



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 53212-3128
Telephone 414-263-8500
FAX 414-263-8606
TTY 711

July 10, 2007

In Reply Refer To: FID# 341139480
BRRTS# 02-41-548454
County of Milwaukee

Mr. Russell Schmidt
St. Lucas Evangelical Lutheran Congregation
2605 S Kinnickinnic Ave
Milwaukee, WI 53207

Subject: Final Case Closure with Land Use Limitations or Conditions for the
Woodlawn Cemetery, 614 E Howard Ave, Milwaukee, Wisconsin

Dear Mr. Schmidt:

On July 10, 2007, the Wisconsin Department of Natural Resources (Department) reviewed the above referenced case for closure. The Department reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases.

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 or the current property owner 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., when excavating soil in the northern third of the property (outlined in the attached soil quality map), the process outlined in the attached soil management plan (Exhibit A) shall be followed in order to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health. 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.

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.

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. If there is equipment purchased with PECFA funds remaining at the site, contact the Commerce PECFA Program to determine the method for salvaging the equipment.

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 Andrew Boettcher at 414-263-8541

Sincerely,



James Schmidt
Southeast Remediation & Redevelopment Team Supervisor

cc: Ross Creighton, Sigma Environmental, 1300 W Canal St, Milwaukee, WI 53233
WDNR Case File

SOIL MANAGEMENT PLAN
WOODLAWN CEMETERY
614 EAST HOWARD AVENUE,
MILWAUKEE, WISCONSIN 53207
June 2007

WDNR IDENTIFICATION NUMBERS

Facility Identification (FID#): 341139480
BRRTs #: 02-41-548-454

LEGAL DESCRIPTION & TAX KEY

Legal Description (partial): Southeast $\frac{1}{4}$ of the southwest $\frac{1}{4}$ of Section 16, Township
6 north, Range 22 east, in the Town of Lake
Tax Key #: 5481101000

INTRODUCTION

This document is the Soil Management Plan (SMP) for handling site soil at the above referenced property in accordance with the requirements of Chapter NR 724.13, Wisconsin Administrative Code (WAC). The management activities relate to mildly contaminated soil contained in a soil stockpile located at the northwest corner of the property (from previous grave excavations) and soil that will be generated from future grave excavations in north portions of the site where contaminants were detected. The contaminated soil contains a group of petroleum compounds called polycyclic aromatic hydrocarbons (PAHs). Specific PAH compounds detected at concentrations that exceed NR 720 WAC suggested Residual Contaminant Limits (RCLs) for the direct contact and/or groundwater migration exposure pathways include benzo(a)anthracene, benzo(a)pyrene, benzo(b)fluoranthene, dibenzo(a,h)anthracene, indeno(1,2,3-cd)pyrene, and phenanthrene. These compounds were detected in soil samples from the soil stockpile and borings in the north portion of the cemetery and may be related to historic filling that appears to have occurred on the north end of the site. PAH compounds were not detected in site groundwater. The locations where impacted soil was detected (soil stockpile sample SP-1 and soil borings GP-2, GP-6, and GP-8) and the estimated extent of PAH impacted soil in the north portion of the site are presented on the attached map (Exhibit A).

The strategy for managing impacted soil from the stockpile and future grave excavations includes using the existing soil stockpile to construct a permanent landscaped L-shaped or U-shaped soil management berm at the northwest corner of the property. Excavated soil from future graves or other excavations in impacted areas of the site will be temporarily stockpiled on the cemetery side of the soil management berm until such time that a sufficient volume accumulates to transfer it into other permanent landscape berms or use it as fill beneath future pavement or building structures. The soil management berm and future landscape berms will be covered with clean fill or topsoil and seeded with grass to minimize exposure and migration risks.

PURPOSE OF SOIL MANAGEMENT PROCEDURES

The soil management procedures for this site are designed to reduce potential human direct contact exposure risks to polycyclic aromatic hydrocarbons (PAHs) that may be present in some shallow soil at the Woodlawn Cemetery property (Exhibit A). In addition, the soil management procedures will also reduce potential migration of impacted soil via wind and surface water. Due to the facility's need to excavate and temporarily stockpile small volumes of soil from graves on a continuous basis, the following soil management procedures will be followed as part of the WDNR case closure.

SOIL MANAGEMENT PROCEDURES

The site owner shall implement the following procedures to minimize risks associated with residual PAH concentrations present in excavated soil from the north 1/3 of the property:

- * The existing soil stockpile will be formed into a permanent L-shaped or U-shaped berm at the northwest corner of the site that will be used as a soil management area.
- * This soil management berm will be appropriately constructed, graded, covered with clean fill or top soil, seeded, and otherwise landscaped and maintained in accordance with local ordinances.
- * Soil from future graves will be temporarily stockpiled on the cemetery side of the berm until a sufficient volume accumulates and it is decided where the soil will be redistributed on site (either in additional permanent landscape berms or beneath pavement or building barriers).
- * The soil management berm will shelter the stockpiled soil from prevailing winds and limit drainage/runoff from the stockpile to offsite locations. Best management practices such as shallow runoff control depressions/trenches (approximately 6 inches deep) or other runoff control measures (hay bails or silt fence) will be constructed/maintained on the cemetery side of the temporary stockpile to further reduce runoff from the temporary soil stockpile.
- * When a sufficient amount of stockpiled soil accumulates within the soil management berm area, that soil will be relocated on site (in additional landscape berms or fill areas), covered with clean fill/topsoil and seeded with grass, or covered with a structural barrier such as a road or building. The approximate volume and location of soil transferred from the soil management berm to any other area of the site will be recorded, along with the details regarding placement of the soil, in a soil management log. A copy of the log is attached.
- * Unless the soil is being sent to a Wisconsin Department of Natural Resources' approved landfill, site soil selected for off-site use or placement must be analyzed for PAHs prior to removal off-site and managed in accordance with all applicable state and local statutes and ordinances, including CH. NR 718, Wis. Admin. Code.

* The property owner will maintain a copy of this Soil Management Plan on site and make it available to all interested parties.

ANNUAL INSPECTION and MAINTENANCE ACTIVITIES

Berms containing impacted soil will be inspected annually for any signs of erosion or deterioration of the clean fill/topsoil and seed cover material. Any damaged areas will be repaired through placement of additional clean fill/topsoil and reseeded. In the event that necessary maintenance activities expose the underlying impacted soil in the berms or north 1/3 of the property, the owner must inform maintenance workers of the potential direct contact exposure hazard. Annual inspection and any subsequent repair events will be recorded on the Soil Management Log. The cemetery owner will maintain a copy of this Soil Management Plan on site and make it available to all interested parties (on-site employees, contractors, future cemetery owners, etc.) for viewing.

AMMENDMENT OR WITHDRAWAL of SMP

This SMP can be amended or withdrawn upon written approval from the Wisconsin Department of Natural Resources or its successor agency.

CONTACT INFORMATION

June 2007

Site Owner and Operator:

Saint Lucas Evangelical Lutheran Congregation
Mr. Russell Schmidt – Cemetery Coordinator
2605 S. Kinnickinnic Avenue
Milwaukee, WI 53207
Telephone: (262) 786-2710

Environmental Consultant:

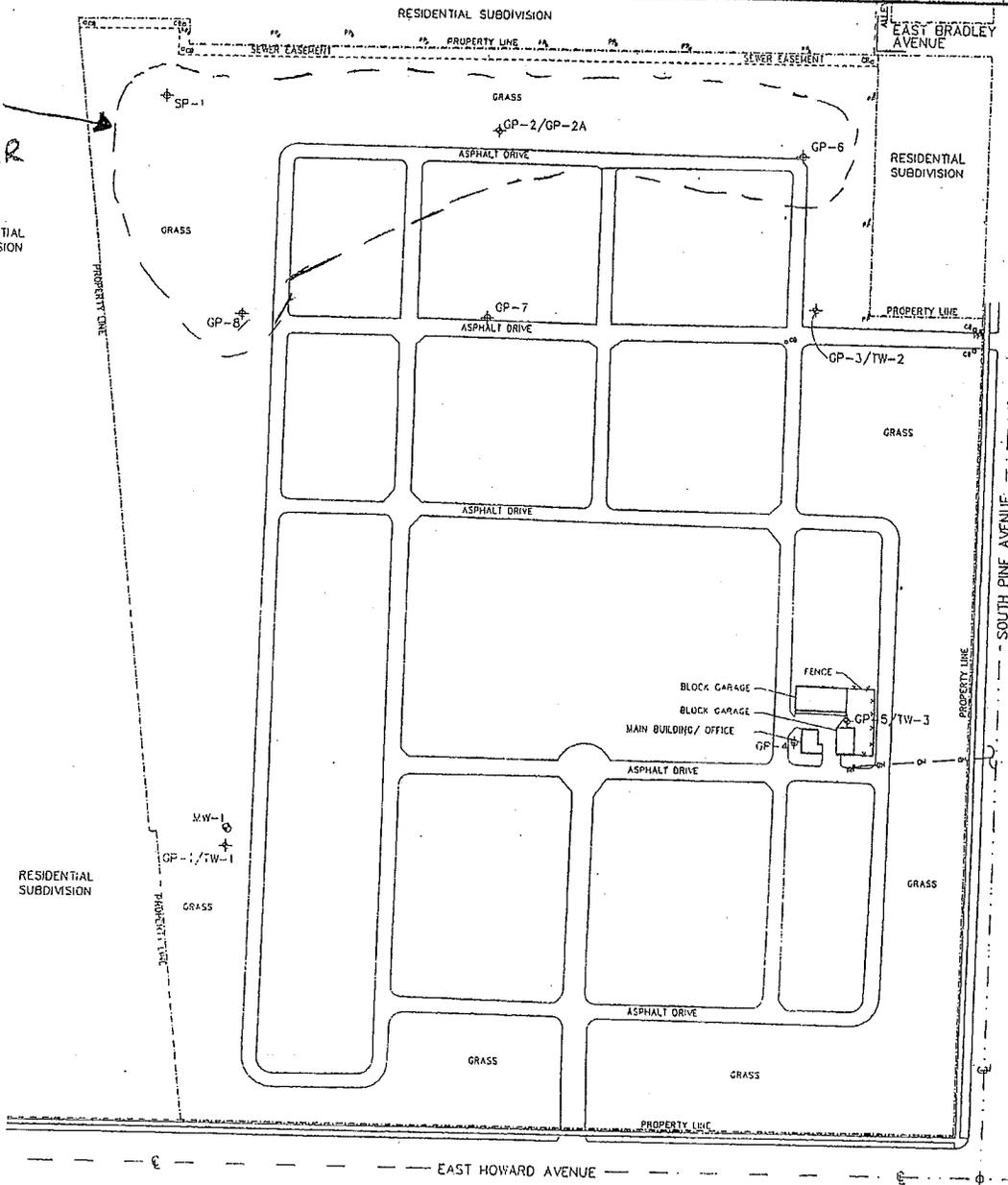
Mr. Ross Creighton, P.G.
Sigma Environmental Services, Inc.
1300 West Canal Street
Milwaukee, WI 53233
Telephone: (414) 643-4200
Fax: (414) 643-4210

