GIS REGISTRY
Cover Sheet

July 2008

Source Property Information

BRRTS #:	03-46-551857	Closure Date:	November 19, 2010
ACTIVITY NAME:	KMC Stampings	FID#:	
PROPERTY ADDRESS:	1221 S Park St	DATCP#:	
MUNICIPALITY:	Port Washington	COMM#:	53074-2127-21
PARCEL ID#:	160321301600		

***WTM Coordinates:**

X: 691441 Y: 324305

**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)

Contaminated Media:

- [x] Groundwater Contamination > ES *(236)*
  - [ ] Groundwater Contamination in ROW
  - [ ] Off-Source Contamination

  *(**note:** for list of impacted off-source properties see attached list of "Impacted Off-Source Property")*

- [ ] Soil Contamination > *RCLs or **SSRCL *(232)*
  - [ ] Soil Contamination in ROW
  - [ ] Off-Source Contamination

  *(**note:** for list of impacted off-source properties see attached list of "Impacted Off-Source Property")*

Land Use Controls:

- [ ] Soil: maintain industrial zoning *(220)*

  *(**note:** soil contaminant concentrations between residential and industrial levels)*

- [ ] Structural Impediment *(224)*
- [ ] Site-Specific Condition *(228)*
- [ ] Cover or Barrier *(222)*

  *(**note:** maintenance plan for groundwater or direct contact)*

- [ ] Vapor Mitigation *(226)*
- [ ] Maintain Liability Exemption *(230)*

  *(**note:** local government or economic development corporation)*

Monitoring wells properly abandoned? *(234)*

(•) Yes ( ) No ( ) N/A

**Residual Contaminant Level*
***Site Specific Residual Contaminant Level*

State of Wisconsin
Department of Natural Resources
http://dnr.wi.gov

GIS Registry Checklist

Form 4400-245 (R 3/10)

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 #: 03-46-551857 PARCEL ID #: 160321301600

ACTIVITY NAME: Kickhaefer Manufacturing Co., LLC WTM COORDINATES: X: 691441 Y: 324305

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

- [X] **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)
- [X] **Conditional Closure Letter**
- [ ] **Certificate of Completion (COC)** (for VPLE sites)

SOURCE LEGAL DOCUMENTS

- [X] **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.*
- [X] **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 #: NA **Title:**
- [X] **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.

- [X] **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**
- [X] **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 & 3 **Title: Site Diagram, Sample Location Diagram**
- [ ] **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 #: **Title:**

BRRTS #: 03-46-551857 ACTIVITY NAME: Kickhaefer Manufacturing Co., LLC

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 #: **Title:**

Figure #: **Title:**

☒ **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 #: 5 **Title: Groundwater Benzene Concentrations**

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

Figure #: 4 **Title: Groundwater Contour Map**

Figure #: **Title:**

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 #: **Title:**

☒ **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 #: 2 **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 #: 3 **Title: Groundwater Field 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).

BRRTS #: 03-46-551857 ACTIVITY NAME: Kickhaefer Manufacturing Co., LLC

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.*

☐ **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:

ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
9316 North 107th Street
Milwaukee, Wisconsin 53224-1121
TTY: Contact Through Relay
Fax: (414) 357-4700
Jim Doyle, Governor
Aaron Olver, Secretary

commerce.wi.gov
Wisconsin
Department of Commerce

November 19, 2010

Mr. Leo Thompson
Kickhaefer Manufacturing Company, LLC
1221 S. Park St.
Port Washington, WI 53074

RE: **Final Closure**

Commerce # 53074-2127-21-A DNR BRRTS # 03-46-551857
KMC Stampings, 1221 S. Park St., Port Washington

Dear Mr. Thompson:

The Wisconsin Department of Commerce (Commerce) has received all items required as conditions for closure of the site referenced above. This site is now listed as "closed" on the Commerce database and will be included on the Department of Natural Resources (DNR) Geographic Information System (GIS) Registry of Closed Remediation Sites to address residual groundwater contamination. To review all sites on the GIS Registry web page, visit http://dnr.wi.gov/org/aw/rr/gis/index.htm. If you intend to construct or reconstruct a potable well on this property, you must get prior DNR approval.

All current and future owners and occupants of the property need to be aware that excavation of contaminated soil may pose a hazard. Special precautions may be needed to prevent inhalation, ingestion or dermal contact with the residual contamination when it is removed. If soil is excavated, the property owner at the time of excavation must have the soil sampled and analyzed to determine if residual contamination remains. If sampling confirms that contamination is present, the property owner at the time of excavation must determine whether the material would be considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable State and federal regulations.

Depending on site-specific conditions, construction over contaminated materials may result in vapor migration into enclosed structures or along newly placed underground utility lines. The potential for vapor inhalation and mitigation should be evaluated when planning any future redevelopment, and measures should be taken to ensure the continued protection of public health, safety, welfare and the environment at the site.

Costs for sampling and excavation activities conducted after case closure are not eligible for PECFA reimbursement. However, if it is determined that any undisturbed remaining petroleum contamination poses a threat, the case may be reopened and further investigation or remediation may be required. If this case is reopened, any original claim under the PECFA fund would also reopen and you may apply for assistance to the extent of remaining eligibility. It is in your best interest to keep all documentation related to environmental activities at your site.

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) 357-4701.

Sincerely,

Lee R. Delcore

Lee R. Delcore
Senior Hydrogeologist
Site Review Section

cc: Michael DeBraske, AECOM

ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
9316 North 107th Street
Milwaukee, Wisconsin 53224-1121
TTY: Contact Through Relay
Fax: (414) 357-4700
Jim Doyle, Governor
Aaron Olver, Secretary

commerce.wi.gov
Wisconsin
Department of Commerce

August 27, 2010

Mr. Leo Thompson
Kickhaefer Manufacturing Company, LLC
1221 S. Park St.
Port Washington, WI 53074

RE: **Conditional Case Closure**

Commerce # 53074-2127-21-A DNR BRRTS # 03-46-551857
KMC Stampings, 1221 S. Park St., Port Washington

One 1,000 gallon diesel UST and one 2,000 gallon gasoline UST removed in July 1978

Dear Mr. Thompson:

The Wisconsin Department of Commerce (Commerce) has reviewed the request for case closure prepared by your consultant, AECOM, for the site referenced above. It is understood that residual groundwater contamination remains on site. Commerce has determined that this site does not pose a significant threat to human health and the environment. No further investigation or remedial action is necessary.

The following conditions must be satisfied to obtain final closure:

- All 4 monitoring wells must be properly abandoned within 60 days and the appropriate documentation forwarded to Commerce at the letterhead address within 120 days of the date of this letter. Noncompliance with the abandonment requirement and deadline can result in enforcement action and financial penalties.

