WISCONSIN
DEPT. OF NATURAL RESOURCES

State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor
Darrell Bazzell, Secretary
Gloria L. McCutcheon, Regional Director

Southeast Regional Headquarters
2300 N. Dr. ML King Drive, PO Box 12436
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
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March 16, 2001

Mr. James Kotowski
6000 West Forest Home Ave.
Milwaukee WI 53220

Subject: Final Closure Letter for Jim's Auto Mart #1, 6030 W. Forest Ave., Milwaukee, WI

FID: 241407980
BRRTS: 03-41-001564

Dear Mr. Kotowski:

I have received the groundwater use restriction and well abandonment forms for the above-named site. Based on the investigation and remedial documentation provided to the Department, it appears that the above-named site is in compliance with the requirements of Chs. NR 700 to 726, Wis. Admin. Code, as applicable. Therefore, the Department considers the case closed and tracked as such, having determined that no further action is necessary at the site at this time. However, the case may be reopened pursuant to S. NR 726.09, Wis. Admin. Code, 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 appreciates the actions you have taken to investigate and remediate the contamination at this site. If you have any questions or comments, please feel free to contact me at the above address or at (414) 263-8644. Please refer to the FID number at the top of this letter in any future correspondence. Future correspondence should be sent directly to the Remediation and Redevelopment Program Assistant Vicki Stovall (263-8680) at the above address.

Sincerely,

John J. Hnat
Hydrogeologist
Remediation and Redevelopment

C: Andy Ehlert, Envirogen
WDNR SER Files

Document Number

REEL 4571 IMAGE 985

GROUNDWATER USE RESTRICTION

7747656

REGISTER'S OFFICE | SS
Milwaukee County, WI
RECORDED AT 10:28 AM
05-26-1999 985 T° 987 INCL.
REEL 4571 IMAGE
WALTER R. BARCZAK
REGISTER OF DEEDS

AMOUNT 14.00

Recording Area

JIM'S AUTO MART
6000 W. Forest Home
Milwaukee, WI 53220

Name and Return Address

Parcel 2 of Certified Survey Map No. 2813, being a part of the South East 1/4 of Section 15, Township 6 North, Range 21 East, in the City of Milwaukee, County of Milwaukee and State of Wisconsin.

MAR 14 2001

557-1302-0
Tax Key Number

FID # 241407850

BRRTS: 03-41-001564

Declaration of Restrictions:

STATE OF WISCONSIN

COUNTY OF Milwaukee

WHEREAS, James Kotowski is the owner of the above described property.

WHEREAS, one or more Petroleum-related discharges have occurred at this property. Petroleum-related contaminated groundwater above ch. NR 140 enforcement standards exists on this property at the following locations: **benzene at 55 micrograms per liter in the location MW-3 and at 26 micrograms per liter in the location GWX-2 identified on the map (Figure No. 1), attached and hereby made part of the document.**

WHEREAS, it is the desire and intention of the property owner to impose on the property restrictions which will make it unnecessary to conduct additional groundwater or soil remediation activities on the property at the present time.

WHEREAS, natural attenuation has been approved by the Department of Natural Resources to remediate groundwater exceeding ch. NR 140, Wis. Adm. Code groundwater standards within the boundaries of this property.

WHEREAS, construction of wells where the water quality exceeds the drinking water standards in ch. 809, Wis. Adm. Code is restricted by ch. NR 811, Wis. Adm. Code and ch. NR 812, Wis. Adm. Code. Special well construction standards or water treatment requirements, or both, or well construction prohibitions may apply.

NOW THEREFORE, the owner hereby declares that all of the property described above is held and shall be held, conveyed or encumbered, leased, rented, used, occupied and improved subject to the following limitation and restrictions:

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

3/BA

This restriction is hereby declared to be a covenant running with the land and shall be fully binding upon all persons acquiring the above-described property whether by descent, devise, purchase or otherwise. This restriction benefits and is enforceable by, the Wisconsin Department of Natural Resources, its successors and assigns. The Department, its successors or assigns, may initiate proceedings at law or in equity against any person or persons who violate or are proposing to violate this covenant, to prevent the proposed violation or to recover damages for such violation.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Natural Resources or its successor issue a determination that the restrictions set forth in this covenant are no longer required. Upon receipt of such a request, the Wisconsin Department of Natural Resources shall determine whether or not the restrictions contained herein can be extinguished. If the Department determines that the restrictions can be extinguished, an affidavit, with a copy of the Department's written determination, may be recorded to give notice that this groundwater use restriction is no longer binding.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 14 day of MAY, 19 99.

