

*** All present are expected to conduct themselves in accordance with our City's Core Values ***



OFFICIAL NOTICE AND AGENDA

of a meeting of a City Board, Commission, Department Committee, Agency, Corporation, Quasi-Municipal Corporation or Sub-unit thereof.

Notice is hereby given that the Park and Recreation Committee of the City of Wausau, Wisconsin will hold a regular or special meeting on the date, time and location shown below.

Meeting of the: **PARKS AND RECREATION COMMITTEE OF THE CITY OF WAUSAU**
Date/Time: **Monday February 3, 2020 at 4:30pm**
Location: **City Hall (407 Grant Street, Wausau WI 54403) - Council Chambers**
Members: **Gary Gisselman, Tom Neal, David Nutting, Patrick Peckham(c), Dennis Smith**

AGENDA ITEMS FOR CONSIDERATION (All items listed may be acted upon)

- 1 Call the Meeting to Order
- 2 Public Comment or Suggestions
- 3 Approve Minutes - January 6, 2020
- 4 Discussion and Possible Action Regarding Riverside Park Soil Testing
- 5 Discussion and Possible Action Regarding Parkland Dedication for a Proposed Development
- 6 Educational Items
 - A. Dog Park Special Committee Update
 - B. Project Update - Sylvan Recreation Area, Ice Rinks, Vista Clearing, Athletic Park, Routine Operations
 - C. Program Update - Winterfest, County Events (Chinese New Year, Ironbull, Badger State Games)
- 7 Future Agenda Items
- 8 Next Meeting Date - March 2, 2020 at 4:30pm
- 9 Adjournment

Patrick Peckham, Chairperson

This Notice was posted at City Hall and faxed to the Daily Herald newsroom on 01/31/2020 @ 1:15 p.m. Questions regarding this agenda may be directed to Jodi Luebke, Park Office (715) 261-1560.

In accordance with the requirements of Title II of the Americans with Disabilities Act (ADA), the City of Wausau will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. If you need assistance or reasonable accommodations in participating in this meeting or event due to a disability as defined under the ADA, please call the City's ADA Coordinator at (715) 261-6620 or e-mail clerk@ci.wausau.wi.us at least 48 hours prior to the scheduled meeting or event to request an accommodation.

Distribution List: City Website, Media, WSD-Admin, Alderpersons, Mayor, Polley, Dept. Staff, Maryanne Groat, Brad Lenz, Eric Lindman, Christian Schock, Brad Karger, Wisconsin Woodchucks, Wausau Events, Public Access, Wausau River District, Patrick Hoerter

DRAFT

CITY OF WAUSAU – PARK AND RECREATION COMMITTEE MEETING MINUTES

Date/Time: January 6, 2020 at 4:30 p.m. Location: Council Chambers, City Hall

Members Present: Gary Gisselman, David Nutting, Pat Peckham (c), Dennis Smith, Tom Neal
Others Present: Jamie Polley-Parks, Recreation and Forestry Director, Greg Freix-Assistant Director of Operations, Robert Mielke-Mayor, Eric Lindman-Public Works Director, Tom Kilian, Terri Kilian, Louis Larson, Judith Miller, other interested parties

In accordance with Chapter 19, Wisc. Statutes, notice of this meeting was posted and sent to the Daily Herald in the proper manner. It was noted that a quorum was present and the meeting was called to order by Chairman Peckham at 4:30 p.m.

Public Comment – Tom Kilian, 133 E Thomas Street, commented that the City received a responsible party letter shortly after the Wauleco air deposition results came in and that past results have been much higher than the results for which the City received the responsible party letter. He discussed the TEQ values and said the community has gotten no regulatory action for the neighborhood on past results. Their group desires that State soil standards are enforced consistently, particularly when environmental justice populations are involved and he felt there was nothing acceptable about taking enforcement action on lower levels but ignoring dramatically higher levels for years.

Approval of Minutes – **Motion** by Nutting, second by Neal to approve the Park and Recreation Committee draft December 2, 2019 minutes. Motion **carried** by voice vote, vote reflected as 5-0.

Discussion and Possible Action Regarding Riverside Park Soil Testing – Kilian explained that the tests further south in the park by the runoff area showed higher levels of dioxins than the test that was done by Wauleco in the north area of the park so he thought that was a good indication of where they could start delineating potentially higher levels in the soil. He thought through some limited testing they could see that the problem areas are probably in the runoff zone. He noted that in the testing done by Sand Creek Consultants that the levels in sample RP102 were substantially higher than RP101 and RP103. The location of RP102 is at the base of where the culvert would drain into the park where the other two are not. Based on all of the results their group has some brief points on what they would like to see occur. They would like to see consistent DNR enforcement of State soil standards, to see a delineation of the area that exceeds State soil standards and either excavate or cap that area, and if that is done a simple barrier implemented to prevent further flow of storm water runoff from areas on the western side of the park into the area of the park east of the forest.

Neal said sample RP102 might indicate to him more of a concentrated source and he wondered what sort of barrier Kilian was referring to. Killian thought it could be as simple as an asphalt cap and he also thought the results might indicate a source. He said the current narrative seems to be that these may have come from railroad ties and the samples are all downhill east of a railroad track about equidistantly so then they would expect more uniform levels. Kilian thought that very little passes through the culvert now and mainly what they might be dealing with is residual levels that probably aren't continuing to get much worse. Neal said if levels are determined to be beyond what is acceptable then they would be talking about some remediation but not of a catastrophic nature. Kilian thought it would be a fairly defined area and if there could be just enough testing to define that area, he would be surprised if it was a large area of the park. Peckham agreed that the RP102 location being immediately downslope from the culvert is as they expected, a hot spot, if there was going to be a hot spot. He felt the good news was that it was a quarter of the level of what was right at the base of the culvert outfall and that was what was found initially to be no unreasonable risk.

