

Source Property Information

CLOSURE DATE: 01/03/2005

BRRTS #: 03-41-258218

ACTIVITY NAME: KOHLS FOOD STORE

PROPERTY ADDRESS: 3304 N Holton Ave

MUNICIPALITY: Milwaukee

PARCEL ID #: 2810524100

FID #: 341016390

DATCP #:

PECFA#: 53212165204A

***WTM COORDINATES:**

X: 690558 Y: 291683

** Coordinates are in
WTM83, NAD83 (1991)*

WTM COORDINATES REPRESENT:

- Approximate Center Of Contaminant Source
 Approximate Source Parcel Center

Please check as appropriate: (BRRTS Action Code)

CONTINUING OBLIGATIONS

Contaminated Media for Residual Contamination:

- Groundwater Contamination > ES (236)
- Contamination in ROW
- Off-Source Contamination
- (note: for list of off-source properties
see "Impacted Off-Source Property Information,
Form 4400-246")*

- Soil Contamination > *RCL or **SSRCL (232)
- Contamination in ROW
- Off-Source Contamination
- (note: for list of off-source properties
see "Impacted Off-Source Property Information,
Form 4400-246")*

Site Specific Obligations:

- Soil: maintain industrial zoning (220)
- (note: soil contamination concentrations
between non-industrial and industrial levels)*
- Structural Impediment (224)
- Site Specific Condition (228)

- Cover or Barrier (222)
- Direct Contact
- Soil to GW Pathway
- Vapor Mitigation (226)
- Maintain Liability Exemption (230)
- (note: local government unit or economic
development corporation was directed to
take a response action)*

Monitoring Wells:

Are all monitoring wells properly abandoned per NR 141? (234)

- Yes No N/A

* Residual Contaminant Level
**Site Specific Residual Contaminant Level

This Adobe Fillable form is intended to provide a list of information that is required for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request. The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #: (No Dashes) PARCEL ID #:
ACTIVITY NAME: WTM COORDINATES: X: Y:

CLOSURE DOCUMENTS (the Department adds these items to the final GIS packet for posting on the Registry)

- Closure Letter**
- Maintenance Plan** (if activity is closed with a land use limitation or condition (land use control) under s. 292.12, Wis. Stats.)
- Continuing Obligation Cover Letter** (for property owners affected by residual contamination and/or continuing obligations)
- Conditional Closure Letter**
- Certificate of Completion (COC)** (for VPLE sites)

SOURCE LEGAL DOCUMENTS

- Deed:** The most recent deed as well as legal descriptions, for the **Source Property** (where the contamination originated). Deeds for other, off-source (off-site) properties are located in the **Notification** section.
Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.
- Certified Survey Map:** A copy of the certified survey map or the relevant section of the recorded plat map for those properties where the legal description in the most recent deed refers to a certified survey map or a recorded plat map. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).
Figure #: **Title:**
- Signed Statement:** A statement signed by the Responsible Party (RP), which states that he or she believes that the attached legal description accurately describes the correct contaminated property.

MAPS (meeting the visual aid requirements of s. NR 716.15(2)(h))

- Maps must be no larger than 11 x 17 inches unless the map is submitted electronically.
- Location Map:** A map outlining all properties within the contaminated site boundaries on a U.S.G.S. topographic map or plat map in sufficient detail to permit easy location of all parcels. If groundwater standards are exceeded, include the location of all potable wells within 1200 feet of the site.
Note: Due to security reasons municipal wells are not identified on GIS Packet maps. However, the locations of these municipal wells must be identified on Case Closure Request maps.
Figure #: 1 **Title: Site Location Map**
 - Detailed Site Map:** A map that shows all relevant features (buildings, roads, individual property boundaries, contaminant sources, utility lines, monitoring wells and potable wells) within the contaminated area. This map is to show the location of all contaminated public streets, and highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding a ch. NR 140 Enforcement Standard (ES), and/or in relation to the boundaries of soil contamination exceeding a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Levels (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: 2 **Title: Site Features Map**
 - Soil Contamination Contour Map:** For sites closing with residual soil contamination, this map is to show the location of all contaminated soil and a single contour showing the horizontal extent of each area of contiguous residual soil contamination that exceeds a Residual Contaminant Level (RCL) or a Site Specific Residual Contaminant Level (SSRCL) as determined under s. NR 720.09, 720.11 and 720.19.
Figure #: 2, 6 **Title: Extent of Soil Impacts Diagram, Soil Quality Map**

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MAPS (continued)

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

Figure #: 5 Title: Groundwater Contour Map (5-22-03)

Figure #: 3 Title: Groundwater Contour Map (3-22-01)

- Groundwater Isoconcentration Map:** For sites closing with residual groundwater contamination, this map shows the horizontal extent of all groundwater contamination exceeding a ch. NR140 Preventive Action Limit (PAL) and an Enforcement Standard (ES). Indicate the direction and date of groundwater flow, based on the most recent sampling data.

Note: This is intended to show the total area of contaminated groundwater.

Figure #: 7 Title: Groundwater Quality Map

- Groundwater Flow Direction Map:** A map that represents groundwater movement at the site. If the flow direction varies by more than 20° over the history of the site, submit 2 groundwater flow maps showing the maximum variation in flow direction.

Figure #: 5 Title: Groundwater Contour Map (5-22-03)

Figure #: 3 Title: Groundwater Contour Map (3-22-01)

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

Tables must be no larger than 11 x 17 inches unless the table is submitted electronically. Tables must not contain shading and/or cross-hatching. The use of **BOLD** or *ITALICS* is acceptable.

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

Table #: 1, 2, 2 Title: Soil Analytical Results, Geoprobe Investigation, Soil Analytical Results

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

Table #: 3 Title: Groundwater Analytical Results

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

Table #: 1 Title: Groundwater Elevation Data

IMPROPERLY ABANDONED MONITORING WELLS

For each monitoring well not properly abandoned according to requirements of s. NR 141.25 include the following documents.

Note: If the site is being listed on the GIS Registry for only an improperly abandoned monitoring well you will only need to submit the documents in this section for the GIS Registry Packet.

- Not Applicable**

- Site Location Map:** A map showing all surveyed monitoring wells with specific identification of the monitoring wells which have not been properly abandoned.

Note: If the applicable monitoring wells are distinctly identified on the Detailed Site Map this Site Location Map is not needed.

Figure #: Title:

- Well Construction Report:** Form 4440-113A for the applicable monitoring wells.

- Deed:** The most recent deed as well as legal descriptions for each property where a monitoring well was not properly abandoned.

- Notification Letter:** Copy of the notification letter to the affected property owner(s).

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NOTIFICATIONS

Source Property

Not Applicable

Letter To Current Source Property Owner: If the source property is owned by someone other than the person who is applying for case closure, include a copy of the letter notifying the current owner of the source property that case closure has been requested.

Return Receipt/Signature Confirmation: Written proof of date on which confirmation was received for notifying current source property owner.

Off-Source Property

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

Not Applicable

Letter To "Off-Source" Property Owners: Copies of all letters sent by the Responsible Party (RP) to owners of properties with groundwater exceeding an Enforcement Standard (ES), and to owners of properties that will be affected by a land use control under s. 292.12, Wis. Stats.

Note: Letters sent to off-source properties regarding residual contamination must contain standard provisions in Appendix A of ch. NR 726.

Number of "Off-Source" Letters:

Return Receipt/Signature Confirmation: Written proof of date on which confirmation was received for notifying any off-source property owner.

Deed of "Off-Source" Property: The most recent deed(s) as well as legal descriptions, for all affected deeded **off-source property(ies)**. This does not apply to right-of-ways.

Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer should be submitted along with the most recent deed.

Certified Survey Map: A copy of the certified survey map or the relevant section of the recorded plat map for those properties where the legal description in the most recent deed refers to a certified survey map or a recorded plat map. (lots on subdivided or platted property (e.g. lot 2 of xyz subdivision)).

Figure #:

Title:

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

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

This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

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BRRTS #:

ACTIVITY NAME:

ID	Off-Source Property Address	Parcel Number	WTM X	WTM Y
<input type="text" value="A"/>	<input type="text" value="518 E Concordia Ave"/>	<input type="text" value="2810525000"/>	<input type="text" value="690588"/>	<input type="text" value="291674"/>
<input type="text" value="B"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="C"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="D"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="E"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="F"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="G"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="H"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="I"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>



ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
101 West Pleasant Street, Suite 100A
Milwaukee, Wisconsin 53212-3963
TDD #: (608) 264-8777
Fax #: (414) 220-5374
Jim Doyle, Governor
Cory L. Nettles, Secretary

January 3, 2005

Mr. Ed Michalak
Kohl's Food Stores
18718 Borman Ave.
Detroit, MI 48228

RE: **Final Closure**

Commerce # 53212-1652-04 **WDNR BRRTS # 03-41-258218**
Kohl's Food Store/Pate Service (Former), 3304 N. Holton St., Milwaukee

Dear Mr. Michalak:

The Wisconsin Department of Commerce (Commerce) has received all items required as conditions for closure of the site referenced above. This case is now listed as "closed" on the Commerce database and will be included on the Wisconsin Department of Natural Resources (WDNR) Geographic Information System (GIS) Registry of Closed Remediation Sites to address residual contamination. It is in your best interest to keep all documentation related to the environmental activities that were conducted.

If residual contamination is encountered in the future, it must be managed in accordance with all applicable state and federal regulations. If it is determined that any remaining contamination poses a threat, the case may be reopened and further investigation or remediation may be required.

Thank you for your efforts to bring this case to closure. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 220-5375.

Sincerely,

A handwritten signature in cursive script that reads "Greg Michael".

Greg Michael
Hydrogeologist
Site Review Section

cc: Sigma Development Inc
Case File

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Commerce, or its successor, issue a determination that the restrictions set forth in this covenant are no longer required. That property owner shall provide any and all necessary information to the Department in order for the Department to be able to make a determination. Upon receipt of such a request, the Department shall determine whether or not the restrictions contained herein can be extinguished. Conditions under which a restriction may be extinguished will be determined in accordance with the site specific standards, rules and laws for this property. 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 restriction, or portions of this restriction are no longer binding. Any restriction placed upon this property shall not be extinguished without the Department's written determination.

IN WITNESS WHEREOF, the owner of the property has executed this document, this 30TH day of NOVEMBER, 2004.

[When appropriate use the following clause]:

By signing this document, [he/she] acknowledges that [he/she] is duly authorized to sign this document on behalf of

KOHL'S FOOD STORES, INC.

Signature: [Handwritten Signature]

Printed Name: ARTHUR R. KAINO

Title: VICE-PRESIDENT

Subscribed and sworn to before me

this 30TH day of NOVEMBER, 2004.