Wisconsin Department of Natural Resources:

Mr. Andrew Boettcher
Wisconsin Department of Natural Resources
Southeast Region Headquarters Remediation & Redevelopment Program
2300 N. Dr. Martin Luther King Jr. Drive
Milwaukee, WI 53212
Telephone: (414) 263-8500
Fax: (414) 263-8483

9763-004-E3 SMP-020807.dwg, DWG, 2/9/2007

ESTIMATED
EXTENT OF
RESIDUAL SOIL
IMPACTS GREATER
THAN RCLs



LEGEND

- ⊕ = GEOPROBE SOIL BORING LOCATION
- ⊗ = GEOPROBE SOIL BORING/ TEST WELL LOCATION
- ⊙ = MONITORING WELL LOCATION
- = OVERHEAD ELECTRIC LINE
- ⊖ = POWER POLE
- ⊕ = CATCH POLE
- — — = FENCE
- — — — — = PROPERTY LINE

NOTE:
DIMENSIONS DEPICTED ON MAP ARE FOR REFERENCE
ONLY - SITE HAS NOT BEEN SURVEYED.

SIGMA
ENVIRONMENTAL SERVICES INC
1300 WEST CAHAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE : (414) 643-4200
FAX : (414) 643-4210

SCALE - 1" = 100'

NO	DATE	REVISIONS	BY	APVD

NAME:	DATE:
DRAWN BY: SJGJ	1-17-07
DESIGNED BY:	
CHECKED BY:	
APPROVED BY:	

ST. LUCAS EVANGELICAL LUTHERAN CONGREGATION
614 EAST HOWARD AVENUE, MILWAUKEE, WISCONSIN
SOIL QUALITY MAP

DRAWING NUMBER
9673-004
EXHIBIT A

This Indenture, Made this 29th day of September, in the year of our Lord, one thousand nine hundred and Ten, between Jeremiah D. Hickey of Milwaukee, Wisconsin, (a Madower)

part of the first part, and German Evangelical Lutheran St. Lucas Congregation of Milwaukee, Wisconsin, a corporation existing under and by virtue of the laws of the State of Wisconsin, of Milwaukee, Wisconsin, part of the second part, WITNESSETH, That the said part of the first part, for and in consideration of the sum of Twelve Thousand Dollars (\$12,000.00)

Dollars to him, in hand paid by the said part of the second part, the receipt whereof is hereby confessed and acknowledged, in, given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said part of the second part, its successors, heirs and assigns forever, the following described real estate, situated in the county of Milwaukee and State of Wisconsin, to-wit:

All that part of Lots numbered Twenty-three (23) and Twenty-four (24), in the South West 1/4 quarter (S. W. 1/4) of Section numbered Sixteen (16), in Township numbered Six (6) North of Range numbered Twenty-two (22) East, bounded and described as follows: Commencing at a point on the South line and One hundred and sixty-five (65) feet West of the South East Corner of said quarter section, running thence north on and along a line parallel to the east line of said quarter section, 116.22 feet to a point, thence West on and along a line parallel to the south line of said quarter section, 397 feet to a point, thence south on and along a line parallel to the east line of said quarter section, 116.22 feet to a point on the south line of said 1/4 section, thence east on and along the south line of said 1/4 section 397 feet to the place of beginning, containing 11.6915 acres.

Together with all and singular the hereditaments and appurtenances thereto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said part of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

To Have and to Hold the said premises as above described, with the hereditaments and appurtenances, unto the said part of the second part, and to its successors, heirs and assigns FOREVER.

And the Said Jeremiah D. Hickey, of Milwaukee, Wisconsin for himself, his heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said part of the second part, its successors, heirs and assigns, that at the time of the enrolling and delivery of these presents he is well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever.

and that the above bargained premises in the quiet and peaceable possession of the said part of the second part, its successors, heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, he will forever Warrant and Defend.

In Witness Whereof, the said part of the first part has hereunto set his hand and seal, this 29th day of September, 1910.

Signed, Sealed and Delivered in Presence of
Henry H. Otjen
Theo. Otjen

Jeremiah D. Hickey [SEAL]
[SEAL]
[SEAL]

STATE OF WISCONSIN,
Milwaukee County.

Personally came before me this 29th day of September, A. D. 1910, the above named Jeremiah D. Hickey of Milwaukee, Wisconsin

Received for Record the 3rd day of Oct. A. D. 1910, at 12:40 o'clock P. M.
C. C. Cross, Register



Henry H. Otjen
Notary Public, Milwaukee County, Wisconsin.
My commission expires July 2, 1911.

R. HEINTZ

TO STATE OF WISCONSIN FORM NO. 1

GERMAN EV. LUTHERAN ST. LUCAS CONG.

THE FROTHS BUREAU 1911

This Indenture

Made this fifth day of August, A. D., 1929, between Rose Heintz, (unmarried) of the City and County of Milwaukee, in the State of Wisconsin party of the first part, and the German Evangelical Lutheran St. Lucas Congregation of Milwaukee, Wisconsin, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of \$100.00 to her in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents does give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its successors or heirs and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: A piece of land in the Southwest one-quarter (SW 1/4) of Section Number Sixteen (16), Township Six (6) North, Range Twenty-two (22) East, in the Town of Lake, bounded and described as follows:

Beginning at a point six hundred ninety (890) feet North and thirty-three (33) feet West of the Southeast (SE) corner of the Southwest quarter (SW 1/4) of Section number Sixteen (16), thence North on a line parallel and thirty-three (33) feet distant from the quarter section line sixty (60) feet to a point; thence West parallel to the South section line, one hundred thirty-two (132) feet to a point; thence South parallel to the quarter section line, sixty (60) feet to a point; thence East parallel to the South section line, one hundred thirty-two (132) feet to the point of beginning.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

To have and to hold the said premises as above described, with the hereditaments and appurtenances, unto the said party of the second part, and to its successors or heirs and assigns FOREVER.

And the said Rose Heintz for herself, her heirs, executors and administrators do as covenant, grant, bargain and agree to and with the said party of the second part, its successors or heirs and assigns, that the above bargained premises, in the quiet and peaceable possession of the said party of the second part, its successors or heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, by, through or under said party of the first part, and none other, she will forever WARRANT AND DEFEND.

In Witness Whereof, the said party of the first part has hereunto set her hand and seal this fifth day of August, A. D., 1929.

SIGNED AND SEALED IN PRESENCE OF K. K. Kennan, Margaret Butler, Rose Heintz (Seal), (Seal), (Seal), (Seal)

State of Wisconsin, Milwaukee County, ss.

Personally came before me, this fifth day of August, A. D., 1929 the above named Rose Heintz

to me known to be the person who executed the foregoing instrument and acknowledged the same. Received for Record this 11 day of Oct. A. D., 1929, at 11:45 o'clock A. M. Phillip C. Westfahl Register K. K. Kennan Notary Public Milwaukee County, Wis. My commission expires Jan. 29 A. D., 1933



No. 1738302

TERESA GARDNER
WARRANTY DEED - To Corporation

TO
STATE OF WISCONSIN
FORM NO. 4

GERMAN EV. LUTH ST LUCAS CONGR.

This Indenture, Made this 3rd day of February, A. D. 1926
between Teresa Gardner, single of Milwaukee County, State of Wisconsin.

and German Evangelical Lutheran St Lucas Congregation of Milwaukee, Wis. part 7 of the first part,
a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, located at Milwaukee
Wisconsin, party of the second part.

Witnesseth, That the said part 7 of the first part, for and in consideration of the sum of One (\$1.00) Dollar
and other good and valuable considerations

to her in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has
given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell,
remise, release, alien, convey and confirm unto the said party of the second part, its successors and assigns forever, the following described
real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: A piece of land
in the South West One-quarter (SW 1/4) of Section numbered Sixteen (16) in Township numbered
Six (6) North of Range numbered Twenty-two (22) East bound and described as follows:
Commencing at a point Eight Hundred Seventy (870) feet North of the South East corner of
said South West One-quarter (SW 1/4) of said Section numbered Sixteen (16); thence North
Thirty (30) feet on the said One-quarter Section line to a point; thence West One Hundred
Sixty-five (165) feet on a line parallel to the South line of said One-quarter Section to
a point; thence South parallel to the East line of said One-quarter Section Thirty (30)
feet to a point; thence East One Hundred Sixty-five (165) feet to the place of beginning
subject to the right of way of Pine Street.

L-50
Stamp
Cancelled

Together with all and singular the hereditaments and appurtenances therunto belonging or in any wise appertaining; and all the
estate, right, title, interest, claim or demand whatsoever, of the said part 7 of the first part, either in law or equity, either in posses
sion or expectancy of, in and to the above bargained premises and their hereditaments and appurtenances.

