

Harriet

GIS REGISTRY INFORMATION

SITE NAME: Whitefish Bay Village Garage/Incinerator Site

BRRTS # and FID #: 03-41-002194, 241439000

CLOSURE DATE: 01-Oct-04

STREET ADDRESS: 155 West Fairmount Avenue

CITY: Whitefish Bay

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection): X= 689916 Y= 294882

OFF-SOURCE CONTAMINATION (>ES): Yes No
(if there are more than 2 off-source properties, make a note and attach additional sheet(s))

IF YES, STREET ADDRESS 1: _____

GPS COORDINATES (meters in WTM91 projection): X= _____ Y= _____

IF YES, STREET ADDRESS 2: _____

GPS COORDINATES (meters in WTM91 projection): X= _____ Y= _____

CONTAMINATION IN RIGHT OF WAY: Yes No

CONTAMINATED MEDIA: (Groundwater, Soil or Both?) **GROUNDWATER**

DOCUMENTS NEEDED:

Closure Letter, and any conditional closure letter issued	X
Copy of most recent deed, including legal description, for all affected properties	X
Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties	X
County Parcel ID number, if used for county, for all affected properties	X
Location Map which outlines all properties within contaminated site boundaries in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy)	X
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy)	X
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)	X
Isoconcentration map(s), if available from site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of contamination defined. If not available, include the following 2 types of maps:	n/a
Latest groundwater flow/monitoring well location map	X
Latest extent of contaminant plume map	X
Geologic cross-sections, if available from SI. (8.5x14" if paper copy)	n/a
RP certified statement that legal descriptions are complete and accurate	X
Copies of off-source notification letters (if applicable)	n/a
Letter informing ROW owner of residual contamination (if applicable)	n/a
Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure.	n/a



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
P O Box 12436
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8483
TTY 414-263-8713

October 1, 2004

Ms Mary Jo Lange, Dir. Public Works
Village of Whitefish Bay
5300 N. Marlborough Drive
Whitefish Bay, WI 53217

Subject: Final Closure for Village Garage/Incinerator Site, 155 West Fairmount Avenue,
Whitefish Bay, WI

FID: 241439000
BRRTS: 03-41-002194

Dear Ms Lange:

In October 1998, your site as described above, was reviewed for closure by the Wisconsin Department of Natural Resources ("the Department"). The Department reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On October 7, 1998, you were notified that conditional closure was granted to this case.

On October 1, 2004, the Department received correspondence indicating that you have complied with the conditions of closure. The well abandonment forms were submitted to the Department. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Admin. Code. The Department considers this case closed and no further investigation, remediation, or other action is required at this time.

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 registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>. If your property is listed on the GIS Registry due to groundwater contamination exceeding ch. NR 140 standards at the time of closure, and you intend to construct or reconstruct a well, you will need Department approval. Department approval is required before construction or reconstruction of a well on a property listed on the GIS Registry, in accordance with s. NR 812.09(4)(w). 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 at the web address listed above.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or 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 Vicky Stovall (414-263-8688) at the above address.

Sincerely,

A handwritten signature in black ink, appearing to read "John J. Hnat". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

John J. Hnat, P. G.
Senior Hydrogeologist
Remediation and Redevelopment

C: Marty Ringquist, WDNR, Enforcement
WDNR SER Files

of Whitefish Bay, a municipal corporation in the County of Milwaukee and State of Wisconsin, party of the second part.

WITNESSETH: That Charles P. Megan, as such trustee, for and in consideration of the sum of Fifteen Hundred (1500.00) Dollars, in hand paid by the said party of the second part, the receipt whereof is herety acknowledged, sells and conveys, free from liens, pursuant to authority contained in order entered by the District Court of the United States for the Northern District of Illinois, Eastern Division on December 2, 1935 (Order No. 42) in proceedings hereinafter named to the party of the second part, the following described lot, piece or parcel of land situated, lying and being in the Town of Milwaukee, in the County of Milwaukee, and State of Wisconsin and known and described as follows, to-wit:-

The South Fifty (50) feet of the North Two Hundred Eighty-one (281) feet of the West Three Hundred Thirty-one and Sixty-four Hundredths (331.64) feet of the South East Quarter of the Southeast Quarter of Section Thirty-two (32), Township Eight (8) North, Range Twenty-two (22) East. Containing exclusive of street area, Fifteen Thousand and Eighty-two (15,082) square feet, more or less. And the Chicago and North Western Railway Company conveys and quitclaims to said party of the second part all interest in the above described real estate.

This instrument is executed by, and shall be binding upon Charles P. Megan, not as an individual, but solely as Trustee of the property of Chicago and North Western Railway Company, under authority of the Court in certain proceedings under Section 77 of the Bankruptcy Act in the District Court of the United States for the Northern District of Illinois, Eastern Division, entitled "In the Matter of Chicago and North Western Railway Company, Debtor", Docket No. 60448.

IN TESTIMONY WHEREOF, said Trustee hath executed this instrument and the Chicago and North Western Railway Company, hath hereunto caused its corporate seal to be affixed and this instrument to be signed by its Vice-President and attested by its Secretary the day and year first above written.

In presence of:
Ethel T. Anderson
Edith E. Olson

Charles P. Megan
Trustee of the property of Chicago and
North Western Railway Company.