- Documentation of the proper disposal of all investigative wastes must be forwarded to Commerce at the letterhead address.

Information submitted with your closure request will be included on the Department of Natural Resources (DNR) GIS Registry of Closed Remediation Sites. All sites on the Registry can be viewed via the Remediation and Redevelopment (RR) Sites Map at http://dnr.wi.gov/org/aw/rr/gis/index.htm. Because residual contamination remains at the time of case closure, if you intend to construct or reconstruct a potable well on this property, you must get prior DNR approval.

All current and future owners and occupants of the property need to be aware that excavation of contaminated material may pose a hazard. Special precautions may be needed to prevent inhalation, ingestion or dermal contact with the residual contamination when it is removed. If soil is excavated, the property owner at the time of excavation must have the soil sampled and analyzed to determine if residual contamination remains. If sampling confirms that contamination is present, the property owner at the time of excavation must determine whether the material would be considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable standards and rules. Costs for sampling and excavation activities conducted after the date of this letter are not eligible for PECFA reimbursement.

Depending on site-specific conditions, construction over contaminated materials may result in vapor migration into enclosed structures or along newly placed underground utility lines. The potential for vapor inhalation and mitigation should be evaluated when planning any future redevelopment, and measures should be taken to ensure the continued protection of public health, safety, welfare and the environment at the site.

Timely filing of your final PECFA claim (if applicable) is encouraged. If your claim is not received within 120 days of the date of this letter, interest costs incurred after 60 days from the date of this letter will not be eligible for PECFA reimbursement.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 357-4701.

Sincerely,

Lee R. Delcore

Lee R. Delcore
Senior Hydrogeologist
Site Review Section

cc: AECOM

0882000

RONALD A. VOIGT
OZAUKEE COUNTY
REGISTER OF DEEDS
PORT WASHINGTON, WI
TXID: 62590

RECORDED ON
04/16/2008 10:02AM

REC FEE: 15.00
TRANS FEE: 0.00
PAGES: 3
EXEMPT #: 0

CERTIFICATE OF MERGER

Document Number | Document Name

KICKHAEFER MANUFACTURING COMPANY, LLC ("KMC") having its principal place of business at 1221 South Park Street, Port Washington, Wisconsin 53074 does hereby certify as follows:

Pursuant to the Articles and Plan of Merger by and between KMC, Kickhaefer Manufacturing Company, Inc. ("Kickhaefer") and Custom Tool & Engineering, Inc. ("Custom"), Kickhaefer and Custom were merged with and into KMC in accordance with all applicable laws (the "Merger") effective as of the 29th day of February, 2008 (the "Effective Date") with KMC being the surviving entity and the separate existences of Kickhaefer and Custom having ceased. Evidence of the Merger, in the form of the Articles and Plan of Merger, was filed with the State of Wisconsin Department of Financial Institutions ("DFI") on February 29, 2008, as evidenced by the DFI Certification, attached hereto as Exhibit B. Moreover, KMC filed the MC-500 Report with the Wisconsin Department of Revenue on March 4, 2008.

As a result of the Merger, KMC, as of the Effective Date, has succeeded to the fee simple ownership of real property located in Ozaukee County, Wisconsin and described on Exhibit A. This Certificate of Merger is being filed in order to evidence the Merger and to allow the Recorder of Deeds for Ozaukee County to update the public record to identify Kickhaefer Manufacturing Company, LLC as the record owner of the real property described on Exhibit A as of the Effective Date.

Recording Area

Name and Return Address

Mr. Eric D. Bolander
Godfrey & Kahn, S.C.
780 North Water Street
Milwaukee, WI 53202

$15

09-032-13-016.00 and 16-032-13-016.00
Parcel Identification Numbers (PIN)

This is not homestead property

NOT PART OF SITE

Effective this 11 day of April, 2008.

KICKHAEFER MANUFACTURING COMPANY, LLC

_____ (SEAL)

* _____

_____ (SEAL)
Gerry Schwartz, Chief Operating Officer & Corporate Secretary

(SEAL) (SEAL)

* _____ * _____

AUTHENTICATION

Signature(s) _____

_____

authenticated on this ____ day of _____, ____.

_____

* _____

TITLE: MEMBER STATE BAR OF WISCONSIN

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

THIS INSTRUMENT DRAFTED BY:

Eric D. Bolander
Godfrey & Kahn, S.C.

ACKNOWLEDGMENT

STATE OF WISCONSIN)
) ss.
OZAUKEE COUNTY)

Personally came before me on this 11 day of April, 2008 the above-named Gerry Schwartz,

_____

to me known to be the person who executed the foregoing instrument on behalf of KMC and acknowledged the same.

_____

* Katie Nichols

Notary Public, State of Wisconsin
My Commission (is permanent) (expires: 6/27/10)

MW3013275

3

EXHIBIT A

Legal Descriptions

Parcel A:

Parcel 2 of Certified Survey Map No. 2831, recorded October 2, 1995, in Volume 20 of Certified Survey Maps on Pages 191 to 193, as Document No. 544987, and being a redivision of Lot 3 of Certified Survey Map No. 2035, being a part of the Southwest ¼ and Northwest ¼ of the Southeast ¼ of Section 35, Town 12 North, Range 21 East, in the Village of Fredonia, County of Ozaukee, State of Wisconsin.

Tax Key No. 09-035-14-016.00
Address: 624 Tower Drive, Fredonia, Wisconsin

NOT PART OF SITE

Parcel B:

That part of the East ½ of the Southeast ¼ of Section 32, Town 11 North, Range Twenty-two East, in the City of Port Washington, County of Ozaukee, State of Wisconsin, described as follows: Commencing at the center of Section 32, Town 11 North, Range 22 East; thence East along the centerline of said Section, 1331.04 feet to a point; thence South 0° 16' 52.5" East, 686.38 feet to an iron pipe which is the place of beginning; thence South 0° 16' 52.5" East, 1302.13 feet to an iron pipe; thence North 89° 47' 49" East 611.41 feet to an iron pipe; thence North 0° 27' 04" West, 1300.00 feet to an iron pipe; thence West, 607.48 feet to the place of beginning. EXCEPT that part recorded as Document No. 542893.

Tax Key No. 16-032-13-016.00
Address: 1221 South Park Street, Port Washington, Wisconsin

EXHIBIT B

DFI Certificate

DOM NEW
180 181 183

United States of America

State of Wisconsin

DEPARTMENT OF FINANCIAL INSTITUTIONS

To All to Whom These Presents Shall Come, Greeting:

I, RAY ALLEN, Deputy Administrator, Division of Corporate & Consumer Services, Department of Financial Institutions, do hereby certify that

KICKHAEFER MANUFACTURING COMPANY, LLC

is a domestic corporation or a domestic limited liability company organized under the laws of this state and that its date of incorporation or organization is January 18, 2008.