Do have and in hold the said premises as above described with the hereditaments and appurtenances, unto the said party of
the second part and to its successors and assigns FOREVER.

And the Said Teresa Gardner, single

for herself, her heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said
party of the second part, its successors and assigns, that at the time of the ensending and delivery of these presents she is
well seized of the premises above described, as of a good, sure, perfect, absolute indefeasible estate of inheritance in the law, in fee simple,
and that the same are free and clear from all incumbrances whatever,

and that the above bargained premises in the quiet and peaceable possession of the said party of the second part, its successors and assigns,
against all and every person or persons lawfully claiming the whole or any part thereof she will forever WARRANT AND
DEPEND.

In Witness Whereof, the said part 7 of the first part has hereunto set her hand and seal this 3rd
day of February, A. D., 1926

Signed and Sealed in Presence of
R. O. Puff
A. B. Oettinger

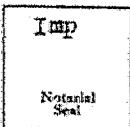
Teresa Gardner (SEAL)
(SEAL)
(SEAL)
(SEAL)

State of Wisconsin,

Forest County, Personally came before me, this 3rd day of February, A. D., 1926
the above named Teresa Gardner, single

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

Received for Record this 8 day of Apr
A. D. 1926 at 8:30 o'clock A. M.
Phillip C. Westfahl Register.



A. B. Oettinger
Notary Public Forest County, Wis.
My Commission expires January 27 A. D., 1929

1421702

No. _____

until they are passed upon.)

You are not entitled to retain possession of any estate, real or personal, of said decedent unless required by some provision of such will or unless the same is liable to and is required for the payment of debts or expenses or is liable to be taken to make up the share of a child born after the execution of the will or of a child or an issue of a child not provided for in the will but should deliver the same to the person entitled there- to and take proper receipt therefor, providing that the inheritance tax, if any, is first paid.

If there is a widow or minor children be careful about interfering with the pos- session of the homestead. Remember that the widow may elect not to take under the will but may claim the share of the estate provided for her by law.

Look after all property diligently; keep in good tenantable repair all buildings and fences under your control; keep all personal property and buildings properly insured.

Your final account is due;-- if possible get the estate in shape for settlement and file your account by that date.

UNITED STATES OF AMERICA

STATE OF WISCONSIN)
COUNTY OF WALWORTH)ss.

I, Olive H. Stubbs, clerk of the probate jurisdiction of the County Court of said County, officially styled Register in Probate, and empowered by the statutes of the State of Wisconsin to certify to copies of papers, records and judicial proceedings therein, do here- by certify that the annexed is a true, correct, perfect and complete copy of and has been compared by me with the original Letters Testamentary, in the matter of the will of Frederick Wm. Ludemann, deceased as appears from the original records and files of said County Court; that said letters are still in full force and effect and have not been revoked and that the person named therein is still the duly qualified and acting executrix of the estate of the above mentioned decedent.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County Court at the City of Elkhorn in said County this 16 day of May, A.D., 1927.

Recorded May 26, 1927)
At 3:35 o'clock P.M.)
Phillip C. Westfahl) #1523608
Register)

Imp. Olive H. Stubbs, Register in
Off. Probate
Seal

WISCONSIN GENERAL RAILWAY TO GERMAN EVANGELICAL LUTHERAN ST. LUCAS CONGREGATION
WARRANTY DEED

THIS INDENTURE, Made this 9th day of March, A.D., 1927, between Wisconsin General Railway, a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, located at Milwaukee, Wisconsin, party of the first part, and German Evangelical Lutheran St. Lucas Congregation of Milwaukee, Wisconsin, party of the second part.

WITNESSETH, That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, to it paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents does give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its successors and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin to-wit:

All that part of Lots numbered Twenty-three (23) and Twenty-four (24) in the southwest quarter of Section numbered Sixteen (16), Township numbered Six (6) north, Range numbered Twenty-two (22) east, described as follows, to-wit: Commencing at a point on the north line of said Lot numbered Twenty-three (23), which point is Seven hundred eighty- eight (788) feet west of the east line of said southwest quarter of Section numbered Six- teen (16), running thence west on the north line of said Lot numbered Twenty-three (23), Three hundred twenty-six and sixty-four hundredths (326.64) feet to a point; thence south Six degrees, Thirteen minutes (6°13') east, Six hundred seventy-five and eighty-five hun- dredths (675.85) feet to a point; thence east, parallel to the south line of said Section Sixteen (16), Two hundred forty-two and two hundredths (242.02) feet to a point; thence

This Indenture, Made this 9th day of March, A. D., 1927, between Wisconsin General Railway a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, located at Milwaukee, Wisconsin, party of the first part, and German Evangelical Lutheran St. Lucas Congregation of Milwaukee, Wisconsin,

Witnesseth, That the said party of the first part, for and in consideration of the sum of One dollar (\$1.00) and other valuable consideration to it paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents does give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its successors and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to wit: All that part of Lot numbered Twenty-three (23) in the southwest quarter of Section numbered Sixteen (16), Township numbered Six (6) north, Range numbered Twenty-two (22) east, described as follows, to wit: Commencing at a point in the north line of said Lot Twenty-three (23), which point is One hundred sixty-five (165) feet west of the east line of said southwest quarter of Section Sixteen (16); running thence south No degrees, Forty-three minutes (0°43') west and parallel with the east line of said southwest quarter of Section Sixteen (16), Three hundred thirty-two and fifteen hundredths (332.15) feet to a point in the center line of Elizabeth Street as now platted in Scheffler's Subdivision in said quarter section; thence south Eighty-nine degrees fifty eight minutes (89°58') west, on the center line of Elizabeth Street, Six Hundred twenty-three (623) feet to a point; thence north No degrees, Forty-three minutes (0°43') east and parallel to the east line of said southwest quarter of Section Sixteen (16), Three hundred thirty-two and fifty-five hundredths (332.55) feet to a point in the north line of said Lot Twenty-three (23); thence east on the north line of said Lot Twenty-three (23), Six hundred twenty-three (623) feet to the place of beginning, containing 4.75 acres of land more or less. Subject to the right reserved to said party of the first part, its successors and assigns to open and dedicate as a public highway the north thirty (30) feet of said above described premises.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances. To have and to hold the said premises as above described with the hereditaments and appurtenances, unto the said party of the second part, and to its successors and assigns FOREVER.

And the said Wisconsin General Railway party of the first part, for itself and its successors, does covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the enrolling and delivery of these presents it is well seized of the premises above described, as of a good, sure, perfect, absolute and in-defeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatsoever.

And that the above bargained premises be in the quiet and peaceable possession of the said party of the second part, its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, it will forever WARRANT and DEFEND.

In Witness Whereof, the said Wisconsin General Railway party of the first part, has caused these presents to be signed by S. B. Way its President, and countersigned by F. J. Boehm its Secretary, at Milwaukee Wisconsin, and its corporate seal to be hereunto affixed, this 9th day of March, A. D., 1927.

SIGNED AND SEALED IN PRESENCE OF V. E. Huntzicker, Edward D. Mishelow, State of Wisconsin, Milwaukee County ss. Wisconsin General Railway Corporate Name S.E. Way COUNTERSIGNED President F. J. Boehm Secretary

Personally came before me, this 9th day of March, A. D., 1927, S. B. Way President, and F. J. Boehm Secretary of the above named Corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such President and Secretary of said Corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said Corporation, by its authority.

Received for Record this 26 day of May, A. D., 1927, at 3:40 o'clock P.M. Phillip C. Westfahl Register. Edward D. Mishelow Notary Public Milwaukee County, Wis. My Commission expires Feb. 5th A. D., 1931

This Indenture, Made this 10 day of November, A. D. 1927 between George H. Bitters and Rose E. Bitters, his wife,

German Evangelical Lutheran St. Lucas Congregation of Milwaukee, Wisconsin parties of the first part, and

Witnesseth: That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration to them in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, have given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its successors and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: All that part of

School Section lots numbered Twenty-three (23) and Twenty-four (24) in the South West one-quarter (SW 1/4) of Section Numbered Sixteen (16) in Township numbered Six (6) North, of Range numbered Twenty-Two East, in the town of Lake which is bounded and described as follows:

- 1. Commencing at a point 450 feet north of the South East corner of said South West 1/4 of Section 16, running thence north 30 feet to a point; running thence west 165 feet to a point; running thence South 30 feet to a point; thence running east 165 feet to the point of commencement.
 - 2. Commencing at a point 540 feet north of the South East corner of said South West 1/4 of Section 16, running thence north 30 feet to a point; running thence west 165 feet to a point; running thence South 30 feet to a point; thence running east 165 feet to the point of commencement.
 - 3. Commencing at a point 840 feet north of the South East corner of said South West 1/4 of section 16, running thence north 30 feet to a point; running thence west 165 feet to a point, running thence South 30 feet to a point; thence running east 165 feet to the point of commencement.
- Reserving from all of the above described land the East Thirty-three (E.33) feet thereof for road purposes.

Together with all and singular the hereditaments and appurtenances therunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said parties of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

To Have and to Hold the said premises as above described with the hereditaments and appurtenances unto the said party of the second part, and to its successors and assigns FOREVER.

And the said George H. Bitters and Rose E. Bitters, his wife, for themselves, their heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the encoding and delivery of these presents they are well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever.

and that the above bargained premises in the quiet and peaceable possession of the said party of the second part, its successors and assigns, against all and every person or persons, lawfully claiming the whole or any part thereof, they will forever WARRANT AND DEFEND.

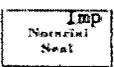
In Witness Whereof, the said parties of the first part have hereunto set their hand and seal this 10 day of November, A. D. 1927.

Signed and Sealed in-Presence of: Alma Schumacher, Otto H. Schumacher, George H. Bitters (SEAL), Rose E. Bitters (SEAL)

State of Wisconsin, Milwaukee County, Personally came before me, this 10 day of November, A. D. 1927, the above named George H. Bitters and Rose E. Bitters, his wife

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

Received for record this 8 day of June, A. D. 1928 at 12:10 o'clock P. M. Phillip C. Westfahl Register.