CHICAGO AND NORTH WESTERN RAILWAY COMPANY,

By Samuel H. Cady
Vice-President

Imp
Corp
Seal

Attest: Barret Conway,
Secretary

Approved: E. S. Larimer
Land Commissioner

Countersigned:
S. A. McManus,
Asst. General Auditor

STATE OF ILLINOIS)
COUNTY OF COOK)SS

I, D. M. Neill, a Notary Public, in and for the County of Cook, in the State of Illinois, do hereby certify that Charles P. Megan, personally known to me to be the Trustee of the property of Chicago and North Western Railway Company, as stated in the foregoing instrument, and Samuel H. Cady and Barret Conway, personally known to me to be the Vice-President and Secretary, respectively of the Chicago and North Western Railway Company a corporation, appeared before me this day in person, who, being by me severally duly sworn, did severally acknowledge that they signed, sealed and delivered the foregoing instrument as their free and voluntary act for the uses and purposes therein set forth, and said Samuel H. Cady, and Barret Conway, further acknowledged that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed, sealed and delivered by them in behalf of said corporation by authority of its Board of Directors as the free and voluntary act and deed of said corporation by it voluntarily executed.

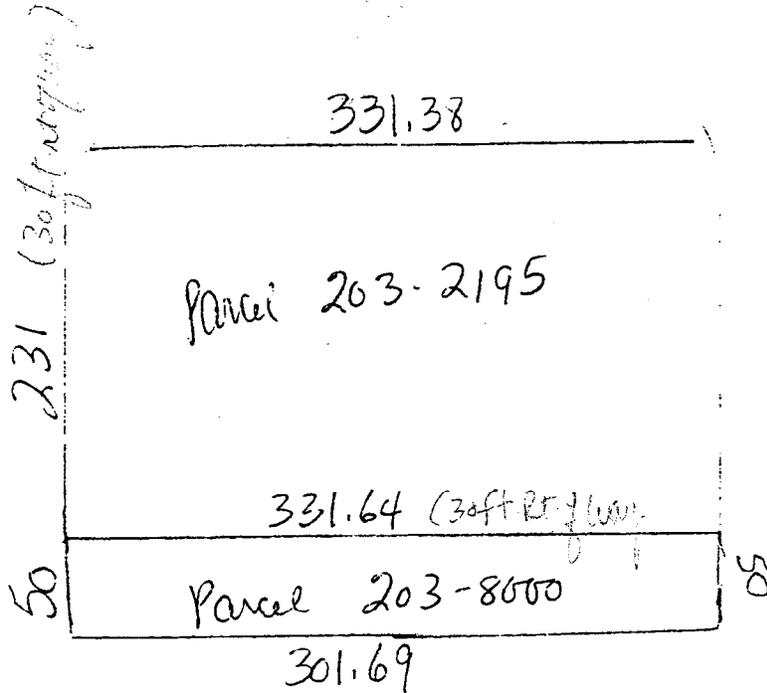
GIVEN under my hand and official seal this Sixth day of January A. D. 1938.

Recorded Mar 5-1938)
at 11:45 o'clock A.M.)
Stanley A. Schultz, Register) #2166447
John N. Zimmermann, Deputy)

Imp D. M. Neill, Notary Public
Notary
Seal My commission expires: Feb 11-1941

Gen Plat Book

Actual
257' = 301.69



Parcel 203-2195

Assessor's Plat No. 245
SE 1/4 Sec 32-8-22
Lot 1 Blk. 3

Parcel 203-8000

SE 1/4 Sec 32-8-22
Com at the SE cor of Lot 1 Blk 3 of
Assessor's Plat No. 245, running th

5348*) Wly alg the Sly II of sd Lot 1
301.64' to a pt, th Sly alg the E li
of N-Lydell Ave, 50' to a pt, th Ely
5348** par with the Nly II, 301.69'
to a pt, th Nly par with the Wly li,
50' to the pt of beg

3

N →

N. LYDELL AVE.

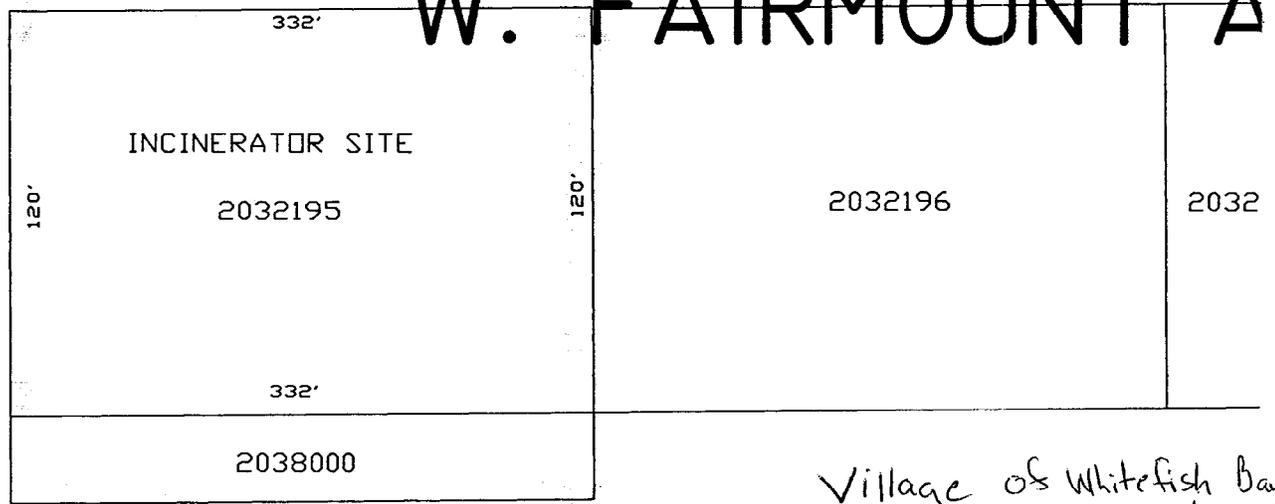
2032104	-----
2032103	2032089
2032102	2032090
2032101	2032091
2032100	
2032099	2032092
2032098	2032093
2032097	2032094
2032096	2032095