Jacqueline Sauseda

Notary Public, State of Michigan

My commission 12-9-04

JACQUELINE SAUSEDA
NOTARY PUBLIC WAYNE CO., MI
MY COMMISSION EXPIRES Dec 9, 2004

5588673

The Kohl Corporation, a Wisconsin corporation
quit-claims to Kohl's Food Stores, a division of Brown & Williamson Tobacco Corporation,

REGISTER'S OFFICE } 88
Milwaukee County, WI }
RECORDED AT 10 AM

JAN 11 1983
REEL 1497 IMAGE 1481
REGISTER
OF DEEDS

the following described real estate in Milwaukee County, State of Wisconsin:

Bannen's Subdivision No. 1 in Southwest 1/4, Section 9-7-22, Block 3 (Lots 4,5,6,7 and South 14' Lot 3) and West 1/2 Vacant Alley Adj.

RETURN TO
Sigrid Dynek
1110 AUG 28, 1982 53201

Tax Parcel No: 281-0524-100-5

FEE \$3
77-25(7)
EXEMPT

DOC # 5588673 #
RECORD 9.00

This conveyance is intended to transfer the real estate described above to Brown & Williamson Tobacco Corporation, successor by merger to The Kohl Corporation. The effective date of the merger is August 28, 1982.

This not homestead property.
(is) (is not)
Dated this 28th day of August 1982

(SEAL) THE KOHL CORPORATION
By: *[Signature]*
Arnold Zetcher
(SEAL)



AUTHENTICATION

Signature(s) _____
authenticated this _____ day of _____, 19____

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

THIS INSTRUMENT WAS DRAFTED BY
Sigrid E. Dynek, Esq.

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

ACKNOWLEDGMENT

STATE OF WISCONSIN
MILWAUKEE County, }
Personally came before me this 28th day of August, 1982, the above named Arnold Zetcher

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

[Signature]
Sigrid Dynek
Notary Public Milw. County, Wis.
My Commission is permanent (if not, state expiration date: _____, 19____)

400

REEL 1574 MAR 1031

V-3161-H [Tr. 21]

This instrument was prepared by, and after recordation should be returned to Richard R. Kalikow, Esq. Skadden, Arps, Slate, Meagher & Flom New York, New York 10022-9931

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by BROWN & WILLIAMSON TOBACCO CORPORATION, a Delaware corporation having an office at 2000 Citizens Plaza, Louisville, Kentucky 40202 ("Grantor"), Grantor does hereby quit-claim, remise and release unto KOHL'S FOOD STORES, INC., a Wisconsin corporation having an office at 2 Paragon Drive, Montvale, New Jersey 07645 ("Grantee"), all of Grantor's right, title and interest in and to all those certain lots, parcels or pieces of land, together with the buildings and structures (if any) situated thereon, more particularly described on Exhibit A annexed hereto and hereby made a part hereof (the "Premises");

TOGETHER WITH, all and singular, the tenements, hereditaments, easements, appurtenances and rights belonging or in any way appertaining to the Premises, and the reversions and remainders thereof;

AND ALSO TOGETHER WITH all right, title and interest, if any, of Grantor in and to all land lying in the bed of any street, highway, road or avenue, open or proposed, in front of or adjoining the Premises, to the center line thereof, all rights of way, highways, public places, easements, appurtenances, sidewalks, alleys, gores and strips of land adjoining or appurtenant to the Premises, and all awards made or to be made in lieu of any of the foregoing, and all unpaid awards and other proceeds for damages to the Prem-

5659570

REGISTER'S OFFICE } 65
Milwaukee County, WI }

RECORDED AT 3:00 PM

OCT 6 1983 1031 to

REEL 1574 IMAGE 1034 ind.

REGISTER OF DEEDS

DOC # 5659570
RECORD 10.00
RTX 13.20

TRANSFER FEE \$ 13.20

10.00

EXHIBIT A

Holton

Lots 4, 5, 6 and 7 and all except the North 14 feet of Lot 3, in Block 3, in Bannen's Subdivision No. 1, of a part of the West 1/2 of the South West 1/4 of Section 9, Township 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee and State of Wisconsin, together with the West 1/2 of vacated alley adjoining said premises on the East.
Note: the term "all except the North 14 feet of Lot 3" in the preceding sentence is intended to mean the South 14 feet of Lot 3.

ises by reason of the change of grade of any street, highway, road or avenue or otherwise;

TO HAVE AND TO HOLD the Premises, together with all and singular the aforesaid rights and appurtenances, unto Grantee and its successors and assigns forever. This is not homestead property.

Dated this 30th day of September, 1983.

Attest:

F. Anthony Burke
F. Anthony Burke,
Assistant Secretary

BROWN & WILLIAMSON TOBACCO CORPORATION

By: *Leonard W. Arentsen*
Leonard W. Arentsen,
Vice President



STATE OF NEW YORK)
 : SS. :
COUNTY OF NEW YORK)

On this 30th day of September, 1983, before me, a Notary Public, personally appeared LEONARD W. ARENTSEN and F. ANTHONY BURKE, to me personally known, who being by me duly sworn, did depose and say that they are the Vice President and Assistant Secretary, respectively, of BROWN & WILLIAMSON TOBACCO CORPORATION, a Delaware corporation; that this instrument was signed and sealed on behalf of such corporation by authority of its Board of Directors; and that they acknowledged the execution and sealing of this instrument by them as the free act and deed of such corporation.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

(NOTARIAL SEAL)

Gertrude Eisler
Notary Public



GERTRUDE EISLER
Notary Public, State of New York
No. 41-619890 Queens County
Certificate Filed in Kings County
Certificate Filed in New York County
Term Expires March 30, 1984

PARCEL IDENTIFICATION NUMBERS

- Parcel Identification Number (PIN) for the Former Kohl's Food Store Property, located at 3304 North Holton Street, Milwaukee, Wisconsin:

281-0524-100-5

STATEMENT BY RESPONSIBLE PARTY

Kohl's Food Store Inc., the responsible party for the property located at 3304 North Holton Street, Milwaukee, Wisconsin, states that the legal description provided to the Wisconsin Department of Commerce (and attached to this statement) for case file reference 53212-1652-04 is complete and accurate to the best of our knowledge.

Kohl's Food Stores, Inc.

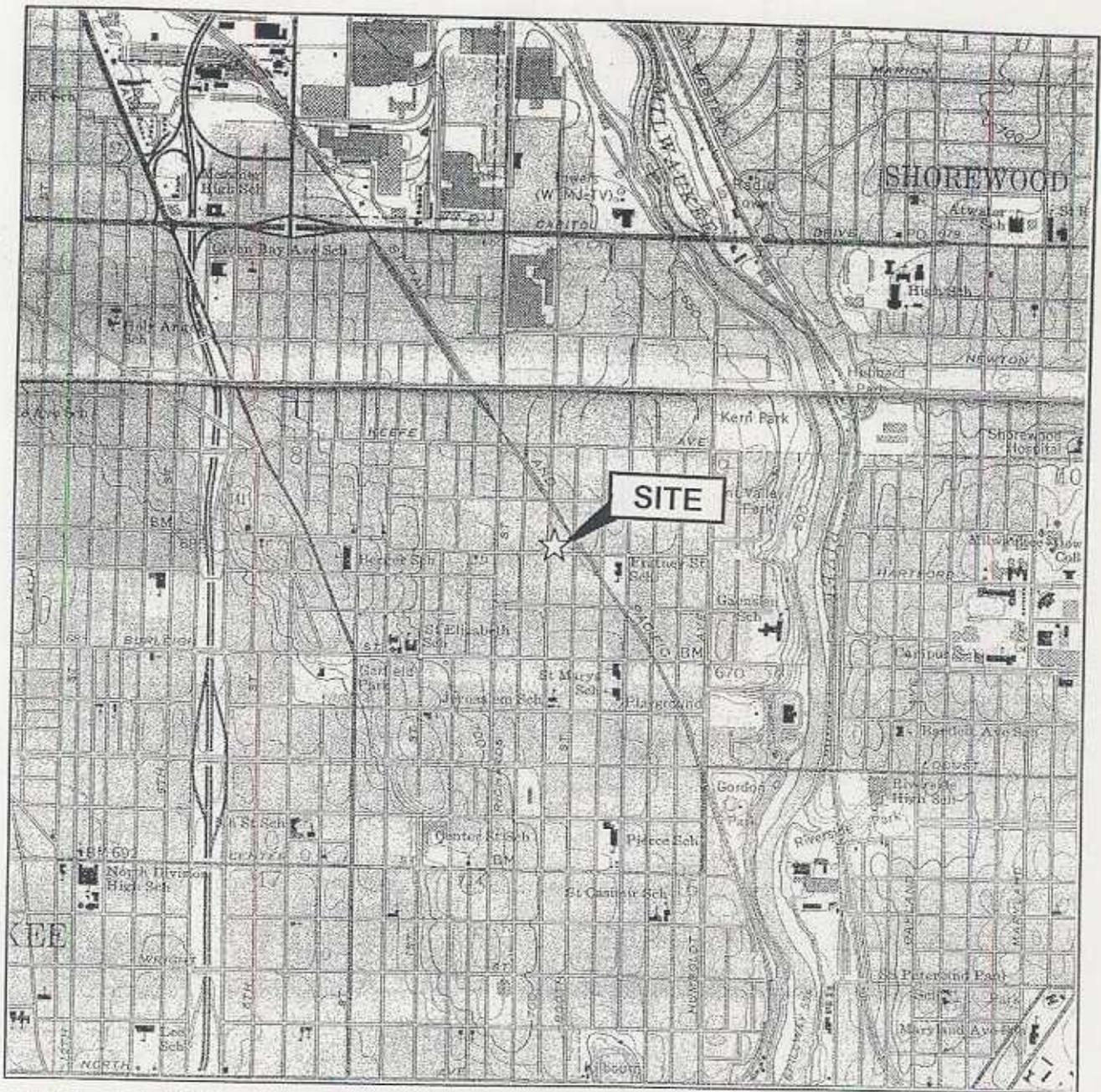
Mr. Samuel C. Michalek

Signature of Representative for Responsible Party

ITS: GROUP COUNSEL

9/16/03

Date



NW ¼ of the SW ¼ of Sec. 9, T7N, R22E Adapted from U.S.G.S. 7.5 minute series, Milwaukee, Wisconsin, quadrangle dated 1958 (photorevised 1971).



SCALE 1:24 000
 CONTOUR INTERVAL 10 FEET
 DOTTED LINES REPRESENT 5-FOOT CONTOURS.
 DATUM IS MEAN SEA LEVEL



Figure 1. Site Location Map
 Kohl's Food Store Property
 3304 N. Holton St., Milwaukee, Wisconsin

SIGMA
 ENVIRONMENTAL SERVICES INC.