Signature: James Kotowski

Printed Name: James Kotowski

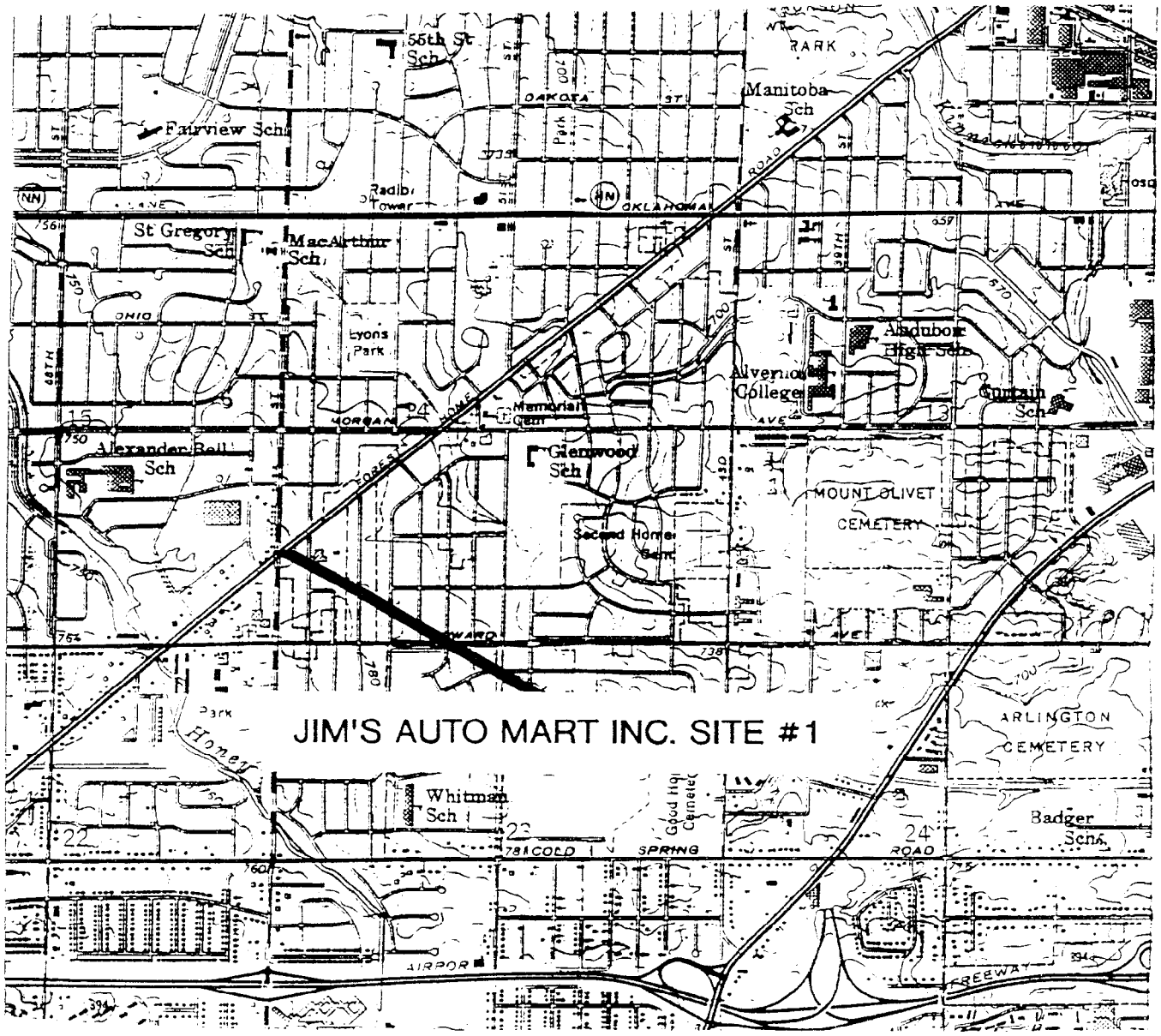
Subscribed and sworn to before me

this 14 day of MAY, 19 99

Notary Public, State of WI

My commission: 3/5/2000

DRAWING NO.	92.739L1a
DRAWN BY:	LME
	6/5/98
CHECKED BY:	BB
	6/3/98
APPROVED BY:	CDS
	6/3/98



(USGS [1958] 1976)

SCALE
1:24000

1/2 0 1 MILE

1000 0 1000 2000 3000 4000 5000 6000 7000 FEET

.5 0 1 KILOMETER

CONTOUR INTERVAL 10 FEET

Fluid Management
A Division of ENVIROGEN, Inc.

N

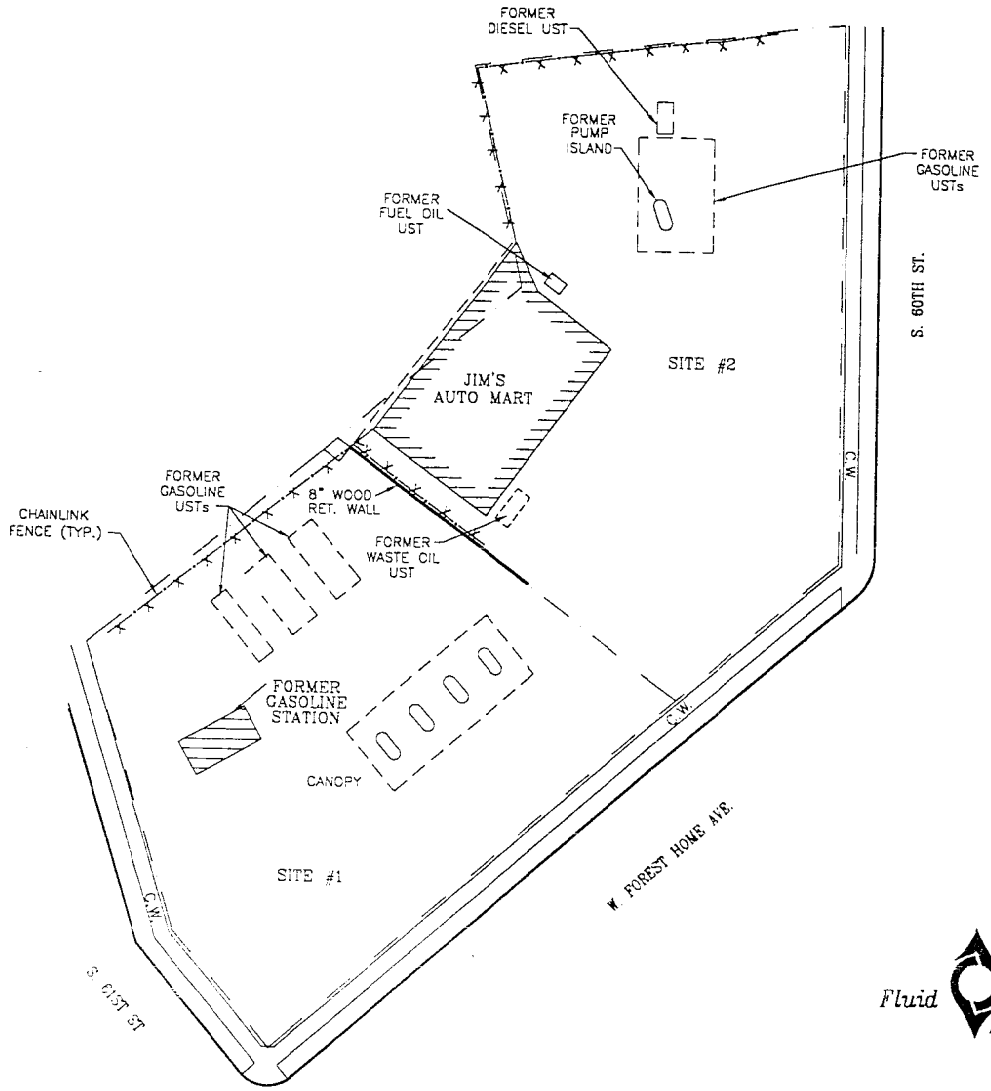
LOCATION

Site Location Map
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

FIGURE NO.

