

**GIS REGISTRY**  
**Cover Sheet**

July, 2008  
(RR 5367)

**Source Property Information**

CLOSURE DATE: Jul 8, 2011

**BRRTS #:** 02-52-118088  
**ACTIVITY NAME:** RACINE COUNTY HIGHWAY DEPARTMENT - ROCHESTER  
**PROPERTY ADDRESS:** 31929 ACADEMY ROAD  
**MUNICIPALITY:** ROCHESTER  
**PARCEL ID #:** 176031910006000

**FID #:** 252072810

**DATCP #:**

**COMM #:**

**\*WTM COORDINATES:**

**WTM COORDINATES REPRESENT:**

X: 663516 Y: 253061

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

Approximate Center Of Contaminant Source

Approximate Source Parcel Center

Please check as appropriate: (BRRTS Action Code)

**Contaminated Media:**

Groundwater Contamination > ES (236)

Soil Contamination > \*RCL or \*\*SSRCL (232)

Contamination in ROW

Contamination in ROW

Off-Source Contamination

Off-Source Contamination

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

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

**Land Use Controls:**

Soil: maintain industrial zoning (220)

Cover or Barrier (222)

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

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

Structural Impediment (224)

Vapor Mitigation (226)

Site Specific Condition (228)

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*

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 #:  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 #: A-2**                      **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 #: C-3**                      **Title: Soil Analytical Results 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 #: C-3**                      **Title: Soil Analytical Results Map**

BRRTS #: 02-52-118088

ACTIVITY NAME: Racine County Highway Department

**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 #: C-4 Title: Geologic Cross Sections

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 #: Title:

- 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 #: Title:

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 #: C-1, C-2 Title: Soil Analytical Results Summary DRO and PVOCS, PAHs

- 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 #: Title:

- 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 #: Title:

**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 #: 02-52-118088

ACTIVITY NAME: Racine County Highway Department

**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: 1**

**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.

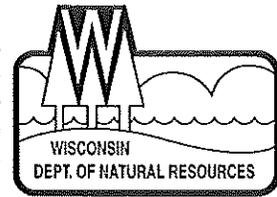
*Note: If a property has been purchased with a land contract and the purchaser has not yet received a deed, a copy of the land contract which includes the legal description shall be submitted instead of the most recent deed. If the property has been inherited, written documentation of the property transfer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

State of Wisconsin  
DEPARTMENT OF NATURAL RESOURCES  
Sturtevant Service Center  
9531 Rayne Rd  
Sturtevant WI 53177

Scott Walker, Governor  
Cathy Stepp, Secretary  
John Hammen, Acting Regional Director  
Telephone 262-884-2300  
FAX 262-884-2306  
TTY Access via relay - 711



July 8, 2011

Racine County Public Works  
Attn: Mr. Jeff Katz  
14200 Washington Ave.  
Sturtevant, WI 53177-1253

Subject: Case closure with GIS Registry Listing for Soil for Racine County Highway Department, 31929 Academy Road, Rochester, WI FID 252072810 BRRTS 02-52-118088

Dear Mr. Katz:

The Department received the request for site closure on May 23, 2011. The Department reviewed the case closure request regarding the PAH's in Soil at this site. Based on the correspondence and data provided, it appears that your case meets the closure requirements in ch. NR 726, Wisconsin Administrative Code. The Department considers this case closed and no further investigation or remediation is required at this time. However, you and future property owners must comply with certain continuing obligations as explained in this letter.

#### GIS Registry

This site will be listed on the Remediation and Redevelopment Program's internet accessible GIS Registry, to provide notice of residual contamination, and of any continuing obligations. The continuing obligations for this site are summarized below

- Residual soil contamination exists that must be properly managed should it be excavated or removed
- Pavement, an engineered cover or a soil barrier must be maintained over contaminated soil and the state must approve any changes to this barrier

All site information, including the maintenance plan, is also on file at the Southeast Regional DNR office, at 9531 Rayne Road, Sturtevant, WI. This letter and information that was submitted with your closure request application, including the maintenance plan, will be included on the GIS Registry, in a PDF attachment. To review the sites on the GIS Registry web page, visit the RR Sites Map page at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. If the property is listed on the GIS Registry because of remaining contamination and you intend to construct or reconstruct a well, you will need prior Department approval in accordance with s. NR 812.09(4) (w), Wis. Adm. Code. To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at <http://dnr.wi.gov/org/water/dwg/3300254.pdf> or at the web address listed above for the GIS Registry.

#### Closure Conditions

Please be aware that pursuant to s. 292.12 Wisconsin Statutes, compliance with the requirements of this letter is a responsibility to which you and any subsequent property owners must adhere. You must pass on both the information about these continuing obligations and the maintenance plan to the next property owner or owners. If these requirements are not followed or if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety, welfare, or the environment, the Department may take enforcement action under s. 292.11 Wisconsin Statutes to ensure compliance with the specified requirements, limitations or other conditions related to the property or this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code. The Department intends to conduct inspections in the future to ensure that the conditions included in this letter including compliance with **attached maintenance plans** are met.

Residual Soil Contamination

Residual soil contamination remains in areas as indicated on the attached map and in the information submitted to the Department of Natural Resources. If soil in the specific locations described above is excavated in the future, then pursuant to ch. NR 718 or, if applicable, ch. 289, Stats., and chs. 500 to 536, the property owner at the time of excavation must sample and analyze the excavated soil to determine if residual contamination remains. If sampling confirms that contamination is present the property owner at the time of excavation will need to determine whether the material is considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable standards and rules. In addition, all current and future owners and occupants of the property need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken to prevent a direct contact health threat to humans.

Prohibited Activities

The following activities are prohibited on any portion of the property where [pavement, a building foundation, soil cover, engineered cap or other barrier] is required as shown on the attached map, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources: 1) removal of the existing barrier; 2) replacement with another barrier; 3) excavating or grading of the land surface; 4) filling on capped or paved areas; 5) plowing for agricultural cultivation; 6) construction or placement of a building or other structure.

Upon Department approval to replace the existing barrier, the replacement barrier must be one of similar permeability, until contaminant levels no longer exceed the applicable standards.