I further certify that the Articles of Organization filed January 18, 2008, under the name KMC ACQUISITION, LLC; and, Articles of Merger, filed February 29, 2008, changing the name to the present name of KICKHAEFER MANUFACTURING COMPANY, LLC are the only charter documents filed with this department for said company.

I further certify that said corporation or limited liability company has not yet completed its initial report year and, accordingly, has not yet filed an annual report under ss. 180.1622, 180.1921, 181.1622 or 183.0120 Wis. Stats.; and that said corporation or limited liability company has not filed articles of dissolution.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the official seal of the Department on March 14, 2008.

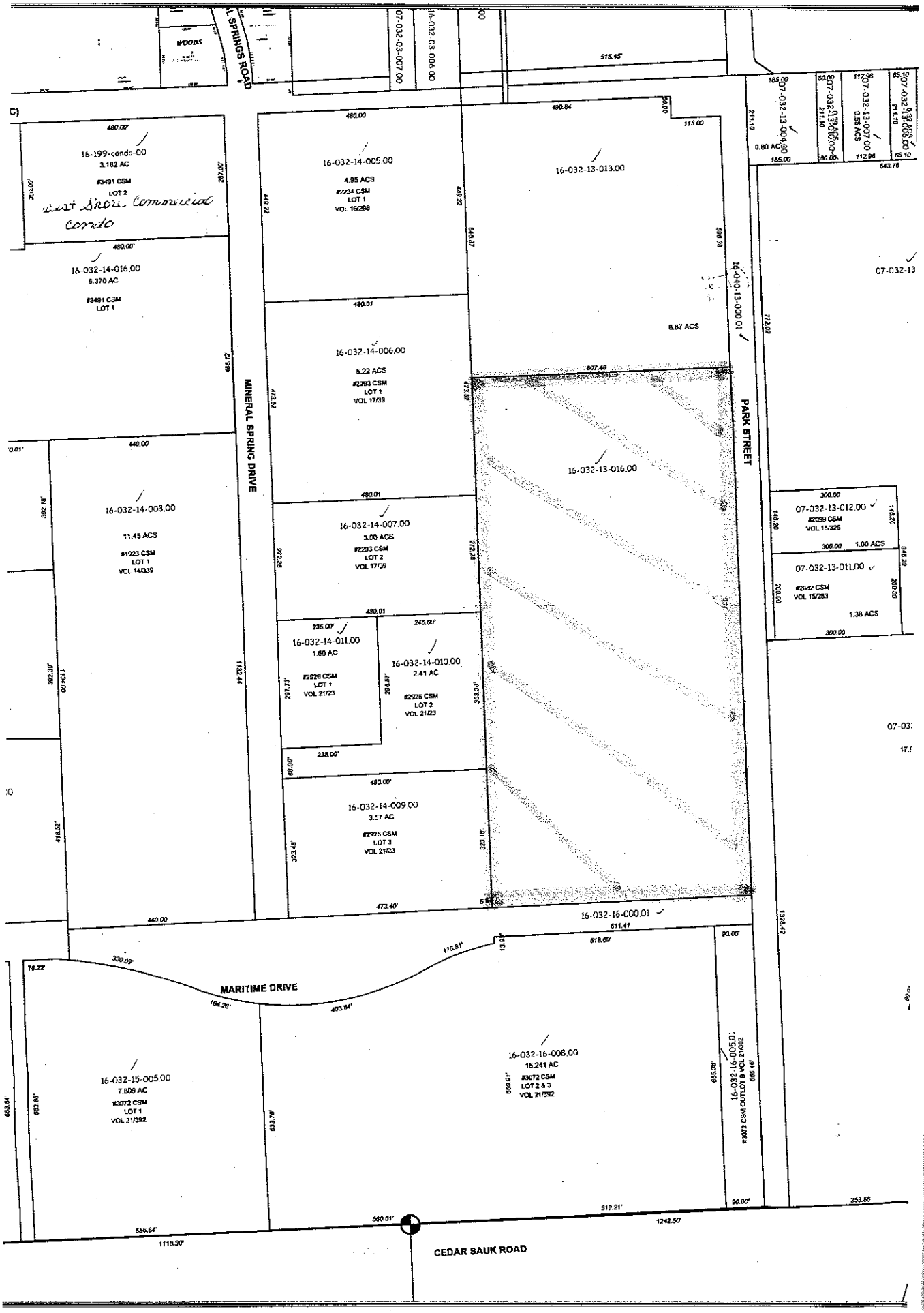
RAY ALLEN, Deputy Administrator
Division of Corporate & Consumer Services
Department of Financial Institutions

BY:

Effective July 1, 1996, the Department of Financial Institutions assumed the functions previously performed by the Corporations Division of the Secretary of State and is the successor custodian of corporate records formerly held by the Secretary of State.

3013812_1

SE-32-11-22



NE 31
NW 32
NE 32
SE 31
SW 32
NW 4
NE 4
NW 3
WOODS
L SPRINGS ROAD
07-032-03-007.00
16-032-03-006.00
515.45'
16-199-condo-00
3.162 AC
#3491 CSM
LOT 2
West Shore Commercial Condo
16-032-14-016.00
6.370 AC
#3491 CSM
LOT 1
16-032-14-005.00
4.95 ACS
#2234 CSM
LOT 1
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16-032-13-013.00
16-032-14-006.00
5.22 ACS
#2293 CSM
LOT 1
VOL 17/39
16-040-13-000.01
8.87 ACS
07-032-13-004.00
0.80 AC
07-032-13-007.00
0.55 ACS
07-032-13-016.00
MINERAL SPRING DRIVE
PARK STREET
16-032-14-003.00
11.45 ACS
#1923 CSM
LOT 1
VOL 14/339
16-032-14-007.00
3.00 ACS
#2293 CSM
LOT 2
VOL 17/39
07-032-13-012.00
#2099 CSM
VOL 15/326
1.00 ACS
07-032-13-011.00
#2082 CSM
VOL 15/253
1.38 ACS
16-032-14-011.00
1.60 AC
#2926 CSM
LOT 1
VOL 21/23
16-032-14-010.00
2.41 AC
#2926 CSM
LOT 2
VOL 21/23
16-032-14-009.00
3.57 AC
#2926 CSM
LOT 3
VOL 21/23
16-032-16-000.01
MARITIME DRIVE
16-032-15-005.00
7.809 AC
#3072 CSM
LOT 1
VOL 21/392
16-032-16-008.00
15.241 AC
#3072 CSM
LOT 2 & 3
VOL 21/392
16-032-16-005.01
#3072 CSM OUTLOT B VOL 21/392
CEDAR SAUK ROAD

STATEMENT OF AFFECTED PROPERTY LEGAL DESCRIPTION

Kickhaefer Manufacturing Company LLC (responsible party), as required by s.NR 726.05(3)(g) of the Wisconsin Administrative Code, is providing this signed statement that to the best of their knowledge, the legal description for the property that is within, or partially within, the contaminated site boundary for the Kickhaefer Manufacturing Company LLC site at 1221 South Park Street in the city of Port Washington, Ozaukee County, Wisconsin, has been provided to the Wisconsin Department of Natural Resources.