1

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

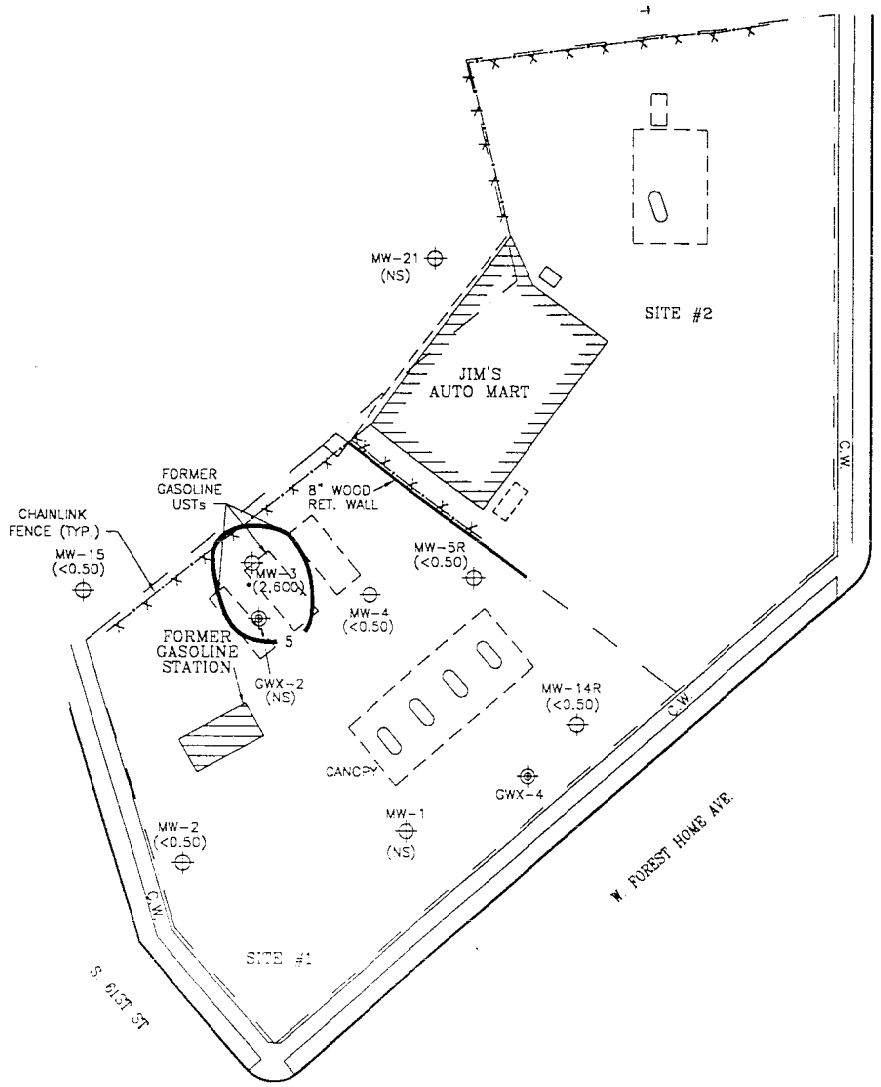


Fluid Management
A Division of ENVIROGEN, Inc.

Site Plan View
Jim's Auto Mart, Inc. Sites
Milwaukee, Wisconsin

2

DRAWING NO.	DRAWN BY:	CHECKED BY:	APPROVED BY:
92.739L2a	LME 6/5/98	RJB 6/23/98	CWS 6/23/98



LEGEND

- GROUNDWATER EXTRACTION WELL
- MONITORING WELL
- ( ) GROUNDWATER BENZENE CONCENTRATION IN ppb
- (NS) NOT SAMPLED
- 5 ISOCONCENTRATION CONTOUR

NOTES: THE NR140 ENFORCEMENT STANDARD FOR BENZENE IS 5 ppb.

* THE SAMPLE FROM MW-3 WAS COLLECTED ON 4/5/96.

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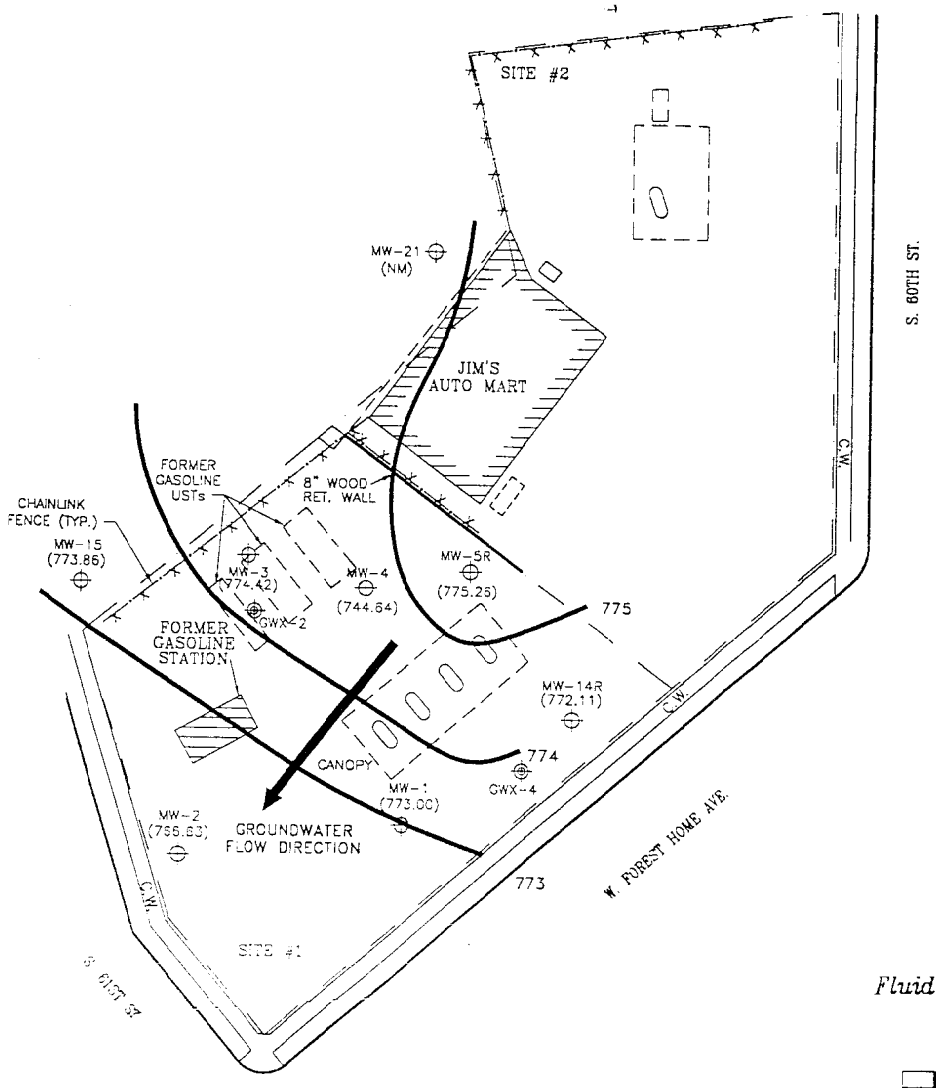
SCALE
0 10' 20' 30' 40'

Pre-Remedial Groundwater Benzene Distribution (11/9/95)
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

FIGURE NO.
5

DRAWING NO.	92.739L5a	DRAWN BY:	LME	6/5/98	CHECKED BY:	RPD	6/24/98	APPROVED BY:	CAS	6/18/98



LEGEND

- GROUNDWATER EXTRACTION WELL
- MONITORING WELL
- ( ) ELEVATION IN FEET ABOVE MSL
- (NM) NOT MEASURED
- 773 ISOELEVATION CONTOUR

Fluid Management
A Division of ENVIROGEN, Inc.