Lindman said what the DNR looked at was that there were residual contaminant exceedances on the testing that Wauleco did on the railroad corridor which was southeast of Emter Street. It wasn't so much the TEQ levels, it was the fact that each individual congener that they test for with dioxins and furans, there were a few that exceeded the non-industrial contact levels so that prompted the DNR to give the City a letter in that particular circumstance. The City has hired REI to put together a plan for the DNR for potential testing. In his initial conversations with the DNR they want to see the plan and potential testing all the way up to the 3M property. They are in the process of delineating the corridor and should have a plan put together in the next couple of weeks to give to the DNR for their review and consideration.

Peckham questioned Lindman if it is correct that the contamination along the railroad right-of-way is not necessarily related to anything that happened on Wauleco's property that it is more likely from something from the railroad ties. Lindman said there is no direct link back to Wauleco or SNE because there wasn't a point discharge at that location from that property so the DNR isn't willing to state that there is a direct link. Neal questioned if there is anything that might indicate a direct link to the railroad ties. Lindman said no, other than talking with the State toxicologists and the DNR he was told that dioxins found around those

areas are typically at higher levels. Neal said Kilian mentioned that they have the toxicologist's opinion and they have State soil standards. Neal questioned if one entity was saying everything was within acceptable limits and if there is another set of standards saying that wasn't the case. Lindman thought that the entities looked at them a little bit differently. DHS looks at the direct contact of the levels that are found. They do an extensive analysis to determine if there is a cancer risk or a general health risk to direct contact and what that would be. So far they said that there isn't and part of that might be because they always go back to the fact that a person actually has to ingest it to build it up in a body. He thought the DNR was pretty tight on if there is residual contaminant level per some of these congeners with the dioxins and furans, this is the non-industrial contact level and if it is below that the DNR doesn't seem to have a concern, if it is above then it raises a trigger and they had three soil tests and all three had levels above the residual contaminant levels that they set and that's what prompted the responsible party letter because the City owns the property. Eventually the DNR wants to delineate out where the contaminant levels are exceeded because at some point then they are going to tell the City what course of action they have to take in those areas.

Smith asked if the plan being put together for the railroad property addressed Kilian's concerns. Lindman thought the Citizen group was concerned about the area up by Riverside Park and the DNR wants them to take a look at putting a plan together which would include not just that area where they had those exceedances from the Wauleco testing but to go beyond Emter Street to the northwest up to the 3M property so he thought there would be some testing in that area. Peckham said his understanding is that in order to satisfy the DNR for the responsible party matter they don't need to go into the park but this Committee could choose to ask to have some testing done at the park at the same time and would get all the results at once. Lindman said technically that whole area is classified as Riverside Park but Committee is talking about where they tested along the base of the bank actually in the open space. He did not anticipate them needing to go that far north based on what the DNR indicated. Peckham said if they did go that far it would be because this Committee requested that addition. Smith felt the Citizen group had given them some direction and he wondered if their discussion had alleviated some of Kilian's concerns. Kilian thought that they would want to see tests in the upper elevation because they seem to be higher in those areas but they would also want to see where potential runoff would have landed in the park which sounds like is currently not included in the plan the DNR is requiring of the City, so they would want to see that. He also said that in March of 2018 the park numbers were run and there were multiple individual exceedances in those past results. He said that there is a culvert there and he felt one question they should ask is that in the Stantec report it may have referenced using penta potentially as a dust suppressant in the past and if they could ask that those documents be provided. He felt that something that didn't add up is there seems to be some issues with the former lawsuit that don't jive with the narrative they are hearing that there wasn't some sort of dioxin exposure in the neighborhood. He thought a lot of the settlements were sealed but wanted to know if any residential yards in the neighborhood were ever excavated or capped and that those addresses be provided if so because if it's from the railroad tracks and they were excavating on the southern side of Thomas Street as part of a settlement that wouldn't fit with the current narrative.

Louis Larson, 904 S 21st Place, had concerns about the culvert and asked about the time frame of the soil being sealed or capped. Peckham said that the Committee is leaning towards requesting additional testing. Nutting had looked at the culvert this past summer and felt visually nothing new was exiting from it. He questioned Lindman if the railroad area is going to be future Rivers Edge walkway and if that would be capped like they have done in other browns field areas along the river's edge. Lindman said they are in the design phase of rebuilding the wall that is failing along the river and then establishing a trail up on the top of that. A lot of that soil in the railroad bed has to come up anyway so the thought in discussions with the DNR that if there is some sort of remedial action that the City has to take at some point, probably the most cost effective way would be to remove the soil from that area.

Terri Kilian, 133 East Thomas Street, said they had access to public records at the Courthouse from the lawsuit in 2012 and have a list of well over 100 people from that small area who have cancer and serious illnesses. She mentioned a couple of people in the neighborhood who have cancer or who have died from cancer. She doesn't like to hear that people shouldn't eat dirt or should wash their hands because she believes what has happened in that area is far more serious than they are dealing with.

