

GIS Registry Information

This GIS Registry information was collected by DNR from existing documentation contained in a previously closed case file.

This case was closed by the DNR prior to August 1, 2002, when DNR began adding approved cleanups with residual soil contamination into the GIS Registry. Certain documents that are currently required by ch. NR 726, Wis. Adm. Code may, therefore, be unavailable.

DNR added this information to the GIS Registry to provide the public with information on closed sites with residual soil and/or groundwater contamination remaining above applicable state standards.

To review the complete file you may contact the West Central Regional Environmental Program Associate at 715-839-2784.

GIS REGISTRY INFORMATION

SITE NAME: Alma Farmers Union Coop Alma

BRRTS #: 03-06-000285 **FID #:** 606009800

COMMERCE #: 54610999900

CLOSURE DATE: 08/01/2001

STREET ADDRESS: 1300 S. Main St.

CITY: Alma

SOURCE PROPERTY Locational COORDINATES (meters in WTM91 projection): X= 367659 Y= 428212

CONTAMINATED MEDIA: Groundwater Soil Both

OFF-SOURCE GW CONTAMINATION >ES: Yes No

IF YES, STREET ADDRESS 1: _____

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

OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL): Yes No

IF YES, STREET ADDRESS 1: _____

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

CONTAMINATION IN RIGHT OF WAY: Yes No

DOCUMENTS NEEDED:

- Closure Letter, and any conditional closure letter or denial letter issued X
- Copy of any maintenance plan referenced in the final closure letter. X
- Copy of (soil or land use) deed notice *if any required as a condition of closure* X
- Copy of most recent deed, including legal description, for all affected properties X
- Certified survey map or relevant portion of the recorded plat map *(if referenced in the legal description)* for all affected properties NA
- County Parcel ID number, *if used for county*, for all affected properties X
- Location Map** which outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy). If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site. X
- Detailed Site Map(s) for all affected properties**, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy) This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs. X
- Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)** X
- Tables of Latest Soil Analytical Results (no shading or cross-hatching)** X
- Isoconcentration map(s), if required for site investigation (SI)** (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map. X
- GW: Table of water level elevations, with sampling dates, and free product noted if present** X
- GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)** X
- SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour** X
- Geologic cross-sections, if required for SI.** (8.5x14" if paper copy) X
- RP certified statement that legal descriptions are complete and accurate** NA
- Copies of off-source notification letters (if applicable)** NA
- Letter informing ROW owner of residual contamination (if applicable)**(public, highway or railroad ROW) NA

GRCRS Package Cover Sheet

Site Name Alma Farmers Union Coop - Former UST Site

Site Address 1300 S. Main St (Hwy 35) Alma, WI

BRRTS # 03-06-000285 Date of Closure Decision 4/13/2001

Closure letter(s)

Groundwater Use Restriction/Warranty Deed

Yes No Off-site contamination present? (Include related documents)

Yes No Right-of-way contamination present? (Include related documents)

General location map

367,659.0 GPS x-coordinate

428,212.2 GPS y-coordinate

Detailed site map(s)

Groundwater flow map(s)

Latest map(s) showing extent or outline of plume

Latest table(s) of analytical results (soil results included only if soil deed restriction is incorporated into groundwater use restriction document)

If available:

Legal description

201-440-0000 County and Parcel I.D./Tax Parcel No.

Geologic cross sections

Isoconcentrations map(s)



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor
Darrell Bazzell, Secretary
Scott A. Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, Wisconsin 54702-4001
Telephone 715-839-3700
FAX 715-839-6076
TDD 715-839-2786

August 2, 2001

Mr. Ron Hillman
Alma Farmers Union Cooperative
1300 South Main St.
Alma, WI 54610

Subject: Petroleum Contamination Investigation at Alma Farmers Union Cooperative –
C-Store Site, 1300 South Main St., (Highway 35), Alma, Buffalo Co.
DNR #03-06-000285, Final Case Closure

Dear Mr. Hillman:

On April 13, 2001, your site as described above was reviewed for closure by the Department of Natural Resources. The Department reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On May 1, 2001, you were notified that conditional closure was granted to this case.

On August 1, 2001, the Department received correspondence indicating that you have complied with the conditions of closure. A groundwater use restriction and notice of soil contamination has been recorded, a cap maintenance plan developed, and public notice of a performance standard provided. Based on the correspondence and data provided, it appears that your site has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 715-839-3824.

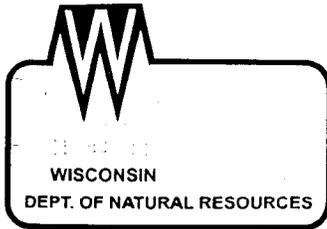
Sincerely,

Eileen Kramer
Hydrogeologist
Remediation & Redevelopment Program

cc: Ryan Yarrington, Cedar Corp.
Ed Gunderson, Countryside Cooperative

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State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor
Darrell Bazzell, Secretary
Scott A. Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, Wisconsin 54702-4001
Telephone 715-839-3700
FAX 715-839-6076
TDD 715-839-2786

April 23, 2001

Mr. Ron Hillman
Alma Farmers Union Cooperative
1300 South Main St.
Alma, WI 54610

Handwritten initials: CJP

Subject: Petroleum Contamination Cleanup at Alma Farmers Union Cooperative –
Underground Tank Site, 1300 South Main St., (Highway 35), Alma, Buffalo Co.
DNR #03-06-000285, PECFA #54610-0000-00, **Case Closure**

Dear Mr. Hillman:

On July 12, 1990, the Department of Natural Resources provided a notice to you that the degree and extent of petroleum contamination at the above-named site was required to be investigated and remediated. We have since been informed that the required work has been completed. On April 13, 2001, the above-named site was reviewed by the West Central Region Closeout Committee for a determination as to whether or not the case qualified for close out under ch. NR 726, Wis. Adm. Code. Based on the documentation provided to the Department, it appears that the petroleum contamination at this site has been addressed in compliance with the requirements of chs. NR 700 to 724 Wis. Adm. Code. Therefore, the Department considers the case closed, in accordance with NR726, having determined that no further action is necessary to protect human health or the environment.

Groundwater

Due to the presence of contamination remaining in groundwater at the site, a condition of the closeout is that the owner complete, sign and record a groundwater use restriction for the property within 60 days after receipt of this letter.

Soil – Direct Contact

Regarding residual soil contamination, a cap of impervious material to prevent potential direct contact and to prevent increased infiltration to the groundwater is to be maintained. A written cap maintenance plan must be developed and implemented.

Soil – Groundwater Pathway

Soil contamination at this site in exceedance of levels protective of the groundwater is considered to be addressed by the performance of groundwater remediation by natural attenuation. A condition of closeout is that a deed restriction that includes a description of the area of residual soil contamination, requires the maintenance of an impervious cap on the contaminated area, and refers to the cap maintenance plan must be drafted and filed. Petroleum contaminated soil and bedrock remaining on the site, if excavated in the future, may be a solid waste and require proper remediation and/or disposal.

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Public Notice of Performance Standard

As two performance standards (remediation by natural attenuation and impervious site cap) are incorporated into the remediation at this site, a public notice in accordance with the requirements of Wisc. Adm. Code. NR714.07(5) must be published, and its publication documented to the DNR.

For your convenience, I am enclosing generic forms for the deed instruments. Site specific information should be inserted, site map(s) attached, and drafts returned to me with additional material listed below for DNR review. Following DNR review, the final drafts are to be filed by the property owner with the County Register of Deeds. To document that this condition has been met, the property owner must submit to the DNR copies of the recorded deed instruments, with the recording information stamped on them.

Groundwater use restrictions that are required as a condition of closeout will be recorded in the future on a Groundwater Use Restriction Registry (GWURR). The registry will be a geographic information system (GIS) data layer, created and maintained by DNR. To facilitate processing of your closeout with a groundwater use restriction, we would appreciate your furnishing the following information (if it is not already included in the closeout summary and request):

1. Copies of deeds for all affected properties.
2. Parcel identification number(s) or parcel tax number(s) (usually assigned by county treasurer).
3. Legal descriptions of the property boundaries with metes and bounds (this is often found on the deed). References to lots on subdivided or platted property must be accompanied by a copy of the certified survey map or recorded plat map.
4. A location map which outlines each property to receive a GWUR. The map must be in sufficient detail to permit the easy location of the property/parcel.
5. A detailed map of the contaminated property/ies showing layout and location of buildings, roads, contaminant sources, utilities, receptors or potential receptors (ex: environmentally sensitive areas, wetlands), monitoring and potable wells, and property lines.
6. Latest available contaminant plume map(s), showing groundwater flow direction, monitoring and potable wells, and isoconcentrations for all groundwater contaminants that exceed NR140 PALs.