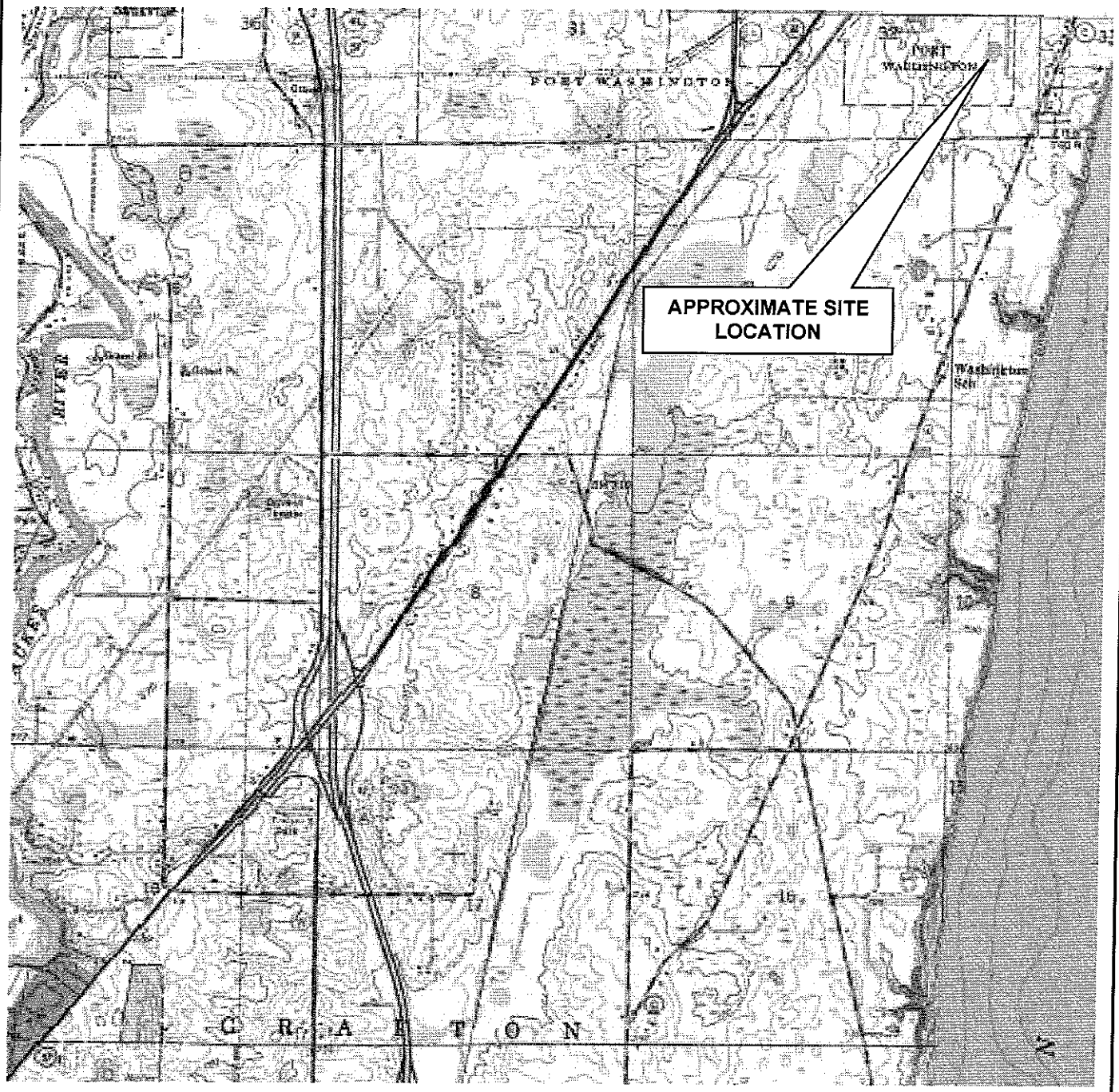
(Signature)

7/29/10
(Date)

Corey Schwartz
(Name)

President
(Title)

Kickhaefer Manufacturing Company
(Company)



APPROXIMATE SCALE 1" = 2,400'