POST
CLOSURE



January 6, 2016

Trevor Nobile, P.G., CPG
Hydrogeologist – Remediation and Redevelopment Program
Wisconsin Department of Natural Resources
2300 N. Dr. Martin Luther King Dr
Milwaukee, WI 53212

RE: GIS Registry Update for the Former Morton Enterprise Property Located at
526 East Concordia Avenue in Milwaukee, Wisconsin — FEC Project No.
150704; BRRTS No. 02-41-286844

Dear Mr. Nobile:

As requested, **Friess Environmental Consulting, Inc. (FEC)** has reviewed the Environmental Site Assessments (ESAs) that were conducted for the above referenced former Morton property (DNR BRRTS No. 02-41-286844) and the west adjoining former Kohl's Food Store closed LUST site (DNR BRRTS No. 03-41-258218) located at 3304 North Holton Avenue. The review indicates that the petroleum compounds detected on the former Morton site and reported to the DNR in 1997 are attributable to the release from the west adjoining former Pate Service LUST site closed in 2005.

Since the former Kohl's Food Store site (DNR BRRTS No. 03-41-258218) is closed with placement on the DNR's GIS registry, we are requesting that the DNR update the GIS registry to reflect that the BRRTS No. for the former Morton site (DNR BRRTS No. 02-41-286844) is associated with contamination originating from an off-site source (i.e. the closed former Kohl's Food Store site). To assist in this matter, we have attached a revised "Extent of Soil Impacts" diagram to include all of the sampling conducted on both of the sites. In addition, the DNR fee for updating the soil GIS registry (\$300) is also included.

We appreciate this opportunity to provide this update of information. Please call us at (414) 228-9815 if you have any questions or if you need additional information.

Respectfully,

FRIESS ENVIRONMENTAL CONSULTING, INC.

A handwritten signature in black ink, appearing to read 'Trenton J. Ott'.

Trenton J. Ott
Project Manager

A handwritten signature in black ink, appearing to read 'Richard W. Frieseke'.

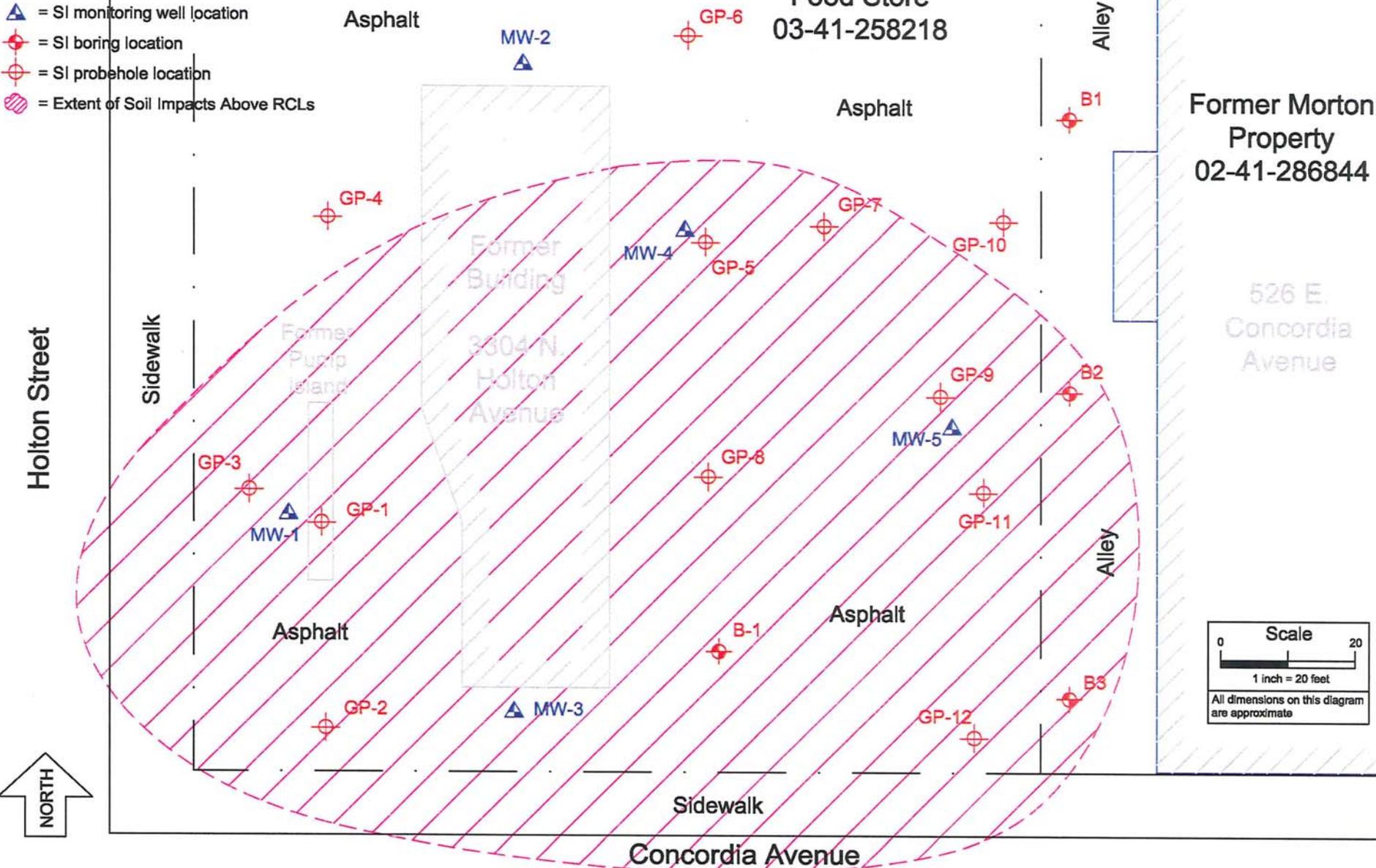
Richard W. Frieseke, P.E.
President

150704a

**POST
CLOSURE**

KEY

- ▲ = SI monitoring well location
- ⊕ = SI boring location
- ⊕ = SI probehole location
- ⊗ = Extent of Soil Impacts Above RCLs



Scale
0 20
1 inch = 20 feet
All dimensions on this diagram are approximate

FRIESS
ENVIRONMENTAL
CONSULTING, INC.

File No.: 150704a
DWG Date: 12-10-15
Rev Date: 1-6-16
Drawn By: TJO
Checked By (PM): TJO

Extent of Soil Impacts Diagram
Former Kohl's Food Store & Former Morton Enterprises Properties
3304 N. Holton & 526 E. Concordia Avenues
Milwaukee, Wisconsin

Figure
2

TABLE 1

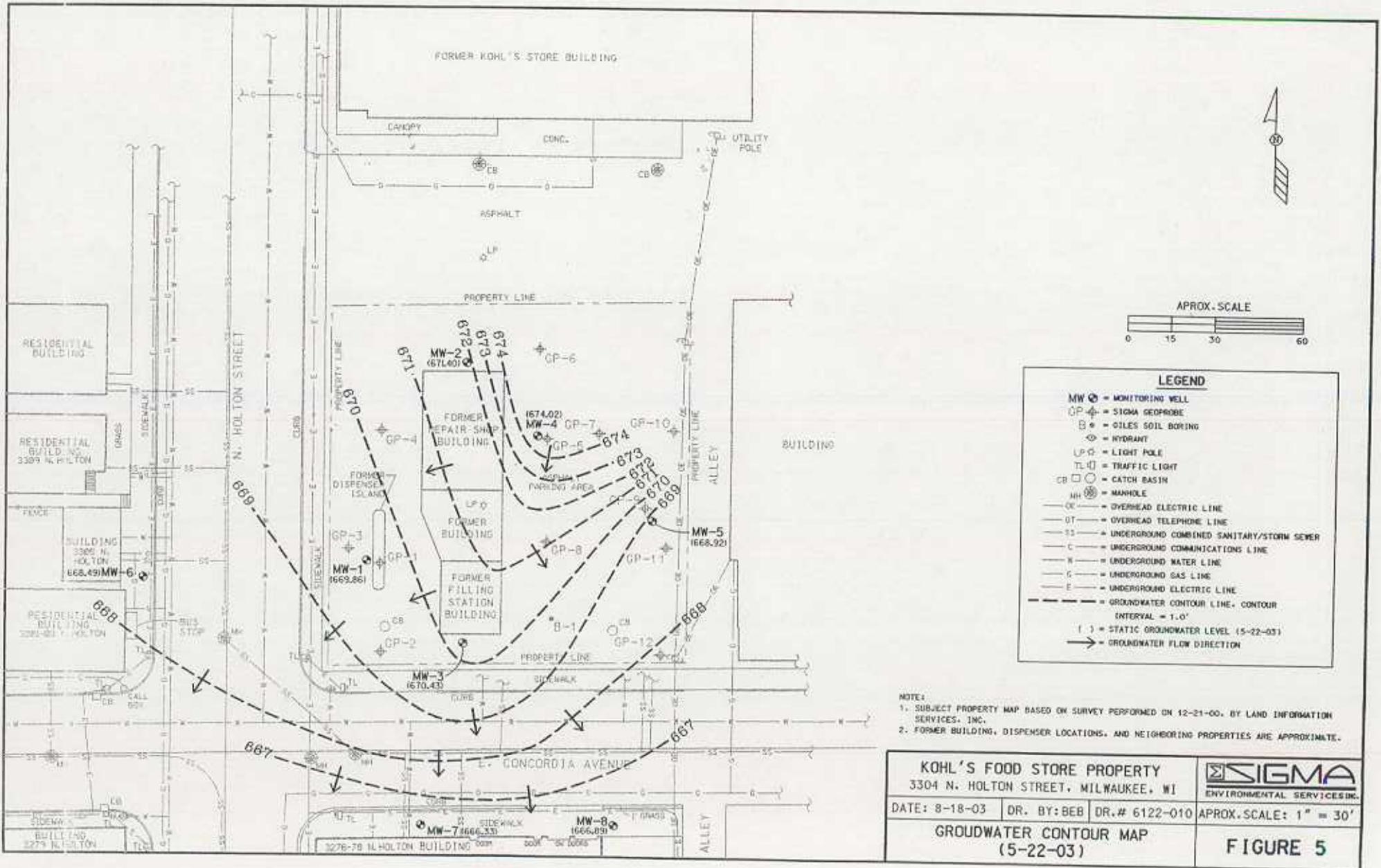
POST
CLOSURE

SOIL ANALYTICAL RESULTS

PROPOSED PROPERTY ACQUISITION
526 EAST CONCORDIA AVENUE
MILWAUKEE, WISCONSIN
PROJECT NO. 1E-9707002

Boring No.	Depth (feet)	GRO (a)	DRO (a)	B (b)	T (b)	E (b)	X (b)
B2	2-4	3400	94	<	9800	5200	4300
B3	4-6	2300	61	180	1300	5300	4800
WDNR NR 720.09 RCLs		100 (c) 250 (d)	100 (c) 250 (d)	5.5	1500	2900	4100

