEING A PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 20, T 7 N, R 22 E, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

IN WITNESS WHEREOF GROHMANN INDUSTRIES, INC., HAS CAUSED THESE PRESENTS TO BE SIGNED BY ECKHART GROHMANN, ITS PRESIDENT AND COUNTERSIGNED BY DeWANE NEHS, ITS SECRETARY AT MILWAUKEE, WISCONSIN, THIS 23 DAY OF MARCH 1993.

IN THE PRESENCE OF:

GROHMANN INDUSTRIES, INC.

Richard L. Steacy

Eckhart Grohmann
ECKHART GROHMANN, PRESIDENT

William J. Jozowski

COUNTERSIGNED:
DeWayne Nehs
DeWANE NEHS, SECRETARY

STATE OF WISCONSIN)
:SS
MILWAUKEE COUNTY (

PERSONALLY CAME BEFORE ME THIS 23 DAY OF MARCH 1993, ECKHART GROHMANN, PRESIDENT, AND DeWANE NEHS, SECRETARY OF THE ABOVE NAMED CORPORATION TO ME KNOWN AS THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE PRESIDENT AND SECRETARY OF THE CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE DEED OF SAID CORPORATION, BY ITS AUTHORITY.



Robert D. Glitz (SEAL)
NOTARY PUBLIC, STATE OF WISCONSIN
MY COMMISSION EXPIRES 10-3-1993
MY COMMISSION IS PERMANENT.

CERTIFICATE OF CITY TREASURER

I, WAYNE F WHITTOW, BEING THE DULY ELECTED, QUALIFIED AND ACTING CITY TREASURER OF THE CITY OF MILWAUKEE, CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN THE OFFICE OF THE CITY TREASURER OF THE CITY OF MILWAUKEE THERE ARE NO DELINQUENT TAXES AND THAT THE METHOD OF PAYMENT OF ANY SPECIAL ASSESSMENTS RELATING TO THE LAND INCLUDED IN THIS CERTIFIED SURVEY MAP HAS BEEN AGREED UPON BETWEEN THE OWNER AND THE CITY OF MILWAUKEE.