N. BAY RIDGE A

2032082	2032062
2032081	2032063
2032080	2032064
2032079	2032065
2032078	2032066
2032077	2032067
2032076	2032068
2032075	2032069
2032074	2032070
	2032071
	2032072
	2032073

N. KENT AVE.

W. FAIRMOUNT A



Village of Whitefish Bay
Milwaukee County

E. CHAT

3

TAX EXEMPTION REPORT

(s. 70.337(1), WIS. STATS)

See instructions on reverse side.

Submit to taxation district clerk on or before January 31.

NAME OF OWNER Village of Whitefish Bay		ADDRESS OF OWNER 5300 N. Marlborough Dr. Whitefish Bay, WI 53217	
TYPE OF ORGANIZATION Municipality		ADDRESS OF PROPERTY 155 E FARMOUNT Ave	
PURPOSE OF ORGANIZATION		WIS. STATUTE UNDER WHICH EXEMPTION IS SOUGHT	
CHECK PROPER BOX AND ENTER NAME OF DISTRICT AND COUNTY IN WHICH EXEMPT PROPERTY IS LOCATED		DATE ACQUIRED	
<input type="checkbox"/> TOWN <input type="checkbox"/> VILLAGE OF <u>Whitefish Bay</u> <input type="checkbox"/> CITY COUNTY <u>Milwaukee</u>			

LEGAL DESCRIPTION (ATTACH ADDITIONAL SHEETS IF NECESSARY)

ASSESSOR'S PLAT NO. 245
LOT 1 BLK. 3

ACRES

PARCEL NUMBER
203-2195

DESCRIBE ALL IMPROVEMENTS ON THIS PROPERTY				
STRUCTURE	AGE	TOTAL SQ. FT. OF FLOOR AREA	STORIES	TYPE OF CONSTRUCTION

WAS ANY PORTION OF THIS PROPERTY LEASED DURING THE PRECEDING TWO YEARS? YES NO

IF YES, DESCRIBE PORTION LEASED, LESSEE, AND HOW LEASE PAYMENT WAS USED. (ATTACH ADDITIONAL SHEETS IF NECESSARY)

NOTE: IF THE PROPERTY WAS USED IN A TRADE OR BUSINESS FOR WHICH THE OWNER WAS SUBJECT TO TAXATION UNDER SECTIONS 511 OR 515 OF THE INTERNAL REVENUE CODE AS DEFINED IN S. 71.22(4m), WIS. STATS., YOU MUST ALSO COMPLETE FORM PC-227.

CHECK PROPER BOX THAT INDICATES OWNER'S ESTIMATE OF FAIR MARKET VALUE OF PROPERTY AS OF JANUARY 1, OF THIS YEAR:

\$0 - \$50,000
 \$100,001 - \$250,000
 \$500,001 - \$1,000,000
 \$2,500,001 - \$5,000,000
 \$10,000,001 - \$25,000,000
 \$50,001 - \$100,000
 \$250,001 - \$500,000
 \$1,000,001 - \$2,500,000
 \$5,000,001 - \$10,000,000
 OVER \$25,000,000

NOTE: THE ASSESSOR MAY REVIEW THE OWNER'S ESTIMATE OF THE FAIR MARKET VALUE OF THE PROPERTY AND ADJUST IT IF NECESSARY TO REFLECT THE CORRECT FAIR MARKET VALUE.

SIGNATURE	TELEPHONE NUMBER ()	DATE
-----------	-------------------------	------

3

TAX EXEMPTION REPORT

(s. 70.337(1), WIS. STATS)

See instructions on reverse side.
Submit to taxation district clerk on or before January 31.

NAME OF OWNER Village of Whitefish Bay		ADDRESS OF OWNER 5300 N. Marlborough Dr. Whitefish Bay, WI 53217	
TYPE OF ORGANIZATION Municipality		ADDRESS OF PROPERTY 155 E FAIRMOUNT AVE	
PURPOSE OF ORGANIZATION		WIS. STATUTE UNDER WHICH EXEMPTION IS SOUGHT	
CHECK PROPER BOX AND ENTER NAME OF DISTRICT AND COUNTY IN WHICH EXEMPT PROPERTY IS LOCATED		DATE ACQUIRED	
<input type="checkbox"/> TOWN <input type="checkbox"/> VILLAGE OF <u>Whitefish Bay</u> <input type="checkbox"/> CITY COUNTY <u>Milwaukee</u>			

LEGAL DESCRIPTION (ATTACH ADDITIONAL SHEETS IF NECESSARY)