Monitoring Wells

To aid in completion of the investigation of the nearby above ground storage tank site investigation and cleanup, the department requests that the UST site monitoring wells identified as MW-2, MW-3, MW-4, MW-5 and P-1 be transferred to the AST site investigation. The balance of the UST site monitoring wells may be abandoned at this time or, if you prefer, transferred to the AST site investigation for monitoring of water levels. As a condition of case closure, all the monitoring wells must either be transferred or be properly abandoned and the abandonment forms sent to my attention. For wells that are abandoned at this time, please be certain that the abandonment contractor identifies the site completely on the forms and that the

forms are sent to my attention. Abandonment forms not completely filled out or not sent directly to me may not reach me, and I will not be able to complete the closure of your case.

To sum up, the following must be completed to finalize the closeout of your cleanup:

1. Groundwater use restriction filed with the county register of deeds. (Please submit a copy to DNR for review prior to filing.
2. Deed restriction for residual soil contamination and requiring the maintenance of a cap filed with the county register of deeds. (Again, a draft must be reviewed by DNR prior to filing.)
3. Cap maintenance plan.
4. Publication of public notice of performance standards.
5. Additional information needed to complete entry on the groundwater use restriction registry.
6. Monitoring well abandonment or transfer.

As soon as the above conditions have been fulfilled, your case closure will be completed. In accordance with the requirements of Wisconsin Administrative Code NR749, a fee in the amount of \$750 was received by the Department for closeout review of this case. The Department appreciates the actions you have undertaken to protect human health and the environment. If you have any questions, please feel free to call me at (715) 839-3824.

Sincerely,

Eileen Kramer
Hydrogeologist
Remediation and Redevelopment Program

c: Ryan Yarrington, Cedar Corporation
Dale Ziege, WDNR
Lori Huntoon, WDCOM



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Scott Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, Wisconsin 54702-4001
Telephone 715-839-3700
FAX 715-839-6076
TTY Access via relay - 711

January 4, 2007

Mr. Rick Fleury
Alma Farmers Union Cooperative
P.O. Box 428
Alma, WI 54610

SUBJECT: Final Case Closure By Closure Committee with Conditions Met
Alma Farmers Union Coop former AST (Site B), 1300 S. Main St., Alma, WI
WDNR BRRTS Activity #02-06-225789

Dear Mr. Fleury:

The West Central Region Closure Committee reviewed the above referenced case for closure. This committee reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On August 14, 2003, you were notified that the Closure Committee had granted conditional closure to this case.

The Department received correspondence indicating that you have complied with the requirements of closure. The conditions included abandoning the monitoring wells, recording a deed restriction to retain and maintain structures and pavements due to the remaining soil contamination, and submit a maintenance plan. On your behalf, Cedar Corp., petitioned the WDNR Wastewater Program to discontinue WPDES Permit #WI-0046566-4 for discharge from the underdrains in STH 35 near the site. This Permit was terminated by WDNR Wastewater Engineer Peter Skorseth in a letter to you dated June 10, 2004. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

FUTURE EXCAVATION OF RESIDUAL CONTAMINATED SOIL

Residual soil contamination remains on the property as indicated in the information submitted to the Department of Natural Resources. If soil on the property is excavated in the future, the property owner at the time of excavation will be required to sample and analyze the excavated soil to determine whether the contamination still remains. If contamination remains, 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 at the time of excavation. **Special precautions may need to be taken during excavation activities to prevent a direct contact health threat to humans.** Based upon the results of sample analysis, the current owner will also have to properly store, treat, or dispose of any excavated materials, in accordance with state and federal laws.

In addition, depending on site-specific conditions, construction over contaminated materials may result in vapor migration into enclosed structures or migration 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.

Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites for residual soil and groundwater contamination. Information that was submitted with your closure request application will be included on the GIS Registry. To review the sites on the GIS Registry web page, visit <http://dnr.wi.gov/org/aw/rr/gis/index.htm>. If your property is listed on the GIS Registry and you intend to construct or reconstruct a well, you will need Department approval. Department approval is required before construction or reconstruction of a well on a property listed on the GIS Registry, in accordance with s. NR 812.09(4)(w). To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line <http://www.dnr.state.wi.us/org/water/dwg/3300254.pdf> or at the web address listed above for the GIS Registry.

Your site was closed with the requirement that a deed restriction to retain and maintain existing structures and pavement on the property as a barrier over the contaminated soil be recorded at the county Register of Deeds office, and that maintenance of the structures and pavement be conducted as described in the maintenance and inspection plan, dated November 3, 2003. The maintenance plan and inspection log are to be kept up-to-date and on-site, and the inspection log need only be submitted to the Department upon request. A copy of the deed restriction and the referenced maintenance plan can be found in the Department's regional files, or they can be viewed on the GIS Registry for this site, at <http://dnr.wi.gov/org/aw/rr/gis/index.htm>.

This site has been cross-referenced in DNR files and contaminated site databases to the following related sites:

- #03-06-000285 Alma Farmer's Union Coop – Alma
- #03-06-222993 Alma Farmer's Union Coop C-Store
- #03-06-385318 Alma Convenience Store Site

If there is equipment purchased with PECFA funds remaining at the site, contact the Commerce PECFA Program to determine the method for salvaging the equipment.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 715-839-1604.

Sincerely,



Tom Kendzierski
Hydrogeologist
Remediation & Redevelopment

cc: Scott McCurdy, Cedar Corp., 604 Wilson Ave., Menomonie, WI 54751
Garden Valley Coop, S1853 County Road U, Waumandee, WI 54622



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Scott Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, Wisconsin 54702-4001
Telephone 715-839-3700
FAX 715-839-6076
TTY 711

July 23, 2004

Mr. George W. Rude
General Manager
Countryside Cooperative
514 East Main Street
Durand, WI 54736

SUBJECT: Final Case Closure By Project Manager With Conditions Met
Alma Convenience Store Site,
1301 South Main Street, Alma, Wisconsin
WDNR BRRTS # 03 06 385318
Commerce # 54610-7717-01

Dear Mr. Rude:

On February 19, 2004 your site as described above was reviewed for closure by the Department of Natural Resources. The Department reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On March 25, 2004, you were notified that conditional closure was granted to this case.

On July 23, 2004, the Department received correspondence indicating that you have complied with the conditions of closure. Contaminated soil disposal was properly documented, a deed restriction was recorded requiring maintenance of an asphalt cap at the site. On your behalf, Cedar Corp., petitioned the WDNR Wastewater Program to discontinue WPDES Permit # WI-0046566-4 for discharge from the underdrains in STH 35 near the site. This Permit was terminated by WDNR Wastewater Engineer Peter Skorseth in a letter to you dated June 10, 2004. Based on the correspondence and data provided, it appears that your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

This site has been cross-referenced in DNR files and contaminated site databases to the following related sites;

03-06-000285 Alma Farmer's Union Coop – Alma
#03-06-222993 Alma Farmer's Union Coop C-Store.

Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the registry. To review the sites on the GIS Registry web page, visit

<http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm> If your property is listed on the GIS Registry due to groundwater contamination exceeding ch. NR 140 standards at the time of closure, and you intend to construct or reconstruct a well, you will need Department approval. Department approval is required before construction or reconstruction of a well on a property listed on the GIS Registry, in accordance with s. NR 812.09(4)(w). To obtain approval, Form 3300-254 needs to be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at the web address listed above.

If this is a PECFA site, section 101.143, Wis. Stats., requires that PECFA claimants seeking reimbursement of interest costs, for sites with petroleum contamination, submit a final reimbursement claim within 120 days after they receive a closure letter on their site. For claims not received by the PECFA Program within 120 days of the date of this letter, interest costs after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

If there is equipment purchased with PECFA funds remaining at the site, contact the Commerce PECFA Program to determine the method for salvaging the equipment.