Otto H. Schumacher, Notary Public, Milwaukee County, Wis. My Commission expires June 23, A. D. 1929.

This Indenture, Made this 6th day of June, A. D., 1928, between
Orton Keyes and Frances Keyes, his wife of Wauwatosa, Wisconsin
Roland F. Becker (single) of Milwaukee, Wis. parties of the first part, and

Witnesseth: That the said parties of the first part, for and in consideration of the sum of One (\$1.00) Dollar and other good and valuable considerations to them in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, have given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, his heirs and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: The West Forty-two and one-half (42 1/2) feet of the West Eighty-five (85) feet in Lot numbered Five (5), Block numbered Four (4), in Warren's Subdivision, in the North-east One-Quarter (N.E. 1/4) and South-East One-Quarter (S.E. 1/4) of Section numbered Twenty-one (21), in Township numbered Seven (7) North of Range Twenty-one (21) East in the Second (2nd) Ward in the City of Wauwatosa.

Together with all and singular the hereditaments and appurtenances thereto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said parties of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

On Have and in Hold the said premises as above described with the hereditaments and appurtenances unto the said party of the second part, and to his heirs and assigns FOREVER.

And the Said Orton Keyes and Frances Keyes, his wife for themselves and their heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said party of the second part, his heirs and assigns, that at the time of the sealing and delivery of these presents they are well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever, except a certain Building and Loan mortgage of Sixty-five Hundred (\$6,500) Dollars executed to the Modern Mutual Bldg. & Loan Ass'n., dated Sept. 27, 1926, and except a certain second mortgage executed to Frank McNicholas in amount of Two Thousand (\$2,000) Dollars.

and that the above bargained premises in the quiet and peaceable possession of the said parties of the second part, his heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, he will forever WARRANT AND DEFEND.

In Witness Whereof, the said parties of the first part have hereunto set their hand s and seal s this 6th day of June, A. D., 1928.

Signed and Sealed in Presence of
Albert E. Todd
Jay H. Doud }
Orton Keyes (SEAL)
Frances Keyes (SEAL)
(SEAL)
(SEAL)

State of Wisconsin, } ss.
Milwaukee County, } Personally came before me, this 6th day of June, A. D., 1928,
the above named Orton Keyes and Frances Keyes, his wife

Received for record this 8 day of June, A. D., 1928, at 11:35 o'clock A. M.
Phillip C. Westfahl Register.
Imp. Notarial Seal
Jay H. Doud Notary Public Milwaukee County, Wis.
My Commission expires March 13, A. D., 1932
No. 1616967

This Indenture, Made this 5th day of October, A. D., 1927, between
Thomas J. O'Hara and Ethel O'Hara, his wife, of Milwaukee County, Wisconsin,
German Evangelical Lutheran St. Lucas Congregation of Milwaukee, Milwaukee County, Wisconsin parties of the first part, and

Witnesseth: That the said party of the first part, for and in consideration of the sum of One (\$1.00) Dollar, and other valuable consideration to them in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, have given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its heirs and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: All that part of School Section Lots Numbered twenty-three (23) and twenty-four (24) in the South West One-quarter (S.W. 1/4) of Section Numbered Sixteen (16) in Township Numbered Six (6) North, of Range Numbered Twenty-two (22) East, in the Town of Lake, which is bounded and described as follows, to-wit: Commencing at a point 600 feet North of the South East corner of said South West 1/4 of Section 16, running thence North 90 feet to a point; running thence West 165 feet to a point; running thence South 90 feet to a point; thence running East 165 feet to the point of commencement, reserving from all of the above described land the East Thirty-three (E. 33) feet thereof for road purposes.

Together with all and singular the hereditaments and appurtenances thereto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

On Have and in Hold the said premises as above described with the hereditaments and appurtenances unto the said party of the second part, and to its heirs and assigns FOREVER.

And the Said Thomas J. O'Hara and Ethel O'Hara, his wife, for their heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said party of the second part, its heirs and assigns, that at the time of the sealing and delivery of these presents they are well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever,

and that the above bargained premises in the quiet and peaceable possession of the said party of the second part, its heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, they will forever WARRANT AND DEFEND.

In Witness Whereof, the said parties of the first part have hereunto set their hand s and seal s this 5th day of October, A. D., 1927.

Signed and Sealed in Presence of
Walter J. Mattison
Helen E. Williams }
Thomas J. O'Hara (SEAL)
Ethel O'Hara (SEAL)
(SEAL)
(SEAL)

State of Wisconsin, } ss.
Milwaukee County, } Personally came before me, this 5th day of October, A. D., 1927,
the above named Thomas J. O'Hara and Ethel O'Hara, his wife

Received for record this 8 day of June, A. D., 1928, at 12:00 o'clock P. M.
Phillip C. Westfahl Register.
Imp. Notarial Seal
Walter J. Mattison Notary Public Milwaukee County, Wis.
My Commission expires July 28, A. D., 1929
No. 1616985

This Indenture, Made this 14th day of July, A. D., 1931, between Minnie E. Smith and German Evangelical Lutheran St. Lucas Congregation of Milwaukee a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, located at Milwaukee, Wisconsin, party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of One Dollar and other good and valuable consideration, paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its successors and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: The North Thirty (30) feet of the South Eight Hundred and Forty (840) feet of the East

One Hundred and Sixty-five (165) feet of Lots Numbered Twenty-three (23) and Twenty-four (24) in Jordan and Carpenter Tract, being in the South West Quarter of Section numbered Sixteen (16) in the City and County of Milwaukee, Wisconsin.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises and their hereditaments and appurtenances.

Un here and in hold the said premises as above described with the hereditaments and appurtenances, unto the said party of the second part and to its successors and assigns FOREVER.

And the said Minnie E. Smith for her heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the ensembling and delivery of these presents she is well seized of the premises above described, as of a good, sure, perfect, absolute indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever, except the taxes for the year 1930.

and that the above bargained premises in the quiet and peaceable possession of the said party of the second part, its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, she will forever WARRANT AND DEFEND.

In Witness Whereof, the said party of the first part hereunto set her hand and seal this 14th day of July, A. D., 1931.

Signed and Sealed in Presence of Charles W. Price, Norman E. Post, Minnie E. Smith (SEAL), State of Wisconsin, Milwaukee County, Personally came before me, this 14th day of July, A. D., 1931, the above named Minnie E. Smith.

Received for Record this 1 day of Sept. A. D., 1931, at 12:30 o'clock P. M. Phillip C. Westfahl, Register. to me known to be the person who executed the foregoing instrument and acknowledged the same. C. W. Price, Notary Public, Milwaukee County, Wis. My Commission expires Aug. 28, A. D., 1932.

This Indenture, Made this 14th day of August, A. D., 1931, between Walter A. Lang and Marie E. Lang, his wife, and German Evangelical Lutheran St. Lucas Congregation of Milwaukee a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, located at Milwaukee, Wisconsin, party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of One Dollar and other good and valuable consideration, paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its successors and assigns forever, the following described real estate, situated in the County of Milwaukee and State of Wisconsin, to-wit: All right, title and interest in and to a piece of land in the South West quarter of Section Sixteen (16) North of Range Twenty Two (22) East, bound and described as follows: Commencing Two Hundred and Forty (240) feet North of the South East corner of said South West quarter of said Section Sixteen (16), thence North Thirty (30) feet on the quarter section line to a point; thence West One Hundred and Sixty-five (165) feet on a line parallel to the South line of said quarter Section to a point; thence South parallel to the East line of said quarter Section thirty (30) feet to a point; thence East One Hundred and Sixty-Five (165) feet to the place of beginning, subject to the right of way of Pine Street.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises and their hereditaments and appurtenances.

Un here and in hold the said premises as above described with the hereditaments and appurtenances, unto the said party of the second part and to its successors and assigns FOREVER.

And the said Walter A. Lang and Marie E. Lang, his wife, for themselves, their heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the ensembling and delivery of these presents they are well seized of the premises above described, as of a good, sure, perfect, absolute indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever.

and that the above bargained premises in the quiet and peaceable possession of the said party of the second part, its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, they will forever WARRANT AND DEFEND.

In Witness Whereof, the said party of the first part hereunto set their hand and seal this 14th day of August, A. D., 1931.

Signed and Sealed in Presence of Ruth Schumacher, Alma Schumacher, Walter A. Lang (SEAL), Marie E. Lang (SEAL), State of Wisconsin, Milwaukee County, Personally came before me, this 14th day of August, A. D., 1931, the above named Walter A. Lang and Marie E. Lang, his wife.