SE 1/4 Sec 32-8-22
COM AT THE SE COR OF LOT 1 BLK 3 OF
ASSESSOR'S PLAT NO. 245, RUNNING TH
WLY ALG THE SLY LI OF SD LOT 1 301.64'
TO A PT, TH SLY ALG THE E LI OF N LYDELL
AVE, 50' TO A PT, TH ELY PAR WITH THE
NLY 11, 301.69' TO A PT, TH NLY PAR
WITH THE WLY LI, 50' TO THE PT OF BEG

ACRES

PARCEL NUMBER
203-8000

DESCRIBE ALL IMPROVEMENTS ON THIS PROPERTY

STRUCTURE	AGE	TOTAL SQ. FT. OF FLOOR AREA	STORIES	TYPE OF CONSTRUCTION

WAS ANY PORTION OF THIS PROPERTY LEASED DURING THE PRECEDING TWO YEARS? YES NO

IF YES, DESCRIBE PORTION LEASED, LESSEE, AND HOW LEASE PAYMENT WAS USED. (ATTACH ADDITIONAL SHEETS IF NECESSARY)

NOTE: IF THE PROPERTY WAS USED IN A TRADE OR BUSINESS FOR WHICH THE OWNER WAS SUBJECT TO TAXATION UNDER SECTIONS 511 OR 515 OF THE INTERNAL REVENUE CODE AS DEFINED IN S. 71.22(4m), WIS. STATS., YOU MUST ALSO COMPLETE FORM PC-227.

CHECK PROPER BOX THAT INDICATES OWNER'S ESTIMATE OF FAIR MARKET VALUE OF PROPERTY AS OF JANUARY 1, OF THIS YEAR:

<input type="checkbox"/> \$0 - \$50,000	<input type="checkbox"/> \$100,001 - \$250,000	<input type="checkbox"/> \$500,001 - \$1,000,000	<input type="checkbox"/> \$2,500,001 - \$5,000,000	<input type="checkbox"/> \$10,000,001 - \$25,000,000
<input checked="" type="checkbox"/> \$50,001 - \$100,000	<input type="checkbox"/> \$250,001 - \$500,000	<input type="checkbox"/> \$1,000,001 - \$2,500,000	<input type="checkbox"/> \$5,000,001 - \$10,000,000	<input type="checkbox"/> OVER \$25,000,000

NOTE: THE ASSESSOR MAY REVIEW THE OWNER'S ESTIMATE OF THE FAIR MARKET VALUE OF THE PROPERTY AND ADJUST IT IF NECESSARY TO REFLECT THE CORRECT FAIR MARKET VALUE.

SIGNATURE	TELEPHONE NUMBER ()	DATE
-----------	-------------------------	------

ASSESSOR'S PLAT NO.-245

BEING A PART OF THE S.E. ¼ OF SEC. 32,
TOWN 8 NORTH-RANGE 22 EAST,
VILLAGE OF WHITEFISH BAY

MILWAUKEE COUNTY WISCONSIN

SCALE 1"=100FT.