Please be aware that this case may be reopened pursuant to s. NR726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

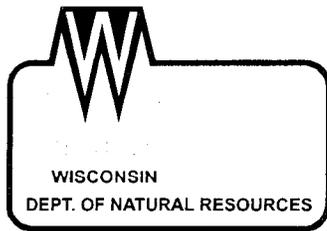
The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 715/839-1604.

Sincerely,



Thomas Kendzierski
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Mr. Rick Bilodeau & Mr. Matt Taylor – Cedar Corp.
Mr. Rick Fleury – Alma Farmer's Union, Box 428 Alma, WI 54610



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor
Darrell Bazzell, Secretary
Scott A. Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, Wisconsin 54702-4001
Telephone 715-839-3700
FAX 715-839-6076
TDD 715-839-2786

August 2, 2001

Mr. Ron Hillman
Alma Farmers Union Cooperative
1300 South Main St.
Alma, WI 54610

A handwritten signature in black ink, appearing to be 'Eileen Kramer'.

Subject: Petroleum Contamination Investigation at Alma Farmers Union Cooperative –
C-Store Site, 1301 South Main St., (Highway 35), Alma, Buffalo Co.
DNR #03-06-222993, Final Case Closure

Dear Mr. Hillman:

On April 13, 2001, your site as described above was reviewed for closure by the Department of Natural Resources. The Department reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On May 1, 2001, you were notified that conditional closure was granted to this case.

On August 1, 2001, the Department received correspondence indicating that you have complied with the conditions of closure. A groundwater use restriction and notice of soil contamination has been recorded, a cap maintenance plan developed, and public notice of a performance standard provided. Based on the correspondence and data provided, it appears that your site has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 715-839-3824.

Sincerely,

Eileen Kramer
Hydrogeologist
Remediation & Redevelopment Program

cc: Ryan Yarrington, Cedar Corp.
Ed Gunderson, Countryside Cooperative

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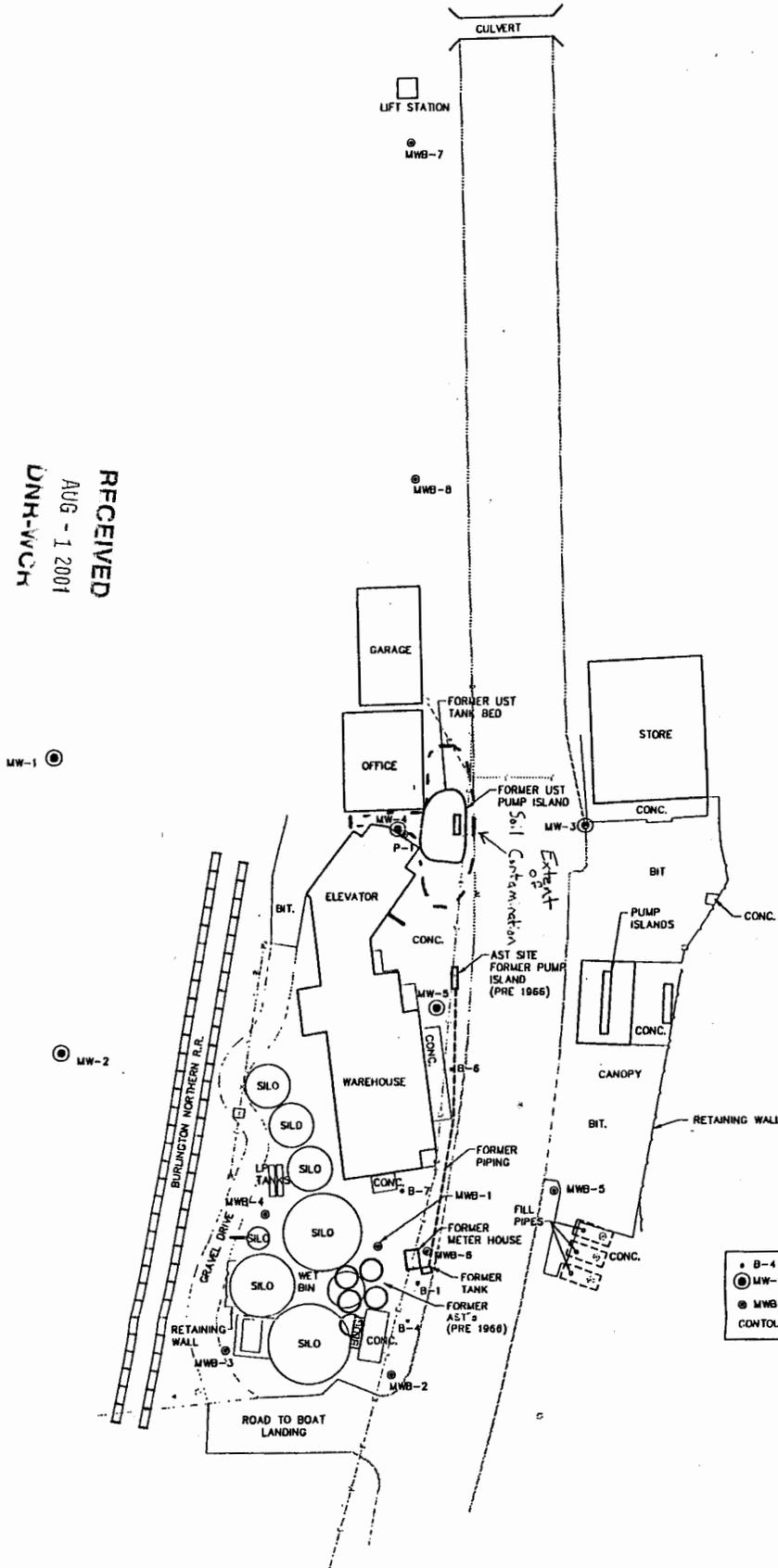


ALMA FARMERS UNION COOPERATIVE
ALMA, WI
IMPERVIOUS CAP MAINTENANCE PLAN

Alma Farmers Union Cooperative of 1300 South Main St., Alma, Wisconsin, agrees to maintain the portion of the impervious cap overlying soil contamination at the 1300 South Main St. site in Alma, Wisconsin. The extent of the surface to be maintained is in the area of the former UST system and pump island as identified in Exhibit A. The maintenance plan includes an annual inspection of the impervious cap by Alma Farmers Union Cooperative maintenance personnel. Cracks and/or damaged areas of the cap will be repaired or replaced by Alma Farmers Union Cooperative or a subcontracted asphalt/concrete maintenance company. The annual inspection and maintenance will be performed in the spring of the year. Additional maintenance and damage repair will be performed as the need arises. A record of all maintenance activities will be kept by Alma Farmers Union Cooperative or its successor's.

RECEIVED
AUG - 1 2001
DNR-WCH

RECEIVED
AUG - 1 2001
DNH-WCH



KEY

- B-4 = SOIL BORING LOCATIONS
- ⊙ MW-5 = MONITORING WELL LOCATIONS (UST SITE)
- ⊙ MWB-5 = MONITORING WELL LOCATIONS (AST SITE B)
- CONTOUR INTERVAL = 1.5 FT (DASHED WHERE INFERRED)

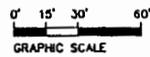


Exhibit A

PROJECT
ALMA FARMERS UNION COOPERATIVE
1300 MAIN STREET
ALMA, WI 54610
SITE PLAN



804 Main Avenue
Mansfield, Wisconsin 53751

engineers • architects • planners • environmental specialists
land surveyors • landscape architects • interior designers

715-235-9081
800-677-2372
715-235-2727
www.cedarcorp.com

DATE	11/7/01
NO. OF SHEETS	017
PROJECT	ALMA FARMERS UNION COOPERATIVE
DRAWN BY	PKF
CHECKED BY	OC
DATE	APRIL 2000
SCALE	AS SHOWN
PROJECT NO.	ALMA/ASE/DWG
DRAWING NO.	SITE/DWG

200084

and analyzed for contaminants that were previously detected on the property and any extracted ground water shall be managed in compliance with applicable statutes and rules.