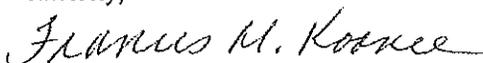
Post-Closure Notification Requirements

In accordance with ss, 292.12 and 292.13, Wis. Stats., you must notify the Department before making changes that affect or relate to the conditions of closure in this letter. For this case, examples of changed conditions requiring prior notification include, but are not limited to:

- Disturbance, construction on, change or removal in whole or part of pavement, an engineered cover or a soil barrier that must be maintained over contaminated soil

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this closure decision or anything outlined in this letter, please contact Shanna L. Laube-Anderson at 262-884-2341.

Sincerely,



Frances M. Koonce, Team Supervisor  
Southeast Region Remediation & Redevelopment Program

Cc: BT Squared, Stephen Sellwood, 2830 Dairy Dr., Madison, WI 53718

Attach: Cap Maintenance Plan and associated maps

## 1.0 INTRODUCTION

Property Location: 31929 Academy Road, Rochester, Wisconsin

FID #: 252072810

WDNR BRRTS/Activity #: 02-52-118088

Legal Description: See Warranty Deed (**Appendix A**)

Tax #: 176 031910006000

This document is the Maintenance Plan for a soil barrier at the above-referenced property in accordance with the requirements of s. NR 724.13(2), Wisconsin Administrative Code. The maintenance activities relate to the existing topsoil occupying the area over the contaminated soil on site. The contaminated soil is impacted by polynuclear aromatic hydrocarbons (PAHs). The location of the topsoil to be maintained in accordance with this Maintenance Plan, as well as the impacted soil are identified on the attached map (**Figure G-1**).

## 2.0 SOIL BARRIER PURPOSE

The topsoil over the contaminated soil serves as a barrier to prevent direct human contact with residual soil contamination that might otherwise pose a threat to human health. Based on the current and future use of the property, the barrier should function as intended unless disturbed.

## 3.0 ANNUAL INSPECTION

The topsoil overlying the contaminated soil and as depicted on **Figure G-1** will be inspected once a year, normally in the spring after all snow and ice are gone and the grass is growing, for deterioration, erosion, and other potential problems that can cause exposure to underlying soils. The inspections will be performed to evaluate damage due to settling or erosion, exposure to the weather, and other factors. Any area where topsoil has been eroded and underlying soils have become or are likely to become exposed

will be documented. A log of the inspections and any repairs will be maintained by the property owner and is included in **Appendix B**, Cap Inspection Log. The log will include recommendations for necessary repair of any areas where underlying soils are exposed. Once repairs are completed, they will be documented in the inspection log. A copy of the inspection log will be maintained on site, unless otherwise directed in the case closure letter.

#### 4.0 MAINTENANCE ACTIVITIES

If problems are noted during the annual inspections or at any other time during the year, repairs will be scheduled as soon as practical. Repairs will include patching and filling operations or they can include larger replacement of topsoil. In the event that necessary maintenance activities expose the underlying soil, the owner must inform maintenance workers of the direct contact exposure hazard. The owner must also sample any soil that is excavated from the site prior to disposal to ascertain if contamination remains. The soil must be treated, stored, and disposed of by the owner in accordance with applicable local, state, and federal law.

In the event the topsoil overlying the contaminated soil is removed or replaced, the replacement barrier must be at least 1 foot thick. Any replacement barrier will be subject to the same maintenance and inspection guidelines as outlined in this Maintenance Plan unless indicated otherwise by the WDNR or its successor.

The property owner, in order to maintain the integrity of the topsoil, will maintain a copy of this Maintenance Plan on site and make it available to all interested parties (i.e., on-site employees, contractors, future property owners, etc.) for viewing.

#### 5.0 AMENDMENT OR WITHDRAWAL OF MAINTENANCE PLAN

This Maintenance Plan can be amended or withdrawn by the property owner and its successors with the written approval of the WDNR.