April 23, 1993
DATE

Wayne F. Whittow
WAYNE F WHITTOW, CITY TREASURER

COMMON COUNCIL CERTIFICATE OF APPROVAL

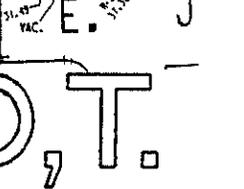
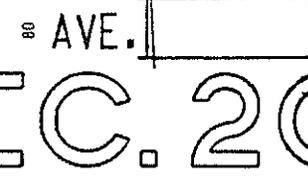
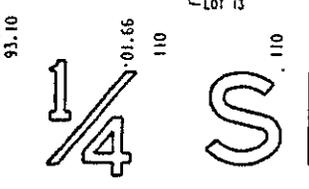
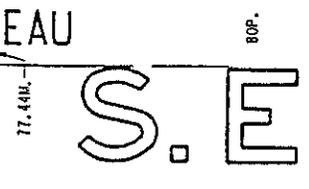
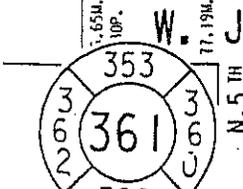
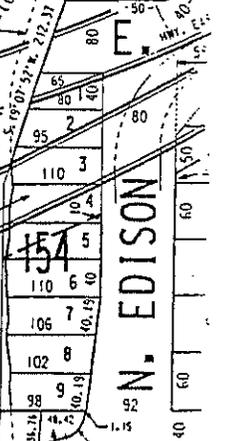
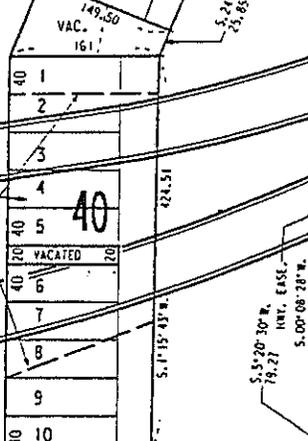
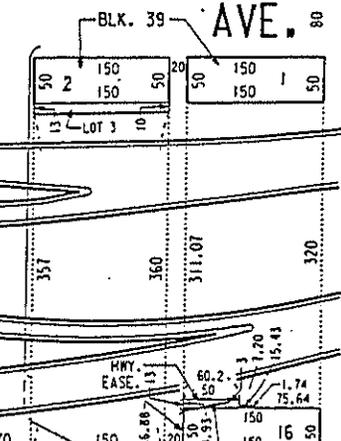
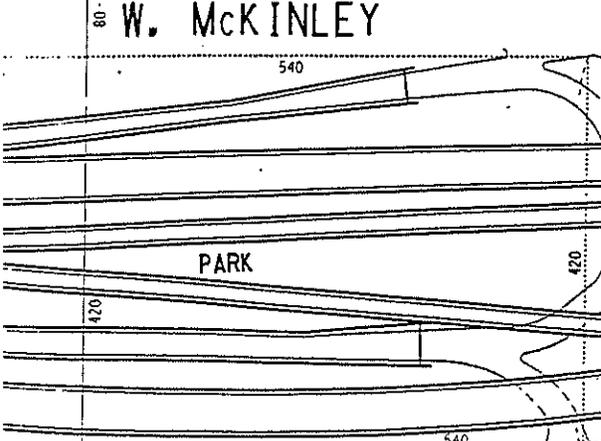
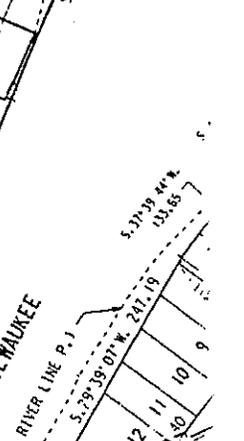
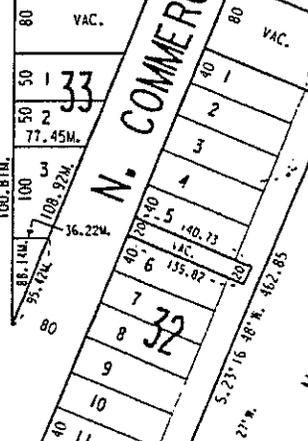
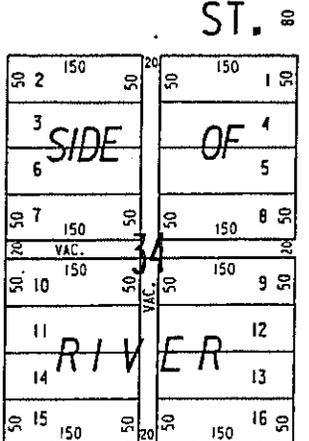
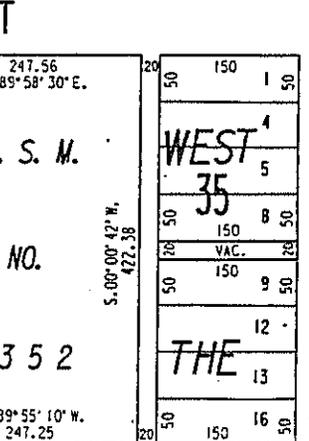
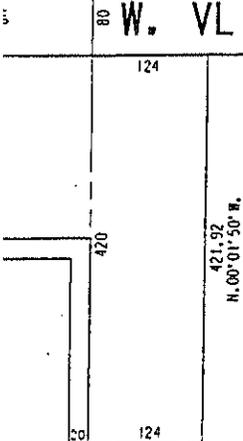
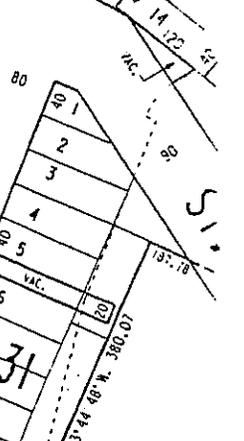
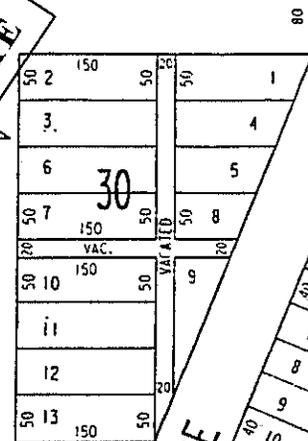
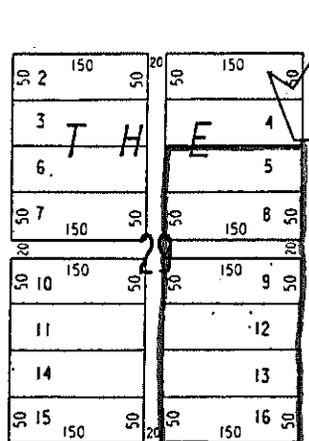
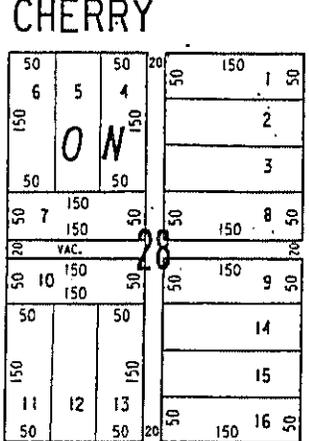
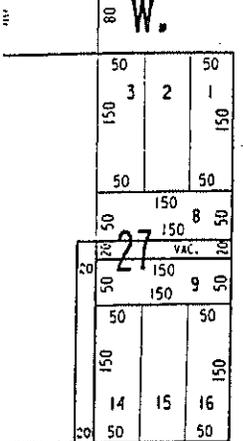
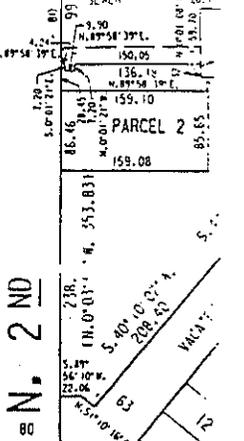
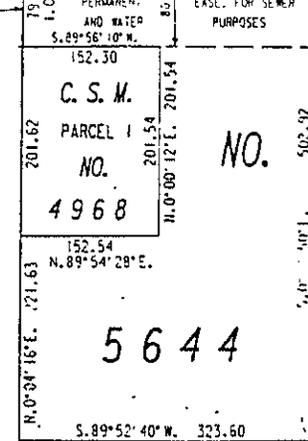
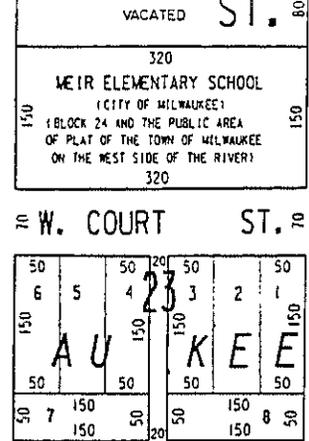
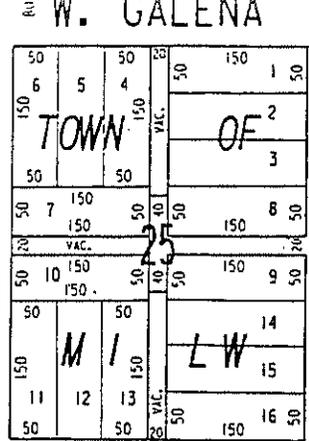
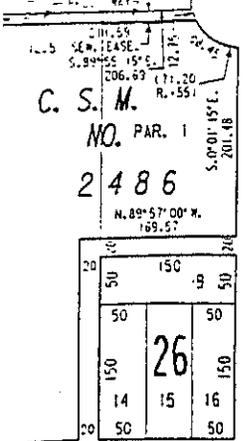
I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION FILE NO. 930002 ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON May 4, 1993



Ronald D. Leonhardt
RONALD D LEONHARDT, CITY CLERK
John Norquist
JOHN NORQUIST, MAYOR