The following activities are prohibited on that portion of the property described above where a cap or cover has been placed as depicted on Exhibit B, unless prior written approval has been obtained from the Wisconsin Department of Natural Resources or its successor or assign: (1) Excavating or grading of the land surface; (2) Filling on the capped area; (3) Plowing for agricultural cultivation; and (4) Construction or installation of a building or other structure with a foundation that would sit on or be placed within the cap or cover. In addition, cap or cover shall be maintained in compliance with a plan prepared and submitted to the Wisconsin Department of Natural Resources by a responsible party, as required by section NR 724.13 (2), Wis. Adm. Code (October 1999).

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

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

By signing this document, Ron Hillman asserts that he is duly authorized to sign this document on behalf of Alma Farmers Union Cooperative.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 11th day of July, 2001.

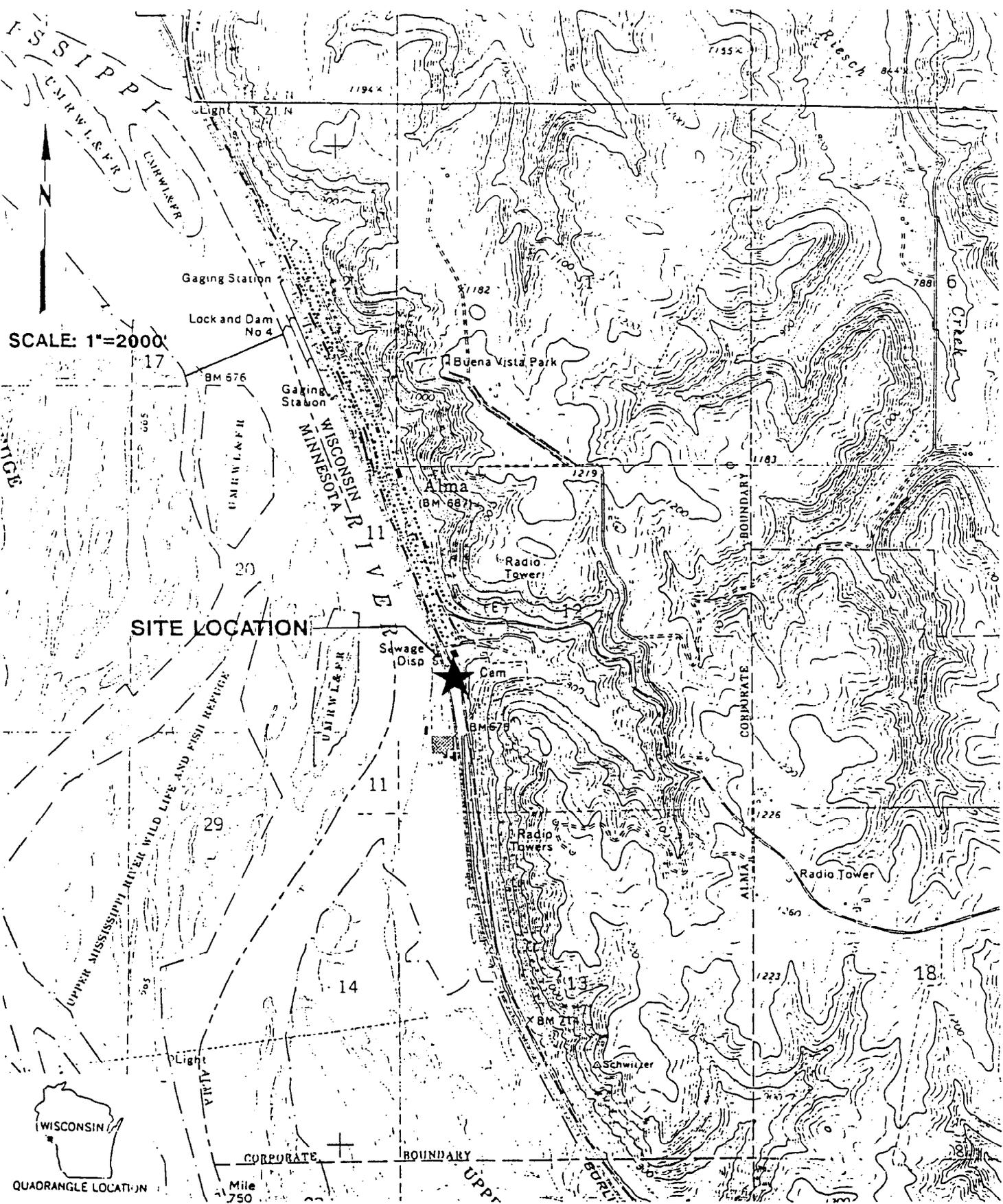
Signature: Ronald Hillman
Printed Name: Ronald Hillman
Title: General Manager

Subscribed and sworn to before me this 11 day of July, 2001.

Dorinda A. Grogan
Notary Public, State of WI
My commission 11-28-02

This document was drafted by Cedar Corporation with assistance from the Wisconsin Department of Natural Resources.

Ryan Yarrington for Cedar Corporation



SOURCE: USGS 7.5 MINUTE TOPOGRAPHIC QUADRANGLE MAP

BRUCE A. LIESCH ASSOCIATES, INC.
 HYDROLOGISTS • GEOLOGISTS • ENVIRONMENTAL SCIENTISTS

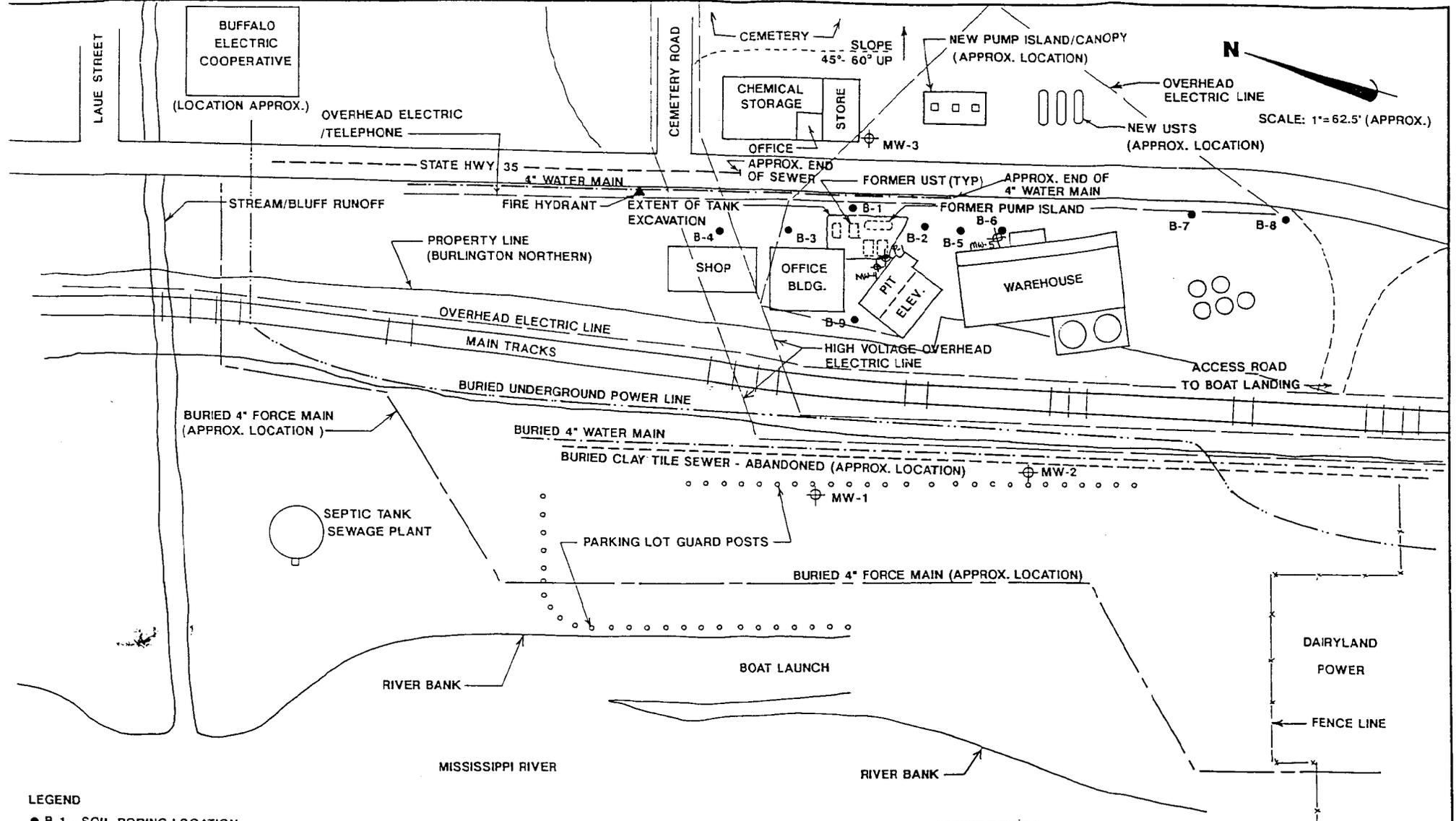
3400 15th Avenue, Suite 200, St. Cloud, MN 55401 • 920-559-1423