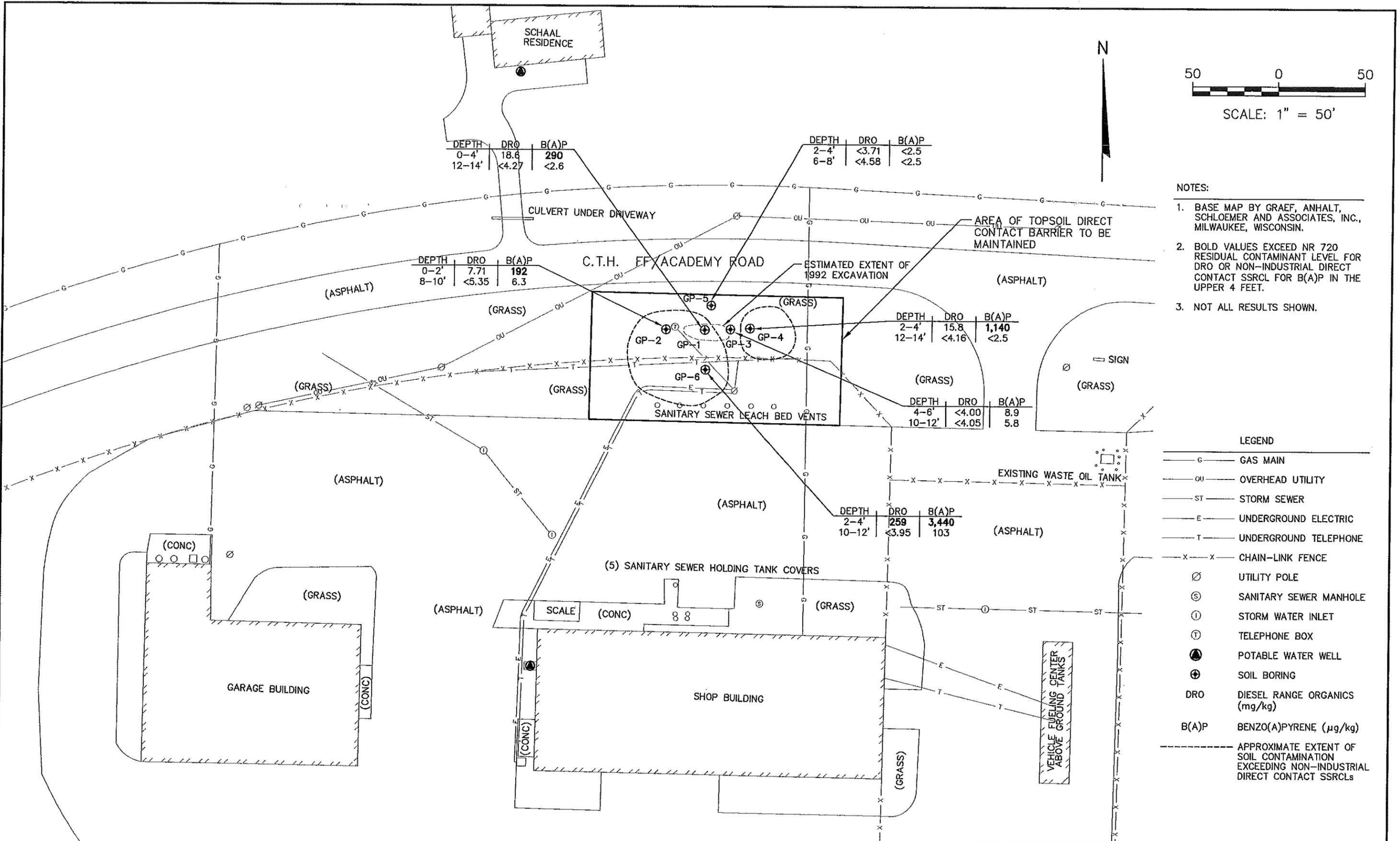
## 5.1 Contact Information

May 2011

Site Owner and Operator: Racine County Public Works  
14200 Washington Avenue  
Sturtevant, WI 53177-1253  
Phone: 262.886.8440

Consultant: BT Squared, Inc.  
2830 Dairy Drive  
Madison, WI 53718  
Phone: 608.224.2830

WDNR: Shanna Laube-Anderson  
9531 Rayne Road, Suite 4  
Sturtevant, WI 53177  
Phone: 262.884.2341



- NOTES:**
1. BASE MAP BY GRAEF, ANHALT, SCHLOEMER AND ASSOCIATES, INC., MILWAUKEE, WISCONSIN.
  2. BOLD VALUES EXCEED NR 720 RESIDUAL CONTAMINANT LEVEL FOR DRO OR NON-INDUSTRIAL DIRECT CONTACT SSRCL FOR B(A)P IN THE UPPER 4 FEET.
  3. NOT ALL RESULTS SHOWN.

- LEGEND**
- G — GAS MAIN
  - OU — OVERHEAD UTILITY
  - ST — STORM SEWER
  - E — UNDERGROUND ELECTRIC
  - T — UNDERGROUND TELEPHONE
  - x - x - CHAIN-LINK FENCE
  - ⊙ UTILITY POLE
  - ⊙ SANITARY SEWER MANHOLE
  - ⊙ STORM WATER INLET
  - ⊙ TELEPHONE BOX
  - POTABLE WATER WELL
  - ⊕ SOIL BORING
  - DRO DIESEL RANGE ORGANICS (mg/kg)
  - B(A)P BENZO(A)PYRENE (μg/kg)
  - - - - - APPROXIMATE EXTENT OF SOIL CONTAMINATION EXCEEDING NON-INDUSTRIAL DIRECT CONTACT SSRCLs

PROJECT NO. 4149	DRAWN BY: KP	 <b>BT SQUARED</b> 2830 DAIRY DRIVE MADISON, WI 53718-6751 PHONE: (608) 224-2830	CLIENT: RACINE COUNTY PUBLIC WORKS 14200 WASHINGTON AVENUE STURTEVANT, WI 53177-1253	SITE: FORMER WASTE OIL TANKS RACINE COUNTY HIGHWAY DEPARTMENT 31929 ACADEMY ROAD ROCHESTER, WISCONSIN	CAP MAINTENANCE AREA	FIGURE
DRAWN: 03/30/11	CHECKED BY: SMS					G-1
REVISED: 03/30/11	APPROVED BY: SMS 5-10-11					



And the said Hogan G. Olson and Paulina M. Olson, his wife,

for themselves, their heirs, executors and administrators, do covenant, grant, bargain and agree to and with the said part Y of the second part, its / SUCCESSORS and assigns, that at the time of the enrolling and delivery of these presents they are well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever,

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

In Witness Whereof, the said part 109 of the first part have hereunto set their hand, s and seal, this 28 day of July, A. D., 1939.

SIGNED AND SEALED IN PRESENCE OF

Mary Mitchell Moore  
Edmund Looch  
California

Hogan G. Olson (SEAL)  
Paulina M. Olson (SEAL)  
(SEAL)  
(SEAL)

STATE OF WISCONSIN,

Monterey County, ss.

Personally came before me, this 28 day of July, A. D., 1939, the above named Hogan G. Olson and Paulina M. Olson, his wife,

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



B. V. Soules  
Notary Public, Monterey County, Calif.

My Commission expires July 2, A. D., 1940.

No. 446675

HOGAN G. OLSON and W.

TO

RACINE COUNTY

WARRANTY DEED

REGISTER'S OFFICE,  
STATE OF WISCONSIN,

Racine County.

Received for Record this 28 day of November A. D. 1939 at 4:51 o'clock P. M., and recorded in Vol. 367 of Deeds on page 108-109

Louis S. Osterman  
Mabel Poppeil  
Register of Deeds  
Deputy

100

VOL 307 PAGE 108

This Indenture, Made this 25th day of July, A. D., 1939, between Hogan G. Olson and Paulina M. Olson, his wife,

part 1st of the first part, and Racine County

part Y of the second part.