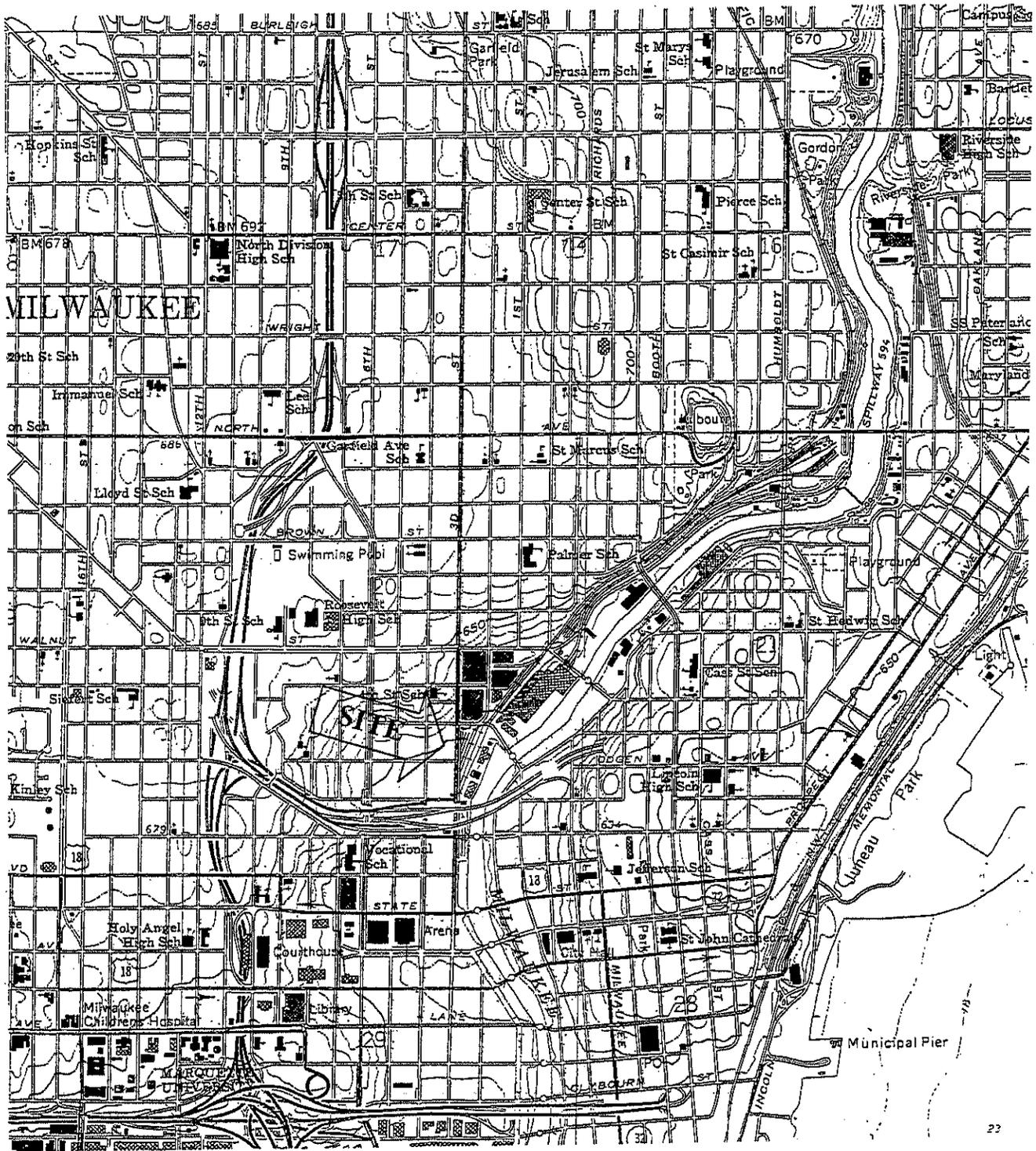
THIS INSTRUMENT WAS DRAFTED BY
KENNETH E BERKE, REGISTERED LAND SURVEYOR '8107

3/1/93



S.E. 1/4 SEC. 20, T.





DATE	2/1/05	BY	JAK	CLIENT:	GORMAN & COMPANY, INC.
PROJECT NO:	04-1-16663	CK	PGP	JOB:	PHASE I ENVIRONMENTAL SITE ASSESSMENT
Milwaukee Quadrangle Scale 1:24000		LOCATION:		PARK EAST LIVE/WORK LOFTS 1401 - 1441 N. Dr. MARTIN LUTHER KING, Jr. DRIVE MILWAUKEE, WISCONSIN	
Milwaukee Co., Wisconsin					

Figure 1: Site Location Map

TABLE M1
Subsurface Exploration
Soil Data

Client: Gorman Company, Inc.
 Park East - North Dr. Martin Luther King, Jr. Drive
 Milwaukee, Wisconsin

Project No.: 04-1-16663

Sample Location	MW1	MW1	MW2	MW2	MW3A	MW4	MW5	NR720	NR746
Depth	2.5 - 4.5	7 - 9	2.5 - 4.5	7.5 - 9.5	2.5 - 4.5	2.5 - 4.5	2.5 - 4.5	Soil	Soil
Soil Type	Clay	Clay	Sand	Sand	Sand Fill	Clay	Gravel Fill	Standards	Standards
FID Reading	3	21	2	<1	1.6	<1	4		
Sample Date	1/27/2005	1/27/2005	1/27/2005	1/27/2005	1/27/2005	1/27/2005	1/28/2005		

VOCs, ug/kg

s-Butylbenzene	<25	54	<25	<25	<25	<25	<25	--	--
n-Butylbenzene	<25	82	<25	<25	<25	<25	<25	--	--
Isopropylbenzene	<25	47	<25	<25	<25	<25	<25	--	--
p-Isopropyltoluene	<25	166	<25	<25	<25	<25	<25	--	--
Naphthalene	<25	<25	<25	<25	<25	<25	<25	--	--
n-Propylbenzene	<25	77	<25	<25	<25	<25	<25	--	2,700
Toluene	<25	<25	<25	<25	<25	<25	<25	--	--
Trichloroethylene	<25	<25	<25	<25	<25	<25	<25	1,500	38,000
1,2,4-trimethylbenzene	<25	479	17.8	<25	<25	<25	<25	--	--
1,3,5-trimethylbenzene	<25	119	<25	<25	<25	<25	<25	--	83,000
Total xylenes	<75	<75	<75	<75	<75	<75	<75	4,100	470,000

-- = No soil standard established.