ALMA FARMERS UNION COOPERATIVE

SITE LOCATION MAP

FEB 92

FIG. 1



BRUCE A. LIESCH ASSOCIATES, INC.
 HYDROLOGISTS - GEOLOGISTS - ENVIRONMENTAL SCIENTISTS
 13400 15th Avenue North, Plymouth, MN 55441-4123

ALMA FARMERS UNION COOPERATIVE	FEB 92
SOIL BORING/MONITORING WELL LOCATION MAP	Fig. 2

Monitoring Well	Date Sampled	Lab ID	DRO mg/L	GRO ug/L	Benzene ug/L PAL=0.5 ES=5	Ethylbenzene ug/L PAL=140 ES=700	MTBE ug/L PAL=12 ES=60	Toluene ug/L PAL=200 ES=1000	1,2,4-TMB ug/L PAL=96* ES=480*	1,3,5-TMB ug/L PAL=96* ES=480*	Xylenes ug/L PAL=1000 ES=10,000	
4p-	3	8/4/1997	12922		<0.5	<0.5	<0.5	<0.5	<0.5	<0.5	<1.0	
	3	1/20/1998	454683		<0.15	<0.28	<0.11	<0.24	<0.36	<0.27	<0.89	
	3	7/7/1998	305767		10	75	<4.9	220	360	100	1100	
	3	8/5/1998	309250		4200	75	<1.7	200	380	100	1000	
	3	2/2/1999	336366			550	45	2.3	470	53	440	
	3	7/27/1999	359217			13	310	<5.0	21	870	260	970
	3	1/4/2000	379778		1200	140	33	<1.6	330	29	8.9	220
	3	8/22/2000	408532		2000	7.5	120	<0.80	31	200	44	320

Source	4	9/7/1994	142574			1500	370	<50	130	470	130	2300
	4	3/22/1995	10 0075019		2100	600	73	<8.0	16	110	36	440
	4	10/10/1995	10 0305979			2800	830	<80	230	960	310	5100
	4	2/21/1996	168296		9400	1500	190	<50	<50	280	140	1000
	4	1/21/1997	86951	1.26		905	148	<10.0	15.6	240	72.1	927.4
	4	8/4/1997	12923	1.65		653	<50	<100	<50	388	245	1410
	4	1/20/1998	454685	0.83		2200	240	<2.2	14	530	150	1800
	4	7/7/1998	305768	2.1		1000	360	<1.6	39	540	150	2300
	4	2/2/1999	336367	2.6		2600	130	<6.4	17	330	95	1400
	4	7/27/1999	359218	2.8		1900	390	<3.2	50	520	160	2400
	4	1/4/2000	379779		4100	1100	110	<3.2	15	220	64	740
	4	8/22/2000	408533		9000	2400	350	<1.6	35	420	120	2100

Side	5	9/7/1994	142575			2.1	6.7	81	<1.0	4.8	1.7	11
	5	10/10/1995	10 0305987			<1.0	<1.0	8.7	2.4	<1.0	<1.0	<2.0
	5	7/22/1996	177433			14	4.3	3.1	<1.0	1.5	<1.0	4.3
	5	7/22/1996	177434			13	3.9	2.3	2.6	1.3	<1.0	3.0
	5	1/21/1997				<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0
	5	8/4/1997	12924	0.230		52.2	1.51	<1.0	1.69	0.853	1.81	5.99
	5	1/20/1998	454686			6000	140	<5.5	1800	75	21	890
	5	7/7/1998	305769			11000	1200	<23	14000	740	180	5900
	5	8/5/1998	309251		51000	11000	1500	<16	17000	990	250	5200
	5	2/2/1999	336368			4500	870	49	870	690	180	3100
	5	7/27/1999	359219			330	44	5.3	80	49	15	120
	5	1/4/2000	379781	<0.10	170	40	7.8	<1.6	3.4	3.2	<2.9	7.4
	5	8/22/2000	408534		100	16	3.9	<0.16	1.2	1.7	0.34	3.7

DRO = Diesel Range Organics
 GRO = Gasoline Range Organics
 MTBE = Methyl-Tert-Butyl Ether
 TMB = Trimethylbenzene
 PAL = Preventive Action Limit (NR 140)

ES = Enforcement Standard (NR 140)
 ug/L = micrograms per liter = parts per billion
 mg/L = milligrams per liter = parts per million
 NA = Not Analyzed
 * = 1,2,4-TMB and 1,3,5-TMB combined

Tuesday, February 13, 2001
 l://working/dgrprvoc

**TABLE
PAH GROUNDWATER ANALYSIS RESULTS
ALMA FARMERS UNION CO-OP
UST SITE**

Data Sampled	Lab ID	Acenaph-thene	Acenaph-thylene	Anthra-cene PAL=600 ES=3000	Benzo (a) anthracene	Benzo (a) pyrene PAL=0.02 ES=0.2	Benzo (b) fluoranthene PAL=0.02 ES=0.2	Benzo (k) fluoranthene	Benzo (ghi) perylene	Chrysene PAL=0.02 ES=0.2	Dibenzo (a,h) anthracene	Fluor-anthene PAL=80 ES=400	Fluorene PAL=80 ES=400	Indeno (1,2,3-cd) pyrene	1-Methyl Naphthalene	2-Methyl Naphthalene	Naphthalene PAL=8 ES=40	Phenan-threne	Pyrene PAL=50 ES=250
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Monitoring Well: 1

1/20/1998	454681	<0.045	<0.042	<0.034	<0.025	<0.036	<0.028	<0.063	<0.050	<0.023	<0.035	<0.065	<0.038	<0.053	0.28	<0.043	<0.050	<0.058	<0.028
7/7/1998	305765	<0.22	<0.55	<0.018	<0.017	<0.027	<0.043	<0.029	<0.10	<0.013	<0.16	<0.10	<0.029	<0.083	<0.40	<0.60	<0.22	<0.014	<0.047
2/2/1999	336364	<0.22	<0.56	<0.018	<0.017	<0.028	<0.044	<0.030	<0.10	<0.013	<0.16	<0.10	<0.030	<0.085	<0.41	<0.61	<0.22	<0.014	<0.048

Monitoring Well: 2

1/20/1998	454682	<0.045	<0.042	<0.034	<0.025	<0.036	<0.028	<0.063	<0.050	<0.023	<0.035	<0.065	<0.038	<0.053	<0.060	<0.043	<0.050	<0.058	<0.028
7/7/1998	305766	<0.22	<0.55	<0.018	<0.017	<0.027	<0.043	<0.029	<0.10	<0.013	<0.16	<0.10	<0.029	<0.083	<0.40	<0.60	<0.22	<0.014	<0.047
2/2/1999	336365	<0.22	<0.56	<0.018	<0.017	<0.027	<0.043	<0.029	<0.10	<0.013	<0.16	<0.10	<0.029	<0.084	<0.40	<0.61	<0.22	<0.014	<0.047
1/4/00	379777	<0.23	<0.57	<0.019	<0.018	<0.028	<0.030	<0.030	<0.10	<0.014	<0.17	<0.10	<0.029	<0.08	<0.42	<0.62	<0.23	<0.015	<0.049