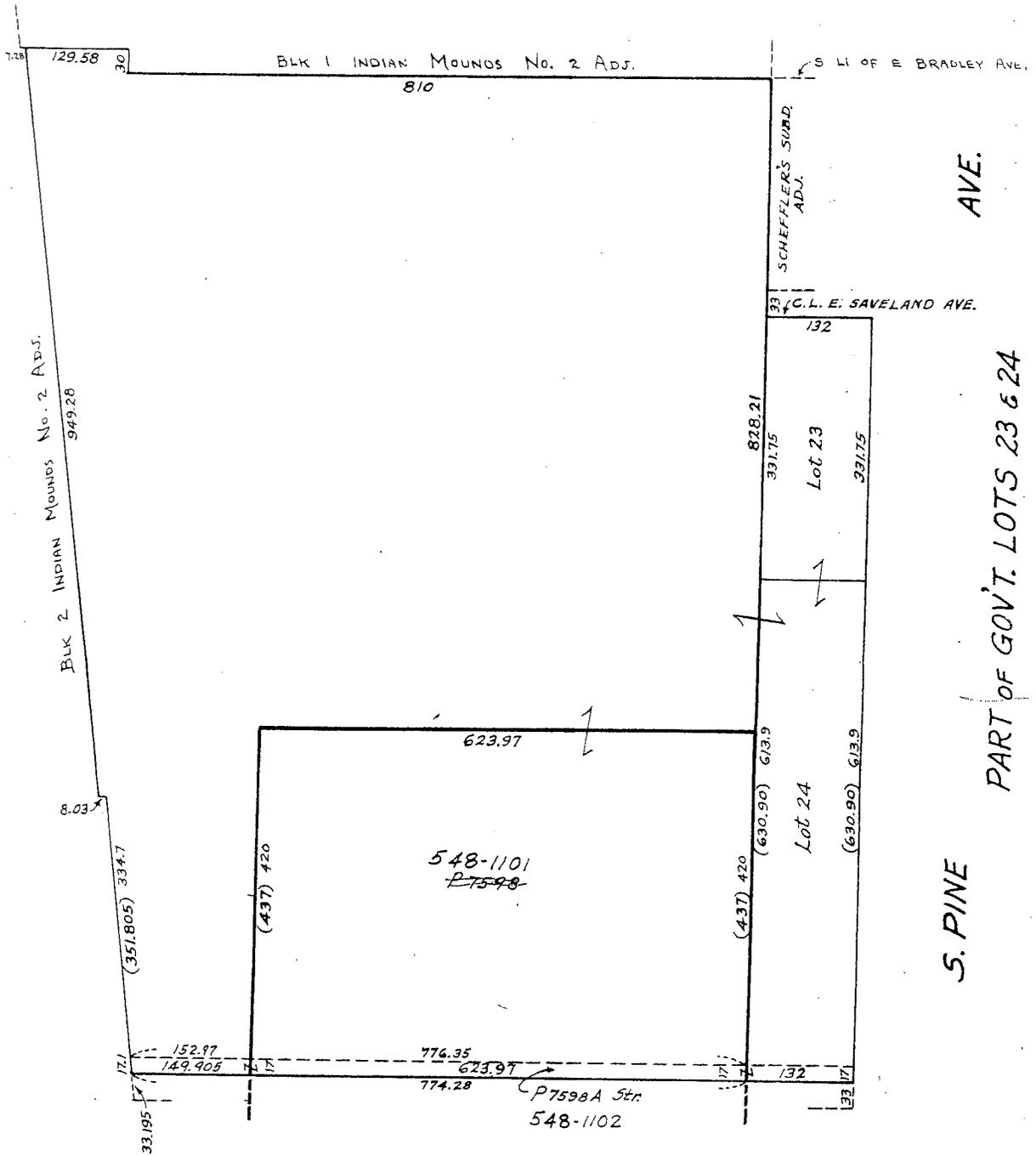
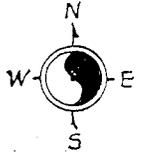
Received for Record this 1 day of Sept. A. D., 1931, at 12:30 o'clock P. M. Phillip C. Westfahl, Register. to me known to be the person who executed the foregoing instrument and acknowledged the same. Otto H. Schumacher, Notary Public, Milwaukee County, Wis. My Commission expires June 18, A. D., 1932.

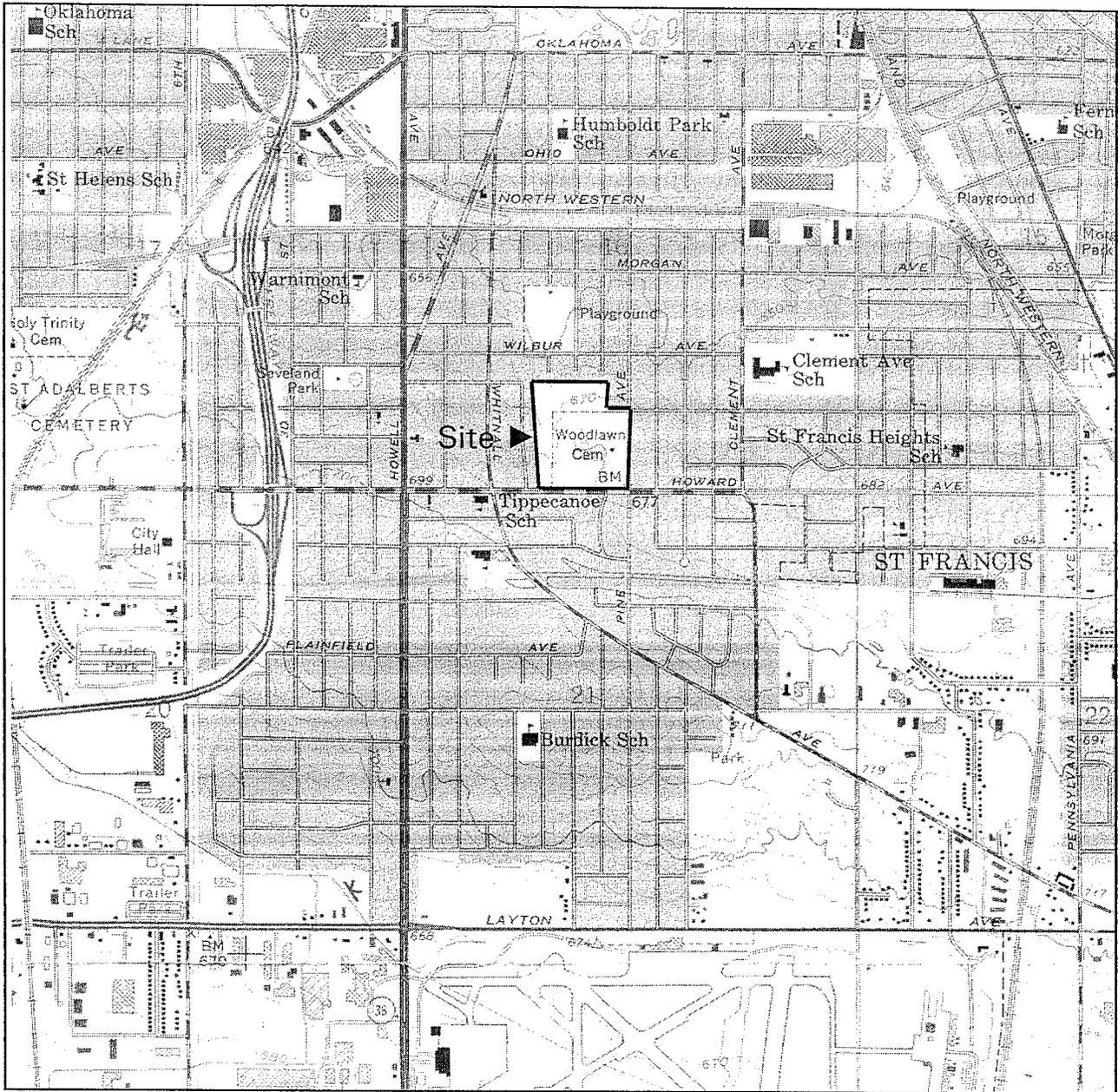
S.W. 16-6-22
ATLAS P 548

548

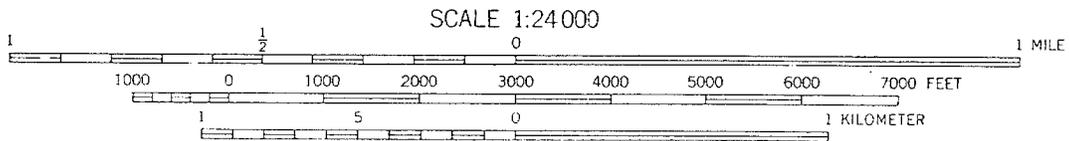
CONTN. OF WOODLAWN CEMETERY

Key ~~Atlas~~ P
Scale 1 inch = 150 ft.
548-05





SW¼ Sec. 16 T6N R22E. Adapted from U.S.G.S. 7.5 minute series, Greendale dated 1958 (photorevised 1971 and 1976) Wisconsin, quadrangle.