SCALE
0 10' 20' 30' 40'

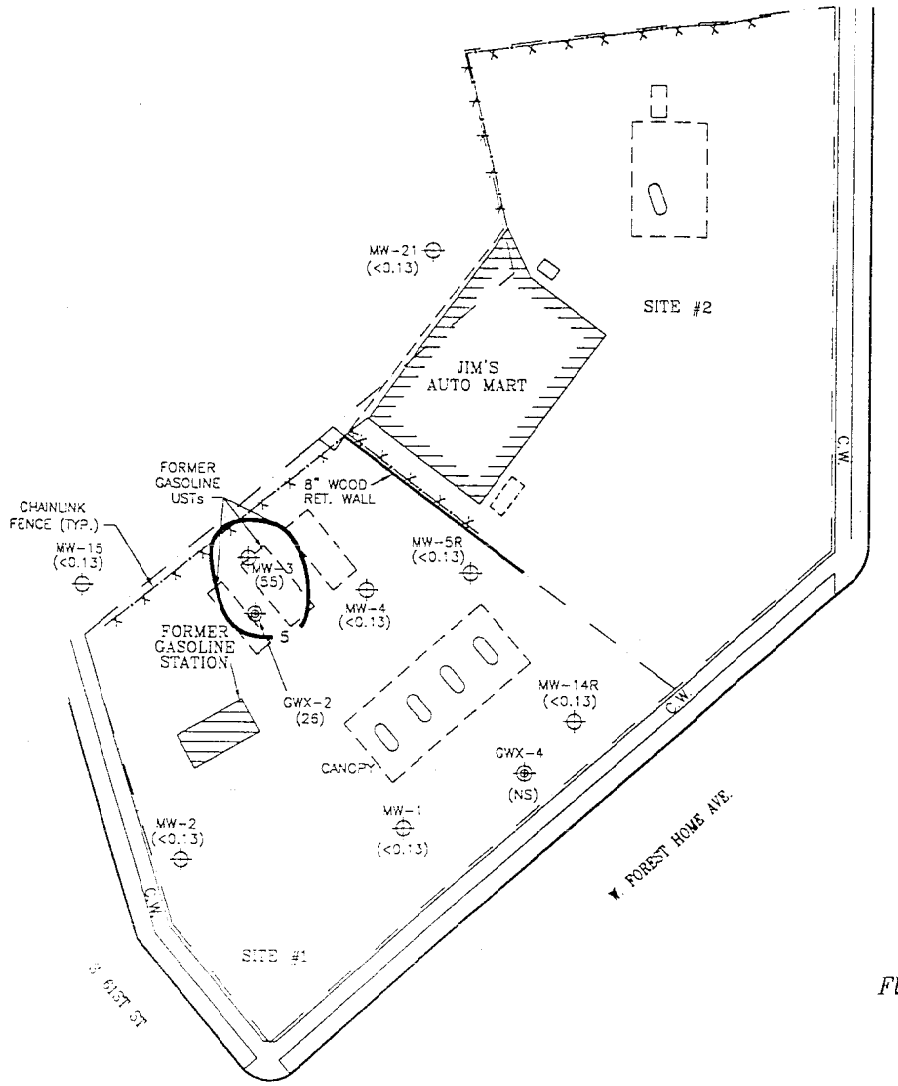
Potentiometric Surface Map
(5/5/98)
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

FIGURE NO.
3

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

DRAWING NO.	DRAWN BY:	CHECKED BY:	APPROVED BY:
92.739L3a	LME 6/5/98	BPB	CMJ

DRAWING NO.	92.739L6a	DRAWN BY:	LME	6/5/98	CHECKED BY:	DPB	6/29/98	APPROVED BY:	CBF	6/29/98



LEGEND

- GROUNDWATER EXTRACTION WELL
- MONITORING WELL
- ( ) GROUNDWATER BENZENE CONCENTRATION IN ppb
- (NS) NOT SAMPLED
- 5 ISOCONCENTRATION CONTOUR

NOTES: THE NR140 ENFORCEMENT STANDARD FOR BENZENE IS 5 ppb.

Fluid Management
A Division of ENVIROGEN, Inc.

SCALE
0 10' 20' 30' 40'

Post-Remedial Groundwater Benzene Distribution (5/5/98) Jim's Auto Mart, Inc. Site #1 Milwaukee, Wisconsin

FIGURE NO.
6

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

TABLE 2

Groundwater Analytical Results
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

Monitoring Well	Sample Date	Days Operating	Parameters									
			Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE	Naphthalene	GRO	DRO (ppm)
MW-1	12/12/91	-1,579	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<100	<1
	11/23/93	-867	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
	8/5/94	-612	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
	11/9/95	-151	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
	5/24/96	46	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
	8/12/96	126	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
	11/19/96	225	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
	2/5/97	303	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<1.0	<0.46	<50	0.15
	5/21/97	408	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
	8/15/97	Shutdown	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	**1.2**	NA	NA
	10/30/97		<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
	2/16/98		<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
	5/05/98		<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.95	<1.1	NA	NA
MW-2	12/12/91	-1,579	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	420	<1
	11/23/93	-867	<1.0	<1.0	**1.1**	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
	8/5/94	-612	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
	11/9/95	-151	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
	5/24/96	46	<0.5	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
	8/12/96	126	<0.5	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
	11/19/96	225	<0.5	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
	2/5/97	303	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	<50	<0.10
	5/21/97	408	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<8.0	<0.46	NA	NA
	8/06/97	Shutdown	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	NA	NA	NA
	10/30/97		<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
	2/16/98		<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
	5/05/98		<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<1.1	<1.1	NA	NA
NR 140 Enforcement Standard			5	700	343	620	NS	NS	60	40	NS	NS
NR 140 Preventive Action Limit			0.5	140	68.6	124	NS	NS	12	8	NS	NS

(Continued)

Notes:

Concentrations in ppb unless otherwise noted

Shading indicates value equals or exceeds the NR 140 enforcement standard

Cross hatching indicates value equals or exceeds the NR 140 preventive action limit

DRO: Diesel range organics
GRO: Gasoline range organics
TMB: Trimethylbenzene
NA: Not analyzed
NS: No standard
MTBE: Methyl t-butyl ether

