

GIS REGISTRY INFORMATION

SITE NAME:	Dahl Pharmacy			FID #	
BRRTS #:	03-63-282779			(if appropriate):	
COMMERCE #:	54665-1650-10-A				
CLOSURE DATE:	December 04, 2007				
STREET ADDRESS:	210 S Main St				
CITY:	Viroqua				
SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):	X =	448121	Y =	342835	
CONTAMINATED MEDIA:	Groundwater	<input type="checkbox"/>	Soil	<input checked="" type="checkbox"/>	Both
OFF-SOURCE GW CONTAMINATION >ES:		Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
• IF YES, STREET ADDRESS:					
• GPS COORDINATES (meters in WTM91 projection):	X =		Y =		
OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL):	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
• IF YES, STREET ADDRESS 1:					
• GPS COORDINATES (meters in WTM91 projection):	X =		Y =		
CONTAMINATION IN RIGHT OF WAY:	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
<u>DOCUMENTS NEEDED</u>					
Closure Letter, and any conditional closure letter issued or denial letter issued					<input checked="" type="checkbox"/>
Copy of any maintenance plan referenced in the final closure letter					<input type="checkbox"/>
Copy of (soil or land use) deed notice <i>if any required as a condition of closure</i>					<input type="checkbox"/>
Copy of most recent deed, including legal description, for all affected properties					<input checked="" type="checkbox"/>
Certified survey map or relevant portion of the recorded plat map (<i>if referenced in the legal description</i>) for all affected properties					<input type="checkbox"/>
County Parcel ID number, <i>if used for county</i> , for all affected properties					<input checked="" type="checkbox"/>
Location Map that 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. If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.					<input checked="" type="checkbox"/>
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. 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.					<input checked="" type="checkbox"/>
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)					<input type="checkbox"/>
Tables of Latest Soil Analytical Results (no shading or cross-hatching)					<input checked="" type="checkbox"/>
Isoconcentration map(s), <i>if required for site investigation (SI)</i> . The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.					<input type="checkbox"/>
GW: Table of water level elevations, with sampling dates, and free product noted if present					<input type="checkbox"/>
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)					<input type="checkbox"/>
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour					<input type="checkbox"/>
Geologic cross-sections, <i>if required for SI</i>					<input type="checkbox"/>
RP certified statement that legal descriptions are complete and accurate					<input checked="" type="checkbox"/>
Copies of off-source notification letters (if applicable)					<input type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable) (public, highway or railroad ROW)					<input type="checkbox"/>



ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
P.O. Box 8044
Madison, Wisconsin 53708-8044
TDD #: (608) 264-8777
Fax #: (608) 267-1381
Jim Doyle, Governor
Jack L. Fischer, A.I.A., Secretary

December 4, 2007

Karen Dahl
510 Garfield Ave.
Viroqua, WI 54665

RE: **Final Closure**

Commerce # 54665-1650-10-A DNR BRRTS # 03-63-282779
Dahl Pharmacy, 210 S Main St, Viroqua

Dear Mr. Dahl:

The Wisconsin Department of Commerce (Commerce) has received all items required for closure of the site referenced above. This case 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 contamination. It is in your best interest to keep all documentation related to the environmental activities that were conducted.

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

Thank you for your efforts to bring this case to closure. If you have any questions, please contact me in writing at the letterhead address or by telephone at (608) 266-0593.

Sincerely,

A handwritten signature in black ink that reads "Brian F. Taylor". The signature is written in a cursive style with a large, prominent initial "B".

Brian F. Taylor
Senior Hydrogeologist
Site Review Section

438283

RECEIVED

DOCUMENT NO.

NOV 15 2007

DNR-WCR

RETURN ADDRESS: Thomas S. Sleik
505 King Street, Suite 300
La Crosse, WI 54601

438283
Recorded Vernon County, WI
Register of Deeds Office
KONNA SPAETH, REGISTER

07/05/2007
08:30 AM

QUIT-CLAIM DEED

THIS DEED, is made between Katherine L. Dahl
("GRANTOR") and Charles F. Dahl, under conservatorship,
("GRANTEE")
GRANTOR quit claims to GRANTEE the following described
real estate in Vernon County, State of Wisconsin:

Pl. 13.00

This Space Reserved for Recording

62-286-00004-0000; 62-286-00002-0000
62-286-00003-0000
Parcel Identification Number

See attached legal description.