- Notes: GRO Gasoline Range Organic
DRO Diesel Range Organics
B Benzene
T Toluene
Ethylbenzene
X Xylene
< Less than the Limit of Detection
(a) Analytical results expressed in milligrams per kilogram (mg/kg)
(b) Analytical results expressed in micrograms per kilogram ($\mu\text{g}/\text{kg}$)
(c) Maximum concentration for soils with hydraulic conductivity greater than 1×10^{-6} cm/sec (i.e. granular soils)
(d) Maximum concentration for soils with hydraulic conductivity of 1×10^{-6} cm/sec or less (i.e. cohesive soils)
RCL Residual Contaminant Level

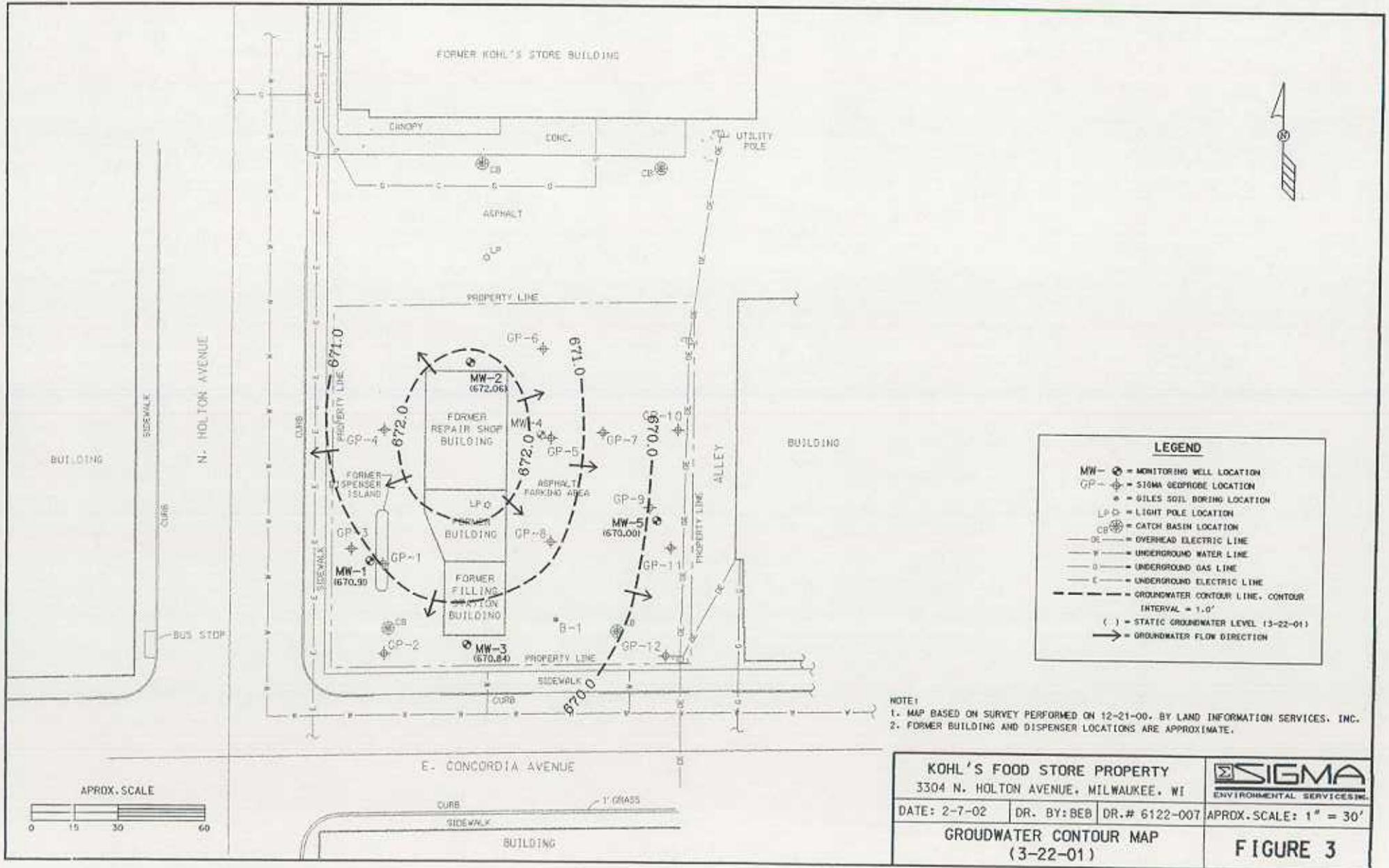


LEGEND

- MW ⊙ = MONITORING WELL
- GP ⊕ = SIGMA GEOPROBE
- ⊗ = GILES SOIL BORING
- ⊕ = HYDRANT
- LP ⊕ = LIGHT POLE
- TL ⊕ = TRAFFIC LIGHT
- CB ⊕ = CATCH BASIN
- MH ⊕ = MANHOLE
- OE — = OVERHEAD ELECTRIC LINE
- OT — = OVERHEAD TELEPHONE LINE
- SS — = UNDERGROUND COMBINED SANITARY/STORM SEWER
- C — = UNDERGROUND COMMUNICATIONS LINE
- W — = UNDERGROUND WATER LINE
- G — = UNDERGROUND GAS LINE
- E — = UNDERGROUND ELECTRIC LINE
- - - = GROUNDWATER CONTOUR LINE, CONTOUR INTERVAL = 1.0'
- () = STATIC GROUNDWATER LEVEL (5-22-03)
- = GROUNDWATER FLOW DIRECTION

NOTE:
 1. SUBJECT PROPERTY MAP BASED ON SURVEY PERFORMED ON 12-21-00, BY LAND INFORMATION SERVICES, INC.
 2. FORMER BUILDING, DISPENSER LOCATIONS, AND NEIGHBORING PROPERTIES ARE APPROXIMATE.

KOHL'S FOOD STORE PROPERTY 3304 N. HOLTON STREET, MILWAUKEE, WI		
DATE: 8-18-03	DR. BY: BEB DR.# 6122-010	
GROUNDWATER CONTOUR MAP (5-22-03)		APPROX. SCALE: 1" = 30' FIGURE 5



LEGEND

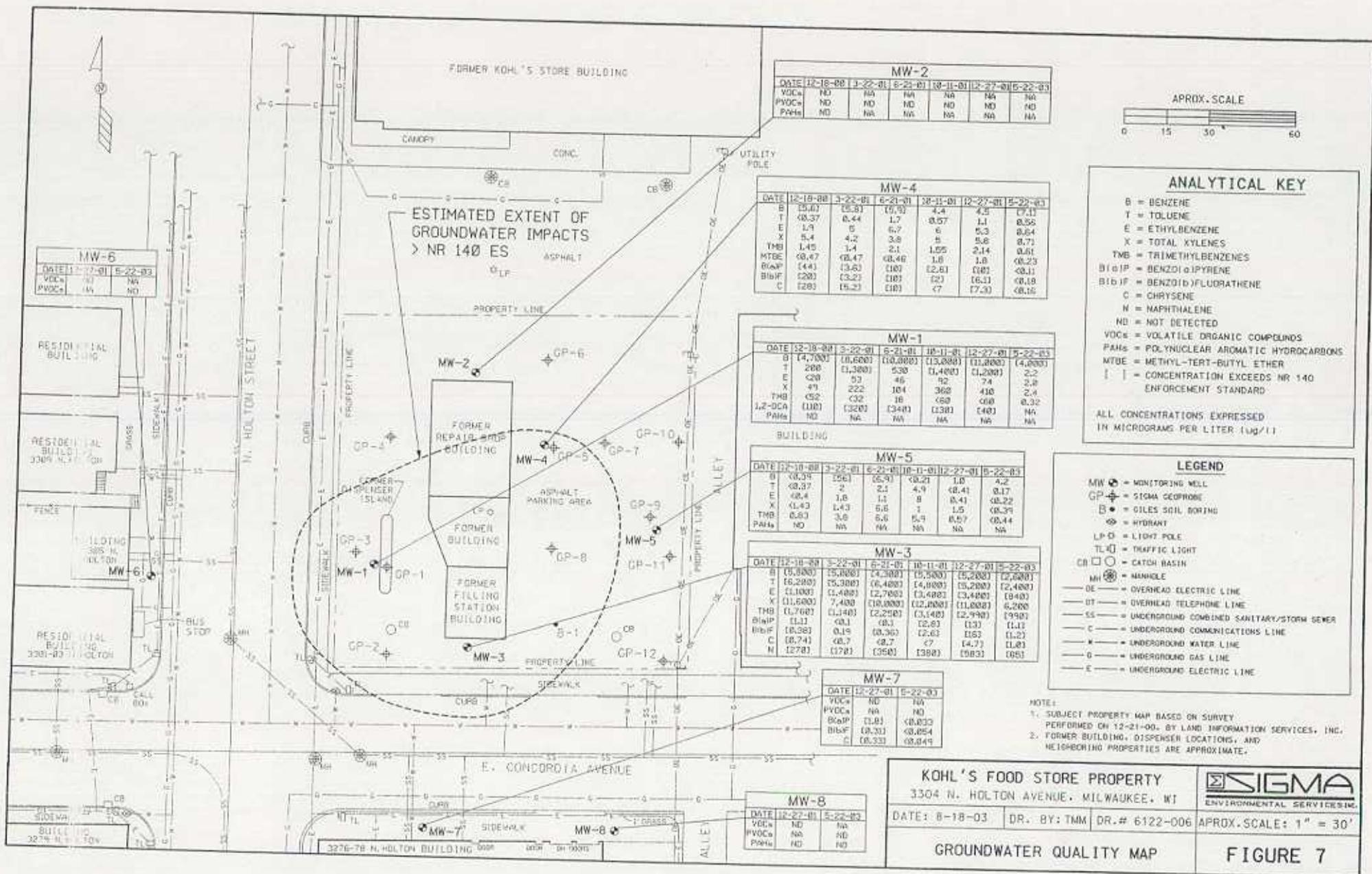
- MW-⊙ = MONITORING WELL LOCATION
- GP-⊙ = SIGMA GEOPHONE LOCATION
- ⊙ = SOILS SOIL BORING LOCATION
- LP-⊙ = LIGHT POLE LOCATION
- CB-⊙ = CATCH BASIN LOCATION
- DE— = OVERHEAD ELECTRIC LINE
- W— = UNDERGROUND WATER LINE
- G— = UNDERGROUND GAS LINE
- E— = UNDERGROUND ELECTRIC LINE
- - - - - GROUNDWATER CONTOUR LINE, CONTOUR INTERVAL = 1.0'
- () = STATIC GROUNDWATER LEVEL (3-22-01)
- = GROUNDWATER FLOW DIRECTION

NOTE:
 1. MAP BASED ON SURVEY PERFORMED ON 12-21-00, BY LAND INFORMATION SERVICES, INC.
 2. FORMER BUILDING AND DISPENSER LOCATIONS ARE APPROXIMATE.