Checked by: _____ Approved by: _____

TABLE 2
(Continued)

Groundwater Analytical Results
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

Sample Date	Monitoring Well	Days Operating	Parameters									
			Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE	Naphthalene	GRO	DRO (ppm)
12/12/91	MW-3	-1,579	**9,900**	**2,300**	**26,000**	**10,000**	1,800	490	47	<10	**100,000**	NA
11/23/93		-867	**13,000**	**2,800**	**30,000**	**16,000**	1,900	450	**750**	**480**	**78,000**	**5.1**
8/5/94		-612	**6,500**	**1,600**	**12,000**	**9,500**	1,200	300	**380**	NA	**49,000**	**3.7**
4/5/96		-3	**2,600**	**1,800**	**640**	**6,300**	1,700	430	<20	NA	**26,000**	**6**
5/24/96		46	**990**	**540**	**1,500**	**6,600**	1,400	380	<50	NA	**21,000**	**2.6**
8/12/96		126	**320**	**190**	**47**	**8,500**	2,300	630	<20	**310**	**26,000**	**14**
11/19/96		225	**180**	**180**	<36	**950**	1,100	630	<10	**100**	**16,000**	**9.1**
2/5/97		303	**130**	**110**	<0.40	**140**	**160**	**33**	**62**	**33**	**2,800**	**7.0**
5/21/97		408	**130**	**170**	**8.1**	**160**	**160**	**<50**	<0.16	**45**	NA	NA
8/06/97		Shutdown	**42**	**42**	**3.2**	**25**	**49**	**2.4**	<0.16	NA	NA	NA
10/30/97			**17**	13	<1.5	**4.8**	**12**	**1.9**	<9.0	**3.3**	NA	NA
2/16/98			**100**	**48**	**1.3**	**3.7**	**15**	**1.5**	<20	**4.1**	NA	NA
5/05/98			**55**	**26**	**1.1**	**3.1**	**6.5**	<0.29	<15	<4.9	NA	NA
12/12/91	MW-4	-1,579	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	320	<1.0
11/23/93		-867	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
8/5/94		-612	<1.0	<1.0	2.9	4	<1.0	<1.0	<1.0	NA	<50	<0.10
11/9/95		-151	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	NA
5/24/96		46	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	**0.14**
8/12/96		126	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
11/19/96		225	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
2/5/97		303	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	**0.44**	<0.46	<50	<0.10
5/21/97		408	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	NA	NA	NA
8/06/97		Shutdown	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	NA	NA	NA
10/30/97			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
2/16/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
5/05/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.86	<1.1	NA	NA
NR 140 Enforcement Standard			5	700	343	620	NS	NS	60	40	NS	NS
NR 140 Preventive Action Limit			0.5	140	68.6	124	NS	NS	12	8	NS	NS

(Continued)

Notes:

Concentrations in ppb unless otherwise noted

Shading indicates value equals or exceeds the NR 140 enforcement standard

Cross hatching indicates value equals or exceeds the NR 140 preventive action limit

DRO: Diesel range organics
GRO: Gasoline range organics
TMB: Trimethylbenzene
NA: Not analyzed
NS: No standard
MTBE: Methyl t-butyl ether

TABLE 2
(Continued)

Groundwater Analytical Results
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

Sample Date	Monitoring Well	Days Operating	Parameters									
			Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE	Naphthalene	GRO	DRO (ppm)
12/12/91	MW-5R	-1,579	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/23/93		-867	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/5/94		-612	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
11/9/95		-151	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
5/24/96		46	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
8/12/96		126	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
11/19/96		225	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
2/5/97		303	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	**0.27**	<0.46	<50	**0.1**
5/21/97		408	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<5.0	<0.46	NA	NA
8/06/97		Shutdown	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<5.0	NA	NA	NA
10/30/97			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<5.0	<0.46	NA	NA
2/16/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<5.0	<0.46	NA	NA
5/05/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<1.4	<1.1	NA	NA
12/12/91	MW-14R	-1,579	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/23/93		-867	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/5/94		-612	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/9/95		-151	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
5/24/96		46	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	NA	<50	<0.10
8/12/96		126	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
11/19/96		225	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<50	<0.10
2/5/97		303	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
5/21/97		408	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
8/06/97		Shutdown	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	NA	NA	NA
10/30/97			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
2/16/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
5/05/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<1.1	NA	NA
NR 140 Enforcement Standard			5	700	343	620	NS	NS	60	40	NS	NS
NR 140 Preventive Action Limit			0.5	140	68.6	124	NS	NS	12	8	NS	NS

(Continued)

Notes:

Concentrations in ppb unless otherwise noted

Shading indicates value equals or exceeds the NR 140 enforcement standard

Cross hatching indicates value equals or exceeds the NR 140 preventive action limit

DRO: Diesel range organics
GRO: Gasoline range organics
TMB: Trimethylbenzene
NA: Not analyzed
NS: No standard
MTBE: Methyl t-butyl ether

Checked by: [illegible] Approved by: [illegible]

TABLE 2
(Continued)

Groundwater Analytical Results
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

Sample Date	Monitoring Well	Days Operating	Parameters									
			Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE	Naphthalene	GRO	DRO (ppm)
12/12/91	MW-15	-1,579	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/23/93		-867	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/5/94		-612	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	**15**	NA	<50	<0.10
11/9/95		-151	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	**7.2**	NA	<50	<0.10
5/24/96		46	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<0.1	NA	<50	<0.10
8/12/96		126	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	**8.3**	NA	<50	NA
11/19/96		225	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	**16**	<1.0	<50	<0.10
2/5/97		303	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<5.0	<0.46	<50	<0.10
5/21/97		408	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<5.0	<0.46	NA	NA
8/06/97		Shutdown	<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	**5.1**	NA	NA	NA
10/30/97			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	**8.2**	<0.46	NA	NA
2/16/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
5/05/98			<0.13	<0.22	<0.20	**2.9**	<0.22	<0.29	<1.3	<1.1	NA	NA
12/12/91	MW-21	-1,579	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/23/93		-867	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/5/94		-612	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/9/95		-151	<0.50	<1.0	<1.0	<3.0	<1.0	<2.0	<1.0	NA	<50	**0.55**
5/24/96		46	<0.50	<1.0	<1.0	<3.0	<1.0	<2.0	<1.0	NA	<50	**0.14**
8/12/96		126	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<0.1	<1.0	<50	<0.10
11/19/96		225	<0.50	<1.0	<1.0	<3.0	<1.0	<1.0	<0.1	<1.0	<50	<0.10
2/5/97		303	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
5/21/97		408	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/15/97		Shutdown	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
10/30/97			NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
2/16/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<0.16	<0.46	NA	NA
5/05/98			<0.13	<0.22	<0.20	<0.23	<0.22	<0.29	<1.2	<1.1	NA	NA
NR 140 Enforcement Standard			5	700	343	620	NS	NS	60	40	NS	NS
NR 140 Preventive Action Limit			0.5	140	68.6	124	NS	NS	12	8	NS	NS