TABLE M1

Subsurface Exploration Soil Data

Client: Gorman Company, Inc.
Park East - North Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin
Project No.: 04-1-16663

Sample Location	B11	B11	B12	B12	B12	B13	NR720	NR746
Depth	2.5 - 4.5	5 - 7	2.5 - 4.5	7.5 - 9.5	10 - 12	2.5 - 4.5	Soil	Soil
Soil Type	Sand	Sand	silty clay	Clay	Clay	siltyclay	Standards	Standards
FID Reading	4	11	1	<1	<1	<1		
Sample Date	1/27/2005	1/27/2005	1/28/2005	1/28/2005	1/28/2005	1/28/2005		
<u>VOCs, ug/kg</u>								
s-Butylbenzene	<25	<25	<25	<25	<25	<25	--	--
n-Butylbenzene	<25	<25	<25	<25	<25	<25	--	--
Isopropylbenzene	<25	<25	<25	<25	<25	<25	--	--
p-Isopropyltoluene	<25	<25	<25	<25	<25	<25	--	--
Naphthalene	352	<25	115	<25	<25	<25	--	2,700
n-Propylbenzene	<25	<25	<25	<25	<25	<25	--	--
Toluene	26	<25	61	<25	<25	<25	1,500	38,000
Trichloroethylene	<25	<25	<25	<25	<25	2230	--	--
1,2,4-trimethylbenzene	32	<25	49	<25	<25	<25	--	83,000
1,3,5-trimethylbenzene	<25	<25	27	<25	<25	<25	--	11,000
Total xylenes	<75	<75	148	<75	<75	<75	4,100	470,000

-- = No soil standard established.

TABLE M1
Subsurface Exploration
Soil Data

Client: Gorman Company, Inc.
 Park East - North Dr. Martin Luther King, Jr. Drive
 Milwaukee, Wisconsin
 Project No.: 04-1-16663

Sample Location	B14	B14	B15	B15	B16	B17	NR720	NR746
Depth	2.5 - 4.5	5 - 7	2.5 - 4.5	5 - 7	2.5 - 4.5	5 - 7	Soil	Soil
Soil Type	Clay	Clay	clay fill	Clay	Clay	clay	Standards	Standards
FID Reading	<1	12	<1	<1	1	<1		
Sample Date	1/28/2005	1/28/2005	1/28/2005	1/28/2005	1/28/2005	1/28/2005		
<u>VOCs, ug/kg</u>								
s-Butylbenzene	<25	64	<25	<25	<25	<25	--	--
n-Butylbenzene	<25	60	<25	<25	<25	<25	--	--
Isopropylbenzene	<25	<25	<25	<25	<25	<25	--	--
p-Isopropyltoluene	<25	100	<25	<25	<25	<25	--	--
Naphthalene	<25	50	<25	111	74	58	--	2,700
n-Propylbenzene	<25	<25	<25	<25	<25	<25	--	--
Toluene	<25	<25	<25	80	41	<25	1,500	38,000
Trichloroethylene	<25	<25	<25	<25	<25	<25	--	--
1,2,4-trimethylbenzene	<25	59	<25	54	39	<25	--	83,000
1,3,5-trimethylbenzene	<25	75	<25	<25	<25	<25	--	11,000
Total xylenes	<75	<75	<75	193	108	<75	4,100	470,000

-- = No soil standard established.

TABLE M2 Subsurface Exploration Groundwater Data

Client: Gorman Company, Inc.
Park East - North Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin

Project No.: 04-1-16663

Sample Location Date	MW1 2/5/2005	MW2 2/5/2005	MW3 2/5/2005	MW4 2/5/2005	MW5 2/5/2005	MW7 2/5/2005	MW8 2/5/2005	NR140 PAL Feb. 2004	NR140 ES Feb. 2004
<u>VOCs, ug/L</u>									
Benzene	13	<0.29	10	21	<0.29	5.7	18	0.5	5
tert-Butylbenzene	0.31	<0.31	<0.31	<0.31	<0.31	<0.31	<0.31	NA	NA
sec-Butylbenzene	0.69	<0.21	<0.21	<0.21	<0.21	<0.21	2.2	NA	NA
n-Butylbenzene	0.69 J	<0.39	<0.39	<0.39	<0.39	<0.39	0.61 J	NA	NA
cis-1,2-Dichloroethene	57	1.0	48	7.8	2.6	0.82 J	<0.29	7	70
trans-1,2-dichloroethene	2.9	<0.22	7.1	1.9	0.41 J	<0.22	<0.22	20	100
Isopropylbenzene	0.73	<0.19	<0.19	<0.19	<0.19	<0.19	4.9	NA	NA
p-Isopropyltoluene	1.2	<0.3	<0.3	<0.3	<0.3	<0.3	<0.3	NA	NA
Methyl-tert-butyl ether	<0.2	0.32 J	<0.2	<0.2	<0.2	<0.2	<0.2	12	60
n-Propylbenzene	1.2	<0.32	<0.32	<0.32	<0.32	<0.32	3.3	NA	NA
Tetrachloroethene	<0.7	<0.7	<0.7	<0.7	<0.7	1.52	<0.7	0.5	5
Trichloroethylene	<0.27	<0.27	0.98	<0.27	<0.27	0.69 J	<0.27	0.5	5
1,2,4-trimethylbenzene	6.2	<0.51	<0.51	<0.51	<0.51	<0.51	6.3	96	480
1,3,5-trimethylbenzene	2.8	<0.66	<0.66	<0.66	<0.66	<0.66	<0.66	*	*
Vinyl chloride	71	21	11	9.5	4.5	1.2	<0.21	0.02	0.2
Total xylenes	<1.1	<1.1	<1.1	<1.1	<1.1	<1.1	3.2 J	1,000	10,000