KOHL'S FOOD STORE PROPERTY
 3304 N. HOLTON AVENUE, MILWAUKEE, WI
 DATE: 2-7-02 DR. BY: BEB DR.# 6122-007
GROUNDWATER CONTOUR MAP
 (3-22-01)

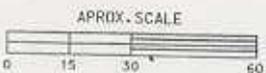
SIGMA
 ENVIRONMENTAL SERVICES INC.
 APPROX. SCALE: 1" = 30'
FIGURE 3





MW-2

DATE	12-18-88	3-22-91	6-21-91	10-11-91	12-27-91	5-22-93
VOCs	ND	NA	NA	NA	NA	NA
PVOCs	ND	ND	ND	ND	ND	ND
PAHs	ND	NA	NA	NA	NA	NA



MW-4

DATE	12-18-88	3-22-91	6-21-91	10-11-91	12-27-91	5-22-93
B	15.0	15.8	10.0	4.4	4.5	17.1
T	10.37	6.44	1.7	0.57	1.1	0.56
E	1.9	0	6.7	6	5.3	0.64
X	6.4	4.2	2.1	6	5.6	0.71
TMB	1.45	1.4	3.8	6	5.6	0.61
MTEB	10.47	10.47	10.46	1.6	1.8	10.23
BiAP	144	13.63	100	12.63	100	10.11
BiBf	1200	13.23	100	10	16.1	10.18
C	1200	15.23	100	17	17.3	10.16

MW-1

DATE	12-18-88	3-22-91	6-21-91	10-11-91	12-27-91	5-22-93
B	14,000	10,600	10,000	13,000	11,000	4,000
T	200	1,300	530	1,400	1,200	2.2
E	200	53	46	12	74	2.8
X	49	222	104	368	410	2.4
TMB	152	132	18	68	100	0.32
1,2-DCA	100	1300	1340	1380	1400	NA
PAHs	ND	NA	NA	NA	NA	NA

MW-5

DATE	12-18-88	3-22-91	6-21-91	10-11-91	12-27-91	5-22-93
B	10.37	10.3	15.9	10.21	1.0	4.2
T	10.37	2	2.1	4.9	10.41	0.17
E	10.4	1.0	1.5	0	8.41	10.22
X	1.43	1.43	5.8	1	1.5	10.39
TMB	0.83	3.0	6.0	5.9	0.57	10.44
PAHs	ND	NA	NA	NA	NA	NA

MW-3

DATE	12-18-88	3-22-91	6-21-91	10-11-91	12-27-91	5-22-93
B	10,000	10,000	14,000	10,000	10,000	12,000
T	10,200	10,300	10,400	14,000	10,200	12,400
E	11,000	1,400	12,700	10,400	10,400	10,400
X	11,600	7,400	10,000	10,000	11,000	4,200
TMB	11,700	11,400	12,200	11,400	12,900	19,900
BiAP	11.3	10.1	10.1	12.0	11.3	11.1
BiBf	10.303	10.1	10.36	12.0	11.3	11.2
C	10.74	10.7	10.7	14.7	14.7	11.0
N	12.78	12.78	13.50	13.50	10.83	10.5

MW-7

DATE	12-27-91	5-22-93
VOCs	ND	NA
PVOCs	NA	ND
BiAP	11.81	10.833
BiBf	10.33	10.854
C	10.333	10.849

MW-8

DATE	12-27-91	5-22-93
VOCs	ND	ND
PVOCs	NA	ND
PAHs	ND	ND

MW-6

DATE	12-17-91	5-22-93
VOCs	NA	ND
PVOCs	NA	ND

TABLE 1

POST
CLOSURE

SOIL ANALYTICAL RESULTS

PROPOSED PROPERTY ACQUISITION
 526 EAST CONCORDIA AVENUE
 MILWAUKEE, WISCONSIN
 PROJECT NO. 1E-9707002

Boring No.	Depth (feet)	GRO (a)	DRO (a)	B (b)	T (b)	E (b)	X (b)
B2	2-4	3400	94	<	9800	5200	4300
B3	4-6	2300	61	180	1300	5300	4800
WDNR NR 720.09 RCLs		100 (c) 250 (d)	100 (c) 250 (d)	5.5	1500	2900	4100

- Notes: GRO Gasoline Range Organic
 DRO Diesel Range Organics
 B Benzene
 T Toluene
 Ethylbenzene
 X Xylene
 < Less than the Limit of Detection
 (a) Analytical results expressed in milligrams per kilogram (mg/kg)
 (b) Analytical results expressed in micrograms per kilogram ($\mu\text{g}/\text{kg}$)
 (c) Maximum concentration for soils with hydraulic conductivity greater than 1×10^{-6} cm/sec (i.e. granular soils)
 (d) Maximum concentration for soils with hydraulic conductivity of 1×10^{-6} cm/sec or less (i.e. cohesive soils)
 RCL Residual Contaminant Level

Table 2
 Geoprobe Investigation
 Soil Analytical Results - Detected Compounds
 Kohl's Food Store Parking Lot
 3304 North Holton Avenue
 Milwaukee, Wisconsin
 Project # 6122

Depth	UNITS feet bgs	GP-1		GP-2	GP-3		GP-4		GP-5	NR 720 RCL	Comm 46 Table 1 Values	Comm 46 Table 2 Values
		0-4	8-12	8-12	0-4	8-12	0-4	8-12	0-4			
Date		11/2/2000	11/2/2000	11/2/2000	11/2/2000	11/2/2000	11/2/2000	11/2/2000	11/2/2000			
GRO	mg/kg	851	95	316	5,760	<5.7	<5.6	<5.7	939	100	NS	NS
Lead	mg/kg	<4.4	<4.4	---	7.7	---	7.3	---	---	50	NS	NS
PVOCs												
Benzene	µg/kg	1,960	17,400	<61	11,200	<29	<28	<29	<57	5.5	8,500	1,100
Toluene	µg/kg	6,110	2,180	<61	45,100	<29	<28	<29	62	1,500	38,000	NS
Ethylbenzene	µg/kg	6,650	2,290	1,820	30,500	<29	<28	<29	294	2,900	4,600	NS
Xylenes	µg/kg	22,900	5,450	4,250	124,000	<40	<39	<40	407	4,100	42,000	NS
1,2,4-Trimethylbenzene	µg/kg	5,560	2,180	6,070	89,200	<29	<28	<29	136	NS	83,000	NS
1,3,5-Trimethylbenzene	µg/kg	2,730	273	2,430	27,100	<29	<28	<29	<57	NS	11,000	NS

Key:

- GRO = Gasoline Range Organics
- PVOCs = Petroleum Volatile Organic Compounds
- bgs = below ground surface
-
- mg/kg = milligram per kilogram
- µg/kg = microgram per kilogram
- NS = No established Standard
- Comm 46 Table 1 Value = Soil Screening Levels Indicative of Residual Petroleum Product in Soil Pores.
- Comm 46 Table 2 Value = Soil Contaminant Levels (Top 4 ft) Protective of Human Health from Direct Contact with Contaminated Soil.
- RCL = Wisconsin Administrative Code Chapter NR 720 Residual Contaminant Level
- Bold** = Exceeds NR 720 RCL
- Bold** = Exceeds Comm 46 Table 1 Levels Indicative of Residual Petroleum Product in Soil Pores.
- underline** = Exceeds Comm 46 Table 2 Direct Contact Soil Contaminant Concentration (Top 4 ft)

Table 2
 Geoprobe Investigation
 Soil Analytical Results - Detected Compounds
 Kohl's Food Store Parking Lot
 3304 North Holton Avenue
 Milwaukee, Wisconsin
 Project # 6122

	UNITS	GP-6	GP-7	GP-8	GP-9	GP-10	GP-11	GP-12	NR 720	Comm 46	Comm 46
Depth	feet bgs	0-4	0-4	0-4	0-4	0-4	0-4	0-4	RCL	Table 1 Values	Table 2 Values
Date		11/3/2000	11/3/2000	11/3/2000	11/3/2000	11/3/2000	11/3/2000	11/3/2000			
GRO	mg/kg	<5.9	191	518	1,570	178	167	338	100	NS	NS
Lead	mg/kg	15	---	---	---	---	9.8	---	50	NS	NS
PVOCs											
Benzene	µg/kg	<29	61	419	<135	<28	<30	<28	5.5	8,500	1,100
Toluene	µg/kg	<29	<60	58	<135	<28	<30	<28	1,500	38,000	NS
Ethylbenzene	µg/kg	<29	<60	2,320	2,470	38	550	225	2,900	4,600	NS
Xylenes	µg/kg	<41	203	628	1,350	<39	<42	<39	4,100	42,000	NS
1,2,4-Trimethylbenzene	µg/kg	<29	382	60	2,920	<28	<30	<28	NS	83,000	NS
1,3,5-Trimethylbenzene	µg/kg	<29	<60	78	1,910	42	347	<28	NS	11,000	NS

Key:

- GRO = Gasoline Range Organics
- PVOCs = Petroleum Volatile Organic Compounds
- bgs = below ground surface
-
- mg/kg = milligram per kilogram
- µg/kg = microgram per kilogram
- NS = No established Standard

Comm 46 Table 1 Value = Soil Screening Levels Indicative of Residual Petroleum Product in Soil Pores.

Comm 46 Table 2 Value = Soil Contaminant Levels (Top 4 ft) Protective of Human Health from Direct Contact with Contaminated Soil.