Witnesseth, That the said part 1st of the first part, for and in consideration of the sum of One Dollar and other good and valuable consideration

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

in the County of Racine and State of Wisconsin, to-wit:

All that part of the northeast 1/4 of Section 9 and the northwest 1/4 of Section 10, Township 3 North, Range 19 East, Town of Rochester, Racine County, Wisconsin, described as follows:

Begin at the East 1/4 corner of Section 9, run thence South 89 degrees 42' West along the east and west 1/4 line of said section 139.38 feet to the present center line of a creek, thence North 2 degrees 54' West along the center line of said creek 87.89 feet, thence North 29 degrees 04' East along the center line of said creek 293.96 feet to the west line of section 10, thence North along the west line of said section (said line being the center line of said creek) 360.47 feet, thence North 28 degrees 42' East along the center line of said creek 136.41 feet, thence North 8 degrees 56' East along the center line of said creek 168.96 feet to the present center line of a town road, thence North 71 degrees 29' East along the center line of said road 301.8 feet, thence North 78 degrees 45' East along the center line of said road 191.15 feet, thence South 82 degrees 25' 30" East along the center line of said road 925.60 feet, thence South 4 degrees 01' 45" West 217.65 feet, thence South 33 degrees 27' 15" West 255.60 feet, thence South 89 degrees 11' 45" West 428.32 feet, thence South 2 degrees 56' 15" West 283.60 feet, thence South 84 degrees 55' 45" West 222.25 feet, thence South 0 degrees 55' 45" West 271.80 feet to the east and west 1/4 line of said section 10, thence North 88 degrees 43' West along said east and west 1/4 line 659.87 feet to the place of beginning. Containing 27 acres more or less.



Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said part 1st of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

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

---

**Department of Public Works**

Division of Engineering  
14200 Washington Avenue  
Sturtevant, WI 53177-1253  
Phone (262) 886-8440  
www.RacineCo.com



County of Racine  
Wisconsin

James A. Ladwig  
County Executive  
David Prott  
Director of Public Works  
Jeff Katz, PE  
Manager of Engineering

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May 10, 2011

To: Wisconsin Department of Natural Resources

Subject: Statement that all Legal Descriptions for Properties within the Contaminated Site Boundaries have been Included Former Waste Oil Tanks, Racine County Highway Department 31929 Academy Road, Rochester, Wisconsin BRRTS #02-52-118088

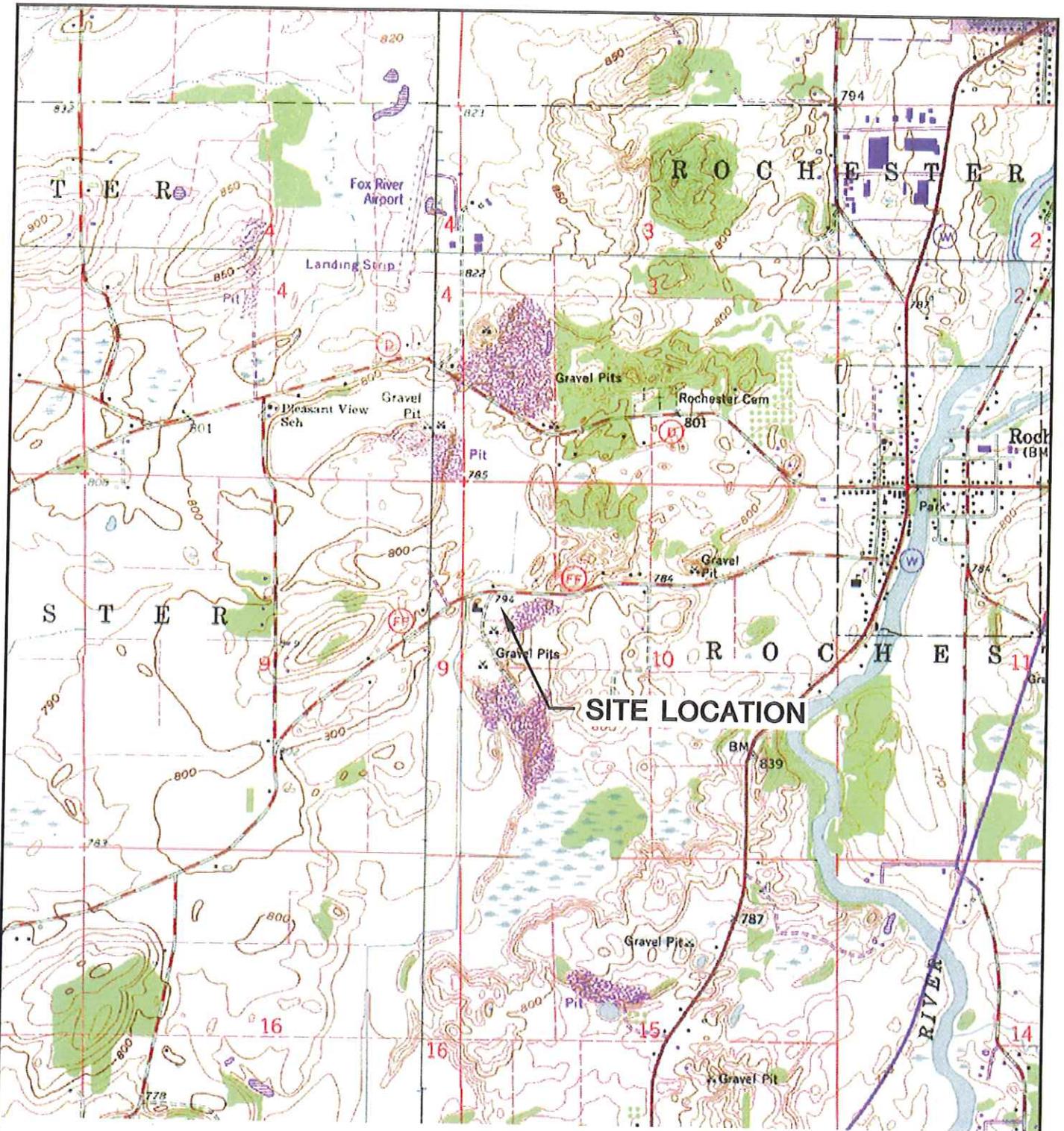
To Whom it May Concern:

To the best of my knowledge, I believe that with the submittal of the included property information, the legal descriptions for all of the properties within, or partially within the contaminated site's boundaries have been submitted with the case closure request.

Sincerely,

A handwritten signature in cursive script that reads "Jeff Katz".