Peckham said Kilian wanted to see a consistent DNR enforcement community wide and Peckham didn't know if that was in the purview of this Committee to make that request of the DNR. After discussion there was a **motion** by Smith, second by Nutting to have someone from the DNR come and explain the DNR's position to the Committee of the Whole. Motion **carried** by voice vote, vote reflected as 5-0.

Peckham said that Kilian asked that they attempt to delineate the area where soil contamination may exceed State standards and one way to do that would be testing. If they would like some more testing the timing would be appropriate to add some tests to the testing that is being mandated for the railroad right-of-way. Lindman thought the City would have to have a plan

into the DNR by mid-January which the DNR would then take thirty days to finalize. Then the City would bid the soil testing which would take place in the spring. If Committee wanted to do additional testing based on the Citizens group request he could bring that up to the DNR, the environmental consultant, and staff to come up with locations that seem to be best. Smith asked that he bring back the proposal so they can keep the Citizens group informed about it. Lindman said he would bring the proposal back to the next meeting. Kilian asked if possible in the set of samples they do, because they know where the highest levels are, to have those areas retested at a surface level and then at the base of the A-horizon in the soil because that is where those exceedances were found. **Motion** by Neal, second by Smith for additional testing to be done in Riverside Park in conjunction or as part of the same testing being done in the railroad corridor. Motion **carried** by voice vote, vote reflected as 5-0.

Discussion and Possible Action Reviewing Department Usage of Chemicals Where Needed on City Property – Greg Freix, Assistant Director of Operations said the Department manages a number of diverse areas. The decision to use a particular product or chemical as part of a site management plan is based on many variables for each site. The Department adheres to the program of Integrated Pest Management and utilizes cultural techniques as learned and applied through training and education prior to committing to use of products. Many of the products used are valuable “tools in the toolbox” in conducting maintenance operations and may sometimes be the last or most efficient option. In many cases if good cultural practices are used they do not need to use products. They follow best management practices, policies and laws as defined by outside administrative entities. Freix discussed the current use of products on sports fields, high quality turf areas such as 400 Block and City Hall, in the greenhouse and horticulture program, the urban forestry program, invasive species control, non-hardscaped trails and on general parklands. He gave a summary of some products used which include fungicides, herbicides, insecticides, fertilizers, and miscellaneous products. He said generally all products are researched for proper use in proper areas and applications; all products used are “general use” so that means any homeowner can buy the same products; staff that routinely use chemicals are trained and certified via DATCP Pesticide Applicator Program, MSDS, and Personal Protective Equipment; the Department follows all safety procedures for staff and general public; they provide information as requested and post sites after all applications as required (does not include spot treatments); and the Department does not use any chemicals near playgrounds or the skinned area of sports fields. Judith Miller, 903 Kickbusch Street, spoke regarding her concern about employees who apply Round-Up and their protection. Freix said that the highest exposure level is during the mixing of any particular chemical and at that point they mandate that all the employees make sure they read the label and are wearing the personal protective equipment. That is why the Department has chosen voluntarily to make all of its operators go through the DATCP training and certification program so they learn that. Neal questioned if the Department has any proactive efforts. Freix said with their use of integrated pest management when a decision is made to use a product, they have done the research in terms of what the best product is to take care of the problem they are dealing with. A few years ago they put in canna plants in many of the flowerbeds downtown and then experienced an invasion of Japanese Beetles. They could have opted to use chemicals, however the Department decided instead to take that particular plant out of their design process and use other plants and grasses in its place.

Educational Items

A. Dog Park Special Committee Update – Polley had an update that so far to date the dog park has received \$55,509.25. This does not include \$20,000 from CIP or \$12,500 that is pending from the Community Foundation. Neal said also above that is \$5,000 that was just received from an area foundation and \$500.00 (corrected later at the Dog Park meeting that amount was \$250.00) from a business owner. The ultimate goal for the dog park is \$130,000.

B. Winter Activity Facility Update – Sylvan Hill tubing opened on December 14th and has remained open despite the warmer weather around Christmas. In December of 2018 there were 725 youth and 1019 adults and in December of 2019 there were 1557 youth and 2040 adults. Staff began to groom the cross country ski trails but the wet weather has not allowed the trails to open. The groomer cannot effectively groom wet snow. The 400 Block outdoor rink opened just before Christmas but due to the warmer weather was temporarily closed. Staff tried clearing it off on New Year’s Eve following the snow storm but the ground under the snow was too saturated and the equipment was breaking through the ice. Marathon Park and Thom Field outdoor rinks have not yet been open due to the warm wet weather. If the weather gets colder staff will continue to work on the rinks for possible opening.

Future Agenda Items – Riverside Park testing and un-mowed area potential

Next Meeting Date – February 3, 2020 at 4:30 pm in Council Chambers at City Hall.

Adjourn – **Motion** by Gisselman, second by Smith to adjourn at 5:50 p.m. Motion **carried** by voice vote, vote reflected as 5-0.

AGENDA SUMMARY

4. Discussion and Possible Action Regarding Riverside Park Soil Testing

The Responsible Party Letter received by the City, for the Riverside Rail Corridor near Thomas Street, is now a registered site with the WDNR, BRRTS #02-37-584785. The work required and timeline for completion on this site is controlled by the WDNR. After the January meeting the Site soil testing locations were sent to the WDNR for their review and acceptance as part of the Work Plan development. The Work Plan was submitted to the WDNR and has been reviewed and accepted. Via an email dated January 30, 2020 the DNR has issued the City a notice to proceed with the work plan proposed. All documents are available to the public.