Monitoring Well: 4

8/4/1997	12923	<0.1	<0.08	<0.03	0.091	0.078	0.088	<0.03	<0.05	<0.04	<0.06	<0.04	<0.04	<0.04	6.19	20.7	<0.05	<0.08	<0.16
1/20/1998	454685	<0.045	<0.042	<0.034	<0.025	<0.036	<0.028	<0.063	<0.050	<0.023	<0.035	<0.065	<0.038	<0.053	<0.060	22	31	<0.058	0.17
7/7/1998	305768	<0.22	<0.55	0.16	0.19	0.071	0.046	<0.029	0.11	0.059	<0.16	0.45	0.18	<0.083	19	33	110	0.40	0.12
2/2/1999	336367	<0.26	<0.65	0.048	<0.020	0.044	<0.051	<0.034	<0.12	<0.015	<0.19	0.14	0.16	<0.098	2.7	3.3	9.7	0.051	0.074

Monitoring Well: 5

1/4/00	379781	<0.22	<0.55	<0.018	<0.017	<0.027	<0.043	<0.029	<0.10	<0.013	<0.16	<0.10	<0.029	<0.083	<0.40	<0.60	<0.22	<0.014	<0.047
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Results reported in ug/L = micrograms per liter = parts per billion

PAL = Preventive Action Limit (NR 140)

ES = Enforcement Standard (NR 140)

Tuesday, February 13, 2001

**TABLE 3A
LEAD, DRO, GRO, AND PVOC GROUND WATER ANALYSIS RESULTS
ALMA FARMERS UNION CO-OP**

AST site

SITE B

Monitoring Well	Date Sampled	Lab ID	Lead ug/L PAL=1.5 ES=15	DRO mg/L	GRO ug/L	Benzene ug/L PAL=0.5 ES=5	Ethylbenzene ug/L PAL=140 ES=700	MTBE ug/L PAL=12 ES=60	Toluene ug/L PAL=200 ES=1000	1,2,4-TMB ug/L PAL=96* ES=480*	1,3,5-TMB ug/L PAL=96* ES=480*	Xylenes ug/L PAL=1000 ES=10,000
1	11/5/1999	373045	0.0017	42	18000	<1.0	16	<2.5	3.0	830	360	97
1	1/4/00	379769	NA	38	7000	13	8.7	<1.6	<2.0	390	200	34
1	3/31/00	390048	NA	NA	7700	2.0	15	<1.6	4.8	300	190	45
2	11/5/1999	373046	<0.0012	<0.10	<50	<0.10	<0.25	<0.25	<0.10	<0.10	<0.10	<0.25
2	1/4/00	379770	NA	<0.10	<50	<0.13	<0.22	<0.16	<0.20	<0.22	<0.22	0.38
2	3/31/00	390049	NA	NA	<50	<0.13	<0.22	<0.16	<0.20	<0.22	<0.29	<0.23
3	11/5/1999	373047	<0.0012	<0.10	<50	<0.10	<0.25	<0.25	<0.10	<0.10	<0.10	<0.25
3	1/4/00	379771	NA	<0.10	<50	0.16	<0.22	<0.16	0.41	0.25	<0.29	0.72
3	3/31/00	390050	NA	NA	<50	<0.13	<0.22	<0.16	<0.20	<0.22	<0.29	<0.23
4	11/5/1999	373048	0.0095	2.8	4800	12	21	<2.5	6.5	590	170	270
4	1/4/00	379772	NA	2.7	6700	<18	17	<21	13	400	190	190
4	3/31/00	390051	NA	NA	5400	25	27	<0.80	13	400	200	260
5	11/5/1999	373049	<0.0012	1.6	10000	100	210	17	710	680	170	2000
5	1/4/00	379773	NA	9.5	53000	540	1400	<32	4000	4200	1000	12000
5	3/31/00	390052	NA	NA	24000	330	600	<3.2	1900	1700	460	4300
6	3/31/00	390053	0.0031	NA	6900	14	200	<1.6	18	810	230	760
7	3/31/00	390054	<0.0012	NA	<50	<0.13	0.24	<0.16	<0.20	5.1	1.5	1.0
8	3/31/00	390055	<0.0012	NA	<50	<0.13	<0.22	<0.16	0.22	3.7	0.89	0.92

DRO = Diesel Range Organics
GRO = Gasoline Range Organics
MTBE = Methyl-Tert-Butyl Ether
TMB = Trimethylbenzene
PAL = Preventive Action Limit (NR 140)

ES = Enforcement Standard (NR 140)
ug/L = micrograms per liter = parts per billion
mg/L = milligrams per liter = parts per million
NA = Not Analyzed
* = 1,2,4-TMB and 1,3,5-TMB combined

Table 1
Indicators of Residual Petroleum Product in Soil Pores

Substance	Soil Screening Levels (mg/Kg)	Soil Screening at B-5 mg/Kg
Benzene	8.5	3.43
1,2-DCA	0.6	N/A
Ethylbenzene	4.6	38.1
Toluene	38	35.1
Xylene	42	161.9
1,2,4-Trimethylbenzene	83	109
1,3,5-Trimethylbenzene	11	33
Naphthalene	2.7	12.9

N/A - Not Analyzed
ND - No Detect

- c) *There is no soil contamination within 4 feet of the ground surface that exceeds any of the direct contact soil contaminant concentrations for the substances listed in Table 2.*

Based on PID readings taken from 0 to 4 feet, there is the possibility of soil contamination above Table 2 values. However, these areas are covered by asphalt limiting the infiltration of surface water into the contaminated soil.

+ limiting direct contact

Table 2
Protection of Human Health from
Direct Contact with Contaminated Soil

Substance	Soil Contaminant Concentrations (top 4 feet of the soil) (mg/kg)
Benzene	1.10
1,2-DCA	0.54

Depth of samples unknown

		B-1	B-2	B-3	B-4	B-5	B-6	B-7	B-8	B-9
Benzene	mg/kg	0.457	<0.25	<0.005	<0.005	3.43	<0.005	<0.005	<0.005	<0.005
Ethyl benzene	mg/kg	1.23	1.84	<0.005	<0.005	38.1	0.0059	<0.005	<0.005	0.0459
Toluene	mg/kg	4.03	0.285	<0.005	<0.005	35.1	<0.005	<0.005	<0.005	0.008
o-Xylene	mg/kg	2.28	1.96	<0.005	<0.005	49.9	<0.005	<0.005	<0.005	0.0476
m+p-Xylene	mg/kg	5.33	<0.5	<0.01	<0.01	112	<0.01	<0.01	<0.01	0.107
1,3,5-Trimethylbenzene	mg/kg	0.5	0.86	<0.005	<0.005	33	<0.005	<0.005	<0.005	0.0242
1,2,4-Trimethylbenzene	mg/kg	0.75	0.54	<0.005	<0.005	109	0.0066	<0.005	<0.005	0.0136
Naphthalene	mg/kg	<0.5	<0.5	<0.01	<0.01	12.9	<0.01	<0.01	<0.01	<0.01
TPH, Gasoline	mg/kg	120	151	<2	<2	7420	3.8	<2	<2	<2
TPH, Fuel oil #1	mg/kg	450	170	170	350	1400	260	55	53	250