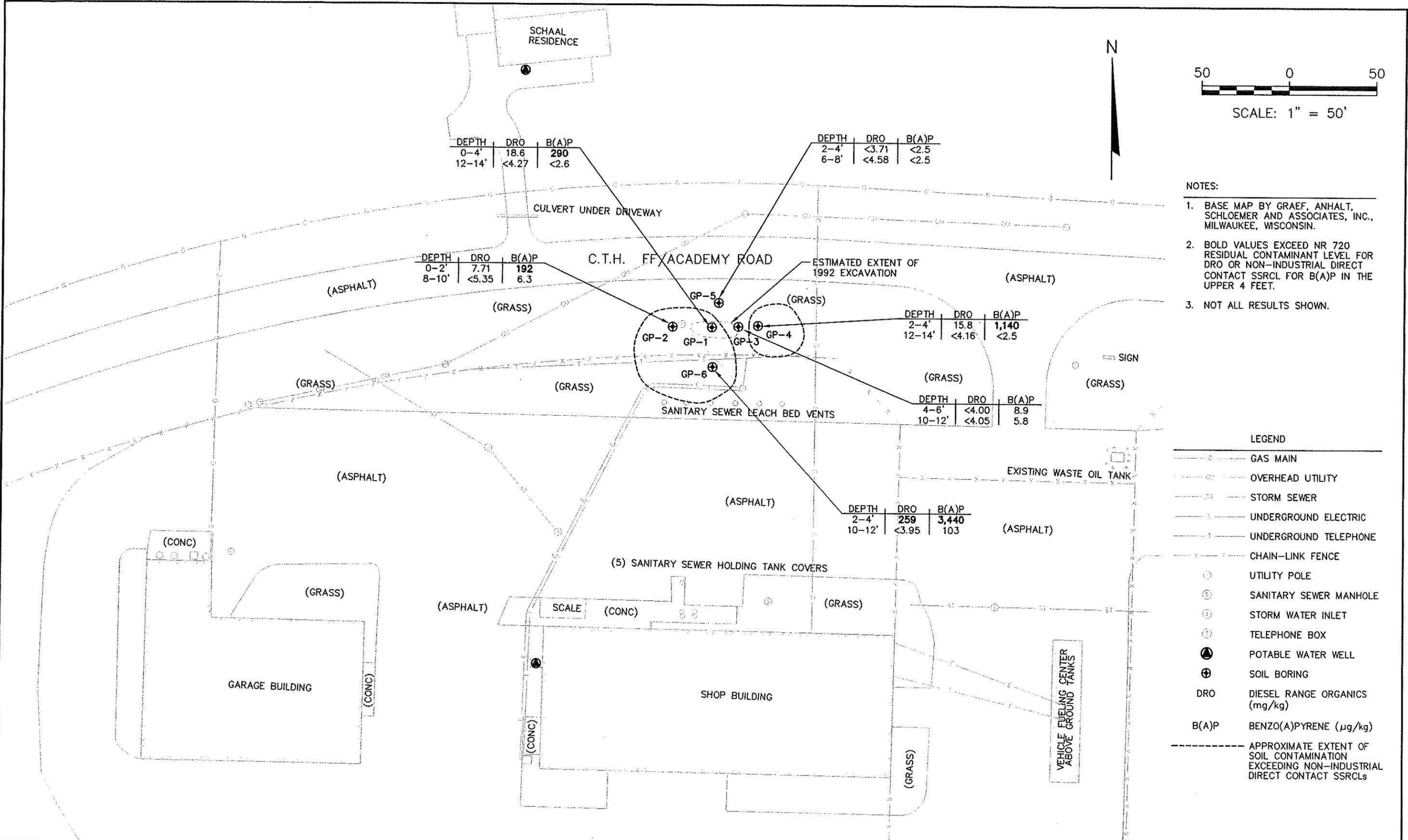
Jeff Katz, PE  
Racine County Public Works



ROCHESTER QUADRANGLE  
 WISCONSIN  
 7.5 MINUTE SERIES (TOPOGRAPHIC)  
 NW/4 SILVER LAKE 15' QUADRANGLE  
 1976  
 SCALE: 1" = 2,000'