At the January meeting the Committee voted to complete more testing outside of the RR corridor. Based on the map and information provided it will be up to the Committee to determine the number and location of the additional testing locations. REI had prepared 4-separate testing proposals for the Committee to choose additional testing and any of those scenarios may be reasonable to choose as well.

5. Discussion and Possible Action Regarding Parkland Dedication for a Proposed Development

Blenker Companies is proposing a residential subdivision off of 72nd Avenue. Per Municipal Code Chapter 21.16 land is to be provided for park purposes or a fee in lieu of land dedication is to be paid. Chapter 21.16.085 outlines the amount of park land or fee in lieu of to be dedicated per the proposed subdivision unit numbers. Based on the preliminary plan submitted 3.34 acres of park land or \$33,980 would be required to be dedicated. In order to determine if the land dedication should be required the following should be considered; (1) topography, geology, soils, access and location of the land in the subdivision available for dedication; and (2) size and shape of the subdivision and land available for dedication; and (3) the comprehensive plan for the city park system.

The proposed development does have a significant DNR delineated wetland. 21.16.010 states that in all subdivisions, due regard shall be given to the preservation of natural features such as large trees, watercourses, wetlands, historical and similar features. Dedicated park land must be suitable for public use and in this area buildable. In this area of the City a park with a playground and active green space is not available within the desired service area. The 2017-2021 City of Wausau Comprehensive Outdoor Recreation Plan identifies areas within the City that are underserved by parks based on the park service criteria established by the National Parks and Recreation Association. Map 2 (attached) shows that the proposed subdivision is currently outside of any park service area. In addition, goal 1.2.7, objective b. of the City CORP states – evaluate land dedicated for parks to differentiate between land appropriate for active park use, land appropriate for open space only, and land requiring protection from development.

Staff is recommending that the Park Committee approve the requirement of 3.34 acres of buildable land to be dedicated for park purposes with the proposed development and move that recommendation on to the Capital Improvement and Street Maintenance Committee and the Plan Commission. The Park Committee is not asked to approve the proposed plan for the following reasons; (1) Wetland areas are not depicted accurately to determine if the proposed park land is buildable; and (2) Parkland should be contiguous; and (3) preliminary plat is not final. The Park Committee should direct staff to work with the developer to determine the park land to be dedicated based on the desired park use and maintenance requirements of the future park.

6. Educational Items

6A. Dog Park Special Committee Update

An update on items the committee has been discussing and working on will be provided. The Committee has raised \$73,259.25 to date and an additional \$20,000 has been requested to be allocated from the City CIP budget.

AGENDA SUMMARY

6B. Project Update

Sylvan Recreation Area:

Routine grooming continues on the tubing hills and cross country ski trail system.

New wood chips are being hauled into and spread in the “bowl” runout areas of each hill for user safety.

Ice Rinks:

Rinks are maintained daily as use is ongoing and weather conditions are cooperating.

Vista Clearing:

Continuation: Staff has been working on removing and/or reducing vegetation in designated vistas as time allows.

Athletic Park:

Prep work (snow removal and utility work) is underway for upcoming outfield light replacement and Phase IV construction.

Routine Operations/Programs:

Snow Removal Operations

Urban forestry program; tree trimming, removals, stump grinding,

Building and structure maintenance.

Shelter reservations and **Special Events**

Equipment maintenance and repair

6C. Program Update

Winterfest – Winterfest was held on Saturday, January 25th at the 400 block. The Community enjoyed ice skating, snow man making, ice sculptures, wagon rides, hot chocolate and cookies and much more. The weather was great for the event.

County Events:

Chinese New Year – UW Extension organized the County’s first ever Chinese New Year celebration. Our department was a partner for the event and assisted with the facility and day of activities. The event was very successful with over 765 people attending and another 50+ vendors and performers. The event was action packed with performances, cooking demonstrations, Mandarin lessons, martial arts demonstrations and much more.

Badger State Games & Ironbull Winter Triathlon –Nine Mile County Forest Recreation Area hosted the 2020 Badger State Winter Games (BSG) Nordic Skiing on Saturday, January 25th and the Ironbull Winter Triathlon (also a BSG event) on Sunday, January 26th. Prior to each event the area received a great deal of snow so our grooming staff worked around the clock to make sure the trails were groomed and ready for the events. The events went very well and staff has received many nice comments on the quality of the trails. BSG Nordic Skiing offered 12 events for participants to compete in. According to the online results, 382 people participated. The first Winter Triathlon for Ironbull included Nordic skiing, fat tire biking and snowshoeing. There were 25 individual participants and 7 teams.



TO: Park & Recreation Committee

FROM: Eric Lindman, P.E.
Director of Public Works & Utilities

DATE: February 3, 2020 – Park & Rec Committee

SUBJECT: Riverside Park – WDNR Approved Work Plan & Proposed Sampling Plan

Attached are the following:

1. WDNR approved Work Plan related to the Responsible Party (RP) Letter
2. WDNR approved map of sampling locations
3. Map showing history of testing

History and Proposed Work Schedule

The RP Letter received by the City, for the Riverside Rail Corridor near Thomas Street, is now a registered site with the WDNR, BRRTS #02-37-584785. The work required and timeline for completion on this site is controlled by the WDNR. The Work Plan has been submitted to the WDNR and is awaiting their review, comment and acceptance. After the January meeting the Site soil testing locations were sent to the WDNR for their review and acceptance as part of the Work Plan development. We are expecting a formal response from the WDNR letting us know the Work Plan with the test locations are acceptable. All documents are available to the public.