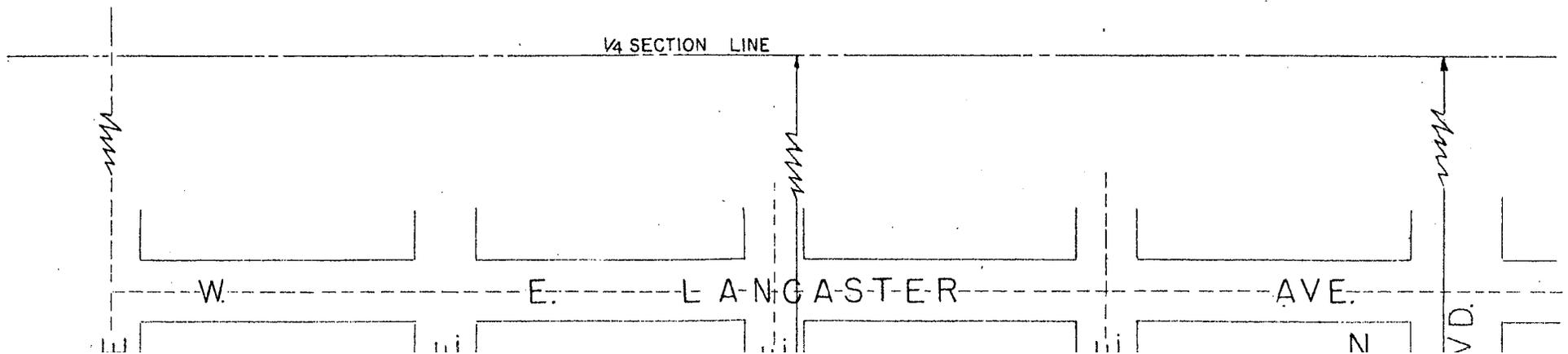
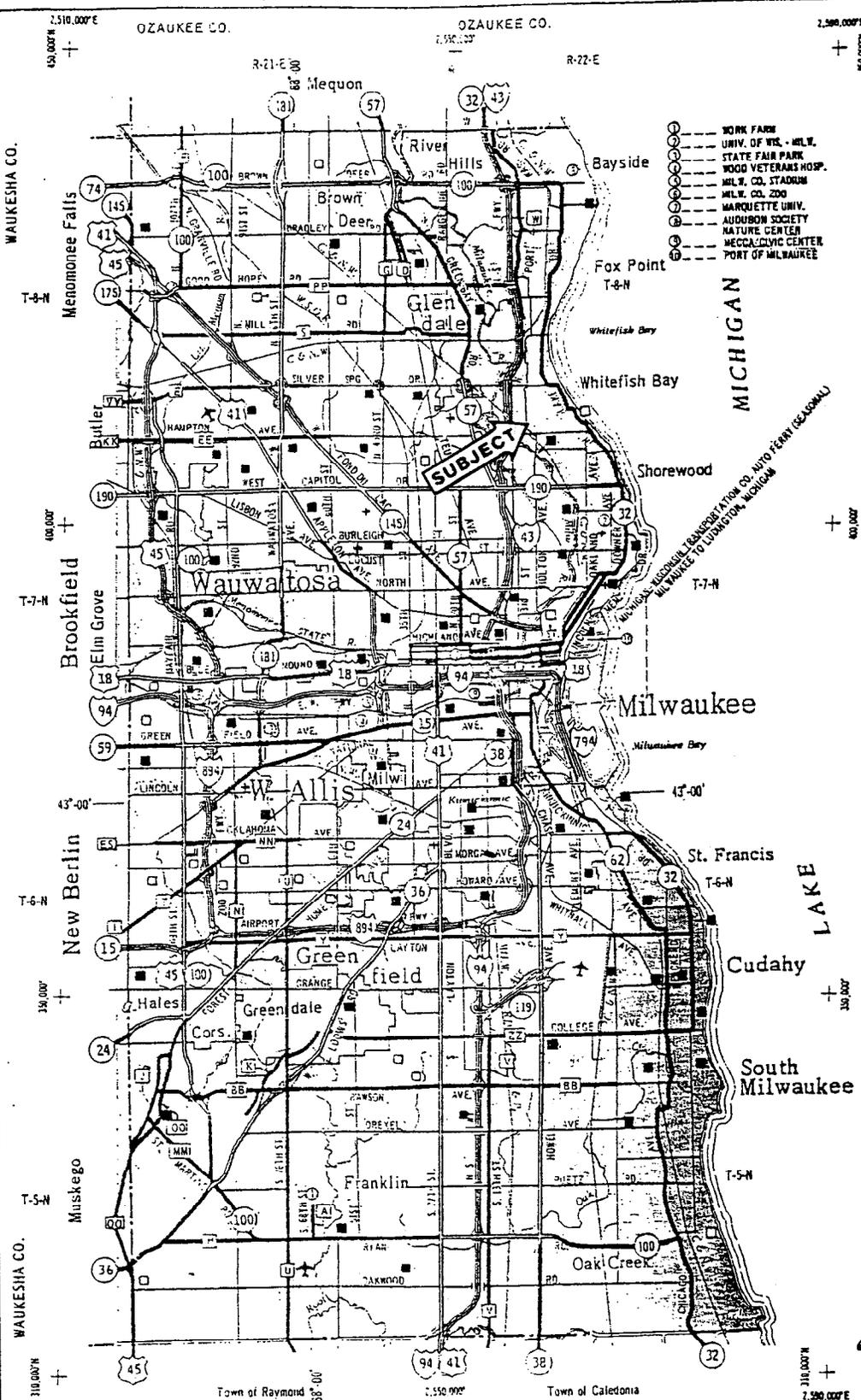


EXHIBIT A - LOCATION MAP

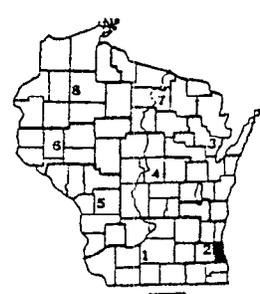
4



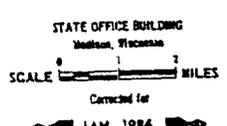
LEGEND

- Portland Cement U.S. & STATE
- Blum, Concrete COUNTY
- Drumstone
- Gravel
- Earth
- *Town Road
- Fire Lane
- MultiLane Divided
- Freeway
- Interchange
- Highway Separation
- Interstate Highway No. 41
- U.S. Highway No. 19
- State Highway No. A
- County Hwy. Letter
- Railroad
- Dam
- State Boundary
- County Boundary
- Civil Town Boundary
- Corporate Limits
- Met. & State Forest
- Airport
- Fish Hatchery
- Game Farm
- County Seat
- University, Village
- Schools
- Public Heat. or Fish. Grns.
- Hospital
- Ranger Station
- Public Camp & Picnic Grns.
- State Park With Campsites Without Campsites
- County Park With Facilities Without Facilities
- Wayside With Facilities Without Facilities

- WORK FARM
- UNIV. OF WIS. - MILW.
- STATE FAIR PARK
- WOOD VETERANS HOSP.
- MILW. CO. STADIUM
- MILW. CO. ZOO
- MARQUETTE UNIV.
- AUDUBON SOCIETY
- NATURE CENTER
- MECCA CIVIC CENTER
- PORT OF MILWAUKEE