Together with all appurtenant rights, title and interests.

This is not homestead property.

FEE
77.25(8)
EXEMPT

Dated this 29th day of June, 2007.

Katherine L. Dahl

Katherine L. Dahl

(SEAL)

Signature(s) of Katherine L. Dahl authenticated this 29th day of June, 2007.

Thomas M. Fitzpatrick

TITLE: MEMBER STATE BAR OF WISCONSIN

THIS INSTRUMENT WAS DRAFTED BY
Attorney Thomas M. Fitzpatrick
123 7th Street South
La Crosse, WI 54601

438283

Parcel 1:

The South 42 feet of Lot 1, Block 1, Original Plat of the City of Viroqua, Vernon County, Wisconsin, EXCEPT the North 18 feet thereof; also the East 33 feet of the South 42 feet of Lot 4, Block 1, Original Plat of the City of Viroqua, Vernon County, Wisconsin. Subject to easements and rights of way of record, EXCEPT such part heretofore conveyed to Paul A. Dahl and Ann B. Dahl, his wife, on September 26, 1949 and recorded October 1, 1949 in Volume 119 of Deeds, page 36, Office of Register of Deeds for Vernon County, Wisconsin; also conveyed herewith is an easement for a perpetual right of way for purpose of ingress and egress over and across the following described lands Located in the City of Viroqua, Vernon County, Wisconsin to-wit: The East 16 feet of Lot 4, Block 1, Original Plat of the City of Viroqua.

Parcel 2:

The North eighteen (18) feet of the South forty-two (42) feet of Lot One (1), Block One (1), Original Plat of the village, now City of Viroqua, together with an easement for a perpetual right-of-way for purpose of ingress and egress over and across the following-described lands located in the city of Viroqua, Vernon County, Wisconsin to-wit: The East sixteen (16) feet of Lot four (4), Block One (1), Original Plat of the City of Viroqua.

Parcel 3:

The North twenty-four (24) feet of Lot One (1) and the East thirty-four (34) feet of the North twenty-four feet of Lot Four (4) in Block One (1), Original Plat to the Village, now City, of Viroqua.