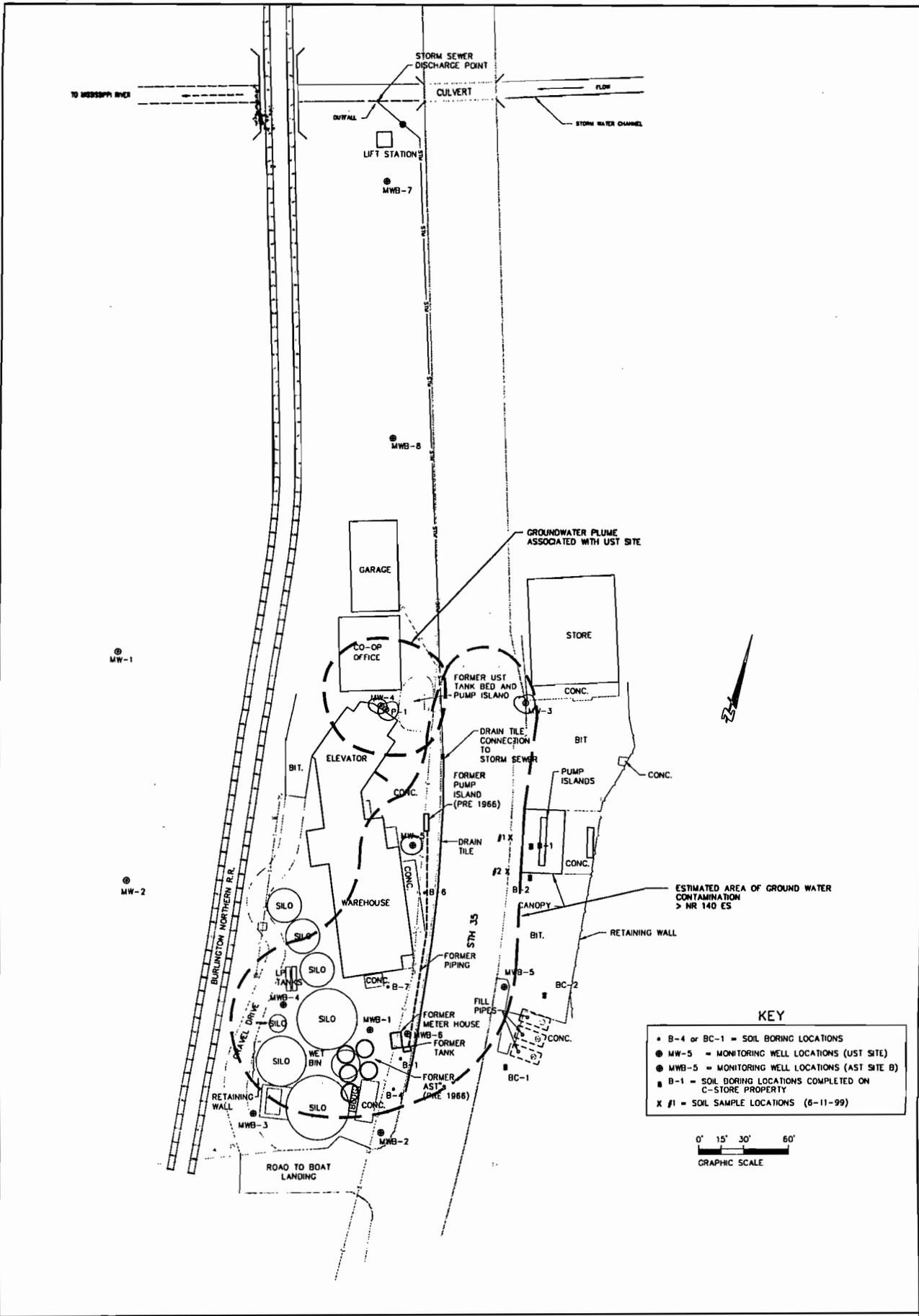
NOTES:

Soil samples collected May 22, 1991.

Soil samples analyzed by MVTL.

mg/kg - milligrams per kilogram

/WP/WQ/65120/SoilQuality/PosSQ



- KEY**
- B-4 or BC-1 = SOIL BORING LOCATIONS
 - MW-5 = MONITORING WELL LOCATIONS (UST SITE)
 - ⊙ MWB-5 = MONITORING WELL LOCATIONS (AST SITE B)
 - B-1 = SOIL BORING LOCATIONS COMPLETED ON C-STORE PROPERTY
 - X #1 = SOIL SAMPLE LOCATIONS (6-11-99)

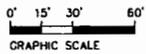


FIGURE 5

PROJECT
ALMA FARMERS UNION COOPERATIVE
 1300 MAIN STREET
 ALMA, WI 54610
 SITE FEATURES MAP

Cedar corporation

804 Wilson Avenue
 Menomonee, Wisconsin 54751

715-239-9081
 800-372-7332
 715-235-2727
 www.cedarcorp.com

engineers • architects • planners • environmental specialists
 land surveyors • landscape architects • interior designers

DATE	1/29/01-017
ISSUED FOR	CEDAR CORP.
DRAWN BY	ALMA
CHECKED BY	ALMA
DATE	APRIL 2000
REVISIONS	
DATE	MAY 2000
BY	
PROJECT NO.	ALMA/54610
FIGURE NO.	FIGURE 7.dwg

TABLE 4
GROUND WATER MONITORING - GROUNDWATER ELEVATION
ALMA FARMERS UNION CO-OP
UST SITE

Monitoring Well	Date Sampled	Groundwater Elevation
1	6/7/1994	664.58
1	9/7/1994	663.16
1	3/22/1995	663.34
1	10/10/1995	663.34
1	2/21/1996	663.39
1	7/22/1996	664.08
1	1/21/1997	663.52
1	8/4/1997	665.41
1	1/20/1998	662.70
1	7/7/1998	665.54
1	2/2/1999	662.72
1	7/27/1999	664.53
1	1/4/2000	660.79
1-P	6/7/1994	671.81
1-P	9/7/1994	670.66
1-P	3/22/1995	671.73
1-P	10/10/1995	671.36
1-P	2/21/1996	670.88
1-P	7/22/1996	671.48
1-P	1/21/1997	670.63
1-P	8/4/1997	671.26
1-P	1/20/1998	670.29
1-P	7/7/1998	672.53
1-P	2/2/1999	670.29
1-P	7/27/1999	672.02
1-P	1/4/2000	668.38
2	6/7/1994	664.90
2	9/7/1994	663.65
2	3/22/1995	663.83
2	10/10/1995	664.15
2	2/21/1996	663.89
2	7/22/1996	664.48
2	1/21/1997	663.95
2	8/4/1997	665.66
2	1/20/1998	663.16
2	7/7/1998	665.82
2	2/2/1999	663.18
2	7/27/1999	665.01
2	1/4/2000	661.17
3	6/7/1994	672.79
3	9/7/1994	671.55

**GROUND WATER MONITORING - GROUNDWATER ELEVATION
ALMA FARMERS UNION CO-OP
UST SITE**

Monitoring Well	Date Sampled	Groundwater Elevation
3	3/22/1995	672.58
3	10/10/1995	672.18
3	2/21/1996	669.91
3	7/22/1996	670.42
3	1/21/1997	669.59
3	8/4/1997	671.11
3	1/20/1998	669.25
3	7/7/1998	671.47
3	8/5/1998	
3	2/2/1999	669.33
3	7/27/1999	671.07
3	1/4/2000	669.31
4	6/7/1994	670.94
4	9/7/1994	670.10
4	3/22/1995	670.13
4	10/10/1995	670.65
4	2/21/1996	669.24
4	7/22/1996	670.66
4	1/21/1997	669.71
4	8/4/1997	671.20
4	1/20/1998	669.20
4	7/7/1998	671.59
4	2/2/1999	669.47
4	7/27/1999	671.14
4	1/4/2099	667.54
5	6/7/1994	673.28
5	9/7/1994	671.97
5	3/22/1995	672.90
5	10/10/1995	672.45
5	7/22/1996	672.65
5	7/22/1996	
5	1/21/1997	671.70
5	8/4/1997	673.27
5	1/20/1998	671.45
5	7/7/1998	673.63
5	8/5/1998	
5	2/2/1999	671.51
5	7/27/1999	672.80
5	1/4/2000	669.83