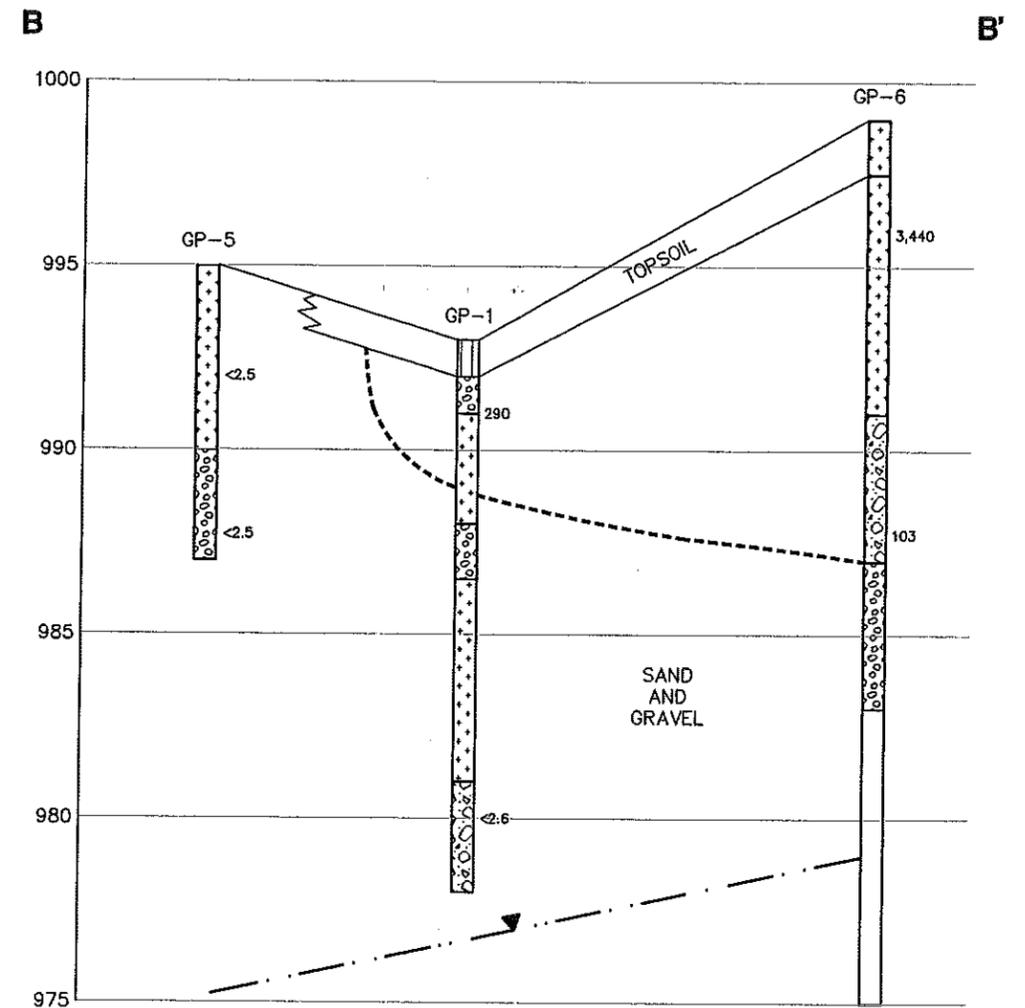
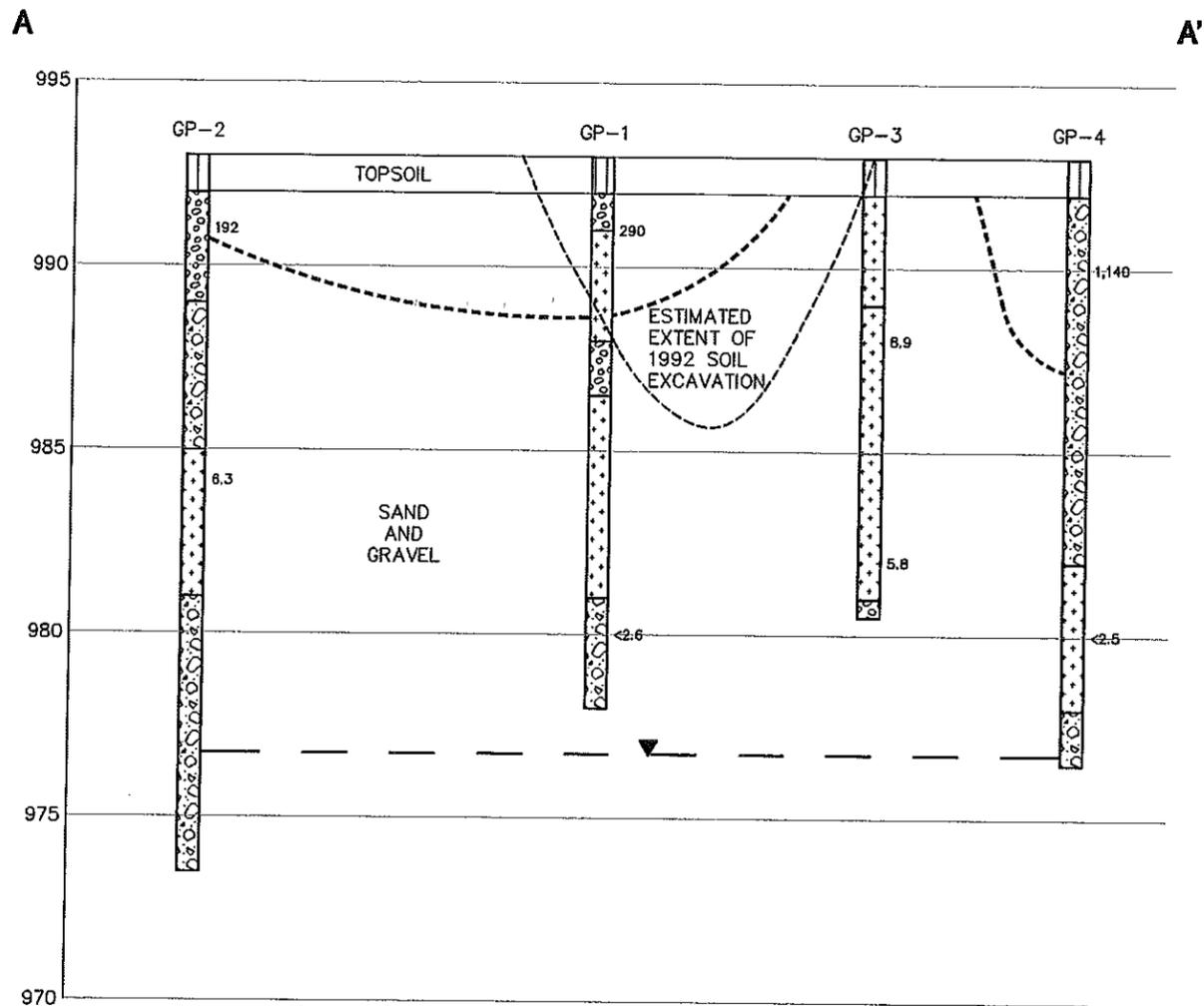
CLIENT	RACINE COUNTY PUBLIC WORKS 14200 WASHINGTON AVENUE STURTEVANT, WI 53177-1253		SITE	FORMER WASTE OIL TANKS RACINE COUNTY HIGHWAY DEPARTMENT 31929 ACADEMY ROAD ROCHESTER, WISCONSIN		ENGINEER	SITE LOCATION MAP	
	PROJECT NO.	4149		DRAWN BY:	KP		BT SQUARED 2830 DAIRY DRIVE MADISON, WI 53718-6751 PHONE: (608) 224-2830	FIGURE
DRAWN:	09/16/10	CHECKED BY:	SMS	A-2				
REVISED:	09/16/10	APPROVED BY:	SMS 5-10-11					



- NOTES:**
1. BASE MAP BY GRAEF, ANHALT, SCHLOEMER AND ASSOCIATES, INC., MILWAUKEE, WISCONSIN.
  2. BOLD VALUES EXCEED NR 720 RESIDUAL CONTAMINANT LEVEL FOR DRO OR NON-INDUSTRIAL DIRECT CONTACT SSRCL FOR B(A)P IN THE UPPER 4 FEET.
  3. NOT ALL RESULTS SHOWN.