As of this meeting we should have the WDNR formal response for the Work Plan. Here are the highlights of how the process moves forward and what has been discussed thus far:

1. November 21, 2019 City received a Responsible Party (RP) Letter from the WDNR requesting a work plan for further testing in the RR corridor near Thomas St. To be submitted to WDNR by January 20, 2020.
2. City hired REI Engineering to prepare a work plan for submission to the WDNR; proposed Work Plan submitted on December 31, 2019 and is awaiting WDNR's review and response.
3. January 6, 2020 Park and Rec meeting discussion was held and action taken by the committee; the Committee would like to see additional testing beyond what the WDNR will require. The location of these tests will be determined, by the Committee, once the WDNR determines testing locations related to the RP letter.
4. The WDNR will formally respond to the proposed work plan submitted and testing locations will be determined by the WDNR.
5. The Work Plan and the testing locations will be brought back to Park & Rec for their recommendations to complete additional testing (February 3, 2020 meeting).
6. According to the RP letter the field investigation must begin within 60-days after WDNR formal approval (not yet received). The city anticipates completing the testing as soon as the selected testing sites are accessible.
7. Sample results will be made available within 10-days of receiving the results from the lab.

8. The Site Investigation Report (SIR) will be completed within 60-days of receiving the sample results.
9. Within 60-days after submitting the SIR a Remedial Actions Options Report (ROAR) will be submitted.

Other reporting may be necessary depending on the results of the tests.

WDNR RP Letter Response and WDNR Work Plan & Sampling Plan Approved

The first two attachments were submitted to the WDNR for their review and comment/acceptance. The first was submitted on December 31, 2019 and the second was submitted on January 28, 2020. We anticipate having an accepted Work Plan by the February 3, 2020 meeting.

Soil Tests on and near the RR corridor area

The third attachment is what was requested from the January meeting. The Committee asked for some areas highlighted showing potential areas of concern or possibly some patterns for the soil tests and contamination. This map shows the area of concern from the WDNR which is circled in RED. Specific test results that showed Residual Contaminant Level (RCL) exceedances are also circled in RED. The area circled in green has typical urban area TEQ values with no specific patterns for any higher values, these slightly higher values seem to be small isolated areas.

The three samples taken in Riverside Park by CCW in 2019, which are below the RR Corridor culvert, did not have any RCL exceedances and the TEQ values are typical for urban areas.

The squares on the map are the approximate locations of the WDNR soil test locations. These locations are approximate as field conditions will dictate accessibility in these areas. The idea behind the testing is to sample along and around the RR bed to determine the extent/limits of any contamination.

At the January meeting the Committee voted to complete more testing outside of the RR corridor. Based on the map and information provided it will be up to the Committee to determine the number and location of the additional testing locations. REI had prepared 4-separate testing proposals for the Committee to choose additional testing and any of those scenarios may be reasonable to choose as well.



December 31, 2019

Wisconsin Department of Natural Resources

Attn: Mr. Matt Thompson
1300 W. Clairemont Avenue
Eau Claire, WI 54701



Subject:

Site Investigation Work Plan
City of Wausau – Riverside Rail Corridor
132 River Street
Wausau, WI
BRRTS: 02-37-584785

Dear Mr. Thompson,

REI Engineering, Inc. is hereby submitting the site investigation work plan for the above referenced site. If you have any comments, please contact our office at (715) 675-9784 or electronically at klassa@reiengineering.com.

Sincerely,
REI Engineering, Inc.

Kenneth J. Lassa, P.S.
Senior Consultant

cc: City of Wausau, Mr. Eric Lindman, 407 Grant Street, Wausau, WI 54403

Enclosure



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4080 N. 20th Avenue Wausau, WI 54401
715-675-9784 REIengineering.com



REI

**CIVIL & ENVIRONMENTAL
ENGINEERING, SURVEYING**

**SITE INVESTIGATION WORK PLAN
RIVERSIDE RAIL CORRIDOR
132 RIVER STREET
WAUSAU, WI**

**BRRTS#02-37-584785
REI PROJECT #9073**



**COMPREHENSIVE
SERVICES WITH
PRACTICAL
SOLUTIONS**



**SITE INVESTIGATION WORK PLAN
RIVERSIDE RAIL CORRIDOR
132 RIVER STREET
WAUSAU, WI**

BRRTS # 02-37-584785

REI #9073

PREPARED FOR:

**City of Wausau
Mr. Eric Lindman
407 Grant Street
Wausau, WI 54403**

PREPARED BY:

**REI Engineering, Inc.
4080 North 20th Avenue
Wausau, WI 54401
(715) 675-9784**

December 2019

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**SITE INVESTIGATION WORK PLAN
RIVERSIDE RAIL CORRIDOR
132 RIVER STREET
WAUSAU, WI**

BRRTS #02-37-584785

REI #9073

1.0 INTRODUCTION

REI Engineering, Inc. (REI) has prepared this work plan per the requirements of the responsible party letter sent to the City of Wausau on November 21, 2019. The purpose of the site investigation is to advance shallow soil borings on the property with the collection of soil samples for laboratory analysis to determine the degree and extent of the contamination. The soil contamination is located on the Riverside rail corridor which is owned by the City of Wausau and is currently part of the larger parcel of land operated as Riverside Park. The Wisconsin Department of Natural Resources (WDNR) received results from the Wauelco, Inc. site investigation on October 31, 2019 which identified soil contamination on the Riverside rail corridor. The WDNR required the City to retain a qualified consultant before December 21, 2019 and submit a site investigation work plan prior to January 20, 2020. Notification that REI was retained was sent to the WDNR project manager via email notification on December 19, 2019.