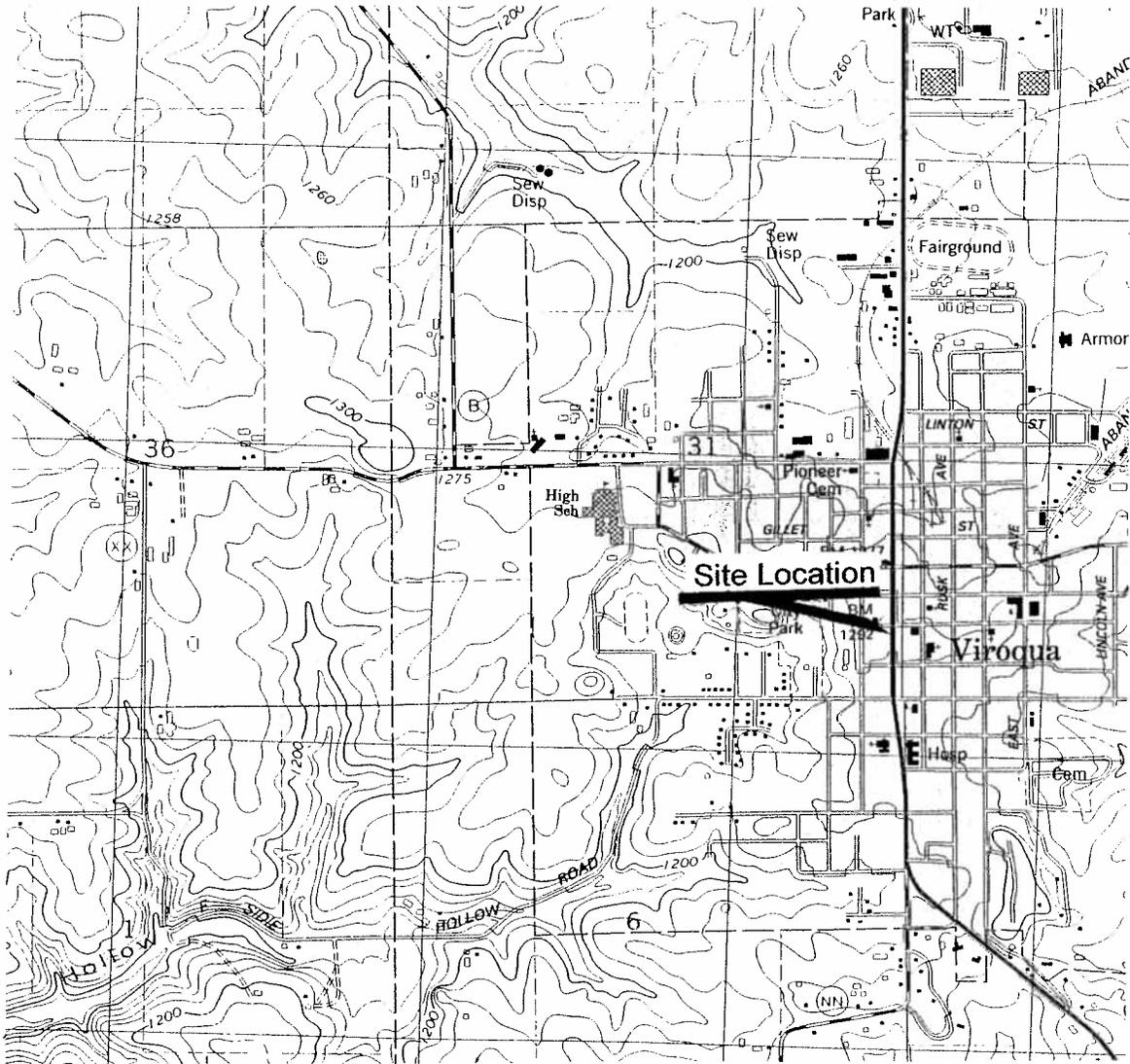
Parcel 4:

The North thirty-eight (38) feet of Lot Two (2) and the North thirty-eight (38) feet of the East thirty-three (33) feet of Lot 3, all in Block One (1), of the Original Plat to the Village, now City, of Viroqua, Vernon County, Wisconsin.



Endeavor
ENVIRONMENTAL SERVICES, INC.

200 SOUTH WASHINGTON STREET, SUITE 205, GREEN BAY, WI 54301



VIROQUA QUADRANGLE
USGS 1983 (Photorevised 1985)

SCALE 1:24,000
CONTOUR INTERVAL 20 FEET

FIGURE 1
SITE LOCATION
DAHL PHARMACY SITE
VIROQUA, WISCONSIN

SCALE	SHEET NO.	DWG NO.	DATE	SIZE	REV	CHK'D	APP'D



Jefferson



448121, 342835

Vernon
Virginia

Bixby

Rock

Carter

Rusk

Terhune

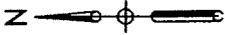
Scale: 1:4,778



Selected Map Tool:



WtmXY



U.S. HWY 14/61

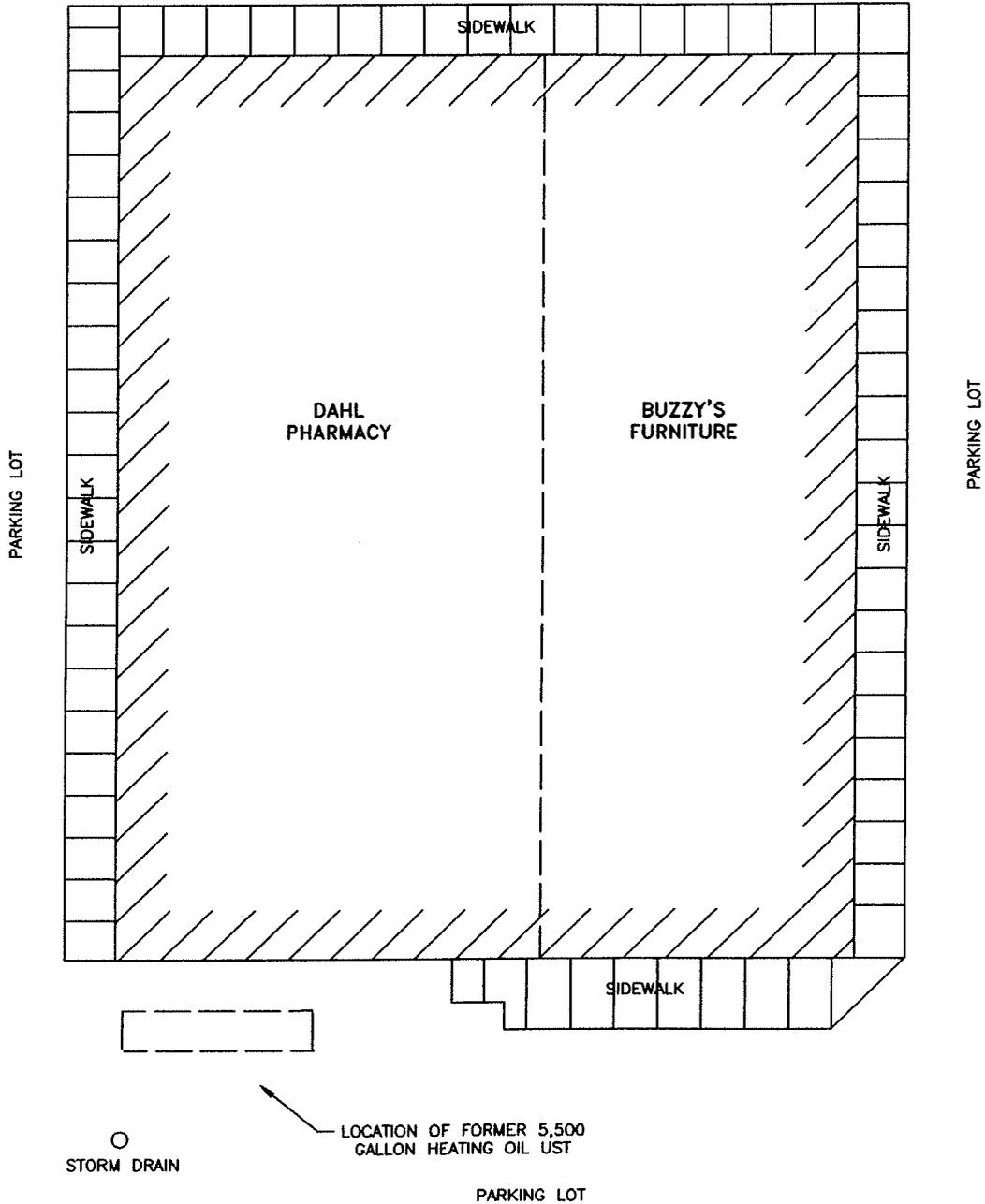
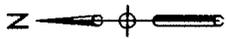