PAL = Preventive Action Limit

ES = Enforcement Standard

* = PAL and ES apply to total trimethylbenzenes

57 = Value exceeds PAL

71 = Value exceeds ES

G2

TABLE 2
SOIL ANALYTICAL RESULTS (RCRA METALS)

Proposed Condominium/Office Development
1401-1441 North Martin Luther King Jr. Drive
Milwaukee, Wisconsin
Project No. 1E-0301008

Analytes		Sampling Locations				WDNR RCLs	
		B5	B6	B7	B10	Non-Industrial	Industrial
Sample Date		1/15/2003	1/15/2003	1/14/2003	1/14/2003		
Sample Depth		8-10	8-10	8-10	6-8		
PID (HNU)		BDL	BDL	BDL	BDL		
Inorganic Analytes (mg/kg)	Arsenic	#10#	#9.7#	#13#	#8.8#	0.039	1.6
	Barium	51	92	71	56	NS	NS
	Cadmium	<1.3	<1.2	<1.3	<1.2	6	510
	Chromium	(17)	(22)	(24)	(22)	14	200
	Lead	<6.5	(135)	<6.6	10	50	500
	Mercury	0.16	0.23	0.046	0.04	NS	NS
	Selenium	<9.7	<9.2	<9.8	<8.8	NS	NS
	Silver	<1.3	<1.2	<1.3	<1.2	NS	NS

NOTES:

PID: Photoionization Detector

BDL: Below Detection Limit

-: Not Applicable

mg/kg: Milligrams per Kilogram; equivalent to parts per million

NS: No Standard

*: Result detected between the laboratory limit of detection and the limit of quantitation

Results in green/paranthesis exceed the WDNR direct contact RCL for Non-Industrial use.

Results in brown/#.....# exceed the WDNR direct contact RCL for Industrial use.

G 4

**TABLE 4
GROUNDWATER ANALYTICAL RESULTS (RCRA METALS)**

**Proposed Condominium/Office Development
1401-1441 North Martin Luther King Jr. Drive
Milwaukee, Wisconsin
Project No. 1E-0301008**

Analytes		Sampling Locations			WDNR Preventive Action Limit (PAL)	WDNR Enforcement Standard (ES)
		MW-7	MW-8	DMW-1		
Sample Date		1/13/2003	1/13/2003	1/13/2003		
RCRA Metals (mg/l)	Arsenic	0.0022	<0.0018	0.002	5	50
	Barium	0.21	0.15	0.22	400	2000
	Cadmium	0.00033	0.00043	0.00041	0.5	5
	Chromium	0.0073	0.0075 M	0.005	10	100
	Lead	<0.0012	<0.0012	<0.0012	1.5	15
	Mercury	<0.000056	<0.000056	<0.000056	0.2	2
	Selenium	<0.0015	<0.0015	<0.0015	10	50
	Silver	<0.0011	<0.0011	<0.0011	10	50

NOTES:

WDNR: Wisconsin Department of Natural Resources

mg/l: milligrams per liter

Results indicated in Blue/Paranthesis exceed the NR 140 Preventive Action Limit (PAL)

####: Results indicated in Red/Underlined exceed the NR 140 Enforcement Standard (ES)

M: Matrix Interference

RCRA: Resource Conservation and Recovery Act

NOTE: All groundwater samples were field filtered

G1
Table 1
Soil Analytical Results (VOC/PAH)

Proposed Condominium/Office Development
1401-1441 North Martin Luther King Jr. Drive
Milwaukee, Wisconsin
Project No. 1E-0301008