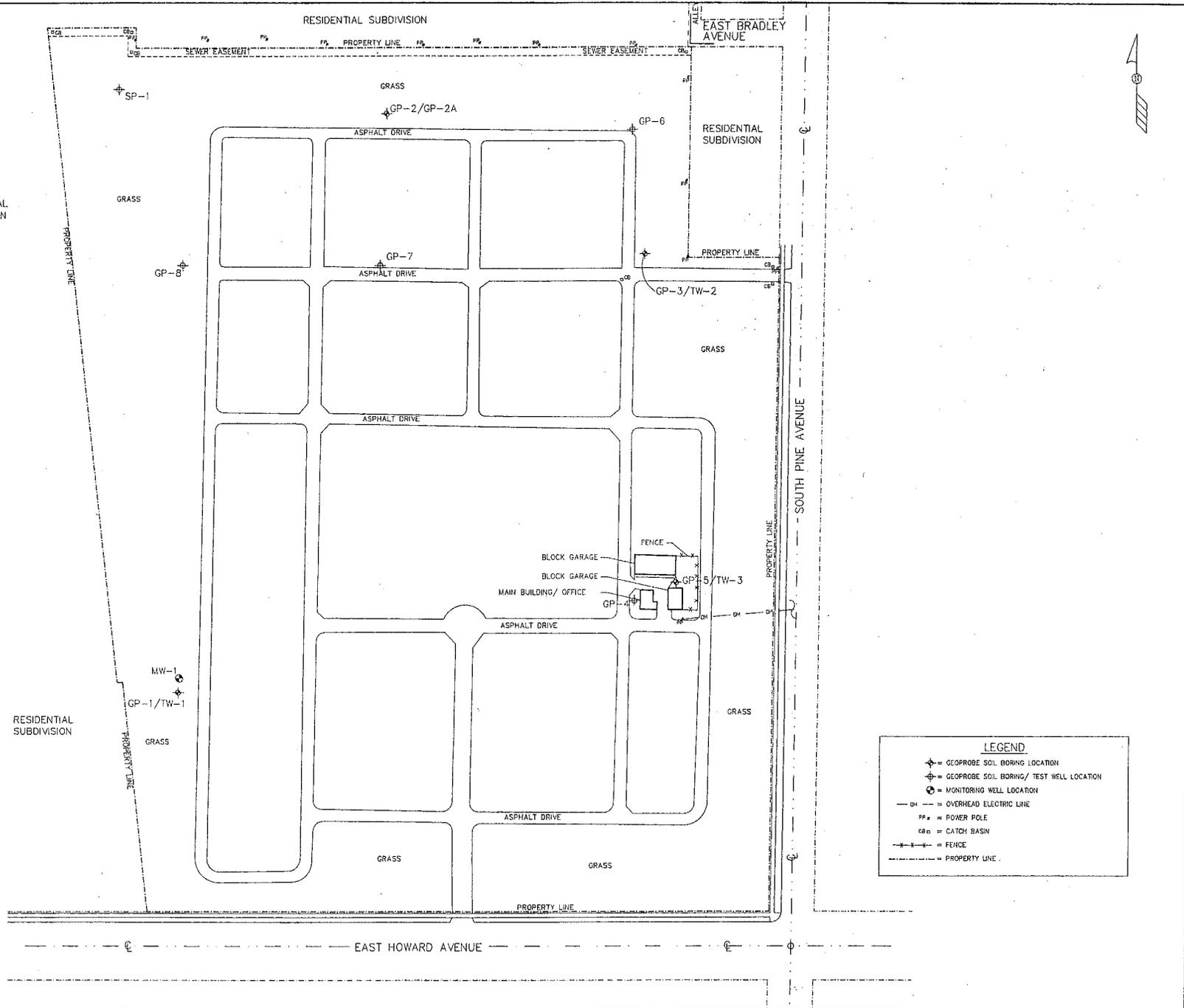


CONTOUR INTERVAL 10 FEET
 DOTTED LINES REPRESENT 5-FOOT CONTOURS
 DATUM IS MEAN SEA LEVEL



Figure 1. Site Location Map
 Woodlawn Cemetery
 614 E. Howard Avenue
 Milwaukee, Wisconsin

THE SIGMA GROUP
 SIGMA ENVIRONMENTAL SERVICES, INC.
 SIGMA DEVELOPMENT, INC.
 SIGMA LEASING, INC.



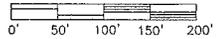
LEGEND

- ⊕ = GEOPROBE SOIL BORING LOCATION
- ⊕ = GEOPROBE SOIL BORING / TEST WELL LOCATION
- ⊕ = MONITORING WELL LOCATION
- OH — = OVERHEAD ELECTRIC LINE
- PP = POWER POLE
- CB = CATCH BASIN
- +—+— = FENCE
- = PROPERTY LINE

NOTE:
DIMENSIONS DEPICTED ON MAP ARE FOR REFERENCE
ONLY - SITE HAS NOT BEEN SURVEYED.

SIGMA
ENVIRONMENTAL SERVICES INC.
1300 WEST CANAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE : (414) 643-4200
FAX : (414) 643-4210

SCALE - 1" = 100'



NO	DATE	REVISIONS	BY	APVD

DRAWN BY:	NAME: SJGJ	DATE: 1-17-07
DESIGNED BY:		
CHECKED BY:		
APPROVED BY:		

ST. LUCAS EVANGELICAL LUTHERAN CONGREGATION
614 EAST HOWARD AVENUE, MILWAUKEE, WISCONSIN
SITE PLAN MAP

DRAWING NUMBER
9673-004

FIGURE 3

TABLE 2
Groundwater Analytical Results
Phase II Environmental Site Assessment
Woodlawn Cemetery
Milwaukee, Wisconsin
Saint Lucas Evangelical Lutheran Congregation, Sigma Reference #9673

Sample ID		TW-1 (GP 1)	MW-1	TW-2 (GP-3)	TW-3 (GP-5)	Chapter NR 140 Groundwater Quality Standards	
Sample Location		West side of cemetery	Adjacent to TW-1	Northeast corner of cemetery	Active Gasoline UST & Dispenser		
Sample Date	Units	5/9/2006	7/18/2006	5/9/2006	5/9/2006	Preventive Action Limit (PAL)	Enforcement Standard (ES)
Parameter							
DRO	ug/l	<100	NA	<100	NA	NE	NE
VOCs							
Toluene	µg/l	<0.59	NA	<0.59	0.64 J	200	1,000
Aldehydes							
Acetaldehyde		<22.0	NA	<22.0	<22.0	NE	NE
Formaldehyde		<17.0	NA	<17.0	<17.0	100	1,000
PAH's							
Benzo(a)anthracene	ug/l	0.044	<0.012	0.013	NA	NE	NE
Benzo(a)pyrene	ug/l	0.031	<0.008	<0.088	NA	0.02	0.2
Benzo(b)fluoranthene	ug/l	0.095	<0.009	<0.009	NA	0.02	0.2
Benzo(g,h,i)perylene	ug/l	0.026	<0.01	<0.01	NA	NE	NE
Benzo(k)fluoranthene	ug/l	0.032	<0.009	<0.009	NA	NE	NE
Chrysene	ug/l	0.06	<0.011	<0.011	NA	0.02	0.2
Fluoranthene	ug/l	0.13	<0.011	<0.011	NA	80	400
Indeno(1,2,3-cd)pyrene	ug/l	0.022	<0.015	<0.015	NA	NE	NE
Phenanthrene	ug/l	0.056	<0.011	<0.011	NA	NE	NE
Pyrene	ug/l	0.11	<0.01	>0.01	NA	NE	NE

Notes:

- TW - Temporary Well, one-inch diameter PVC casing and screen installed within 2.5-inch geoprobe boring. Sandpack placed around screen and bentonite seal at surface
- GP - Geoprobe Soil Boring
- MW - Monitoring Well, compliant with Chapter NR-141 construction and development requirements.
- DRO - Diesel Range Organics
- VOCs - Volatile Organic Compounds
- PAHs - Polycyclic Aromatic Hydrocarbons
- ug/l - micrograms per liter
- NE - Not Established
- NA - Not Analyzed
- < - Constituent was not detected above indicated concentration
- Bold** - Concentration exceeds the Chapter NR-140 Preventive Action Limit (PAL)

TABLE 1
Soil Analytical Results
Phase II Environmental Site Assessment
Woodlawn Cemetary
Milwaukee, Wisconsin
Saint Lucas Evangelical Lutheran Congregation, Sigma Reference #9673

Sample ID	Units	GP-1	GP-2	GP-2A	GP-3	GP-4	GP-5	GP-6		GP-7		GP-8		SP-1	Chapter NR 720		
		4-6'	4-6'	2-4'	4-6'	6-8'	8-10'	2-4'	4-6'	2-4'	4-6'	2-4'	4-6'	Soil Pile Northwest Corner	Generic RCLs		
Sample Depth	ft bgs	4-6'	4-6'	2-4'	4-6'	6-8'	8-10'	2-4'	4-6'	2-4'	4-6'	2-4'	4-6'	Soil Pile Northwest Corner	Generic RCLs		
Sample Location		West side of cemetary	North side of cemetary		Northeast corner of cemetary	Former heating oil UST	Active gasoline UST & dispenser	Northeast corner that possibly received fill		North central location where scrape or fill activity was observed on 1975 aerial photo		Northwest where scrape or fill activity was observed on 1967,1970,1990,1995 aerial photos		Soil Pile Northwest Corner	Generic RCLs		
Sample Date		5/8/06	5/8/06	7/13/06	5/8/06	5/8/06	5/8/06	7/13/06		7/13/06		7/13/06		7/13/06	Generic RCLs		
Parameter															Generic RCLs		
GRO	mg/kg	NA	NA	NA	NA	NA	<10	NA	NA	NA	NA	NA	NA	NA	Generic RCLs		
DRO	mg/kg	<10	<10	NA	<10	<10	NA	NA	NA	NA	NA	NA	NA	NA	Generic RCLs		
VOCs	ug/kg	NA	NA	NA	NA	NA	ND	NA	ND	ND	NA	ND	ND	ND	Generic RCLs		
Suggested Generic RCLs																	
Groundwater Pathway																	
Direct Contact Pathway (upper 4-feet of soil)																	
Non-Industrial (10 ⁻⁶ Risk Factor)																	
Industrial																	
PAH's (detected)																	
Acenaphthene	ug/kg	<17	<17	<17	<17	NA	NA	<85	<17	<17	<17	<17	194	44 J	38,000	9,000,000	60,000,000
Acenaphthylene	ug/kg	<19	<19	<19	<19	NA	NA	<95	<19	<19	<19	<19	72 J	<19	700	180,000	360,000
Anthracene	ug/kg	<11	30 J	<11	<11	NA	NA	725	<11	<11	<11	<11	1530	174	3,000,000	50,000,000	300,000,000
Benzo(a)anthracene	ug/kg	<12	148	50	<12	NA	NA	2870 dc	12 J	67	23 J	62	3310 dc	373	17,000	880	3,900
Benzo(a)pyrene	ug/kg	<8.1	181dc	41	<8.1	NA	NA	3210 dc	<8.1	59	34	49	3070 dc	331 dc	48,000	88	390
Benzo(b)fluoranthene	ug/kg	<7.5	282	76	<7.5	NA	NA	5060 dc	9.9 J	103	51	80	3920 dc	475	360,000	880	3,900
Benzo(g,h,i)perylene	ug/kg	<8.5	129	24 J	<8.5	NA	NA	2230	<8.5	35	32	29	2180	186	6,800,000	18,000	39,000
Benzo(k)fluoranthene	ug/kg	<14	89	41 J	<14	NA	NA	1680	15 J	54	26 J	39 J	1400	203	870,000	8,800	39,000
Chrysene	ug/kg	<20	171	59 J	<20	NA	NA	3580	<20	80	33 J	63	3230	371	37,000	8,800	390,000
Dibenzo(a,h)anthracene	ug/kg	<11	25 J	<11	<11	NA	NA	385 dc	<11	<11	<11	<11	454 dc	34	38,000	88	3,900
Fluoranthene	ug/kg	<7.4	340	113	<7.4	NA	NA	8280	.15 J	130	52	129	7210	989	500,000	6,000,000	40,000,000
Fluorene	ug/kg	<9.5	<9.5	<9.5	<9.5	NA	NA	95 J	<9.5	<9.5	<9.5	<9.5	279	47	100,000	6,000,000	40,000,000
Indeno(1,2,3-cd)pyrene	ug/kg	<9.5	148	23 J	<9.5	NA	NA	2540 dc	<9.5	36	33	31	2210 dc	209	680,000	880	3,900
1-Methylnaphthalene	ug/kg	<11	<11	<11	<11	NA	NA	129 J	<11	<11	<11	<11	33 J	<11	23,000	11,000,000	70,000,000
2-Methylnaphthalene	ug/kg	<12	<12	<12	<12	NA	NA	156 J	<12	<12	<12	<12	39 J	<12	20,000	6,000,000	40,000,000
Naphthalene	ug/kg	<17	<17	<17	<17	NA	NA	<85	<17	<17	<17	<17	44 J	<17	400	200,000	110,000
Phenanthrene	ug/kg	<8.9	127	37	<8.9	NA	NA	2740 gw	<8.9	38	17 J	48	4180 gw	502	1,800	180,000	390,000
Pyrene	ug/kg	<11	278	93	<11	NA	NA	6240	12 J	113	49	103	5900	749	8,700,000	5,000,000	30,000,000
Chapter NR 720 Generic RCLs																	
Groundwater Pathway																	
Direct Contact Pathway																	
Non-Industrial																	
Industrial																	
RCRA Metals																	
Arsenic	mg/kg	NA	NA	NA	NA	NA	NA	NA	3.9	<2.5	NA	NA	5.5	3.2	NE	0.039	1.6
Barium	mg/kg	NA	NA	NA	NA	NA	NA	NA	30	46	NA	NA	106	36	NE	NE	NE
Chromium	mg/kg	NA	NA	NA	NA	NA	NA	NA	10	18	NA	NA	19	12	NE	16,000	NE
Lead	mg/kg	NA	NA	NA	NA	NA	6.5	NA	<5	6.2	NA	NA	320	15	NE	50	500
Mercury	mg/kg	NA	NA	NA	NA	NA	NA	NA	<0.2	<0.2	NA	NA	0.50	<0.2	NE	NE	NE