RCL = Wisconsin Administrative Code Chapter NR 720 Residual Contaminant Level

Bold = Exceeds NR 720 RCL

Bold = Exceeds Comm 46 Table 1 Levels Indicative of Residual Petroleum Product in Soil Pores.

underline = Exceeds Comm 46 Table 2 Direct Contact Soil Contaminant Concentration (Top 4 ft)

Table 2
Soil Analytical Results - Detected Compounds
Kohl's Food Store Parking Lot
3304 North Holton Avenue
Milwaukee, Wisconsin
Project # 6122

Depth	UNITS feet bgs	MW-1	MW-2	MW-3	MW-4	MW-5	MW-6	MW-7	MW-8	NR 720 RCL	Comm 46 Tbl 1 Values	Comm 46 Tbl 2 Values	Prop. PAH G-W Pathway RCL	Prop. PAH Drc't Cont. Pathway
		1-3	3-5	1-3	1-3	1-3	2-4	2-4	2-4					
Date		11/30/2000	11/30/2000	11/30/2000	11/30/2000	11/30/2000	11/8/2001	11/8/2001	11/8/2001					
DRO	mg/kg	1,860	15	110	10,300	1,260	<10	<10	<10	100	NS	NS	NS	NS
GRO	mg/kg	---	---	---	---	---	<10	<10	<10	100	NS	NS	NS	NS
PVOCs														
Benzene	µg/kg	---	---	55	---	---	<25	<25	<25	5.5	8,500	1,100	NS	NS
Toluene	µg/kg	---	---	121	---	---	<25	<25	<25	1,500	38,000	NS	NS	NS
Ethylbenzene	µg/kg	---	---	61	---	---	<25	<25	<25	2,900	4,600	NS	NS	NS
Xylenes	µg/kg	---	---	231	---	---	<25	<25	<25	4,100	42,000	NS	NS	NS
1,2,4-Trimethylbenzene	µg/kg	---	---	143	---	---	<25	<25	<25	NS	83,000	NS	NS	NS
1,3,5-Trimethylbenzene	µg/kg	---	---	48	---	---	<25	<25	<25	NS	11,000	NS	NS	NS
PAHs														
Acenaphthene	µg/kg	<290	<56	1,210	7,520	<570	<13	<13	<13	NS	NS	NS	38,000	900,000
Anthracene	µg/kg	<29	<5.6	1,760	10,500	<57	<11	<11	<11	NS	NS	NS	3,000,000	5,000,000
Benzo(a)anthracene	µg/kg	<29	<5.6	2,090	9,320	<57	<10	<10	<10	NS	NS	NS	17,000	88
Benzo(b)fluoranthene	µg/kg	<29	<5.6	2,090	4,830	<57	<24	<24	<24	NS	NS	NS	360,000	88
Benzo(k)fluoranthene	µg/kg	<29	<5.6	2,310	3,140	<57	<37	<37	<37	NS	NS	NS	870,000	880
Benzo(a)pyrene	µg/kg	<29	<5.6	3,290	7,520	<57	<17	<17	<17	NS	NS	NS	48,000	8.8
Benzo(ghi)perylene	µg/kg	<29	<5.6	3,840	8,420	<57	<10	<10	<10	NS	NS	NS	6,800,000	1,800
Chrysenes	µg/kg	<29	<5.6	2,960	7,180	<57	<10	<10	<10	NS	NS	NS	37,000	8,800
Dibenz(a,h.)anthracene	µg/kg	<60	<11	307	662	<110	<10	<10	<10	NS	NS	NS	38,000	8.8
Fluoranthene	µg/kg	<60	<11	10,100	32,500	<110	<10	<10	<10	NS	NS	NS	500,000	600,000
Fluorene	µg/kg	523	<11	318	6,290	<110	<11	<11	<11	NS	NS	NS	100,000	600,000
Indeno(1,2,3-cd)pyrene	µg/kg	<29	<5.6	2,310	1,800	<57	<13	<13	<13	NS	NS	NS	680,000	88
1-Methylnaphthalene	µg/kg	8,140	<34	604	5,500	525	<10	<10	<10	NS	NS	NS	23,000	1,100,000
2-Methylnaphthalene	µg/kg	19,800	<28	3,730	26,900	913	<17	<17	<17	NS	NS	NS	20,000	600,000
Naphthalene	µg/kg	8,720	<34	1,870	11,200	354	<10	<10	<10	NS	NS	NS	400	20,000
Phenanthrene	µg/kg	198	<5.6	4,720	32,500	<57	<12	<12	<12	NS	NS	NS	1,800	18,000
Pyrene	µg/kg	91	<5.6	6,810	19,100	<57	<13	<13	<13	NS	NS	NS	8,700,000	500,000

Key:

- GRO = Gasoline Range Organics
- DRO = Diesel Range Organics
- PVOCs = Petroleum Volatile Organic Compounds
- PAHs = Polynuclear Aromatic Hydrocarbons
- bgs = below ground surface
-
- mg/kg = milligram per kilogram
- µg/kg = microgram per kilogram
- NS = No established Standard
- Comm 46 Table 1 Value = Soil Screening Levels Indicative of Residual Petroleum Product in Soil Pores.
- Comm 46 Table 2 Value = Soil Contaminant Concentrations (Top 4 ft of Soil) Protective of Human Health from Direct Contact with Contaminated Soil.
- RCL = Wisconsin Administrative Code Chapter NR 720 Residual Contaminant Level
- Bold** = Exceeds NR 720 RCL
- Bold** = Concentration exceeds proposed PAH Direct Contact RCL
- underline** = Concentration exceeds proposed PAH groundwater pathway RCL

Table 3
Groundwater Analytical Results - Detected Compounds
Kohl's Food Stores, Inc.
3304 N. Holton Ave
Milwaukee, WI
Project # 6122

Date Collected	Units	MW-1						MW-2						MW-3						NR 140 ES
		12/18/00	03/22/01	06/21/01	10/11/01	12/27/01	05/22/03	12/18/00	03/22/01	06/21/01	10/11/01	12/27/01	05/22/03	12/18/00	03/22/01	06/21/01	10/11/01	12/27/01	05/22/03	
Depth to Groundwater	ft btc	7.30	7.04	6.08	6.82	7.00	8.12	9.31	7.47	6.41	8.50	8.41	8.13	7.06	6.60	6.73	7.12	7.02	7.01	
Parameter																				
Dissolved Lead	µg/l	<1	---	---	---	---	---	<1	---	---	---	---	---	<5	---	---	---	---	---	15
VOCs																				
Benzene	µg/l	4,700	8,600	10,000	13,000	11,000	4,000	<0.39	<0.39	<0.21	<0.21	<0.21	<0.25	5,800	5,000	4,300	5,500	5,200	2,600	5
Toluene	µg/l	200	1,300	530	1,400	1,200	2.2	<0.37	<0.37	<0.41	<0.41	<0.41	<0.11	6,200	5,300	6,400	4,800	5,200	2,400	1,000
Ethylbenzene	µg/l	<20	53 J	46	92	74	2.0	<0.4	<0.40	<0.22	<0.22	<0.22	<0.22	1,100	1,400	2,700	3,400	3,400	840	700
Xylenes (Total)	µg/l	49 J	222 J	104	360	410	2.4	<1.43	<1.43	<0.69	<0.69	<0.69	<0.39	11,600	7,400	10,000	12,000	11,000	6,200	10,000
Methyl-Tert-Butyl Ether	µg/l	<24	<24	<23	<46	<46	<0.23	<0.47	<0.47	<0.46	<0.46	<0.46	<0.23	<24	<47	<46	<46	<46	<12	60
Trimethylbenzenes	µg/l	<62	<32	18	<60	<60	0.32	<1.03	<1.03	<0.60	<0.60	<0.60	<0.44	1,760	1,140	2,250	3,140	2,990	990	480
1,2-Dichloroethane	µg/l	110	320	340	130	40 J	---	<0.35	---	---	---	---	---	<18	---	---	---	---	---	5
Naphthalene	µg/l	<27	---	---	---	---	---	<0.53	---	---	---	---	---	270	170	350	380	583	65	40
tert-Butylbenzene	µg/l	<22	---	---	---	---	---	<0.44	---	---	---	---	---	<22	---	---	---	---	---	NS
sec-Butylbenzene	µg/l	<24	---	---	---	---	---	<0.46	---	---	---	---	---	44 J	---	---	---	---	---	NS
n-Butylbenzene	µg/l	<22	---	---	---	---	---	<0.43	---	---	---	---	---	190	---	---	---	---	---	NS
Isopropylbenzene	µg/l	<19	---	---	---	---	---	<0.38	---	---	---	---	---	67	---	---	---	---	---	NS
p-Isopropyltoluene	µg/l	<22	---	---	---	---	---	<0.44	---	---	---	---	---	22 J	---	---	---	---	---	NS
n-Propylbenzene	µg/l	<21	---	---	---	---	---	<0.42	---	---	---	---	---	130	---	---	---	---	---	NS
PAHs																				
Acenaphthene	µg/l	<0.17	---	---	---	---	---	<0.17	---	---	---	---	---	3.3	1.9	5.5	12	<0.28	1.1	NS
Acenaphthylene	µg/l	<1	---	---	---	---	---	<1	---	---	---	---	---	56	39	82	95	<0.32	<0.26	NS
Anthracene	µg/l	<0.01	---	---	---	---	---	<0.01	---	---	---	---	---	1.8	0.64	2.3	10	24	1.6	3,000
Benzo(a)anthracene	µg/l	<0.074	---	---	---	---	---	<0.074	---	---	---	---	---	0.65	0.26	0.39	3.4	4.3	1.5	NS
Benzo(a)pyrene	µg/l	<0.1	---	---	---	---	---	<0.1	---	---	---	---	---	1.1	<0.1	<0.1	2.8 J	13	1.1	0.2
Benzo(b)fluoranthene	µg/l	<0.065	---	---	---	---	---	<0.065	---	---	---	---	---	0.38	0.19J	0.36	2.6	16	1.2	0.2
Benzo(g)perylene	µg/l	<0.52	---	---	---	---	---	<0.52	---	---	---	---	---	0.53 J	<0.52	<0.52	<5.2	4.6	0.92	NS
Benzo(k)fluoranthene	µg/l	<0.01	---	---	---	---	---	<0.01	---	---	---	---	---	0.18	0.067	0.12	1.0	2.2	0.52	NS
Chrysene	µg/l	<0.7	---	---	---	---	---	<0.7	---	---	---	---	---	0.74 J	<0.7	<0.7	<7.0	4.7	1.0	0.2
Fluoranthene	µg/l	<0.36	---	---	---	---	---	<0.36	---	---	---	---	---	4.2	1.5	3.7	18	38	7.2	400
Fluorene	µg/l	<0.33	---	---	---	---	---	<0.33	---	---	---	---	---	<0.33	<0.33	<0.33	12	18	1.6	400
Indeno(1,2,3-cd)pyrene	µg/l	<0.59	---	---	---	---	---	<0.59	---	---	---	---	---	0.68 J	<0.59	<0.59	<5.9	1.1	0.63	NS
1-Methylnaphthalene	µg/l	<0.21	---	---	---	---	---	<0.21	---	---	---	---	---	15	11	22	46	211	3.2	NS
2-Methylnaphthalene	µg/l	<0.2	---	---	---	---	---	<0.2	---	---	---	---	---	50	22	43	110	183	8.5	NS
Naphthalene	µg/l	<0.22	---	---	---	---	---	<0.22	---	---	---	---	---	200	170	350	380	583	65	40
Phenanthrene	µg/l	<0.037	---	---	---	---	---	<0.037	---	---	---	---	---	6	2.2	8.1	35	62	4.8	NS
Pyrene	µg/l	<0.059	---	---	---	---	---	<0.059	---	---	---	---	---	3.4	1.8	1.7	14	26	7.1	250
Bioassessability Indicator Parameters																				
Manganese, Dissolved	mg/l	1.1	0.94	1.3	0.76	0.63	---	0.74	0.38	0.33	0.58	0.42	---	0.35	0.41	0.21	0.13	0.082	---	NS
Nitrate/ Nitrite Nitrogen	mg/l	<20	<0.02	<0.02	<0.02	<0.02	---	0.2	<0.02	<0.02	<0.02	<0.02	---	<20	<0.02	0.071	0.035J	0.038 J	---	NS
Sulfate	mg/l	1.6	4.7	2.0	0.37	0.59	---	180	170	150	160	160	---	7.1	18	3.6	<0.024	<0.024	---	NS
Dissolved Oxygen	mg/l	0.22	0.30	0.27	0.21	0.33	0.22	0.43	0.77	0.73	0.32	0.69	0.18	0.42	0.30	0.22	0.16	0.29	0.15	NS
Redox Potential	mV	196.1	41.4	16.4	-112.9	47.6	-130.7	195.3	50.1	169.1	87.3	53.7	-121.1	183.1	19.4	-131.7	-113.0	33.5	-163.8	NS
Ferrous Iron	mg/l	0.0	2.0	3.2	5.0	4.2	2.0	0.0	0.0	0.8	0.0	0.0	2.4	0.0	1.4	3.2	2.0	2.2	3.6	NS