2.0 BACKGROUND INFORMATION AND SCOPE OF WORK

2.1 Responsible Party

City of Wausau

Attn: Mr. Eric Lindman

407 Grant Street

Wausau, WI 54403

2.2 Consultant

REI Engineering, Inc.
4080 North 20th Avenue
Wausau, Wisconsin 54401
Phone (715) 675-9784

2.3 Site Name, Address, and Location

Site Name: City of Wausau – Riverside Rail Corridor
Site Address: 132 River Street
Wausau, WI
Site Location: NW¼, SE¼, Section 35, Township 29N, Range 7E, Marathon
County, Wisconsin

2.4 Past and Present Land Use

The Riverside rail corridor is located along the south side of Riverside Park. Historical aerial photos reveal the rail corridor as of the 1938 aerial photo. This rail corridor was discontinued for active use by 1998. Riverside park was created by a grant beginning in 1923 with additional land gifts to expand the park in 1928, 1930 and 1936.

This investigation was required due to the sampling results from the wood waste burning soil sampling report completed by TRC Environmental Corporation (TRC) for the Wauleco, Inc. site (BRRTS#02-37-000006) located at 125 Rosecrans Street, Wausau, WI. This report identified other potential sources of contamination including the City of Wausau incinerator, other industrial facilities, railroads, yard burning of waste and residential burn barrels, vehicle traffic and urban conditions. This TRC report referenced EPA reports which identified the presence of treated railroad ties and treated wood power poles as possible sources of dioxins/furans. The site investigation report for the soil samples collected by TRC included photos of each soil sample location. These photos clearly reveal that each of the three (3) soil samples (N4-1, N4-2, N4-3) were collected between the treated railroad ties.

The site investigation report will use newly collected data along with the data previously presented by TRC to discuss other sources of potential contamination.

2.5 Scope of Work

REI recommends that the following workscope be completed to define the extent of contamination as identified in the three (3) soil samples collected by TRC to define the vertical and horizontal extent of soil contamination at the site.

1. REI will coordinate a public utility locate a minimum of three (3) days in advance of any site work. REI will coordinate access with the City of Wausau for advancement of shallow soil borings with the rail corridor and Riverside Park property.
2. REI will advance shallow soil borings and collected up to eight (8) soil samples along the Riverside rail corridor. These soil samples will be submitted to a state certified laboratory for analysis of dioxins/furans. Photographs of the boring location will be taken for documentation purposes. Locations of the soil samples will also be recorded with GPS equipment for coordinates.
3. REI will create a detailed site map showing all significant features including the former soil sample locations along with these additional soil sample locations and approximate property lines.
4. REI will prepare a site investigation report (SIR) and submit to the WDNR. If contamination is not defined and additional investigative work may be required, REI will prepare a scope of work and communicate with the client for the extent of the work and proposed anticipated costs to complete the investigation.
5. REI will containerize all investigative waste at licensed disposal facility. REI will dispose of decontamination water at the City of Wausau Wastewater Treatment plant. REI will include documentation of disposal in the site investigation report.

6. If contamination is defined and the site is eligible for case closure consideration by the WDNR, upon review and approval of the SIR, REI will prepare and submit a case closure packet. These materials will document the findings, degree and extent of residual contamination, and allow for closure of the site.

2.6 Other Sources of Contamination

This investigation was required due to the sampling results from the wood waste burning soil sampling report completed by TRC for the Wauleco, Inc. site (BRRTS#02-37-000006) located at 125 Rosecrans Street, Wausau, WI. The Wauleco site is located just west of the Riverside rail corridor site. The Wauleco Site Investigation report from October 2019 summarized historically collected soil samples as well as those collected as part of the wood waste burning at the Wauleco, Inc. site. This report identified other potential sources of contamination including the City of Wausau incinerator, other industrial facilities, railroads, yard burning of waste and residential burn barrels, vehicle traffic and urban conditions. This report referenced EPA reports which identified the presence of treated railroad ties and treated wood power poles as possible sources of dioxins/furans. This is a likely explanation of the results of three (3) soil samples collected along the railroad corridor as they were collected directly next to treated wood railroad ties.

2.7 Potential Impact to Receptors

REI will investigate and evaluate the potential impact to receptors during the site investigation. Specifically, REI will determine the locations of significant features such as nearby residential properties and surface waters.

2.8 Potable Water Survey

The property is located within the City of Wausau and all properties are serviced by municipal water service. Thus, it is not anticipated that potable wells will be involved in this investigation.

3.0 TOPOGRAPHICAL, GEOLOGICAL, AND HYDROLOGIC CONDITIONS

The property is in the Central Wisconsin River Basin. Site specific soil and geologic conditions, prominent topographic features, significant hydrologic features and surface water drainage patterns will be documented during the site investigation.