Analyte	Test Boring Numbers																				WDNR NR 746.06 Table 1 Product Indicator	WDNR NR 746.06 Table 2 Direct Contact	WDNR NR 720 Soil Standards		
	GP-1	GP-2	GP-3	GP-4	GP-5	GP-6	GP-7	GP-8	GP-8	GP-10	B1	B2	B3	B4	B5	B6	B7	B8	B9	B10					
Sample Depth (feet)	6-8	4-6	4-6	4-6	4-6	4-6	4-6	4-6	4-6	6-8	10-12	10-12	8-10	8-10	8-10	8-10	8-10	10-12	8-10	6-8					
Sample Date	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/13/03	1/14/03	1/13/03	1/15/03	1/15/03	1/14/03	1/15/03	1/14/03	1/14/03					
PID (HNU)	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	BDL	240	BDL	70	BDL					
Detected VOCs/PVOCs (ug/kg):																							8,500	1,100	NS
Benzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<31	<32	<32	<31	<1570	<32	<39	<29	33,000	NS	1,500		
Toluene	<29	<28	<1,280	<26	<28	<31	147	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	4,600	NS	2,900		
Ethylbenzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	42,000	NS	4,100		
Total Xylenes	<41	<40	<1,930	<36	<39	<43	254	<42	<37	<40	<43	<43	<42	<45	<45	<43	<2360	<45	<55	<41	NS	NS	NS		
n-Butylbenzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	28,900	<32	<39	<29	NS	NS	NS		
sec-Butylbenzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	9,840	<32	<39	<29	NS	NS	NS		
Isopropylbenzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	15,700	<32	<39	<29	NS	NS	NS		
p-Isopropyltoluene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	2,700	NS	NS		
Naphthalene	<29	50	#160000#	39	<28	<31	214	<30	43	<28	<31	<31	<30	<32	<32	<31	24,900	<32	<39	<29	NS	NS	NS		
n-Propylbenzene	<29	<28	<1,280	<26	<28	<31	96	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	NS	NS	NS		
Trichloroethene	<29	<28	<1,280	<26	<28	<31	96	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	NS	NS	NS		
Methyl Chloride	<58	82 L	<2,670	114 L	<55	<62	<67	<59	<63	<57	<62	<61	<60	<65	<65	<61	<3280	<64	<78	<59	NS	NS	NS		
Methyl tert-butyl ether	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	NS	NS	NS		
cis-1,2-Dichloroethene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	NS	NS	NS		
trans-1,2-Dichloroethene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	NS	NS	NS		
1,2-Dichlorobenzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	11,000	NS	NS		
1,2-Dichloroethane	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	<1570	<32	<39	<29	NS	NS	NS		
Vinyl Chloride	<41	<40	<1,930	<36	<39	<43	<47	<42	<37	<40	<43	<43	<42	<45	<45	<43	<2350	<45	<55	<41	NS	NS	NS		
1,2,4-Trimethylbenzene	<29	<28	<1,280	<26	<28	<31	79	<30	<26	<28	<31	<31	<30	<32	<32	<31	#131000#	<32	<39	<29	11,000	NS	NS		
1,3,5-Trimethylbenzene	<29	<28	<1,280	<26	<28	<31	<33	<30	<26	<28	<31	<31	<30	<32	<32	<31	31,500	<32	<39	<29	23,000	NS	NS		
Detected PAHs (ug/kg):																							NR Generic RCL 720 Interim Soil Standards (Groundwater Pathway)	NR Generic RCL 720 Interim Soil Standards (Direct Contact Non-Industrial Pathway)	
Acenaphthene	<65	<61	68	<64	..	<69	38,000	900,000	
Acenaphthylene	<110	50	<110	<110	..	<100	700	18,000	
Anthracene	<6.5	75	50	<6.4	..	<5.9	3,000,000	5,000,000	
Benzo (a) anthracene	<6.5	135	269	<6.4	..	<5.9	17,000	88	
Benzo (b) fluoranthene	<6.5	76	62	<6.4	..	<5.9	360,000	88	
Benzo (k) fluoranthene	<6.5	55	34	<6.4	..	<5.9	870,000	880	
Benzo (a) pyrene	<52	147	100	<51	..	<47	48,000	8.8	
Benzo (g,h,i) perylene	<6.5	120	110	<51	..	<47	6,800,000	1,800	
Chrysene	<6.5	120	83	<6.4	..	<5.9	37,000	8,800	
Dibenzo (a,h) anthracene	<9.7	19	17	<9.6	..	<8.8	38,000	8.8	
Fluoranthene	<13	343	381	<13	..	<12	500,000	600,000	
Fluorene	<13	75	100	<13	..	<12	100,000	600,000	
Indeno (1,2,3-cd) pyrene	<6.5	92	75	<6.4	..	<5.9	680,000	88	
1-Methylnaphthalene	<39	<37	381	<38	..	<35	23,000	1,100,000	
2-Methylnaphthalene	<32	<31	722	<32	..	<29	20,000	600,000	
Naphthalene	<39	<37	<39	<38	..	<35	400	20,000	
Phenanthrene	<6.5	233	367	<6.4	..	<5.9	1,800	18,000	
Pyrene	<6.5	294	315	<6.4	..	<5.9	8,700,000	500,000	

NOTES:
PID: Photoionization Detector
BDL: Below Detection Limit
VOC: Volatile Organic Compounds
PAH: Polynuclear Aromatic Hydrocarbons

..: Not Analyzed/Not Applicable
L: Common Lab Solvent and Contaminant
ug/kg: Micrograms per kilogram, equivalent to parts per billion (ppb)
WDNR: Wisconsin Department of Natural Resources

RCL: Residual contaminant levels
NS: No Established Standards
Results in red/underline exceed the NR 720 Generic Soil Standards
Results in brown/#: # exceed the NR 746-Table 1 Product Indicator Standards

TABLE 1
Groundwater VOC Data
 Gorman & Company Inc.
 Park East Live-Work Lofts
 North Dr. Martin Luther King Jr. Drive
 Milwaukee, Wisconsin
 Project # 04-1-16663

Sample Location Date	MW1				MW2					MW3				MWMPC				NR140	NR140
	6/28/2006	9/11/2006	12/12/2006	3/21/2007	MW2	Duplicate	MW2	MW2	MW2	6/28/2006	9/11/2006	12/12/2006	3/21/2007	6/28/2006	9/11/2006	12/12/2006	3/21/2007	PAL	ES
VOCs, ug/L:																			
Benzene	8.8	11.5	8.3	7.4	13	9.5	7.7	<23.5	<23.5	0.94	0.74	<0.47	<0.47	1.79	14.3	10.9	3.06	0.5	5
tert-Butylbenzene	<6	2.13	1.75	2.7 J	<30	<30	<6	<30	<17	<0.6	<0.6	<0.6	<0.34	<0.6	<0.6	<0.6	<0.34	NA	NA
sec-Butylbenzene	9.5	11.1	12.9	23.2	<38	<38	<7.6	<38	<18	<0.76	<0.76	<0.76	<0.36	0.78	1.16	0.96	1 J	NA	NA
n-Butylbenzene	<11	8.6	10.7	20.4	<55	<55	<11	<55	<26	<1.1	<1.1	<1.1	<0.52	<1.1	<1.1	<1.1	<0.52	NA	NA
cis-1,2-Dichloroethene	49	19.9	8.7	8.6 J	390	380	284	270	261	56	31.6	23.3	12	<0.5	<0.5	<0.68	<0.68	7	70
trans-1,2-dichloroethene	<6.5	1.25	<0.95	<4.75	34	44	25.6	<47.5	<47.5	2.9	1.48	1.25	<0.95	<0.65	<0.65	<0.95	<0.95	20	100
ethylbenzene	<2	1.72	4.2	4.4 J	<10	<10	<2	<19	<19	<0.2	<0.2	<0.38	<0.38	<0.2	1.72	<0.38	<0.38	140	700
Isopropylbenzene	18.3	20.3	22.3	33	<49.5	<49.5	<9.9	<49.5	<24	<0.99	<0.99	<0.99	<0.48	<0.99	1.48	1.95	1.35 J	NA	NA
p-Isopropyltoluene	<8.1	5.1	6.2	16	<40.5	<40.5	<8.1	<40.5	<17.5	<0.81	<0.81	<0.81	<0.35	<0.81	<0.81	<0.81	<0.35	NA	NA
Methyl-tert-butyl ether	<3.4	<0.34	<0.52	<2.6	<17	<17	<3.4	<26	<26	<0.34	<0.34	<0.52	<0.52	<0.34	<0.34	<0.52	<0.52	12	60
n-Propylbenzene	21.9	26.2	40	57	<30.5	<30.5	<6.1	<30.5	<19	<0.61	<0.61	<0.61	<0.38	<0.61	0.7	0.82	0.51 J	NA	NA
Tetrachloroethene	<3.7	<0.37	<0.52	<2.6	<18.5	<18.5	<3.7	<26	<26	<0.37	<0.37	<0.52	<0.52	<0.37	<0.37	<0.52	<0.52	0.5	5
Trichloroethylene	<3.9	<0.39	<0.44	<2.2	470	420	251	194	179	1.45	1.66	2.16	1.6	<0.39	<0.39	<0.44	<0.44	0.5	5
1,2,4-trimethylbenzene	84	181	197	340	<8	<8	<15	<19.5	<60	<0.16	<0.16	<0.39	<1.2	<0.16	<0.16	<0.39	<1.2	96	480
1,3,5-trimethylbenzene	<12	22.7	35	65	<60	<60	<12	<60	<18.5	<1.2	<1.2	<1.2	<0.37	<1.2	<1.2	<1.2	<0.37	*	*
Vinyl chloride	69	75	81	68	7.5	8.5	7.3	<8.5	<10	3.9	8.9	11.1	10.6	<0.11	<0.11	<0.17	<0.2	0.02	0.2
Total xylenes	<11	5.7	9.1	11.5	<55	<55	<12.8	<71	<49.5	<1.1	<1.1	<1.42	<0.99	<1.1	<1.1	<1.42	<0.99	1,000	10,000
Gases, ug/L:																			
ethane	NT	28	NT	34	NT	NT	1.1	NT	<1	NT	1.4	NT	<1	NT	3.1	NT	<1	NA	NA
ethene	NT	11	NT	6.4	NT	NT	1	NT	<1	NT	3.5	NT	2.9	NT	1.9	NT	1.1	NA	NA
methane	NT	3600	NT	2240	NT	NT	190	NT	95	NT	190	NT	136	NT	1700	NT	340	NA	NA