N

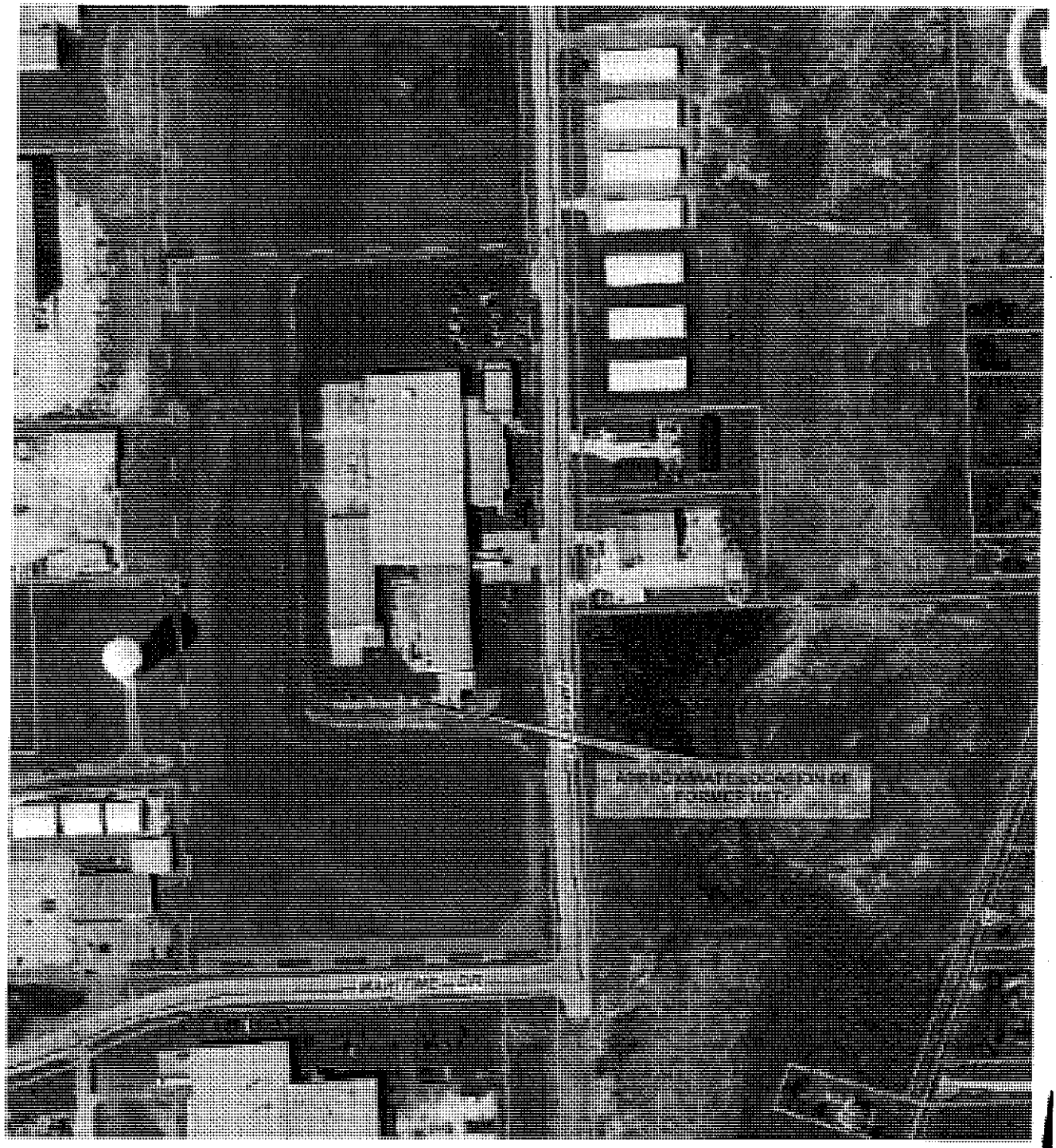
AECOM

920.468.1978
www.aecom.com
Copyright © 2009. By: AECOM

SITE LOCATION MAP

KICKHAEFER MANUFACTURING COMPANY
1221 SOUTH PARK STREET
PORT WASHINGTON, WISCONSIN

Drawn:	MLD	12/28/09
Checked:	MLD	12/28/09
Approved:	MJC	01/15/10
PROJECT NUMBER	60139882	
FIGURE NUMBER	1	



LEGEND

APPROXIMATE SITE BOUNDARY

APPROXIMATE SCALE 1" = 600'

N

AECOM

920.468.1978
www.aecom.com
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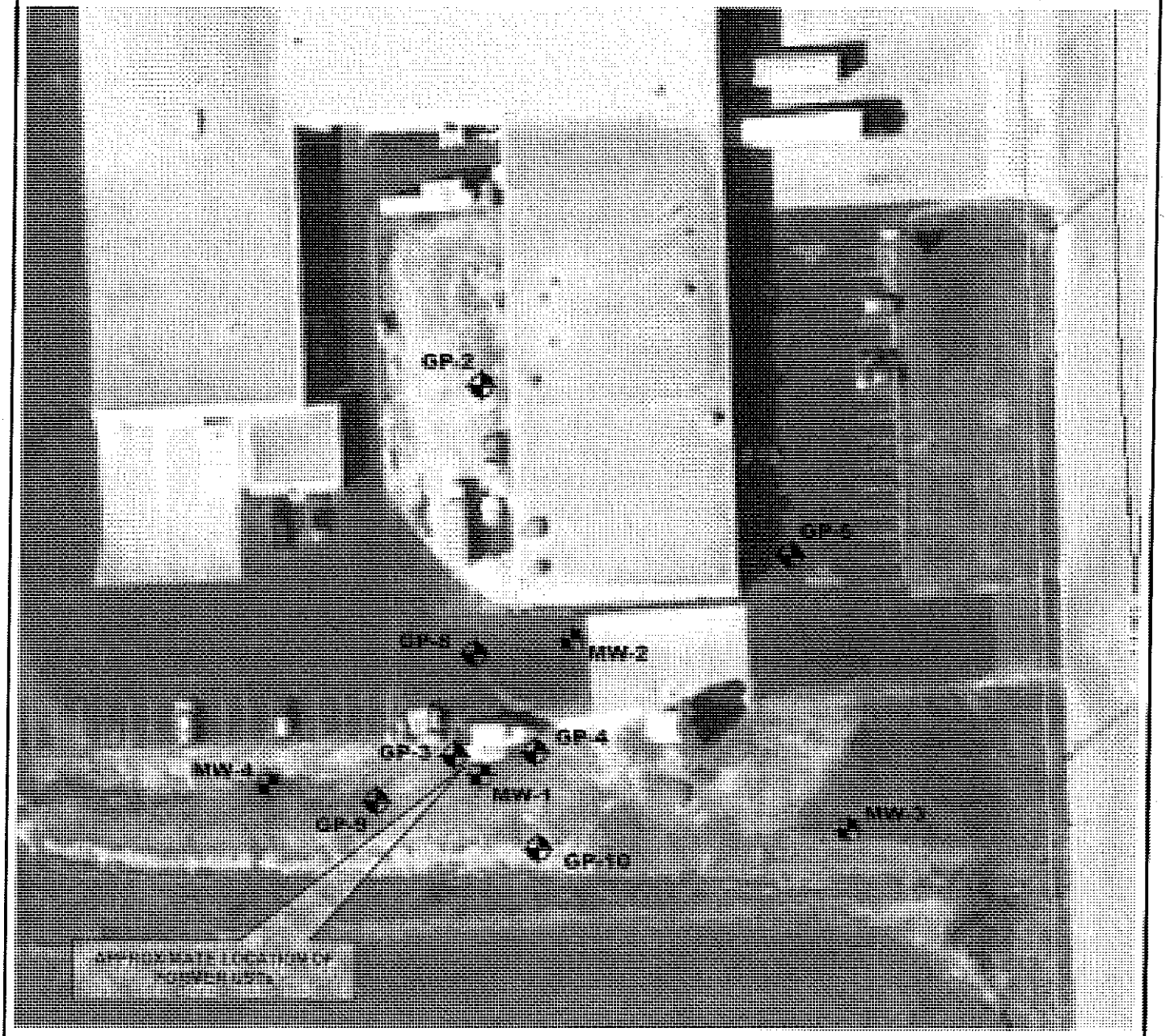
SITE DIAGRAM

KICKHAEFER MANUFACTURING COMPANY
1221 SOUTH PARK STREET
PORT WASHINGTON, WISCONSIN

Drawn:	MLD	12/28/09
Checked:	MLD	12/28/09
Approved:	MJC	01/15/10
PROJECT NUMBER	60139882	
FIGURE NUMBER	2	