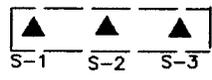
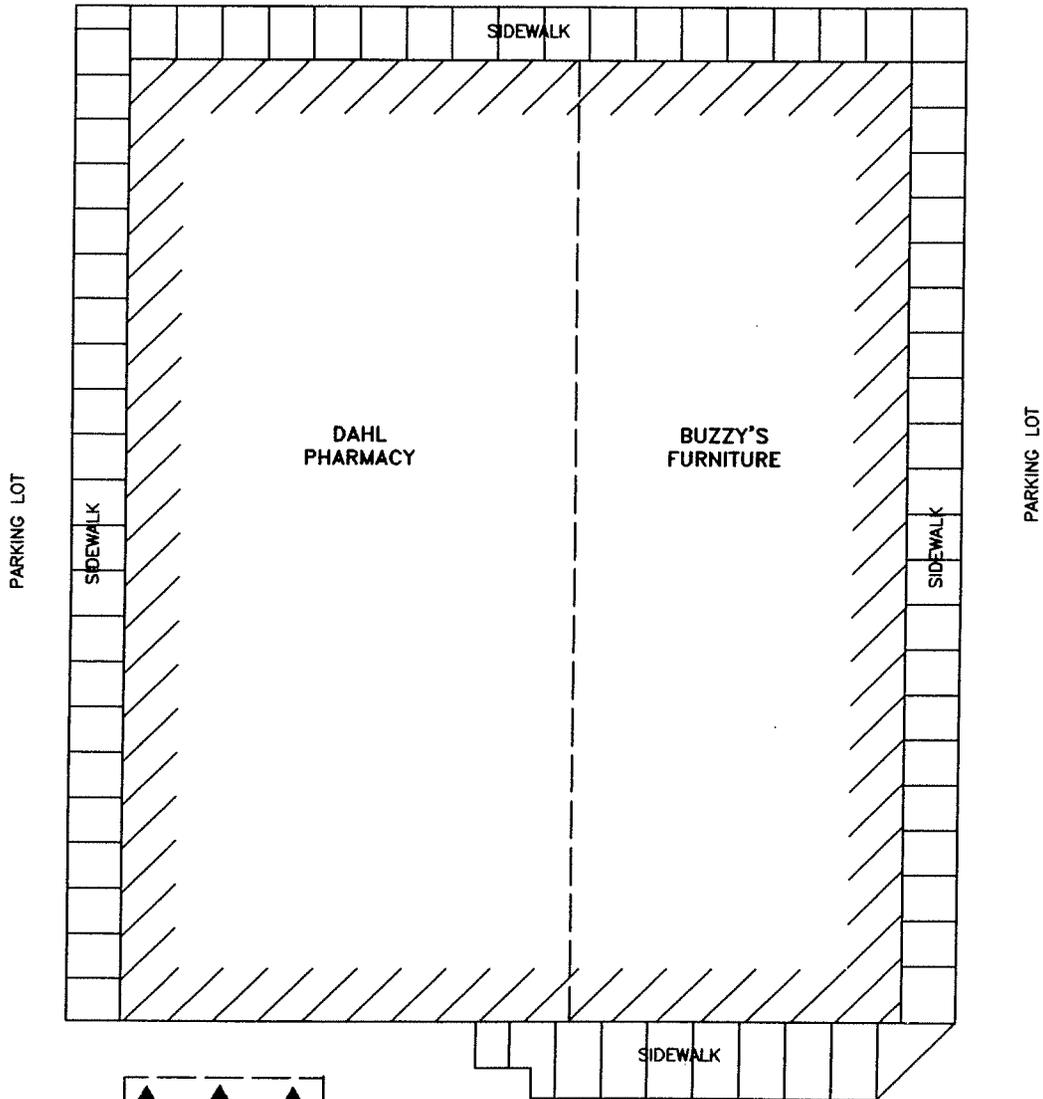