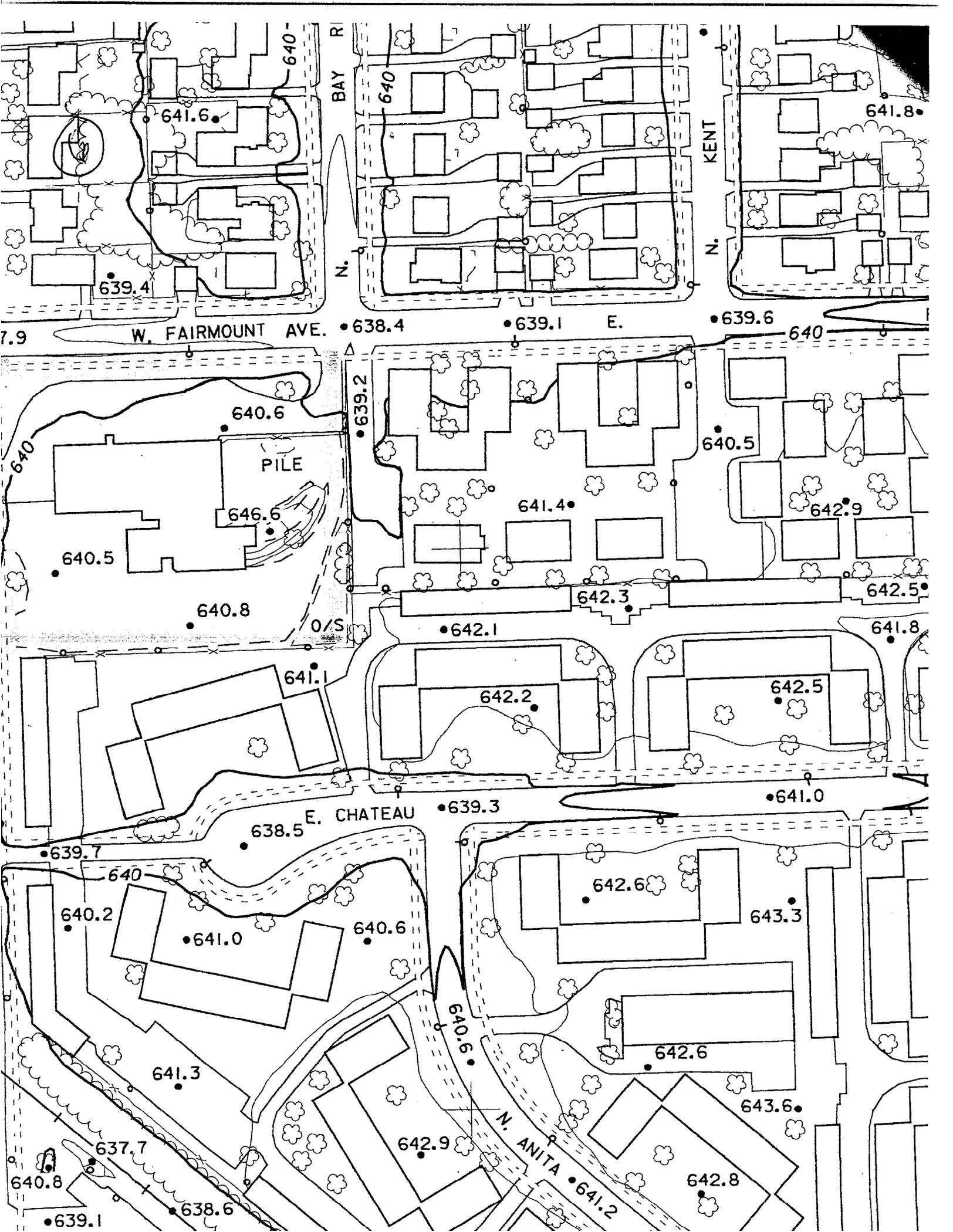
MILWAUKEE CO. DEPARTMENT OF TRANSPORTATION