- LEGEND**
- GAS MAIN
  - OVERHEAD UTILITY
  - STORM SEWER
  - UNDERGROUND ELECTRIC
  - UNDERGROUND TELEPHONE
  - CHAIN-LINK FENCE
  - UTILITY POLE
  - ⊙ SANITARY SEWER MANHOLE
  - ⊙ STORM WATER INLET
  - ⊙ TELEPHONE BOX
  - POTABLE WATER WELL
  - ⊕ SOIL BORING
  - DRO DIESEL RANGE ORGANICS (mg/kg)
  - B(A)P BENZO(A)PYRENE (μg/kg)
  - - - - - APPROXIMATE EXTENT OF SOIL CONTAMINATION EXCEEDING NON-INDUSTRIAL DIRECT CONTACT SSRCLs

PROJECT NO. 4149	DRAWN BY: KP	 2830 DAIRY DRIVE MADISON, WI 53718-6751 PHONE: (608) 224-2830	CLIENT RACINE COUNTY PUBLIC WORKS 14200 WASHINGTON AVENUE STURTEVANT, WI 53177-1253	SITE FORMER WASTE OIL TANKS RACINE COUNTY HIGHWAY DEPARTMENT 31929 ACADEMY ROAD ROCHESTER, WISCONSIN	FIGURE
DRAWN: 03/30/11	CHECKED BY: SMS				SOIL ANALYTICAL RESULTS MAP
REVISED: 03/30/11	APPROVED BY: SMS 05/10/11				C-3



- LEGEND
- SAND, WELL GRADED, LITTLE OR NO FINES (SW)
  - SILT (ML)
  - GRAVEL, POORLY GRADED, LITTLE OR NO FINES (GP)
  - GRAVEL, WELL GRADED, LITTLE OR NO FINES (GW)
  - 6.3 BENZO(A)PYRENE CONCENTRATION IN MICROGRAMS PER KILOGRAM ( $\mu\text{g}/\text{kg}$ )
  - APPROXIMATE EXTENTS OF BENZO(A)PYRENE CONCENTRATIONS EXCEEDING SSRCL OF  $88 \mu\text{g}/\text{kg}$
  - ▽ - ESTIMATED WATER TABLE

0 10  
 HORIZONTAL SCALE: 1" = 10'  
 VERTICAL SCALE: 1" = 5'  
 VERTICAL EXAGGERATION = 2X

PROJECT NO. 4149	DRAWN BY: KP	ENGINEER <b>BT SQUARED</b> 2830 DAIRY DRIVE MADISON, WI 53718-6751 PHONE: (608) 224-2830	CLIENT RACINE COUNTY PUBLIC WORKS 14200 WASHINGTON AVENUE STURTEVANT, WI 53177-1253	SITE FORMER WASTE OIL TANKS RACINE COUNTY HIGHWAY DEPARTMENT 31929 ACADEMY ROAD ROCHESTER, WISCONSIN	FIGURE C-4
DRAWN: 03/23/11	CHECKED BY: SMS				
REVISIONS: 04/08/11, 5/10/2011	APPROVED BY: SMS 05/10/11				

GEOLOGIC CROSS SECTIONS

**Table C-1**  
**Soil Analytical Results Summary - DRO and PVOCs**  
**Racine County Public Works / BT Squared Project #4149**  
(Results are in µg/kg, except where noted otherwise)

Sample	Date	Depth (feet)	PID (ppm)	DRO (mg/kg)	Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE
GP-1	10/28/2010	0-4	7	18.6 D2	<16	<18	<17	<37	<13	<18	<11
	10/28/2010	12-14	1.5	<4.27	<16	<18	81	<37	<13	<18	<11
GP-2	10/28/2010	0-2	4.5	7.71 D2	<17	<19	91	<39	<14	<19	<12
	10/28/2010	8-10	1.5	<5.35	<16	<18	90	<37	<13	<18	<11
GP-3	10/28/2010	4-6	1.5	<4.00	<16	<18	66	<37	<13	<18	<11
	10/28/2010	10-12	1.5	<4.05	<16	<18	72	<37	<13	<18	<11
GP-4	10/28/2010	2-4	4.5	15.8 D2	<16	<18	<17	<37	<13	<18	<11
	10/28/2010	12-14	4.5	<4.16	<16	<18	<17	<37	<13	<18	<11
GP-5	10/28/2010	2-4	1.5	<3.71	<16	<18	<17	<37	<13	<18	<11
	10/28/2010	6-8	1.5	<4.58	<17	<19	<18	<39	<14	<19	<11
GP-6	10/28/2010	2-4	1.5	<b>259</b> D2	<16	<18	67	<37	<13	<18	<11
	10/28/2010	10-12	1.5	<3.95	<16	<19	93	<38	<13	<19	<11
Methanol Blank	10/28/2010	--	--	NA	<16	<18	77	<37	<13	<18	<11
NR 720 Residual Contaminant Level (RCL)				100	5.5	2,900	1,500	4,100	NE	NE	NE
NR 746 Table 1				NE	8,500	4,600	38,000	42,000	83,000	11,000	NE
NR 746 Table 2				NE	1,100	NE	NE	NE	NE	NE	NE

**Table C-1**  
**Soil Analytical Results Summary - DRO and PVOCs**  
**Racine County Public Works / BT Squared Project #4149**

ABBREVIATIONS:

µg/kg = micrograms per kilogram or parts per billion (ppb)  
ppm = PID measured in ppm as isobutylene  
MTBE = Methyl-tert-butyl ether  
TMB = Trimethylbenzene  
NA = Not Analyzed  
NE = Not Established

mg/kg - milligrams per kilogram or parts per million (ppm)  
DRO = Diesel Range Organics  
PID = Photo-Ionization Detector  
PVOCs = Petroleum Volatile Organic Compounds  
-- = Not Applicable

NOTES:

**Bold+underlined** values exceed NR 720 RCLs.

NR 720 RCL - Wisconsin Administrative Code (WAC), Chapter NR 720 Residual Contaminant Level.

NR 746 Table 1 - WAC, Chapter NR 746.06(2)(b) Table 1 - Indicators of Residual Petroleum Product in Soil Pores.

NR 746 Table 2 - WAC, Chapter NR 746.06(2)(b) Table 2 - Protection of Human Health from Direct Contact with Contaminated Soil.

LABORATORY NOTES/QUALIFIERS:

D2 = The chromatogram is not characteristic for diesel. It has the characteristics of a product which has significant peaks within the DRO window.