(Continued)

Notes:

Concentrations in ppb unless otherwise noted

Shading indicates value equals or exceeds the NR 140 enforcement standard

Cross hatching indicates value equals or exceeds the NR 140 preventive action limit

DRO: Diesel range organics
GRO: Gasoline range organics
TMB: Trimethylbenzene
NA: Not analyzed
NS: No standard
MTBE: Methyl t-butyl ether

Checked by: _____ Approved by: _____

TABLE 2
(Continued)

Groundwater Analytical Results
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

Sample Date	Monitoring Well	Days Operating	Parameters									
			Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE	Naphthalene	GRO	DRO (ppm)
12/12/91	GWX-2	-1579	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/23/93		-867	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/5/94		-612	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/9/95		-151	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
5/24/96		46	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/12/96		126	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
11/19/96		225	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
2/5/97		303	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
5/21/97		408	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
8/15/97		494	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
10/30/97		570	**9.1**	**6.9**	<3.0	**20**	**36**	<5.0	<0.32	**4.4**	NA	NA
2/16/98		679	**23**	**18**	**3.2**	**24**	**80**	<20	<20	**19**	NA	NA
5/05/98		757	**26**	**17**	**2.8**	**27**	**78**	**0.82**	<15	**16**	NA	NA
NR 140 Enforcement Standard			5	700	343	620	NS	NS	60	40	NS	NS
NR 140 Preventive Action Limit			0.5	140	68.6	124	NS	NS	12	8	NS	NS

Notes:

Concentrations in ppb unless otherwise noted

Shading indicates value equals or exceeds the NR 140 enforcement standard

Cross hatching indicates value equals or exceeds the NR 140 preventive action limit

DRO: Diesel range organics
GRO: Gasoline range organics
TMB: Trimethylbenzene
NA: Not analyzed
NS: No standard
MTBE: Methyl t-butyl ether

Checked by: BPB
Approved by: [illegible]

TABLE 3

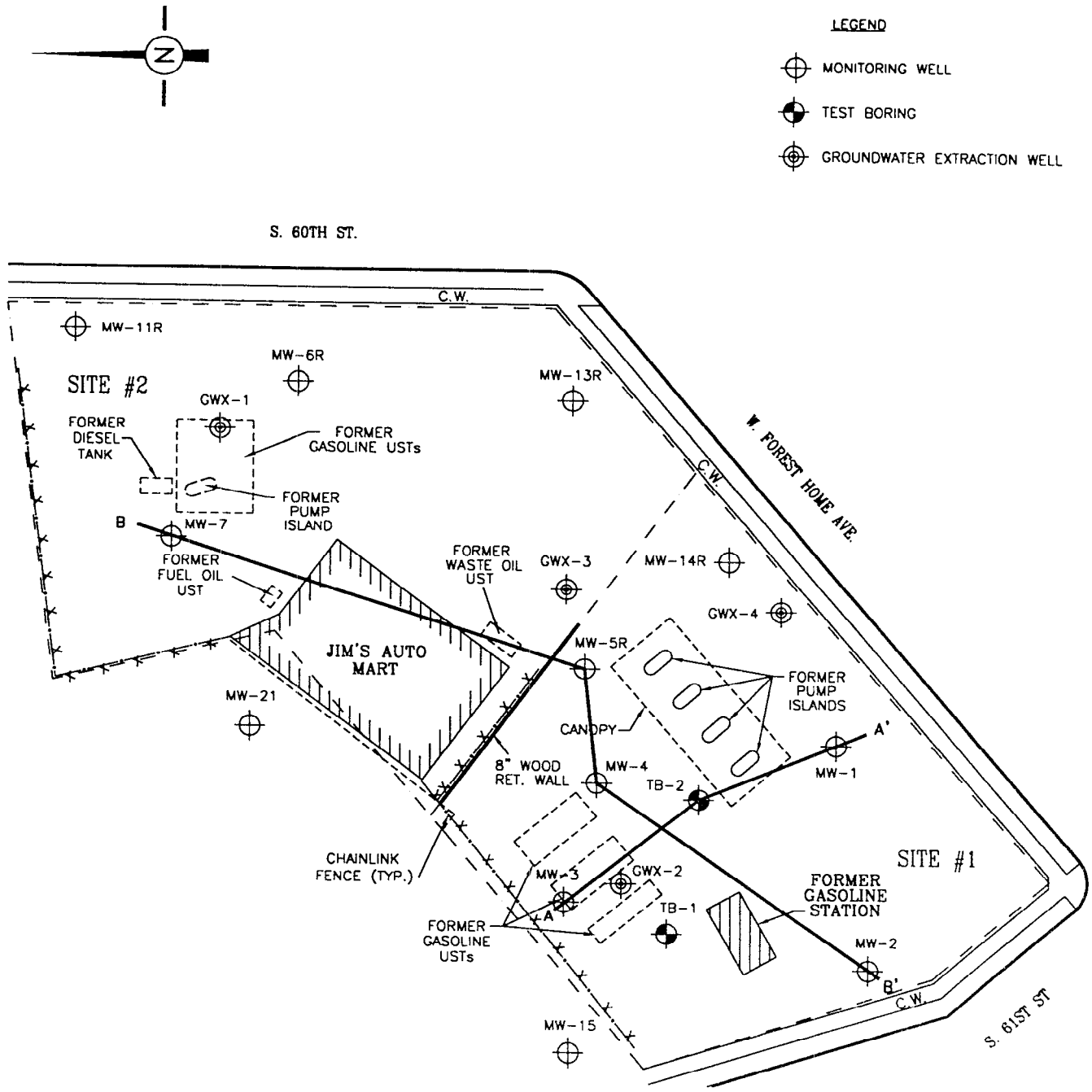
Groundwater Natural Attenuation Parameter Results
Jim's Auto Mart, Inc. Site #1
Milwaukee, Wisconsin