4.0 METHODOLOGIES

4.1 Soil Sampling

4.1.1 Shovel/Hand Auger Soil Sampling

Traditional environmental investigations may require sampling within the zone of Direct Contact (DC) which is considered the top four (4) feet of the soil column. The contaminants of concern for this investigation are dioxins/furans that were released to the area through aerial deposition. The recently completed site investigation report completed by TRC for the wood waste burning soil sampling report collected soil samples within the top six (6) inches of the surface. REI will also collect additional soil samples from within the top six (6) inches of the surface. A new shovel and metal sampling spade will be used to collect the soil samples. The shovel and spade will be washed and rinsed between collection of each soil sample. Nitrile gloves will also be changed between each sample collected as to eliminate potential cross contamination. Additional soil samples will be collected at a depth of one (1) foot below land surface (bls) or greater to determine soil conditions at depth. Each of the soil samples will be placed into a clean plastic bag and mixed. The soil samples collected will be visually and manually classified by the field geologist/technician in accordance with ASTM:D2488-84. An adequate amount of soil will be placed into laboratory prepared containers and stored in an iced cooler. The samples will be sent to the laboratory in a cooler via a courier. Samples will be accompanied by Chain of Custody records. Each soil sample collected will be given a unique numeric sample identification which will be linked to the sample location. Photos will be taken of each sample location with identifying unique numeric sample number.

4.2 Quality Assurance/Quality Control (QA/QC)

REI personnel will maintain strict adherence to established QA/QC procedures during sample collection and handling. EPA and/or WDNR standard accepted sample collection, transportation and storage protocols will be implemented prior to analysis of samples by a state certified laboratory. Sample containers will be properly preserved and stored prior to analysis. Dates of analysis, contingent upon the shelf life of the parameter of interest, will be noted. Field chain-of-custody (COC) documentation will be maintained for each sample. Internal laboratory QA/QC protocols will be adhered to in accordance with protocols outlined in EPA document SW846, Test Methods for Evaluating Solid Waste.

4.3 Chain of Custody

Upon completion of a soil sample, a chain of custody log will be initiated. The chain of custody record will include the following information: project name, work order number, shipped by, shipped to, sampling point, location, field ID number, date and time taken, sample type, number of containers, analysis required, sampler(s) signature(s), etc. The fewest number of people possible will handle the samples.

4.4 Decontamination

Decontamination of all field equipment will be performed to eliminate potential cross-mixing between discrete sampling points. All sampling equipment will be decontaminated by washing with an Alconox/distilled water solution, rinsing with distilled water and triple rinsing with deionized water. All shovels, spades, augers and any additional tools will be decontaminated. Wash water will be contained on-site in Department of Transportation (DOT) approved 55-gallon drums pending proper disposal or treatment.

5.0 CHEMICAL ANALYSIS OF SOILS

Soil samples collected will be submitted to a state certified laboratory for analysis of appropriate constituents. Laboratory analysis of the collected soil samples will be completed in accordance with EPA and/or WDNR accepted methods. The soil samples will be analyzed according to one or more of the following methodologies:

<u>EPA Method</u>	<u>Analytical Constituent</u>	<u>Method Detection Limit</u>
1613B	17 Dioxin/furan congeners	Variable per isomer

ng/kg = parts per trillion (ppt)

6.0 CHEMICAL ANALYSIS OF GROUNDWATER

Groundwater is not anticipated to be encountered or sampled as part of this investigation.

7.0 REPORTING

At the conclusion of the field investigation, REI will analyze the data collected and prepare a written report of the findings. Measurements that are taken in the field will be utilized to prepare a scaled map of the subject property and adjacent properties as well as significant features. Laboratory reports for soil samples collected during the investigation will be utilized to determine the extent of contamination. All data will be summarized into data tables. All soil samples collected will be classified. The report that follows the investigative work will provide documentation of all work performed for the project and will include recommendations as to whether additional delineation of dioxins/furans is required.