Created by:	<u>TLR</u>	Date:	<u>11/30/2010</u>
Last revision by:	<u>TLR</u>	Date:	<u>11/30/2010</u>
Checked by:	<u>SMS</u>	Date:	<u>12/6/2010</u>

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**Table C-2**  
**Soil Analytical Results Summary - PAHs**  
**Racine County Public Works / BT Squared Project #4149**  
(Results are in µg/kg, except where noted otherwise)

Sample	Date	Depth (feet)	PID	Acenaph-thene	Acenaph-thylene	Anthracene	Benzo(a) anthracene	Benzo(b) fluoranthene	Benzo(k) fluoranthene	Benzo(a) pyrene	Benzo(ghi) perylene	Chrysene	Dibenzo(a,h) anthracene	Fluoranthene	Fluorene	Indeno(1,2,3-cd) pyrene	1-Methyl-naphthalene	2-Methyl-naphthalene	Naphthalene	Phenanthrene	Pyrene
GP-1	10/28/2010	0-4	7	<5.3	<7.4	<3.6	313	278	136	<b>290</b>	113	393	<3.0	637	<3.7	163	<4.2	<4.6	<5.2 LCL	136	375
	10/28/2010	12-14	1.5	<5.2	<7.3	<3.6	<4.6	<2.3	<3.2	<2.6	<4.4	<2.6	<3.0	<2.9	<3.7	<2.4	<4.1	<4.6	<5.1 LCL	<4.6	<3.1
GP-2	10/28/2010	0-2	4.5	<5.1	<7.1	<3.5	175	174	146	<b>192</b>	81.8	215	<2.9	557	<3.6	105	<4.0	<4.4	<5.0 LCL	49.6	378
	10/28/2010	8-10	1.5	<5.1	<7.1	<3.5	<4.4	5.3 J	<3.1	6.3 J	14.3	3.9 J	<2.9	6.3 J	<3.6	3.2 J	<4.0	<4.4	<5.0 LCL	<4.4	4.6 J
GP-3	10/28/2010	4-6	1.5	<4.9	<6.9	<3.4	6.9 J	7.5	<3.1	8.9	5.8 J	9.1	<2.8	16.3	<3.5	4.5 J	<3.9	<4.3	<4.8 LCL	<4.3	13.9
	10/28/2010	10-12	1.5	<4.9	<6.9	<3.4	<4.3	3.5 J	<3.0	5.8 J	9.5 J	3.6 J	<2.8	9.7	<3.5	2.8 J	<3.9	<4.3	<4.8 LCL	<4.3	8.4 J
GP-4	10/28/2010	2-4	4.5	159 J	<143	640	<b>1,510</b>	<b>995</b>	514	<b>1,140</b>	341	1,750	<58.4	3,740	312	565	<80.0	<88.6	<99.5 LCL	<b>3,140</b>	3,030
	10/28/2010	12-14	4.5	<5.2	<7.3	<3.5	<4.5	<2.3	<3.2	<2.5	<4.4	<2.5	<3.0	<2.9	<3.6	<2.4	<4.1	<4.5	<5.1 LCL	<4.5	<3.1
GP-5	10/28/2010	2-4	1.5	<5.0	<7.1	<3.4	<4.4	<2.3	<3.1	<2.5	<4.3	<2.5	<2.9	4.6 J	<3.5	<2.4	<4.0	<4.4	<4.9 LCL	<4.4	<3.0
	10/28/2010	6-8	1.5	<5.0	<7.1	<3.4	<4.4	<2.2	<3.1	<2.5	<4.3	<2.5	<2.9	<2.8	<3.5	<2.4	<4.0	<4.4	<4.9 LCL	<4.4	<3.0
GP-6	10/28/2010	2-4	1.5	<242	<340	<165	<b>3,550</b>	<b>3,280</b>	1,540	<b>3,440</b>	1,240	4,630	<139	8,190	<170	<b>1,940</b>	<190	<211	<237 LCL	415 J	6,830
	10/28/2010	10-12	1.5	<4.8	<6.8	<3.3	84.9	106	48.1	103	134	124	<2.8	218	<3.4	62.3	<3.8	<4.2	<4.7 LCL	13.5 J	225
Non-Industrial Direct Contact SSRCL <sup>1</sup>				NE	NE	NE	880	880	8,800	88	NE	88,000	88	NE	NE	880	NE	NE	NE	NE	NE
WDNR PAH Soil Generic Residual Contaminant Levels (RCLs) (Interim Guidance - April 1997)																					
Groundwater Pathway				38,000	700	3,000,000	17,000	360,000	870,000	48,000	6,800,000	37,000	38,000	500,000	100,000	680,000	23,000	20,000	400	1,800	8,700,000
Non-Industrial Direct Contact				900,000	18,000	5,000,000	88	88	880	8.8	1,800	8,800	8.8	600,000	600,000	88	1,100,000	600,000	20,000	18,000	500,000
Industrial Direct Contact				60,000,000	360,000	300,000,000	3,900	3,900	39,000	390	39,000	390,000	390	40,000,000	40,000,000	3,900	70,000,000	40,000,000	110,000	390,000	30,000,000

**ABBREVIATIONS:**

µg/kg = micrograms per kilogram or parts per billion (ppb)  
PAHs = Polynuclear Aromatic Hydrocarbons

SSRCL = Site Specific Residual Contaminant Level  
WDNR = Wisconsin Department of Natural Resources

**NOTES:**

**Bold+underlined** values exceed Non-Industrial Direct Contact SSRCLs in the upper 4 feet

**Italics+underlined** values exceed Groundwater Pathway RCLs

<sup>1</sup>Non-Industrial Direct Contact SSRCLs are calculated using an individual cancer risk of 1 x 10<sup>-6</sup> for carcinogens with cumulative cancer risk not to exceed 1 x 10<sup>-5</sup> per NR 720.

**LABORATORY NOTES/QUALIFIERS:**

J = Estimated concentration below laboratory quantitation level.

LCL = Laboratory control sample exhibited a bias. Sample results may also be biased low.

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Last revision by: TLR Date: 11/30/2010  
Checked by: SMS Date: 12/6/2010

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