Notes:

- GRO - Gasoline Range Organics - Wisconsin Department of Natural Resources Modified GRO Method.
- DRO - Diesel Range Organics - Wisconsin Department of Natural Resources Modified DRO Method.
- RCL - Chapter NR 720 Generic Residual Contaminant Level for protection of groundwater.
- J - Concentration was detected below the limit of quantitation but above the limit of detection and is estimated.
- Bold** - Concentration exceeds the suggested generic RCL for non-industrial exposure.
- Bold** - Concentration exceeds the suggested generic RCL for industrial exposure.

- mg/kg - milligrams per kilogram.
- ug/kg - micrograms per kilogram.
- ft bgs - feet below ground surface.
- dc - Concentration exceeds the suggested RCL for the direct contact pathway.
- gw - Concentration exceeds the suggested RCL for the groundwater pathway.
- NA - Not Analyzed
- NE - Not Established

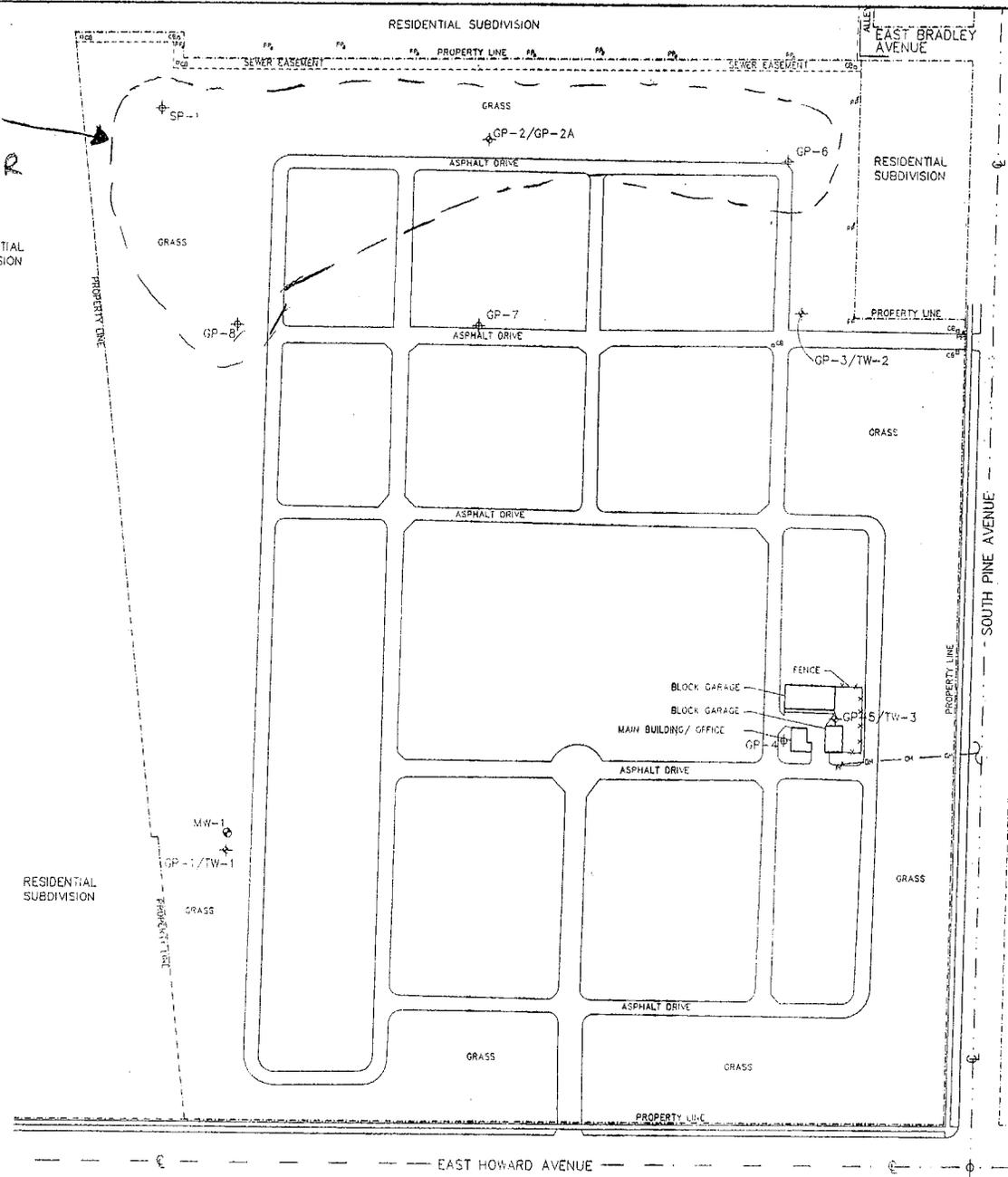
Table 3
Groundwater Elevation Data
614 E. Howard Avenue
Milwaukee, Wisconsin
Sigma Project #9673

Well Identification	Depth to Groundwater	Date
	(feet toc)	
MW-1	4.43	07/14/2006
	4.38	07/18/2006

Notes:
feet toc = feet below top of casing

9763-004-F3 SWMP-020907.dwg, printed 2/9/2007

ESTIMATED
EXTENT OF
RESIDUAL SOIL
IMPACTS GREATER
THAN RCLs



LEGEND

- ⊕ = GEOPROBE SOIL BORING LOCATION
- ⊕ = GEOPROBE SOIL BORING / TEST WELL LOCATION
- ⊕ = MONITORING WELL LOCATION
- = OVERHEAD ELECTRIC LINE
- PP = POWER POLE
- CB = CATCH BASIN
- = FENCE
- = PROPERTY LINE

NOTE:
DIMENSIONS DEPICTED ON MAP ARE FOR REFERENCE
ONLY - SITE HAS NOT BEEN SURVEYED.

SIGMA
ENVIRONMENTAL SERVICES INC
1360 WEST CANAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE : (414) 643-4200
FAX : (414) 642-4210