Key

- VOCs = Volatile Organic Compounds
- PAHs = Polynuclear Aromatic Hydrocarbons
- µg/l = micrograms per liter
- mg/l = milligrams per liter
- ft btc = feet below top of casing
- ES = NR 140 Enforcement Standard
- NS = No Standard Established
- = Not Analyzed for this analyte
- J = Analyte detected between the limit of detection and the limit of quantitation.
- bold** = Concentration Exceeds NR 140 Enforcement Standard
- mV = millivolts

Table 3
Groundwater Analytical Results - Detected Compounds
Kohl's Food Stores, Inc.
3304 N. Holton Ave
Milwaukee, WI
Project # 6122

	Units	MW-4						MW-5						MW-6		MW-7		MW-8		NR 140
Date Collected		12/18/00	03/22/01	06/21/01	10/11/01	12/27/01	05/22/03	12/18/00	03/22/01	06/21/01	10/11/01	12/27/01	05/22/03	12/27/01	05/22/03	12/27/01	05/22/03	12/27/01	05/22/03	ES
Depth to Groundwater	ft btc	3.28	2.84	1.59	2.55	2.48	4.99	8.25	8.63	7.55	8.52	8.58	9.71	9.67	9.14	10.65	10.28	10.60	9.57	
Parameter																				
Dissolved Lead	µg/l	<5	---	---	---	---	---	<1	---	---	---	---	---	---	---	---	---	---	---	15
VOCs																				
Benzene	µg/l	5.6	5.8	5.9	4.4	4.5	7.1	<0.39	56	6.9	<0.21	1.0	4.2	<0.21	<0.25	<0.21	<0.25	<0.21	<0.25	5
Toluene	µg/l	<0.37	0.44 J	1.7	0.57 J	1.1 J	0.56	<0.37	2.0	2.1	4.9	<0.41	0.17	<0.41	<0.11	<0.41	<0.11	<0.41	<0.11	1,000
Ethylbenzene	µg/l	1.9	5.0	6.7	6.0	5.3	0.64	<0.4	1.8	7.0	8.0	0.41 J	<0.22	<0.22	<0.22	<0.22	<0.22	<0.22	<0.22	700
Xylenes (Total)	µg/l	5.4	4.2	3.8	5.0	5.8	0.71	<1.43	<1.43	3.7	1.0 J	1.5 J	<0.39	<0.69	<0.39	<0.69	<0.39	<0.69	<0.39	10,000
Methyl-Tert-Butyl Ether	µg/l	<0.47	<0.47	<0.46	1.8	1.8	<0.23	<0.47	<0.47	<0.46	<0.46	<0.46	<0.23	<0.46	<0.23	<0.46	<0.23	<0.46	<0.23	80
Trimethylbenzenes	µg/l	1.45 J	1.4	2.1 J	1.55 J	2.14	0.61	0.83 J	3.8	6.6	5.9	0.57 J	<0.44	<0.60	<0.44	<0.60	<0.44	<0.60	<0.44	480
1,2-Dichloroethane	µg/l	<0.35	---	---	---	---	---	<0.35	---	---	---	---	---	<0.23	---	<0.23	---	<0.23	---	5
Naphthalene	µg/l	4.9	11	3.9	5.8 J	2.0	<0.87	<0.53	---	---	---	---	---	<0.69	---	<0.69	<0.26	<0.69	---	40
tert-Butylbenzene	µg/l	<0.44	---	---	---	---	---	0.81 J	---	---	---	---	---	<0.2	---	<0.2	---	<0.2	---	NS
sec-Butylbenzene	µg/l	1.6	---	---	---	---	---	0.74 J	---	---	---	---	---	<0.21	---	<0.21	---	<0.21	---	NS
n-Butylbenzene	µg/l	2.5	---	---	---	---	---	0.9 J	---	---	---	---	---	<0.13	---	<0.13	---	<0.13	---	NS
Isopropylbenzene	µg/l	2.2	---	---	---	---	---	<0.38	---	---	---	---	---	<0.19	---	<0.19	---	<0.19	---	NS
p-Isopropyltoluene	µg/l	0.95 J	---	---	---	---	---	0.57 J	---	---	---	---	---	<0.16	---	<0.16	---	<0.16	---	NS
n-Propylbenzene	µg/l	1.8	---	---	---	---	---	<0.42	---	---	---	---	---	<0.18	---	<0.18	---	<0.18	---	NS
PAHs																				
Acenaphthene	µg/l	39	52	62	60	50	11	<0.17	---	---	---	---	---	---	---	<0.28	<0.59	<0.28	---	NS
Acenaphthylene	µg/l	14 J	<1	21	<10	<0.32	<0.83	<1	---	---	---	---	---	---	---	<0.32	<0.25	<0.32	---	NS
Anthracene	µg/l	52	18	40	23	27	0.40	<0.01	---	---	---	---	---	---	---	0.12	<0.034	<0.042	---	3,000
Benzo(a)anthracene	µg/l	42	5.7	14	2.1 J	11	<0.19	<0.074	---	---	---	---	---	---	---	0.40 J	<0.057	<0.24	---	NS
Benzo(a)pyrene	µg/l	44	3.6	10	2.6 J	10	<0.11	<0.1	---	---	---	---	---	---	---	1.8	<0.033	<0.028	---	0.2
Benzo(b)fluoranthene	µg/l	20	3.2	10	2.0 J	6.1	<0.18	<0.065	---	---	---	---	---	---	---	0.31 J	<0.054	<0.12	---	0.2
Benzo(ghi)perylene	µg/l	18	1.9	5.4 J	<5.2	6.7	<0.32	<0.52	---	---	---	---	---	---	---	0.32	<0.097	<0.078	---	NS
Benzo(k)fluoranthene	µg/l	9.4	1.3	4.2	1.0	3.8	<0.15	<0.01	---	---	---	---	---	---	---	<0.24	<0.045	<0.24	---	NS
Chrysene	µg/l	28	5.2	10 J	7.0	7.3	<0.16	<0.7	---	---	---	---	---	---	---	0.33 J	<0.049	<0.13	---	0.2
Fluoranthene	µg/l	180	68	110	48	48	<0.08	<0.36	---	---	---	---	---	---	---	0.76	<0.024	<0.14	---	400
Fluorene	µg/l	35	20	36	42	46	8.3	<0.33	---	---	---	---	---	---	---	<0.24	<0.085	<0.24	---	400
Indeno(1,2,3-cd)pyrene	µg/l	16 J	1.4 J	5 J	<5.9	8.0	<0.10	<0.59	---	---	---	---	---	---	---	<0.17	<0.031	<0.17	---	NS
1-Methylnaphthalene	µg/l	54	78	69	80	50	7.1	<0.21	---	---	---	---	---	---	---	<0.17	<0.44	<0.17	---	NS
2-Methylnaphthalene	µg/l	21	24	19	21	<0.15	26	<0.2	---	---	---	---	---	---	---	<0.17	<0.30	<0.17	---	NS
Naphthalene	µg/l	3.8 J	11	3.8	5.8 J	2.0	<0.87	<0.22	---	---	---	---	---	---	---	<0.12	<0.26	<0.12	---	40
Phenanthrene	µg/l	150	31	90	75	44	4.5	<0.037	---	---	---	---	---	---	---	0.35	<0.020	<0.096	---	NS
Pyrene	µg/l	100	26	58	24	35	<0.13	<0.059	---	---	---	---	---	---	---	0.74	<0.040	<0.068	---	250
Bioassay Indicator Parameters																				
Manganese, Dissolved	mg/l	0.43	0.31	0.20	0.14	0.14	---	0.41	0.72	0.71	0.6	0.52	---	0.052 J	---	0.041 J	---	0.048 J	---	NS
Nitrate/Nitrite Nitrogen	mg/l	<20	<0.02	<0.02	<0.02	0.1	---	<20	<0.02	0.073	0.079	<0.02	---	0.57	---	0.42	---	0.67	---	NS
Sulfate	mg/l	33	180	23	1.7	16	---	25	6.5	8.7	2.4	7.2	---	320	---	100	---	120	---	NS
Dissolved Oxygen	mg/l	0.17	0.31	0.22	0.17	0.29	0.17	0.41	0.37	0.62	0.28	0.33	0.19	2.53	0.28	0.88	0.24	3.1	0.28	NS
Redox Potential	mV	169.9	38.7	-84.2	-107.7	51.9	-155.6	179.8	74.9	101.8	-90.9	72.2	-120.4	93.3	-105.5	100.7	-110.0	988.9	-91.6	NS
Ferrous Iron	mg/l	0.0	1.0	1.0	1.0	1.0	0.2	0.0	0.0	0.8	0.0	0.0	2.0	0.0	0.0	0.0	0.8	0.0	1.0	NS

Key

- VOCs = Volatile Organic Compounds
- PAHs = Polynuclear Aromatic Hydrocarbons
- µg/l = micrograms per liter
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- ft btc = feet below top of casing
- ES = NR 140 Enforcement Standard
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-
-
- J = Analyte detected between the limit of detection and the limit of quantitation.
- bold** = Concentration Exceeds NR 140 Enforcement Standard
- mV = millivolts

Table 1
Groundwater Elevation Data
Kohl's Food Store Property
3304 Holton Street
Milwaukee, WI
Project #6122