PAL = Preventive Action Limit
 ES = Enforcement Standard
 * = PAL and ES apply to total trimethylbenzenes
 57 = Value exceeds PAL
 71 = Value exceeds ES
 NT = not tested, NA = not applicable

TABLE 2
Groundwater Elevations
 Gorman & Company Inc.
 Park East Live-Work Lofts
 North Dr. Martin Luther King Jr. Drive
 Milwaukee, Wisconsin
 Project # 04-1-16663

Location	Top PVC (ft)	4/5/2006	4/5/2006	6/28/2006	6/28/2006
		Depth to Water at Development (ft)	Water Elevation (ft)	Depth to Water (ft)	Water Elevation (ft)
MW1(PI200)	98.70	12.61	86.09	13.36	85.34
MW2(PI199)	98.86	11.79	87.07	12.38	86.48
MW3(OY451)	96.31	12.36	83.95	12.43	83.88
MW(MPC)8	99.94		99.94	11.31	88.63

Wells MW1 and MW8 were repaired in August 2006, changing elevations.

Location	Top PVC (ft)	9/11/2006	9/11/2006
		Depth to Water (ft)	Water Elevation (ft)
MW1(PI200)	97.97	13.13	84.84
MW2(PI199)	98.86	12.96	85.90
MW3(OY451)	96.31	12.60	83.71
MW(MPC)8	99.46	11.63	87.83

PVC on all wells cut down on Oct. 10, 2006 and new elevations determined.

Location	Top PVC (ft)	12/12/2006	12/12/2006	3/21/2007	3/21/2007
		Depth to Water (ft)	Water Elevation (ft)	Depth to Water (ft)	Water Elevation (ft)
MW1(PI200)	97.48	12.97	84.51	13.93	83.55
MW2(PI199)	98.71	12.55	86.16	12.48	86.23
MW3(OY451)	96.00	12.17	83.83	12.20	83.80
MW(MPC)8	99.25	10.94	88.31	10.79	88.46