FIGURE 2
SITE CONFIGURATION
DAHL PHARMACY SITE
VIROQUA, WISCONSIN

SCALE	SHEET NO.	DWG NO.	DATE	SIZE	REV	CHK'D	APP'D
1" = 25'	1 OF 1	P01108.41.2	2/28/03	A	0		



U.S. HWY 14/61



○
STORM DRAIN

— LOCATION OF FORMER 5,500
GALLON HEATING OIL UST

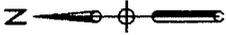
PARKING LOT

LEGEND

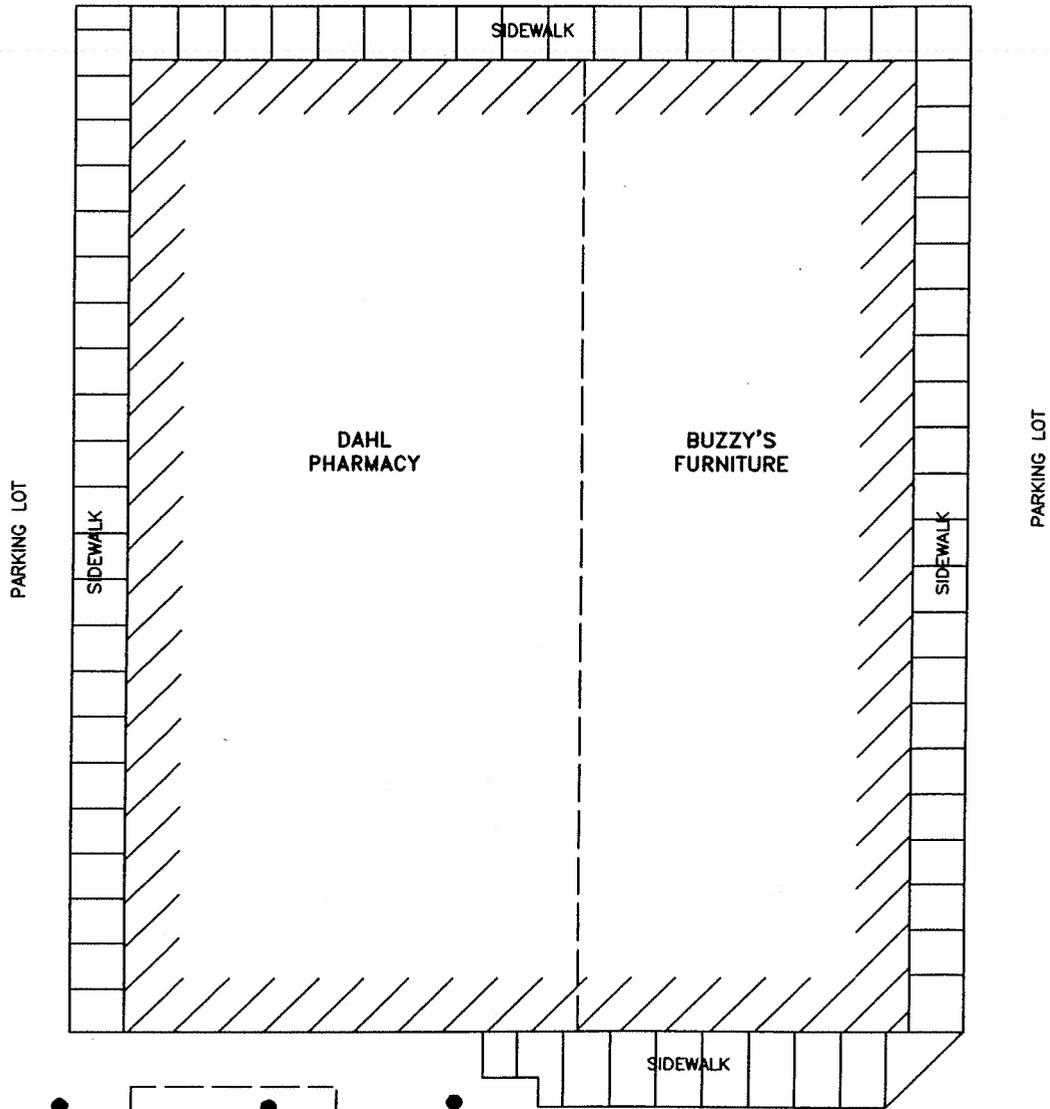
▲ SOIL ASSESSMENT SAMPLE

FIGURE 3
SITE ASSESSMENT
SOIL SAMPLING CONFIGURATION
DAHL PHARMACY SITE
VIROQUA, WISCONSIN

SCALE	SHEET NO.	DWG NO.	DATE	SIZE	REV	CHK'D	APP'D
1" = 25'	1 OF 1	P01108.41.3	2/28/03	A	0		



U.S. HWY 14/61



● GP-5

● GP-3

● GP-1

● GP-4

○ STORM DRAIN

● GP-2

LOCATION OF FORMER 5,500 GALLON HEATING OIL UST

PARKING LOT

LEGEND

● GEOPROBE BORING LOCATION

FIGURE 4
GEOPROBE BORING CONFIGURATION
DAHL PHARMACY SITE
VIROQUA, WISCONSIN

SCALE	SHEET NO.	DWG NO.	DATE	SIZE	REV	CHK'D	APP'D
1" = 25'	1 OF 1	PO1108.11.4	2/28/03	A	0		

Table No. 1
Soil Sample Laboratory Analytical Results
Dahl Pharmacy
Viroqua, Wisconsin