Well #	Ground Surface Elevation	Top of Casing Elevation	Depth to Groundwater (feet btoc)	Groundwater Elevations	Date
MW-1	678.32	677.98	7.30	670.68	12/18/2000
			7.04	670.94	03/22/2001
			6.08	671.90	06/21/2001
			6.82	671.16	10/11/2001
			7.00	670.98	12/27/2001
			8.12	669.86	05/22/2003
MW-2	679.93	679.53	9.31	670.22	12/18/2000
			7.47	672.06	03/22/2001
			6.41	673.12	06/21/2001
			8.50	671.03	10/11/2001
			8.41	671.12	12/27/2001
			8.13	671.40	05/22/2003
MW-3	677.73	677.44	7.06	670.38	12/18/2000
			6.60	670.84	03/22/2001
			6.73	670.71	06/21/2001
			7.12	670.32	10/11/2001
			7.02	670.42	12/27/2001
			7.01	670.43	05/22/2003
MW-4	679.38	679.00	3.28	675.72	12/18/2000
			2.84	676.16	03/22/2001
			1.59	677.41	06/21/2001
			2.55	676.45	10/11/2001
			2.48	676.52	12/27/2001
			4.98	674.02	05/22/2003
MW-5	679.08	678.63	8.25	670.38	12/18/2000
			8.63	670.00	03/22/2001
			7.55	671.08	06/21/2001
			8.52	670.11	10/11/2001
			8.58	670.05	12/27/2001
			9.71	668.92	05/22/2003
MW-6	NM	677.63	9.67	667.96	12/27/2001
			9.14	668.49	05/22/2003
MW-7	NM	676.61	10.65	665.96	12/27/2001
			10.28	666.33	05/22/2003
MW-8	NM	676.46	10.60	665.86	12/27/2001
			9.57	666.89	05/22/2003

Elevations are in feet above mean sea level, based on a survey by Land Information Services.

btoc = below top of casing

NM = Not Measured

This fillable form is intended to provide a list of information that must be submitted for evaluation for case closure. It is to be used in conjunction with Form 4400-202, Case Closure Request (Section H). The closure of a case means that the Department has determined that no further response is required at that time based on the information that has been submitted to the Department.

NOTICE: Completion of this form is mandatory for applications for case closure pursuant to ch. 292, Wis. Stats. and ch. NR 726, Wis. Adm. Code, including cases closed under ch. NR 746 and ch. NR 726. The Department will not consider, or act upon your application, unless all applicable sections are completed on this form and the closure fee and any other applicable fees, required under ch. NR 749, Wis. Adm. Code, Table 1 are included. It is not the Department's intention to use any personally identifiable information from this form for any purpose other than reviewing closure requests and determining the need for additional response action. The Department may provide this information to requesters as required by Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

BRRTS #:

ACTIVITY NAME:

ID	Off-Source Property Address	Parcel Number	WTM X	WTM Y
<input type="text" value="A"/>	<input type="text" value="518 E Concordia Ave"/>	<input type="text" value="2810525000"/>	<input type="text" value="690588"/>	<input type="text" value="291674"/>
<input type="text" value="B"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="C"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="D"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="E"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="F"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="G"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="H"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text" value="I"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

August 26, 2004

Project Reference # 6122

Ron Leonhardt, City Clerk
City of Milwaukee
200 East Wells Street # 205
Milwaukee, Wisconsin 53202-3570

**RE: RE: Notice of Residual Petroleum Impacts
Within a Public Street Right-of-Way
Kohl' Food Stores, Inc., Property
3304 North Holton Street
Milwaukee, Wisconsin**

Dear Mr. Leonhardt:

Enclosed, please find a copy of the Notification of Contamination within public street right-of-way letter, which was sent to the City of Milwaukee Engineer, Mr. Jeffrey Polenske. Wisconsin Administrative Code, Chapter NR 726.05 (2)(b)(4) requires the Municipal Clerk and Municipal Department responsible for maintaining the street or highway be given written notification of the presence of petroleum impacts within the right-of-way. The attached letter serves as this notification. Please place a copy of this notification in the appropriate files.

If you have any questions or comments regarding this notification, please feel free to contact Sigma at (414) 643-4200.

Sincerely,

SIGMA ENVIRONMENTAL SERVICES, INC.



Stephen M. Owens, P.G.
Project Hydrogeologist

Enclosure



August 26, 2004

Project Reference # 6122

Mr. Jeffrey Polenske, City Engineer
City of Milwaukee Engineering Department
841 N. Broadway
Municipal Building #701
Milwaukee, Wisconsin 53202

**RE: Notice of Residual Petroleum Impacts
Within a Public Street Right-of-Way
Kohl' Food Stores, Inc., Property
3304 North Holton Street, Milwaukee, Wisconsin**

Dear Mr. Polenske:

On behalf of Kohl's Food Stores, Inc. (Kohl's), Sigma Environmental Services, Inc. (Sigma) is notifying the City of Milwaukee Engineering Department of the potential presence of residual petroleum-impacted soil and groundwater beneath the roadway right-of-ways of North Holton Street and East Concordia Avenue adjacent to the above-referenced site. Sigma is notifying your department pursuant to Wisconsin Administrative Code (WAC) Chapter NR 726.05 (2)(b)(4). The Kohl's site is in the process of obtaining closure by the Wisconsin Department of Commerce (Commerce) upon the condition of filing GIS registry information and notifying municipal authorities of petroleum impacts extending into publicly owned property and adjacent right-of-ways. As part of the final closure process, the Kohl's property will be listed on the Wisconsin Department of Natural Resources (WDNR) Geographic Information System Registry of Closed Remediation Sites (GIS Registry), due to residual soil and groundwater impacts which exceed applicable WAC Chapter NR720 Residual Contaminant Levels (RCLs) for soil and WAC Chapter NR140 Enforcement Standards (ES) for groundwater.

Sigma has enclosed soil and groundwater quality maps depicting soil and groundwater quality and identifying the areas of residual impacts. If future construction activities disturb soil within the roadway right-of-ways of North Holton Street or East Concordia Avenue as described above, the excavated soil may be considered a solid waste and require proper disposal. In addition, if groundwater is to be extracted in the vicinity of the above referenced impacts, the groundwater should be sampled and managed in compliance with applicable statutes and rules. If you have any questions or comments, please contact Sigma at (414) 643-4200.

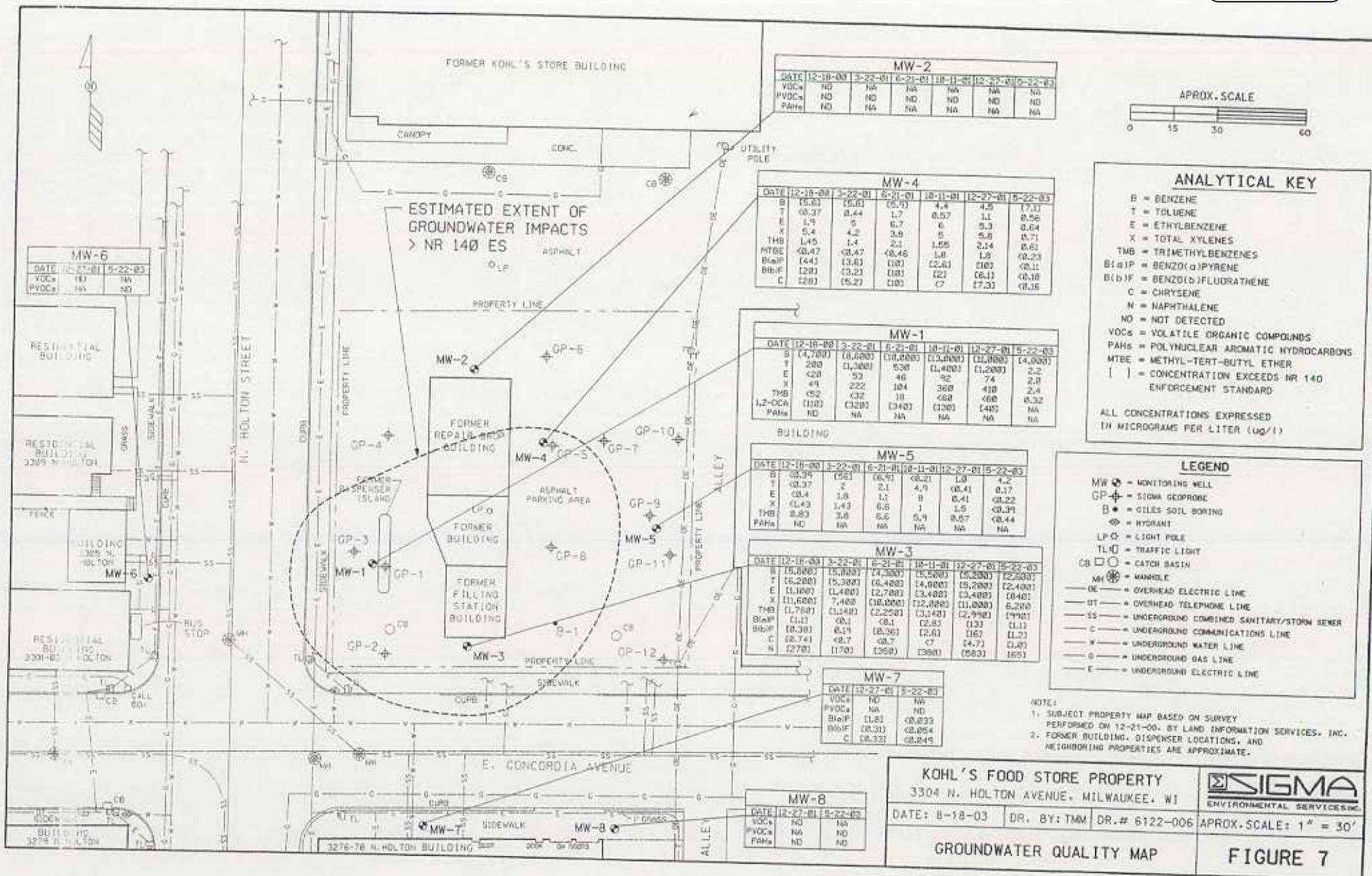
Sincerely,
SIGMA ENVIRONMENTAL SERVICES, INC.

Stephen M. Owens

Stephen M. Owens, P.G.
Project Hydrogeologist

Enclosure





NOTE:
 1. SUBJECT PROPERTY MAP BASED ON SURVEY PERFORMED ON 12-21-00. BY LAND INFORMATION SERVICES, INC.
 2. FORMER BUILDING, DISPENSER LOCATIONS, AND NEIGHBORING PROPERTIES ARE APPROXIMATE.

KOHL'S FOOD STORE PROPERTY
 3304 N. HOLTAN AVENUE, MILWAUKEE, WI

DATE: 8-18-03 DR. BY: TMM DR.# 6122-006

SIGMA ENVIRONMENTAL SERVICES, INC.

APPROX. SCALE: 1" = 30'

GROUNDWATER QUALITY MAP **FIGURE 7**