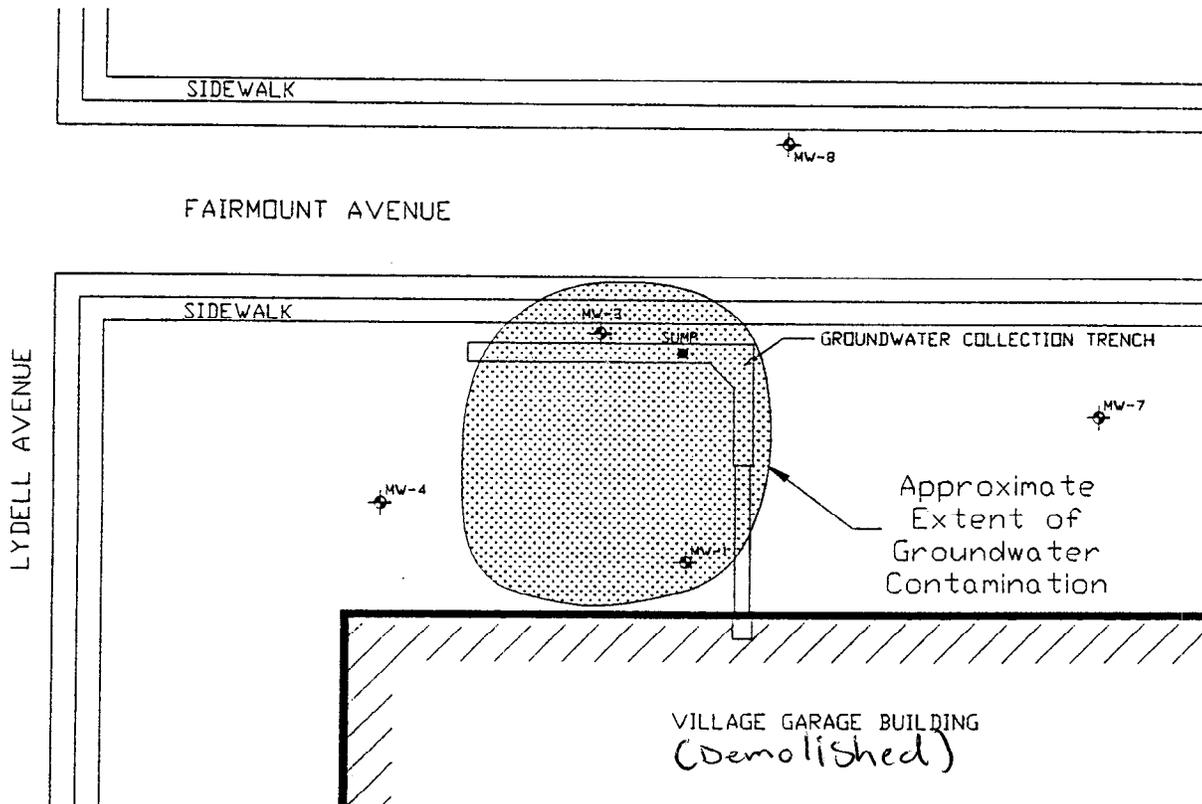
STATE	32
COUNTY	37
LOCAL ROADS	2448
OTHER ROADS	51
TOTAL FOR COUNTY	2550

MILWAUKEE 40-2

MILWAUKEE 40-2



4



B-X/MW-X Indicates boring/monitoring well location



WHITEFISH BAY GARAGE
Whitefish Bay, WI

SITE LAYOUT AND EXTENT OF
GROUNDWATER CONTAMINATION DIAGRAM

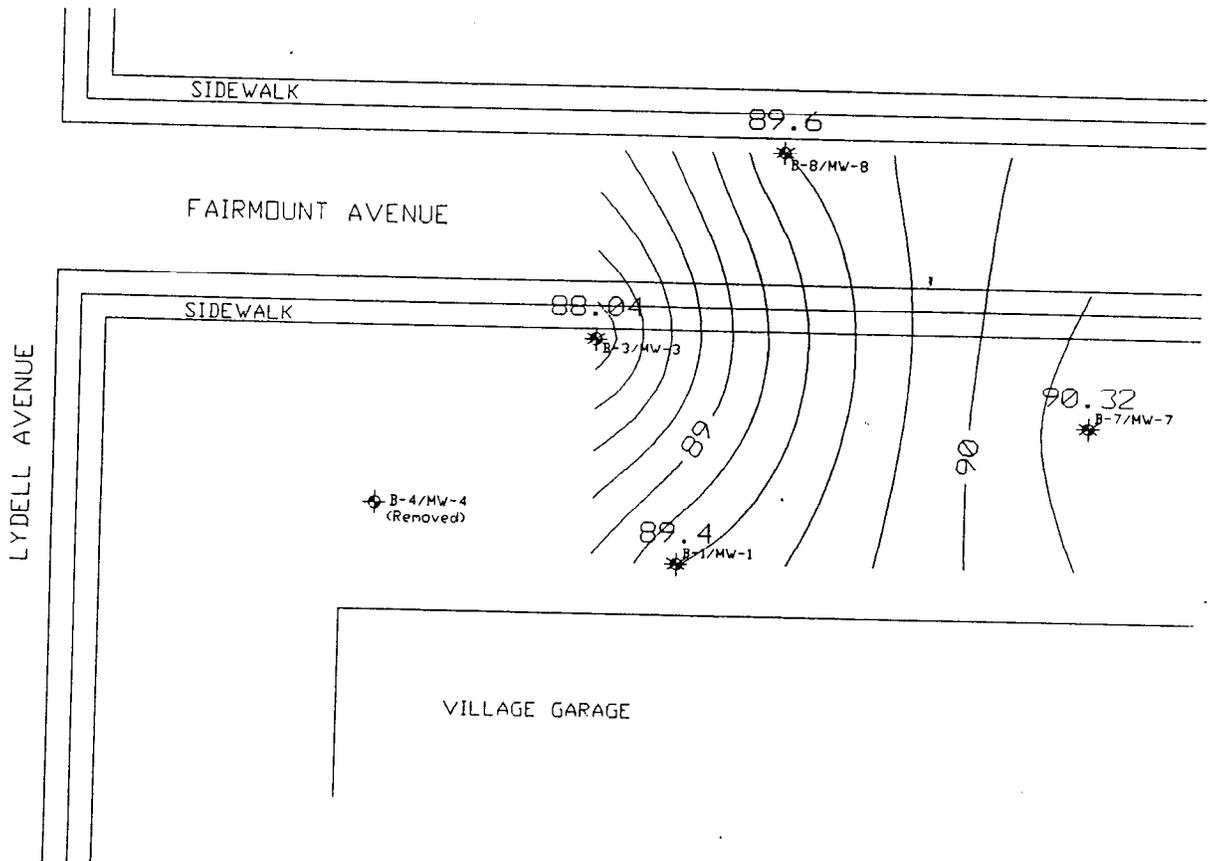
Scale: 1"=40'
Project Number: 7-41029
Date: 11/1/96
Drawn By: dat