Sample ID	Sample Description	Sample Date	Sample Interval (ft bgs)	PID ppm eq	^{ppm} DRO	^{ppb} Benzene	Ethyl-benzene	Toluene	Total Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE
S-3	UST closure	10/9/2001	7.0	290	3,300	NA	NA	NA	NA	NA	NA	NA
GP-1, S-5	Site Investigation	11/9/2001	8.0 - 9.5	NA	4,340	37.7	1,490	163	6,470	18,400	3,970	<25.0
GP-2, S-4	Site Investigation	11/9/2001	6.0 - 7.5	NA	13.6	<25.0	<25.0	<25.0	<25.0	<25.0	<25.0	<25.0
GP-3, S-3	Site Investigation	11/9/2001	4.0 - 6.0	NA	443	<25.0	<25.0	<25.0	<25.0	<25.0	<25.0	<25.0
GP-4, S-4	Site Investigation	11/9/2001	6.0 - 8.0	NA	12.4	<25.0	<25.0	<25.0	<25.0	<25.0	<25.0	<25.0
GP-5, S-4	Site Investigation	11/9/2001	6.0 - 7.0	NA	<5.26	NA	NA	NA	NA	NA	NA	NA
NR 720.09 RCLs					100	5.5	2,900	1,500	4,100	NS	NS	NS
NR 746.06 Table 1 (free product indicator)					NS	8,500	4,600	38,000	42,000	83,000	11,000	NS
NR 746.06 Table 2 (direct contact standard)					NS	1,100	NS	NS	NS	NS	NS	NS

Notes:

All concentrations reported in parts per billion, except DRO reported in parts per million

Bold value represents an exceedence of the NR720 Generic Soil Standard

- bgs: below ground surface
- ppm eq: part per million equivalent
- DRO: diesel range organics
- TMB: trimethylbenzene
- MTBE: methyl tert-butyl ether
- NA: not analyzed/not applicable
- NS: no standard

Table No. 1 (continued)
 Soil Sample Laboratory Analytical Results
 Dahl Pharmacy
 Viroqua, Wisconsin

Sample ID	Sample Date	Sample Interval (ft bgs)	Acenaphthylene	Anthracene	Benzo (a) anthracene	Benzo (a) pyrene	Chrysene	Dibenz (a,h) anthracene	Fluoranthene	Fluorene	1-methyl-naphthalene	2-methyl-naphthalene	Naphthalene	Phenanthrene	Pyrene
S-3*	10/9/2001	7.0	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
GP-1, S-5	11/9/2001	8.0 - 9.5	2,830	1,260	806	<5.41	669	<5.41	2,330	2,620	25,800	24,500	5,280	6,990	22,200
GP-2, S-4	11/9/2001	6.0 - 7.5	<215	<107	<53.6	<5.36	<107	<5.36	<107	<107	<107	<107	<107	<107	<107
GP-3, S-3	11/9/2001	4.0 - 6.0	<214	<107	<53.4	17.5	<107	11.8	<107	<107	<107	<107	<107	<107	<107
GP-4, S-4	11/9/2001	6.0 - 8.0	<221	<110	<55.2	<5.52	<110	<5.52	<110	<110	<110	<110	<110	<110	<110
GP-5, S-4	11/9/2001	6.0 - 7.0	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
NR 720.09 RCLs			NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS
WDNR Soil PAH Cleanup Level **			700	3,000,000	17,000	48,000	37,000	38,000	500,000	100,000	23,000	20,000	400	1,800	8,700,000

Notes:

All concentrations reported in parts per billion
Bold value represents an exceedence of the WDNR Soil PAH Cleanup Level
 bgs: below ground surface
 (*): UST closure sample
 (**): groundwater pathway
 NA: not analyzed/not applicable
 NS: no standard
 WDNR: Wisconsin Department of Natural Resources
 All other PAH's analyzed by EPA method 8310 were below method detection limits