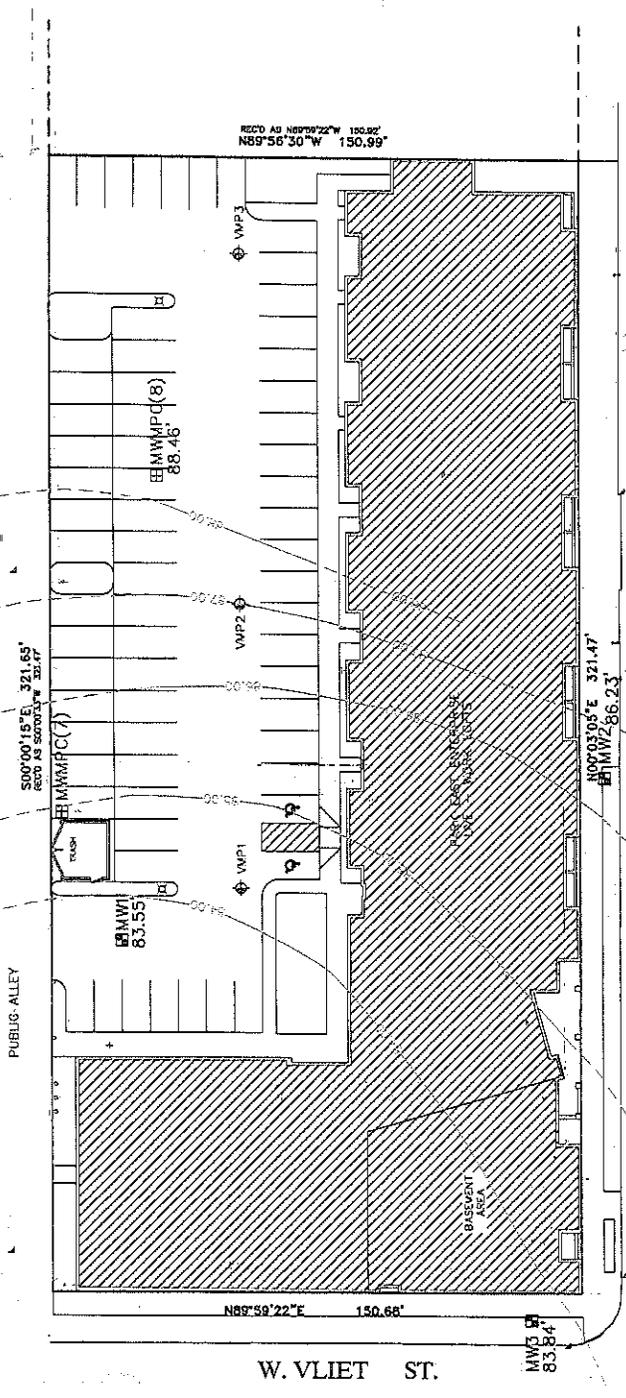
MILWAUKEE PLATING
1434 N. 4TH STREET

GENERAL AREA WHERE TCE
AND PCE DETECTED IN SOIL
IN EXCESS OF 10,000 PPM

1422 N. 4TH STREET

VOGUE CLEANERS
1416 N. 4TH STREET

MANDEL CO. PROPERTY
1402 N. 4TH STREET



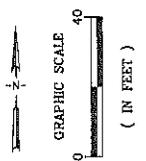
- LEGEND
- PCE -- TETRACHLOROETHENE
 - TCE -- TRICHLOROETHENE
 - PPM -- PARTS PER MILLION
 - MW1 -- MONITORING WELL
 - 83.84' -- GROUNDWATER ELEVATION MEASURED AT 83.84' RELATIVE TO SITE DATUM.
 - GROUNDWATER ELEVATION CONTOUR

FIGURE 2 -- GROUND WATER
ELEVATION CONTOURS MARCH 21, 2007

MILLER
ENGINEERS
SCIENTISTS
An Environmental Company
5708 S. 12th Street
Sheboygan, WI 53081-8099
Phone 920-458-8164
Fax 920-458-0369
www.stor.keltrmiller.com

GORMAN & COMPANY INC.
LIVE-WORK LOFTS
1407 N. MARTIN LUTHER KING, DR.
MILWAUKEE, WISCONSIN

SCALE	DATE	BY	DATE	BY	SHEET
1"=40'	4/19/07	JKB	16663-F	SMW	F-2
				JK	0



NO.	DATE	DESCRIPTION	BY

N. DR. MARTIN LUTHER KING JR. DRIVE

W. VLIET ST.

April 24, 2007

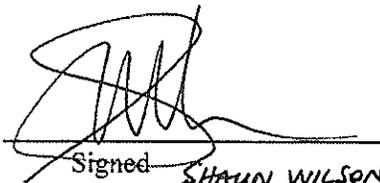
Ms. Brenda Boyce
Wisconsin Dept. of Natural Resources
2300 N. Dr. Martin Luther King Drive
Milwaukee, WI 53203

RE: Legal Descriptions for 1401 – 1407 N. Dr. Martin Luther King Drive, Park East
Enterprise Lofts, LLC
Milwaukee, Wisconsin.

ERP CASE: Central Control Alarm Corp
WDNR BRRTS #02-41-420710 FID #341072710

Dear Ms. Boyce,

The complete legal description for the above-referenced property is provided on the attached documents. This property will be included in the WDNR GIS Registry of contaminated sites.



Signed _____

SHAUN WILSON
DEVELOPMENT ASSOCIATE
GORMAN & COMPANY, INC.

04/24/07

Date

Attachments: Warranty deed
CSM 5839, Milwaukee County

MILLER

ENGINEERS
SCIENTISTS

An Employee-Owned Company

April 26, 2007

04-1-16663 10-100

Ms. Linda Eichhorst
City of Milwaukee Development Center
809 North Broadway – Room 119
Milwaukee, WI 53202

**Subject: Notification of Contamination within Right-of-Way
Northwest Corner of North Dr. Martin Luther King, Jr. Drive
and West Vliet Street**
**Site: Former Central Control Alarm Site
(Currently Park East Enterprise Lofts)**
1401 – 1407 North Dr. Martin Luther King Drive
Milwaukee, Wisconsin

Dear Ms. Eichhorst:

This letter serves as notification to the City of Milwaukee that contaminated groundwater is present within the R/W along the east and south sides of the above-referenced property. The source of the contamination has not been determined. Potential sources include properties in the 1400 block of North 4th Street, and properties to the north and east. Additional information is enclosed.

Pertinent site information is as follows:

WDNR BRRTS: 02-41-420710
WDNR FID: 341072710

Site Owner: Park East Enterprise Lofts, LLC
Contact: Mr. Shaun Wilson
1244 South Park Street
Madison, WI 53705

Consultant: Miller Engineers & Scientists
Contact: Jane Kettler
5308 South 12th Street
Sheboygan, WI 53081
Phone: 920-458-6164
Fax: 920-458-0369
e-mail: jkettler@startwithmiller.com

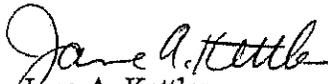
Soil contamination has not been detected within the R/W.

Groundwater contamination exists within the R/W, based on samples collected from monitoring wells within the City R/W as shown on the enclosed *Site Plan*. Parameters which exceeded NR140, WAC Enforcement Standards (ES) along North Martin Luther King Drive include cis-1,2-dichloroethene and trichloroethene. Benzene and vinyl chloride have also been (at times) detected above their ES at that location. Along West Vliet Street, only vinyl chloride has been detected above its ES.

If you need more information or have any questions, please call Jane Kettler at Miller Engineers & Scientists (920-458-6164).

Sincerely,

MILLER ENGINEERS & SCIENTISTS


Jane A. Kettler
Project Scientist

JAK/kas

Enclosures: Table 1: Groundwater VOC Data
Figure 2: Groundwater Elevation Contours - March 21, 2007
Figure 4: Groundwater Data Summary - March 2007

I:\DATA\2004\16000\1-16663-LIVEWORK\Closure docs\City_RW_Nrftm.doc