LEGEND

SOIL BORING/TEMPORARY WELL

NR 141 MONITORING WELL

APPROXIMATE SCALE 1" = 50'

N

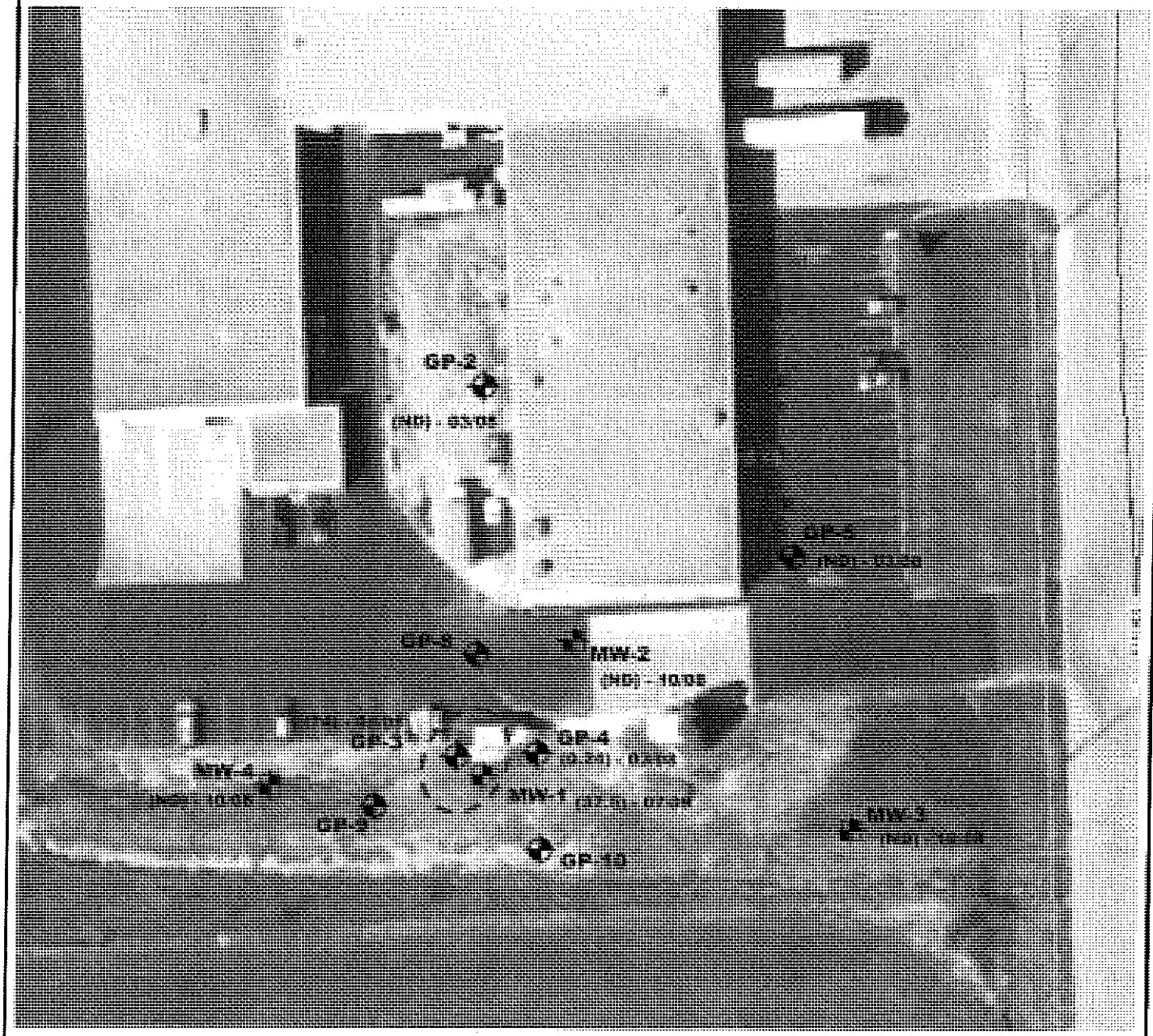
AECOM

920.468.1978
www.aecom.com
Copyright © 2009. By: AECOM

SAMPLE LOCATION DIAGRAM

KICKHAEFER MANUFACTURING COMPANY
1221 SOUTH PARK STREET
PORT WASHINGTON, WISCONSIN

Drawn:	MLD	12/28/09
Checked:	MLD	12/28/09
Approved:	MJC	01/15/10
PROJECT NUMBER	60139882	
FIGURE NUMBER	3	



LEGEND

- SOIL BORING/TEMPORARY WELL
- NR 141 MONITORING WELL
- **(ND)** NOT DETECTED
- **(100) - 07/09** BENZENE CONCENTRATION (UG/L) AND MONTH/YEAR OF SAMPLE
- ESTIMATED EXTENT OF NR 140 EXCEEDANCES

N

APPROXIMATE SCALE 1" = 50'