Monitoring Well	Sample Date	Parameter									
		ORP (mV)	DO (ppm)	pH	Specific Conductance (uS/cm)	Temperature (degrees C)	Methane (ppb)	NO3/NO2 as Nitrogen (ppm)	Sulfate (ppm)	Diss. Fe (ppm)	Diss. Mn (ppm)
MW-1	10/30/97	-4.5	4.54	7.36	948	14.78	NA	NA	89	0.048	0.029
	2/16/98	138.1	3.91	7.33	766	7.28	<0.5	0.029	62	0.13	0.011
	5/05/98	-70.7	4.26	7.31	726	9.71	NA	0.026	32	<0.019	0.052
MW-2	10/30/97	-8.0	0.41	7.20	1,293	14.09	<0.07	3.6	110	<0.019	<0.063
	2/16/98	157.5	6.30	7.24	1,086	6.03	<0.5	4.7	110	0.063	<0.0063
	5/05/98	133.1	8.84	7.21	1,026	8.91	NA	3.2	75	<0.019	0.020
MW-3	10/30/97	-23.4	8.45	7.19	801	13.46	50	0.19	150	3.9	0.29
	2/16/98	-12.5	1.76	6.90	1,613	5.59	280	0.025	360	8.9	0.20
	5/05/98	-74.4	2.66	6.88	1,574	9.92	200	0.16	260	5.9	0.17
MW-4	10/30/97	-18.8	0.92	7.49	1,184	11.91	7.3	0.08	190	<0.019	0.015
	2/16/98	126	0.61	7.45	1,161	11.03	9.4	0.062	210	0.032	0.022
	5/05/98	79.2	2.96	7.39	1,145	11.86	<0.5	0.35	180	<0.019	0.027
MW-5R	10/30/97	-2.6	4.67	7.36	400	14.13	<0.07	3.5	39	<0.019	<0.0063
	2/16/98	133	9.2	7.70	420	1.73	<0.5	0.75	6.2	0.092	<0.0063
	5/05/98	70.7	11.07	7.50	288	11.27	NA	2.9	26	<0.019	0.024
MW-14R	10/30/97	-9.2	5.24	7.58	710	16.08	5.9	0.43	95	<0.019	0.059
	2/16/98	145	7.69	7.65	681	6.97	23	0.51	95	0.053	0.13
	5/05/98	97.6	9.34	7.74	534	9.58	4.1	0.9	110	<0.019	0.16
MW-15	10/30/97	3.4	7.50	7.40	1,189	12.93	<0.07	0.052	240	<0.019	<0.0063
	2/16/98	143.2	10.78	7.56	816	4.00	<0.5	<0.017	130	0.039	<0.0063
	5/05/98	128.5	4.96	7.40	1,114	11.83	<0.5	0.067	74	<0.019	<0.0063
MW-21	10/30/97	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
	2/16/98	144.2	3.58	7.04	1,665	5.04	<0.5	<0.017	220	0.032	0.090
	5/05/98	152.5	8.39	7.01	1,687	13.36	NA	0.081	190	<0.019	0.0065
GWX-2	10/30/97	NA	NA	NA	NA	NA	52	0.051	250	4.5	0.26
	2/16/98	NA	NA	NA	NA	NA	190	0.031	190	7.4	0.21
	5/05/98	NA	NA	NA	NA	NA	520	0.12	79	1.7	0.14

Notes:

ORP: Oxidation reduction potential
DO: Dissolved oxygen
Fe: Iron
MN: Manganese
NA: Not analyzed

Checked by: BPB Approved by: CMS



DRAWING NO. 92.739V3 | DRAWN BY: JPH | 4/4/97 | CHECKED BY: JSC | 5/1/97 | APPROVED BY: CJE | 5/1/97

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

Fluid Management, Inc.

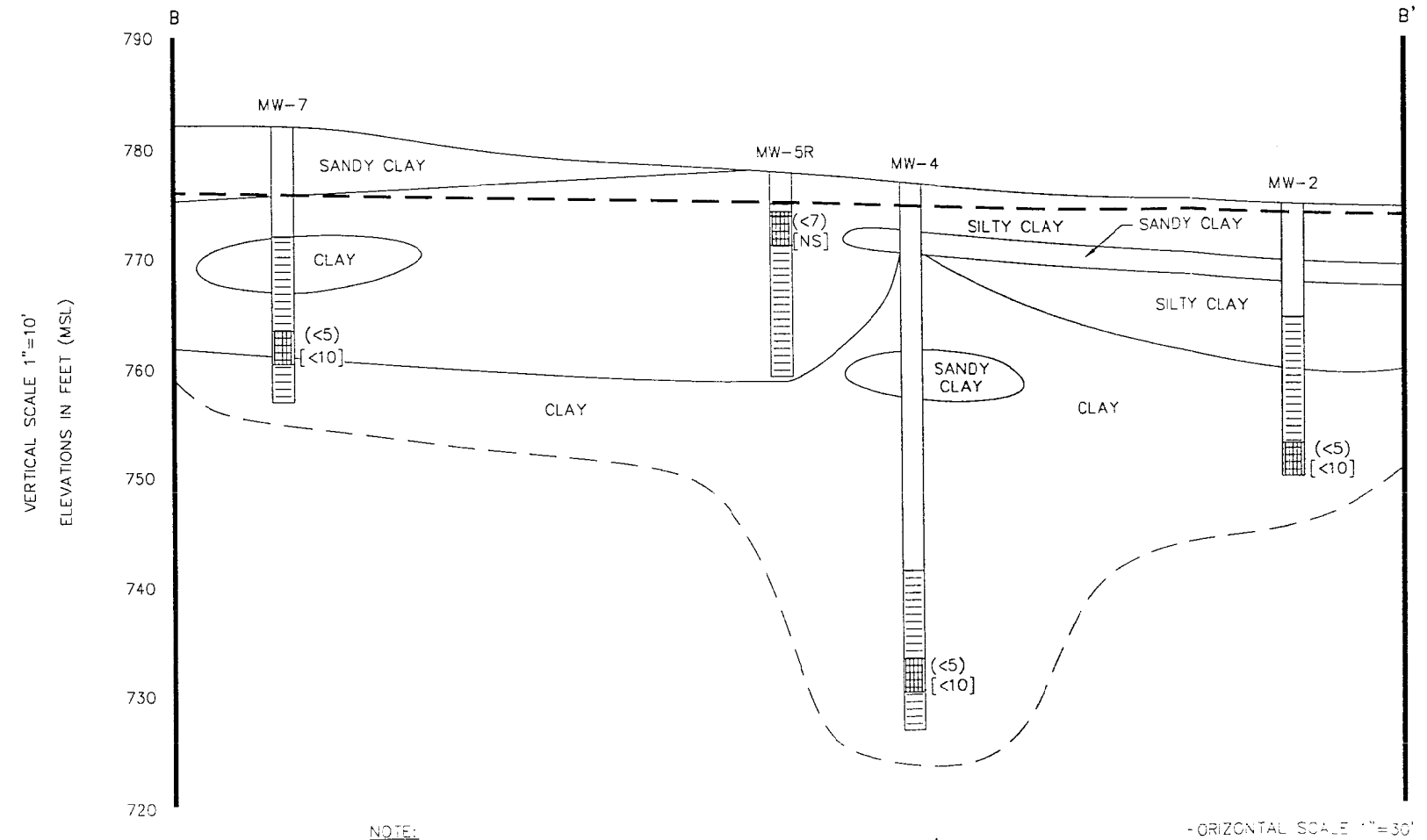
SCALE

0 10' 20' 30' 40' 50'

Geologic Cross-Section
Plan View
Jim's Auto Mart, Inc. Sites
Milwaukee, Wisconsin

FIGURE NO.