**Table 1
Groundwater Laboratory Analysis Results**

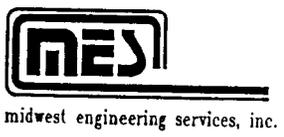
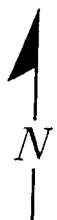
Well	Date Collected	Laboratory Analysis (micrograms per liter)															
		GRO	Lead	Volatile Organic Compounds													
				1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Benzene	Dilsopropyl Ether	Ethylbenzene	Isopropylbenzene	MTBE	Methylene Chloride	n-Butylbenzene	n-Propylbenzene	Napthalene	Total Xylenes	p-Iso-propyl-toluene	Toluene
MW-1	05/04/1994	NA	<2.0	6.4	1.6	32	36	<1.0	6.6	110	<1.0	<1.0	<1.0	<1.0	7.1	1.5	4.4
	05/22/1996	NA	NA	<2.8	<2.0	100	2.9	<1.9	<1.9	11	<6.5	<2.0	<2.0	<3.8	<3.9	<2.0	<1.7
	08/22/1996	NA	NA	<1.9	<1.8	38	NA	<1.8	NA	8.1	NA	NA	NA	NA	<3.7	NA	<1.4
	12/12/1996	NA	NA	<i>11.2</i>	<1.2	8.6	NA	<1.1	NA	6.1	NA	NA	NA	NA	<2.4	NA	<1.0
	03/04/1997	NA	NA	<0.36	<0.38	7.4	NA	0.37	NA	4.9	NA	NA	NA	NA	<0.73	NA	<0.32
MW-3	05/04/1994	NA	<2.0	320	120	1900	36	+360	18	+52	12	73	40	+32	1490	<10	+110
	05/21/1996	NA	NA	<1.7	<2.0	9.2	<1.3	<1.9	<1.9	4.4	<6.5	1.9	<2.0	5.4	4	<2.0	<1.7
	08/22/1996	NA	NA	82	23	460	4.4	99	5.2	+31	<6.5	<1.8	11	+20	104.4	<2.0	4
	12/12/1996	NA	NA	<6.0	<6.0	130	<4.1	<5.5	<6.0	10	<20	<5.5	<6.5	<12	<12	<6.0	<5.0
03/04/1997	NA	NA	<0.36	<0.38	+1.5	<0.24	<0.35	<0.37	0.71	<1.2	<0.35	<0.39	<0.72	<0.73	<0.37	<0.32	
MW-4	05/04/1994	NA	<2.0	4.5	2.7	+1.5	<1.0	9.5	<1.0	<1.0	<1.0	8.2	<1.0	<1.0	10.5	<1.0	<1.0
MW-7	09/13/1994	<100	NA	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	1.1
	05/22/1996	NA	NA	<1.9	<2.0	<0.8	NA	<1.8	NA	<1.6	NA	NA	NA	NA	<3.7	NA	<1.4
	08/22/1996	NA	NA	<1.9	<1.8	<0.8	NA	<1.8	NA	<1.6	NA	NA	NA	NA	<3.7	NA	<1.4
	12/12/1996	NA	NA	<1.2	<1.2	<1.0	NA	<1.1	NA	<0.98	NA	NA	NA	NA	<2.4	NA	<1.0
	03/04/1997	NA	NA	<0.36	<0.38	<0.31	NA	<0.35	NA	<0.29	NA	NA	NA	NA	<0.73	NA	<0.32
MW-8	09/13/1994	<100	NA	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
	05/21/1996	NA	NA	<1.9	<1.8	<0.80	NA	<1.8	NA	<1.6	NA	NA	NA	NA	<3.7	NA	<1.4
	08/22/1996	NA	NA	<1.8	<1.8	<0.8	NA	<1.8	NA	<1.6	NA	NA	NA	NA	<3.7	NA	<1.4
	12/12/1996	NA	NA	<1.2	<1.2	<1.0	NA	<1.1	NA	<0.98	NA	NA	NA	NA	<2.4	NA	<1.0
	03/04/1997	NA	NA	0.4	<0.38	<0.31	NA	<0.35	NA	<0.29	NA	NA	NA	NA	<0.73	NA	<0.32
DNR ES	-	1.5	-	-	5	-	700	-	60	5	-	-	40	620	-	343	
DNR PAL	-	1.5	-	-	0.067	-	140	-	12	0.5	-	-	8	124	-	68.6	
MMSD Criteria	5000	2000	-	-	-	-	-	-	-	-	-	-	-	-	-	-	

NOTES:
 NA=Not Analyzed
 <x= compound not detected to a detection limit of x
 MTBE = Methyl-Tert-Butyl-Ethylene
 DNR ES = NR140 Enforcement Standard
 ** = Carbon Treatment was discontinued
 DNR PAL = NR140 Preventative Action
 - = No Standard Established
 + = Concentrations Exceed DNR PAL
 italics indicate concentrations above the DNR ES

6



* B-X/MW-X Indicates boring/monitoring well location
 ■ TP-1 Indicates test pit location



WHITEFISH BAY GARAGE
Whitefish Bay, WI

Groundwater Flow Contour Map
as of September 30, 1996

Scale: 1"=40'
Project Number: 7-41029
Date: 11/1/96
Drawn By: DAT

FIGURE 3



Village of Whitefish Bay

5300 N. Marlborough Drive • Whitefish Bay, Wisconsin 53217 • (414) 962-6690 • Fax (414) 962-5651

Statement of Legal Description

The legal description attached to this statement was taken from the Village of Whitefish Bay's Plat files and verified through the Milwaukee County Registrar of Deeds office. To the best of my knowledge, this is the most recent legal description we have on file.

Mary Jo Lange, PE 
Director of Public Works/Engineer