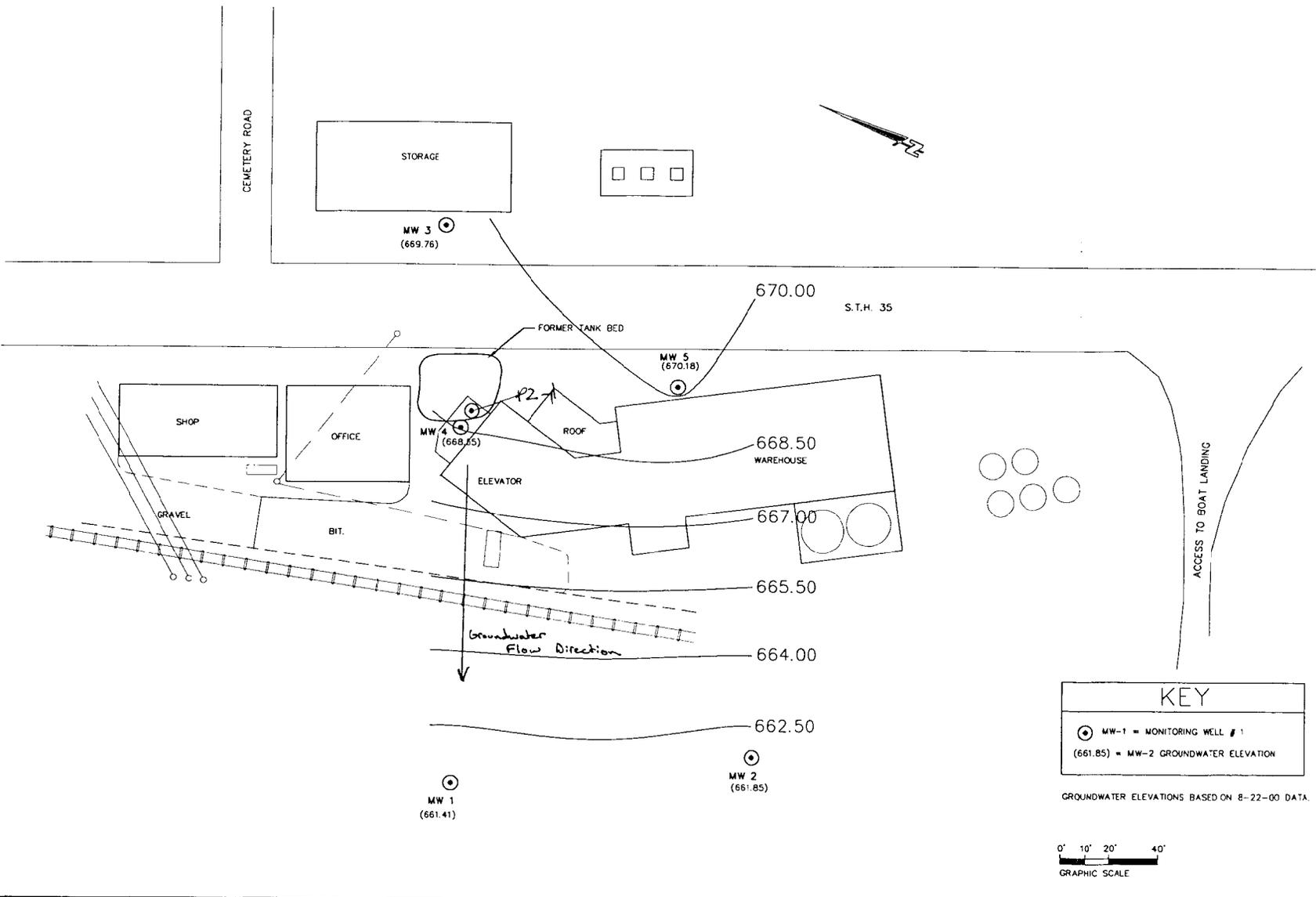
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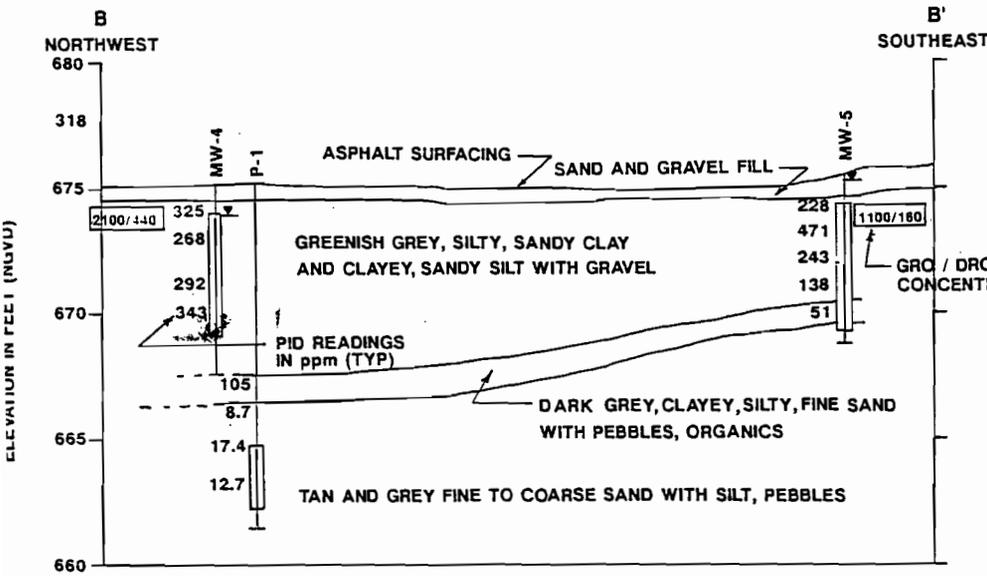
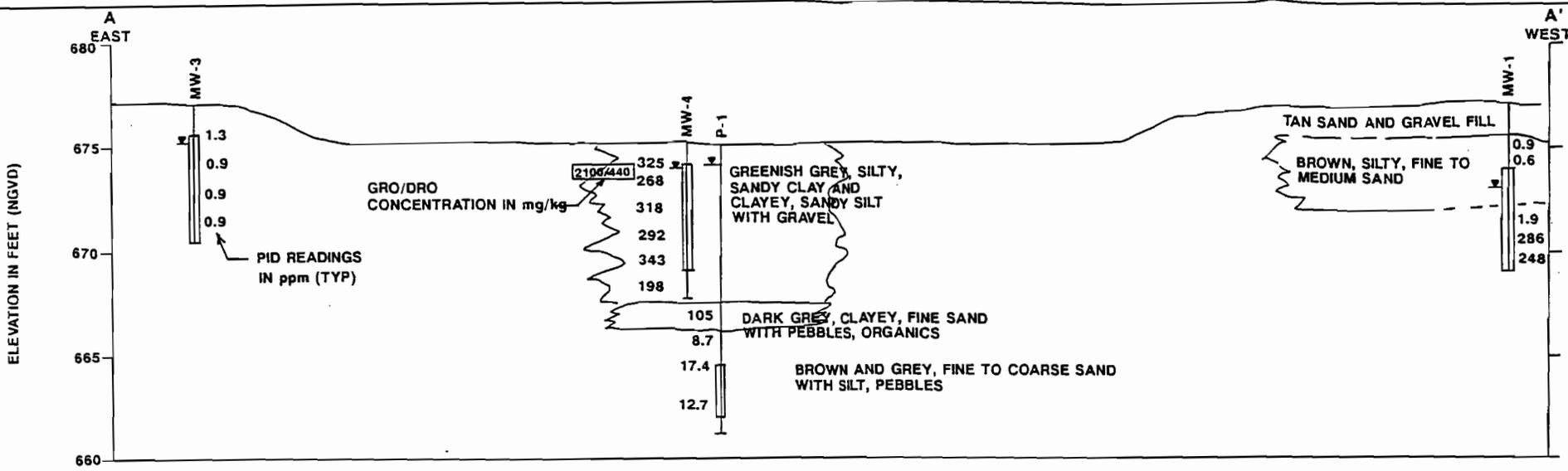
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CHECKED BY	T.G.
DATE	FEBRUARY 2001
REVISIONS	
REFERENCE FILE	CWFBASE
DRAWING FILE	8-22-00GWF

Cedar Corporation
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 715-235-2001
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 715-235-2006
 715-235-2007
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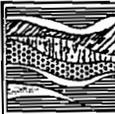
ALMA FARMER'S UNION
 ALMA FARMERS UNION COOPERATIVE
 8-22-00 GROUNDWATER FLOW MAP

Fig. 5





1" = 20'
1" = 5'
VE = 4X

 LIESCH ENGINEERING CORPORATION HYDROGEOLOGISTS • CONSULTING ENGINEERS <small>13400 15th AVE. NE, RAINIER, WA 98141 (206) 558-1422</small>	ALMA FARMERS UNION COOPERATIVE / UST SITE	JULY 93
	GEOLOGIC CROSS SECTIONS A-A' AND B-B'	