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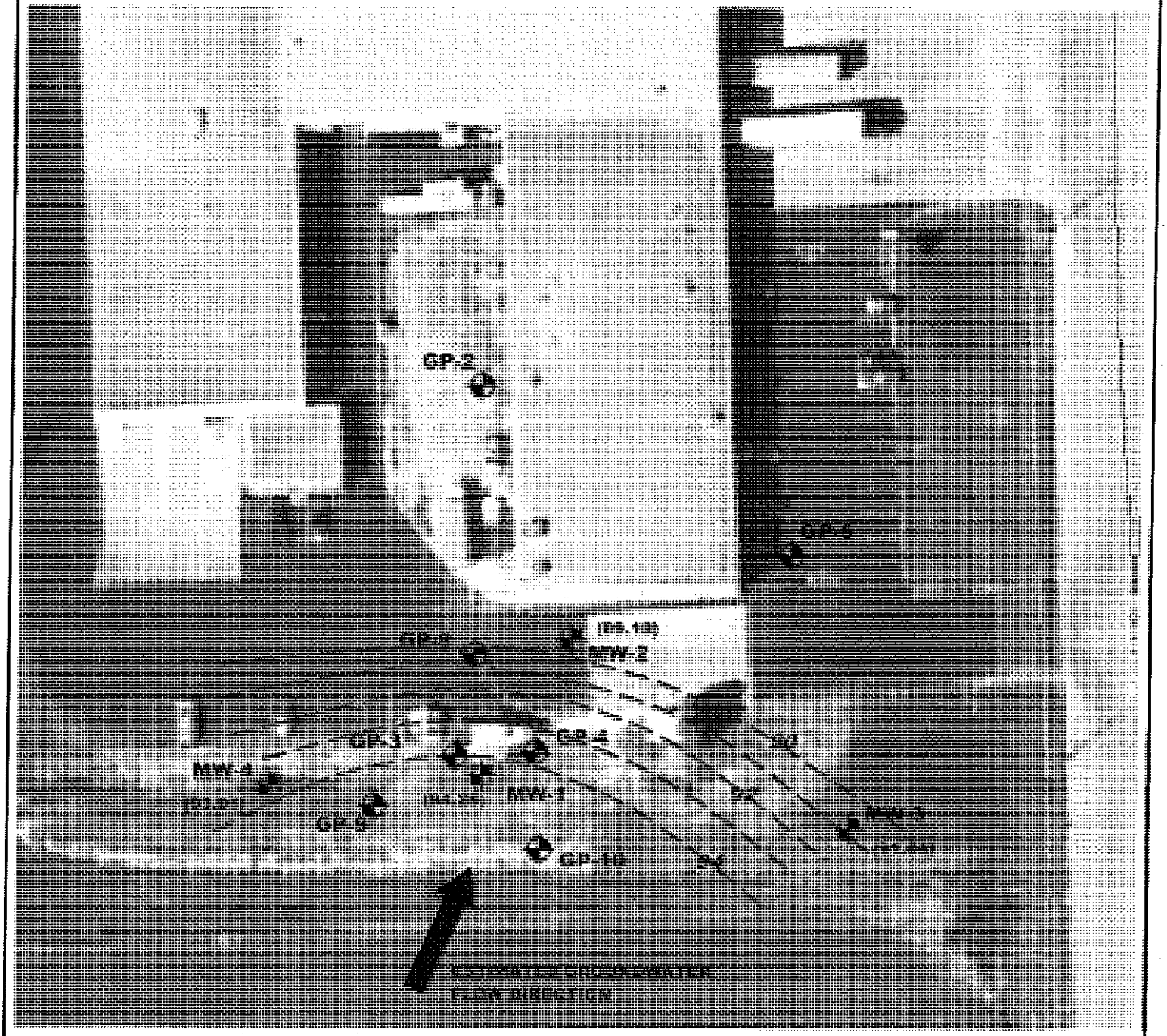
GROUNDWATER BENZENE CONCENTRATIONS

KICKHAEFER MANUFACTURING COMPANY
1221 SOUTH PARK STREET
PORT WASHINGTON, WISCONSIN

Drawn:	MLD	12/28/09
Checked:	MLD	12/28/09
Approved:	MJC	01/15/10
PROJECT NUMBER	60139882	
FIGURE NUMBER	5	



LEGEND

- SOIL BORING/TEMPORARY WELL
- NR 141 MONITORING WELL
- **(93.9)** GROUNDWATER ELEVATION ON 07/08/09, IN FEET RELATIVE TO ARBITRARY ONSITE ELEVATION OF +100 FEET
- 92 ESTIMATED GROUNDWATER CONTOUR

N

APPROXIMATE SCALE 1" = 50'

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GROUNDWATER CONTOUR MAP

KICKHAEFER MANUFACTURING COMPANY
1221 SOUTH PARK STREET
PORT WASHINGTON, WISCONSIN

Drawn:	MLD	12/28/09
Checked:	MLD	12/28/09
Approved:	MJC	01/15/10
PROJECT NUMBER	60139882	
FIGURE NUMBER	4	

Table 2
Groundwater Analytical Results
Kickhaefer Manufacturing Company
1221 South Park Street, Port Washington, Wisconsin
WDNR Activity No. 03-46-551857