5



LEGEND:

- SAMPLE INTERVAL
- SCREENED INTERVAL
- GROUNDWATER TABLE (12/12/91)
- ( ) GRO CONCENTRATION IN ppm
- [ ] TPH CONCENTRATION IN ppm
- (NS) NOT SAMPLED

NOTE:

GROUNDWATER TABLE DATA FOR MW-5R ARE FROM NEARBY ABANDONED WELL MW-5.

MW-4 DATA WERE NOT CONSIDERED IN DELINEATING THE GROUNDWATER TABLE.

MW-7, MW-4, AND MW-2 WERE SAMPLED ON 11-8-91.

MW-5R WAS SAMPLED ON 6/23/94.

THE NR 720 SOIL CLEANUP STANDARD FOR GRO IS 100 ppm. THERE IS NO CLEANUP STANDARD FOR TPH.

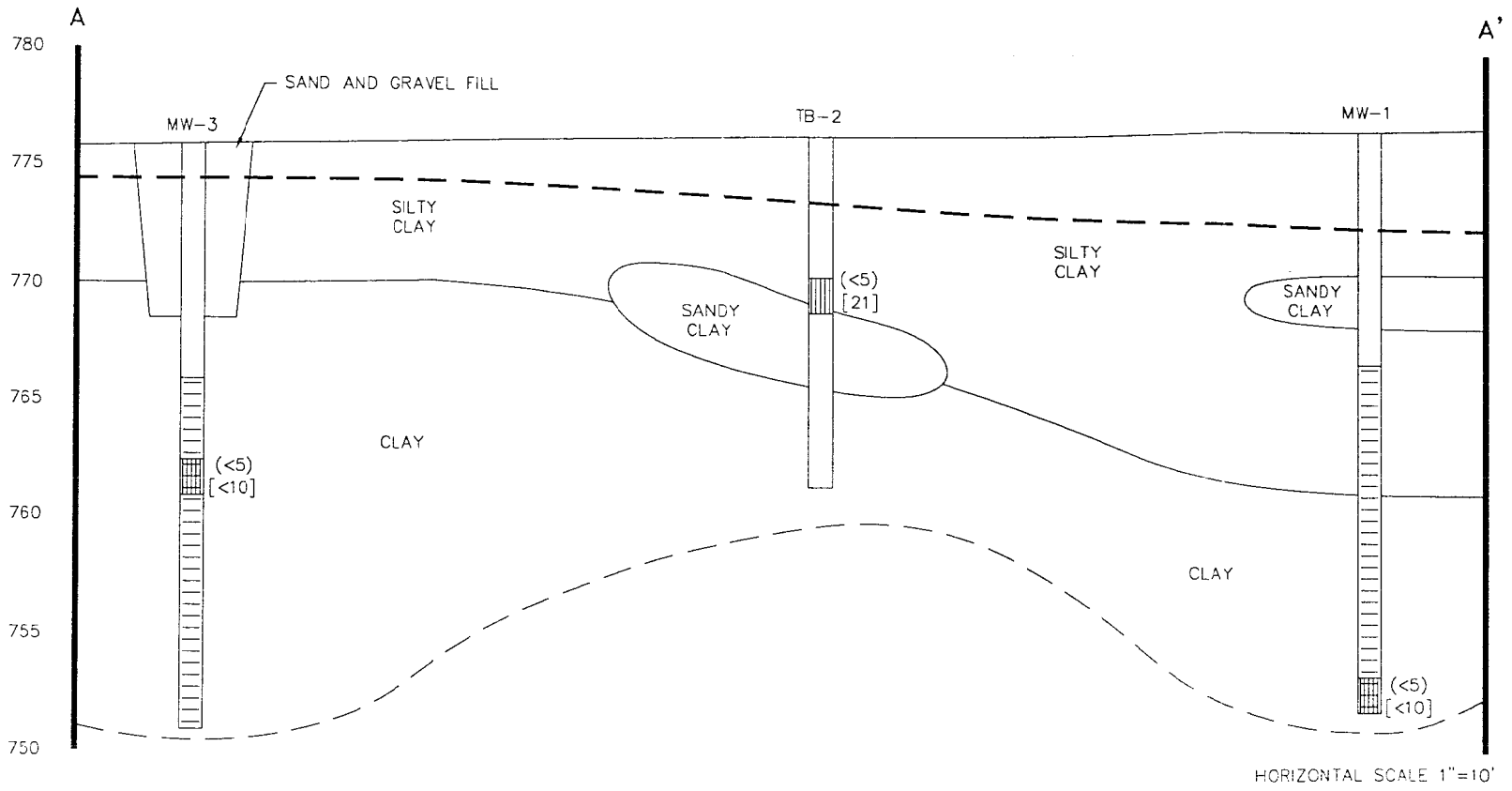
Fluid Management, Inc.

Soil Contaminant Distribution
Cross-Section B-B'
Jim's Auto Mart, Inc. Sites
Milwaukee, Wisconsin

FIGURE NO. 7

DRAWING NO.	DRAWN BY:	CHECKED BY:	APPROVED BY:	
92.739V5	JPH 4/4/97		CJC	5/1/97

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT



LEGEND:

- SAMPLE INTERVAL
- SCREENED INTERVAL
- GROUNDWATER TABLE (12/12/91)
- ( ) GRO CONCENTRATION IN ppm
- [ ] TPH CONCENTRATION IN ppm

NOTE:

MW-3, TB-2, AND MW-1 WERE SAMPLED ON 11/8/91.

THE NR 720 SOIL CLEANUP STANDARD FOR GRO IS 100 ppm.
THERE IS NO CLEANUP STANDARD FOR TPH.

Fluid Management, Inc.

Soil Contaminant Distribution
Cross-Section A-A'
Jim's Auto Mart, Inc. Sites
Milwaukee, Wisconsin

FIGURE NO. 6

DRAWING NO.	92.739V4	DRAWN BY:	JPH	4/4/97	CHECKED BY:		5/1/97	APPROVED BY:	CJE	5/1/97

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.