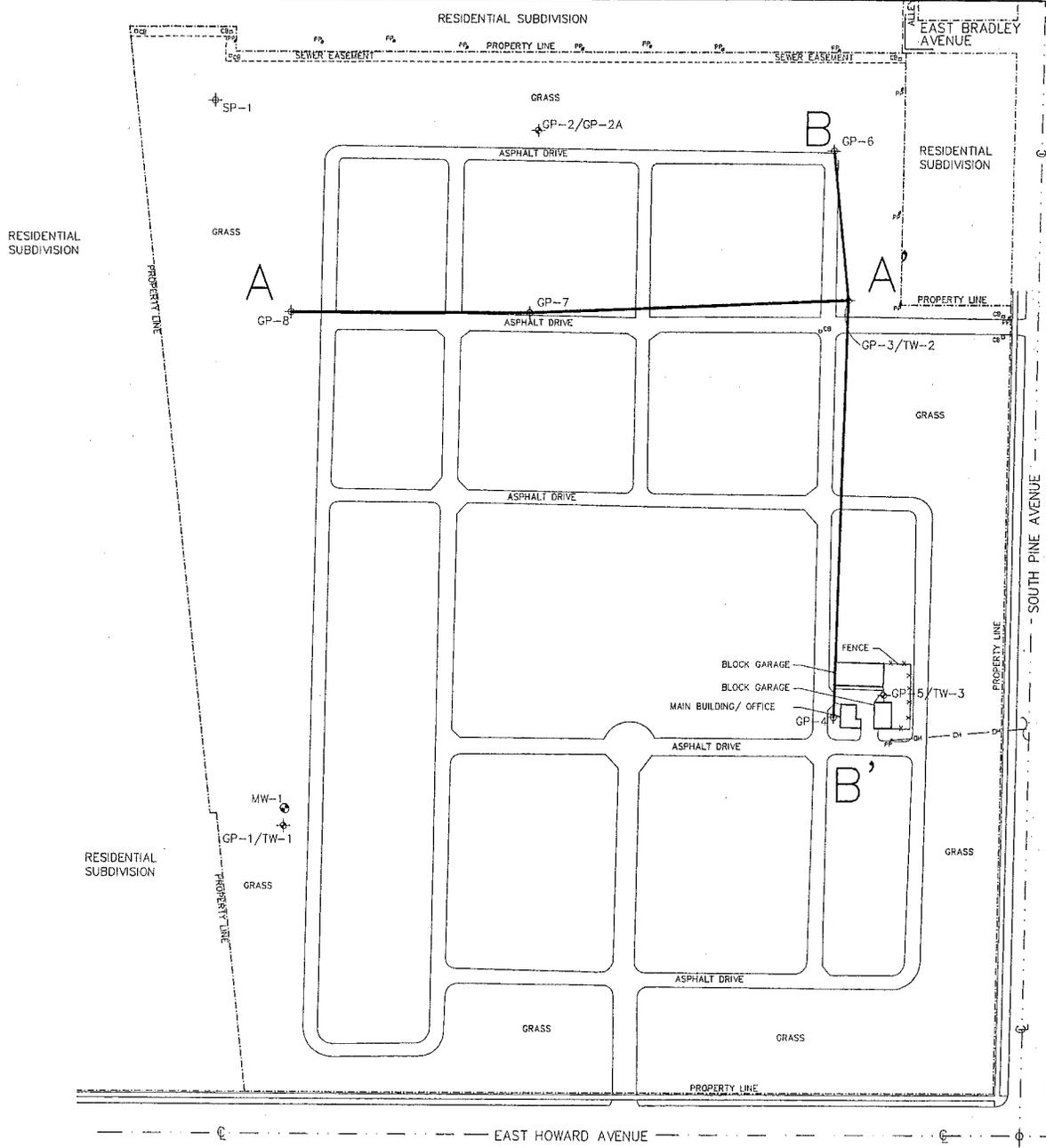
SCALE - 1" = 100'					
NO	DATE	REVISIONS	BY	APVD	
DRAWN BY: SJGJ		NAME: SJGJ		DATE: 1-17-07	
DESIGNED BY:		CHECKED BY:		APPROVED BY:	

ST. LUCAS EVANGELICAL LUTHERAN CONGREGATION
614 EAST HOWARD AVENUE, MILWAUKEE, WISCONSIN
SOIL QUALITY MAP

DRAWING NUMBER
9673-004

FIGURE 3

I:\SWMP\9673-004.dwg, SITE PLAN, 2/9/2007, 11:21:31 AM, ANGLE 11 x 22, inch=1, 1:1



LEGEND

- ⊕ = GEOPROBE SOIL BORING LOCATION
- ⊕ = GEOPROBE SOIL BORING/ TEST WELL LOCATION
- ⊕ = MONITORING WELL LOCATION
- — — — — = OVERHEAD ELECTRIC LINE
- PP# = POWER POLE
- CB# = CATCH BASIN
- — — — — = FENCE
- --- --- = PROPERTY LINE

NOTE: DIMENSIONS DEPICTED ON MAP ARE FOR REFERENCE ONLY - SITE HAS NOT BEEN SURVEYED.

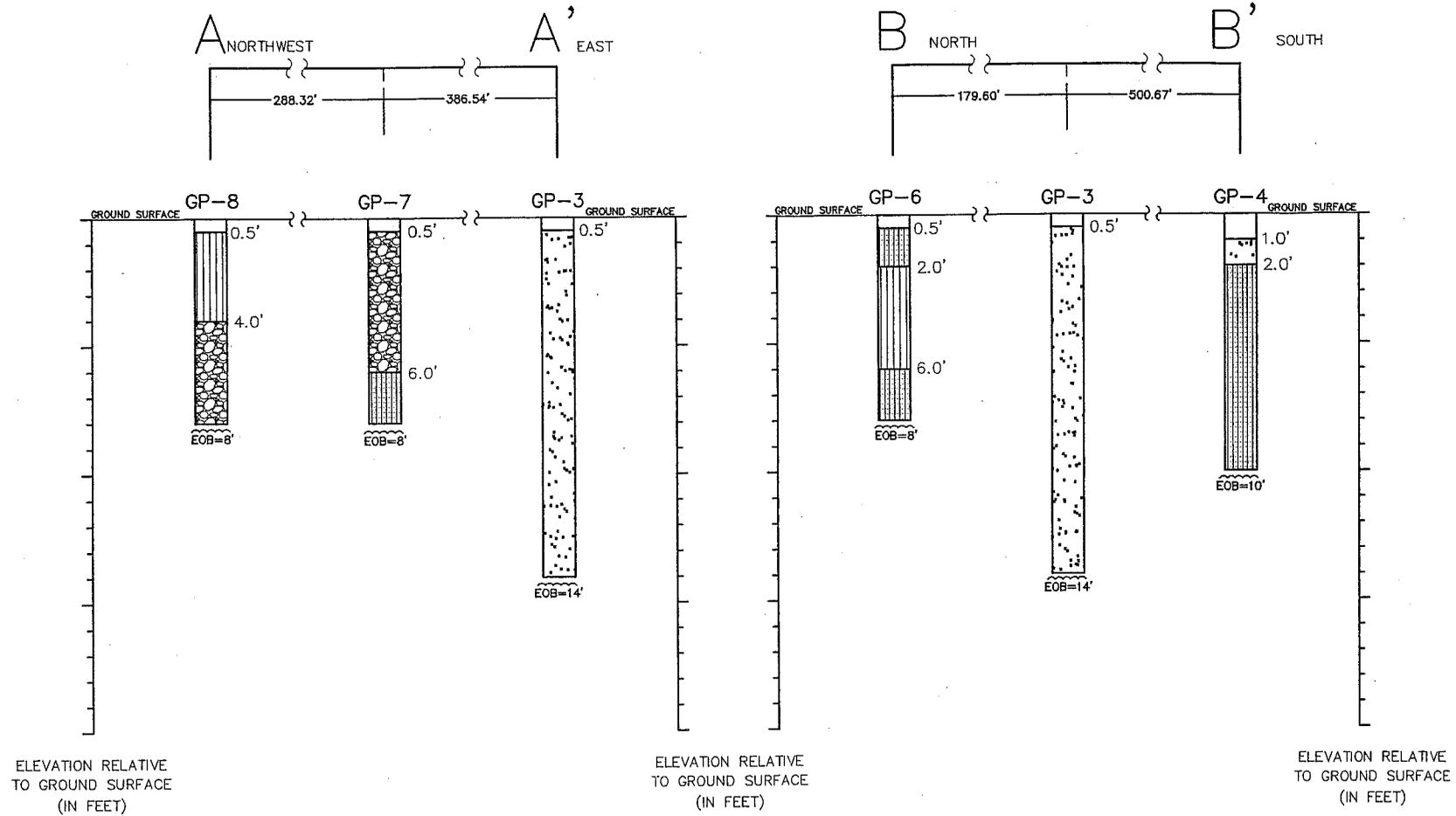
SIGMA
 ENVIRONMENTAL SERVICES INC.
 1300 WEST CANAL STREET
 MILWAUKEE, WISCONSIN 53233
 PHONE : (414) 643-4200
 FAX : (414) 643-4210

SCALE - 1" = 100'				NAME: SJGJ	DATE: 1-17-07
NO	DATE	REVISIONS	BY	APVD	DESIGNED BY:
					CHECKED BY:
					APPROVED BY:

ST. LUCAS EVANGELICAL LUTHERAN CONGREGATION
 614 EAST HOWARD AVENUE, MILWAUKEE, WISCONSIN
 CROSS SECTION LOCATION MAP

DRAWING NUMBER
 9673-004
 FIGURE 4

K:\saint_lucas\9673-005.dwg, CROSS SEC A-A' B-B', 2/9/2007 11:22:15 AM, ANSI B (11 x 17 Inches), 1:1 9763-005-F5 GCSM-020907.plt, plotted 2/9/2007



USCS SYMBOLS

	CL - INORGANIC CLAYS OF LOW TO MEDIUM PLASTICITY, GRAVELLY CLAYS, SAND CLAYS, SILTY CLAYS, LEAN CLAYS.
	SP - POORLY - GRADED SANDS, GRAVELLY SANDS LITTLE OF NO FINES.
	ML - INORGANIC SILTS AND VERY FINE SANDS, ROCK FLOUR, SILTY OR CLAYEY FINE SANDS OR CLAYEY SILTS WITH SLIGHT PLASTICITY.
	SM - SILTY - SANDS, SAND - SILT MIXTURES.
	TS - TOP SOIL.

NOTES:
 HORIZONTAL SCALE 1" = 20'
 VERTICAL SCALE 1" = 5'

LEGEND

EOB = END OF BORING

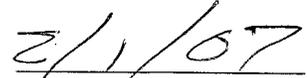
614 EAST HOWARD AVENUE MILWAUKEE, WISCONSIN			 ENVIRONMENTAL SERVICES INC.
DATE: 1-17-07	DR. BY: SJGJ	DR.# 9673-005	
CROSS SECTIONS A-A', B-B'			FIGURE 5

STATEMENT BY RESPONSIBLE PARTY

Saint Lucas Evangelical Lutheran Congregation, the responsible party for the properties located at 614 E. Howard Avenue, Milwaukee, Wisconsin, states that the legal description for each property within the contaminated site boundaries for case file reference 02-41-548454 is attached.



Signature of Representative for Responsible Party
S L U C A S R E P R E S E N T A T I V E



Date