Sample No.	GP-1	GP-2	GP-3	GP-4	GP-5	GP-6	GP-7	MW-1			MW-2	MW-3		MW-4	Wisconsin Regulatory Standards	
Sample Date	3/18/08	3/18/08	3/18/08	3/18/08	3/18/08	3/18/08	3/18/08	10/10/08	3/30/09	7/8/09	10/10/08	10/10/08	3/30/09	10/10/08	ES	PAL
METALS								***Concentration (ug/L)***								
Lead, dissolved	---	---	---	---	---	---	---	**1.9Q**	---		<0.98	<0.98	---	**1.1Q**	15	1.5
PVOC (and detected VOC)								***Concentration (ug/L)***								
Benzene	<0.16	<0.16	**74**	0.24	<0.16	<0.16	<0.16	**61.6**	**43.3**	**37.5**	<0.41	<0.41	---	<0.41	5	0.5
sec-Butylbenzene	<0.29	<0.29	7.7	<0.29	<0.29	<0.29	<0.29	5.3	---	---	<0.89	<0.89	---	<0.89	NL	NL
Chloromethane	<0.3	<0.3	<0.3	**1.4**	**1.3**	**1.4**	<0.3	<0.24	---	---	<0.24	<0.24	---	0.28Q	3	0.3
1,2-Dichloroethane	<4.0	<4.0	<4.0	<4.0	<4.0	<4.0	<4.0	2.7	<0.72	<0.36	<0.36	<0.36	---	<0.36	5	0.5
Ethylbenzene	<0.28	<0.28	**320**	<0.28	<0.28	<0.28	<0.28	**212**	**215**	**241**	<0.54	<0.54	---	<0.54	700	140
Isopropylbenzene	<0.2	<0.2	29	<0.2	<0.2	<0.2	<0.2	19.3	---	---	<0.59	<0.59	---	<0.59	NL	NL
p-Isopropyltoluene	<0.17	<0.17	5.4	<0.17	<0.17	<0.17	<0.17	7.3	---	---	<0.67	<0.67	---	<0.67	NL	NL
Naphthalene	<0.6	<0.6	**150**	<0.6	<0.6	<0.6	<0.6	**81.5**	**71.2**	**96.9**	<0.89	<0.89	---	<0.89	100	10
n-Propylbenzene	<0.2	<0.2	100	<0.2	<0.2	<0.2	<0.2	64.3	---	---	<0.81	<0.81	---	<0.81	NL	NL
Toluene	<0.2	0.24	4.1	0.37	<0.2	<0.2	0.24	4.8	3.2	3.6	<0.67	<0.67	---	<0.67	1,000	200
1,2,4-Trimethylbenzene	<0.24	<0.24	**710**	0.3	<0.24	<0.24	<0.24	**182**	86.6	**223**	<0.97	<0.97	---	<0.97	480	96
1,3,5-Trimethylbenzene	<0.19	<0.19	**160**	<0.19	<0.19	<0.19	<0.19	72.3	11.6	86.4	<0.83	<0.83	---	<0.83	480	96
Xylenes	<1	<1	232	<1	<1	<1	<1	151.9	98	134	<2.63	<2.63	---	<2.63	10,000	1,000
2-Butanone	<4	<4	<40	15	<4	<4	<4	---	---	---	---	---	---	---	460	90
Acetone	8.2	10	<70	91	12	13	10	---	---	---	---	---	---	---	1,000	200
Carbon Disulfide	<0.5	<0.5	<0.5	<0.5	2.4	2.5	<0.5	---	---	---	---	---	---	---	1,000	200
Methylene Chloride	<0.5	<0.5	**75**	<0.5	<0.5	<0.5	<0.5	<0.43	---	---	<0.43	<0.43	---	<0.43	5	0.5
n-Butylbenzene	<0.24	<0.24	28	<0.24	<0.24	<0.24	<0.24	<0.93	---	---	<0.93	<0.93	---	<0.93	NL	NL
PAH								***Concentration (ug/L)***								
1-Methylnapthalene	---	---		---	---	---	---	72.7	---	---	0.018Q	<0.0095	<0.0095	0.0098Q	NL	NL
2-Methylnapthalene	---	---	130	---	---	---	---	69.7	---	---	0.025Q	<0.011	<0.011	0.015Q	NL	NL
Acenaphthene	---	---	18	---	---	---	---	<0.0078	---	---	<0.0078	<0.0078	<0.0078	<0.0078	NL	NL
Acenapthylene	---	---	47	---	---	---	---	0.016Q	---	---	<0.0050	<0.0050	<0.0050	0.0058Q	NL	NL
Anthracene	---	---	<0.63	---	---	---	---	0.076	---	---	0.022Q	0.017Q	<0.0065	<0.0065	3000	600
Benzo(a)anthracene	---	---	0.61	---	---	---	---	<0.0035	---	---	0.0073Q	0.012Q	0.010Q	0.0059Q	NL	NL
Benzo(a)pyrene	---	---	<0.31	---	---	---	---	<0.0054	---	---	0.0092Q	**0.026Q**	<0.0054	0.011Q	0.2	0.02
Benzo(b)fluoranthene	---	---	<0.21	---	---	---	---	<0.0051	---	---	0.0099Q	**0.036Q**	0.0085Q	0.015Q	0.2	0.02
Benzo(g,h,i)perylene	---	---	<0.21	---	---	---	---	<0.0062	---	---	0.0075Q	0.028Q	0.0069Q	0.011Q	NL	NL
Benzo(k)fluoranthene	---	---	<0.21	---	---	---	---	<0.0078	---	---	0.0084Q	0.034Q	0.0080Q	0.012Q	NL	NL
Chrysene	---	---	<0.42	---	---	---	---	<0.0070	---	---	0.0094Q	**0.027Q**	0.0082Q	0.012Q	0.2	0.02
Dibenzo(a,h)anthracene	---	---	<0.31	---	---	---	---	<0.0043	---	---	<0.0043	0.0055Q	<0.0043	<0.0043	NL	NL
Fluoranthene	---	---	1.9	---	---	---	---	0.019Q	---	---	0.017Q	0.059	0.014Q	0.023Q	400	80
Fluorene	---	---	4	---	---	---	---	1.4Q	---	---	0.0088Q	0.018Q	<0.0063	0.024Q	400	80
Indeno(1,2,3-cd)pyrene	---	---	<0.31	---	---	---	---	<0.0036	---	---	0.0059Q	0.023Q	0.0053Q	0.0084Q	NL	NL
Naphthalene	---	---	**100**	---	---	---	---	**61.1**	---	---	0.026Q	0.017Q	<0.016	0.016Q	100	10
Phenanthrene	---	---	3.4	---	---	---	---	<1.5	---	---	0.014Q	0.026Q	0.0079Q	0.029Q	NL	NL
Pyrene	---	---	4.8	---	---	---	---	0.014Q	---	---	0.012Q	0.037Q	0.011Q	0.015Q	250	50

Notes

Q = Between the limit of detection and quantification ; PVOC = Petroleum Volatile Organic Compounds
VOC = Volatile Organic Compounds; (ug/L) = micrograms per liter; ES = NR 140 Enforcement Standard

NR 140 PAL Exceedence = **100**
PAL = NR 140 Preventive Action Limit; < = Not detected above method detection limit; NL = Not listed; --- = Not assessed

NR 140 ES Exceedence = **100**

Table 3
Groundwater Field Data
Kickhaefer Manufacturing Company
1221 South Park Street
Port Washington, Wisconsin
WDNR BRRTS No. 03-46-551857

Well I.D.	Date	Ground Surface Elevation [1] (feet)	TPVC Elevation [1] (feet)	Screen Interval (feet below grade)	Screen Interval Elevation [1] (feet)	Depth to Water Below TPVC (feet)	Groundwater Elevation [1] (feet)	Temp (C)	pH (Units)	Conductivity (umhos/cm)	Color	Odor	Turbidity
MW-1	10/10/08	97.29	96.82	5' - 15'	82.3 - 92.3	0.5	96.32	16.8	7.24	9040	Clear	Slight Petroleum	Clear
	03/30/09	97.29	96.82	5' - 15'	82.3 - 92.3	0.01	96.81	--	--	--	--	--	--
	07/08/09	97.29	96.82	5' - 15'	82.3 - 92.3	2.53	94.29	15.3	7.01	5990	Liight Brown	Petroleum	Turbid
MW-2	10/10/08	98.03	97.57	5' - 15'	83.0 - 93.0	11.07	86.50	16	7.02	7020	Clear	None	Clear
	03/30/09	98.03	97.57	5' - 15'	83.0 - 93.0	10.09	87.48	--	--	--	--	--	--
	07/08/09	98.03	97.57	5' - 15'	83.0 - 93.0	8.39	89.18	--	--	--	--	--	--
MW-3	10/10/08	96.94	96.52	5' - 15'	81.9 - 91.9	5.19	91.33	15.9	7.14	1255	Clear	None	Clear
	03/30/09	96.94	96.52	5' - 15'	81.9 - 91.9	3.95	92.57	--	--	--	--	--	--
	07/08/09	96.94	96.52	5' - 15'	81.9 - 91.9	5.48	91.04	--	--	--	--	--	--
MW-4	10/10/08	96.79	96.36	5' - 15'	81.4 - 91.4	2.41	93.95	15.9	6.99	7830	Clear	None	Clear
	03/30/09	96.79	96.36	5' - 15'	81.4 - 91.4	2.1	94.26	--	--	--	--	--	--
	07/08/09	96.79	96.36	5' - 15'	81.4 - 91.4	2.45	93.91	--	--	--	--	--	--

Notes:
[1] Elevation referecned to on-site benchmark (load dock floor slab) with assigned arbitrary elevation of +100.00 feet.
-- = Not Sampled