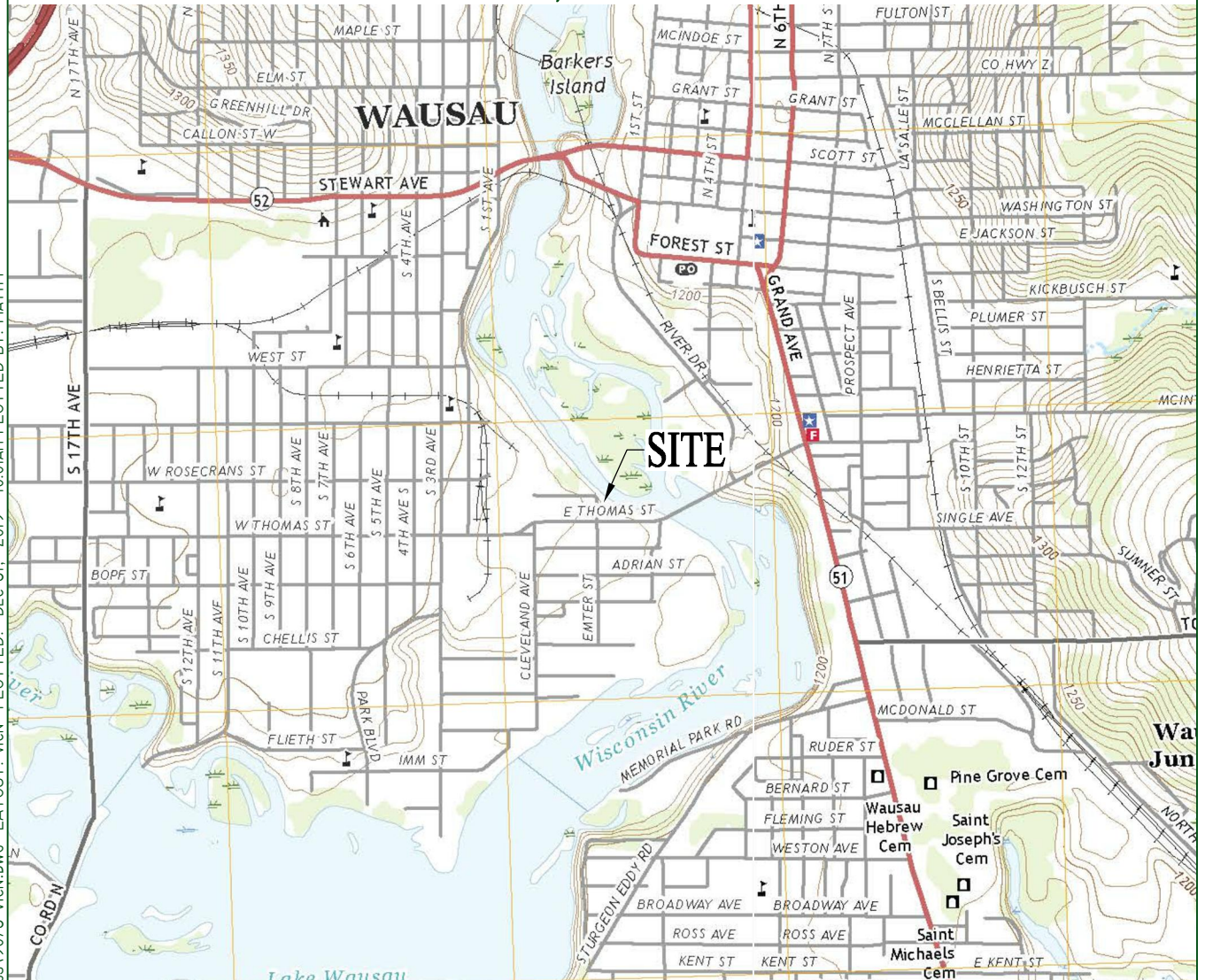
8.0 PROJECT SCHEDULE

REI anticipates waiting to conduct field work until the snow and frost is gone in order to make visual observations of the ground surface. This is anticipated to be in April 2020. Once the Site Investigation Work Plan has been approved, REI anticipates proceeding according to the schedule below after snow or frost is no longer present

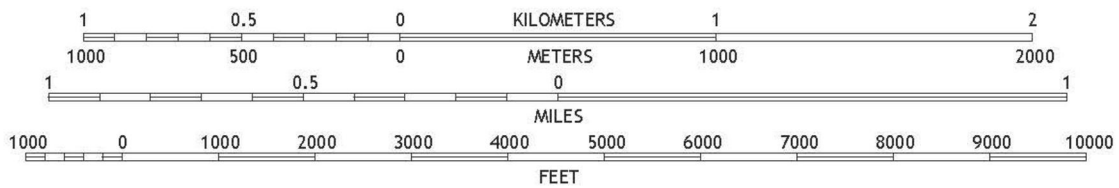
on the site. The project schedule may be altered accordingly should additional work be required beyond the scope outlined in the initial Site Investigation Work Plan:

TASK DESCRIPTION	Time in Weeks								
	1	2	3	4	5	6	7	8	9
1. Approval of Work Plan	*								
2. Field Work									
3. Lab Analysis									
4. Data Interpretation & Draft									
5. Client Review									
6. Final Report									

DRAWING FILE: P:\9000-9999\9073 - CITY OF WAUSAU RIVERSIDE RR CORRIDOR\DWG\19073-VICN.DWG LAYOUT: VICN PLOTTED: DEC 31, 2019 - 10:01AM PLOTTED BY: MATTM

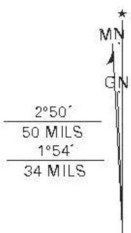


SCALE 1:24 000



CONTOUR INTERVAL 10 FEET
NORTH AMERICAN VERTICAL DATUM OF 1988

WAUSAU WEST QUADRANGLE
WISCONSIN - MARATHON COUNTY
7.5-MINUTE SERIES



UTM GRID AND 2019 MAGNETIC NORTH
DECLINATION AT CENTER OF SHEET



WAUSAU WEST, WI
2018
REI ENGINEERING, INC.

RIVERSIDE RAIL CORRIDOR
132 RIVER STREET
WAUSAU, WI



FIGURE 1 : VICINITY MAP

PROJECT NO.
9073

DRAWN BY:
MCM

DATE:
12/31/2019

DRAWING FILE: P:\9000-9099\9073 - CITY OF WAUSAU RIVERSIDE RR CORRIDOR\dwgs\9073-SITE.DWG LAYOUT: ENV_Horz-11x17 PLOTTED: JAN 28, 2020 - 4:33PM PLOTTED BY: MATTM



LEGEND

040

SCALE: 1" = 40'

SOIL SAMPLE - PROPOSED

SOIL SAMPLE
- SAND CREEK CONSULTANTS, INC

SOIL SAMPLE - TRC

PROPERTY BOUNDARIES (APPROXIMATE)

NOTE: TRC SOIL SAMPLE LOCATIONS ARE AN APPROXIMATION BASED ON TRC'S MAP "LOCATION OF 36 SOIL SAMPLES ADN RCL EXCEEDANCES", IDENTIFIED AS FIGURE 6 (OCTOBER 2019).

REI
CIVIL & ENVIRONMENTAL
ENGINEERING, SURVEYING

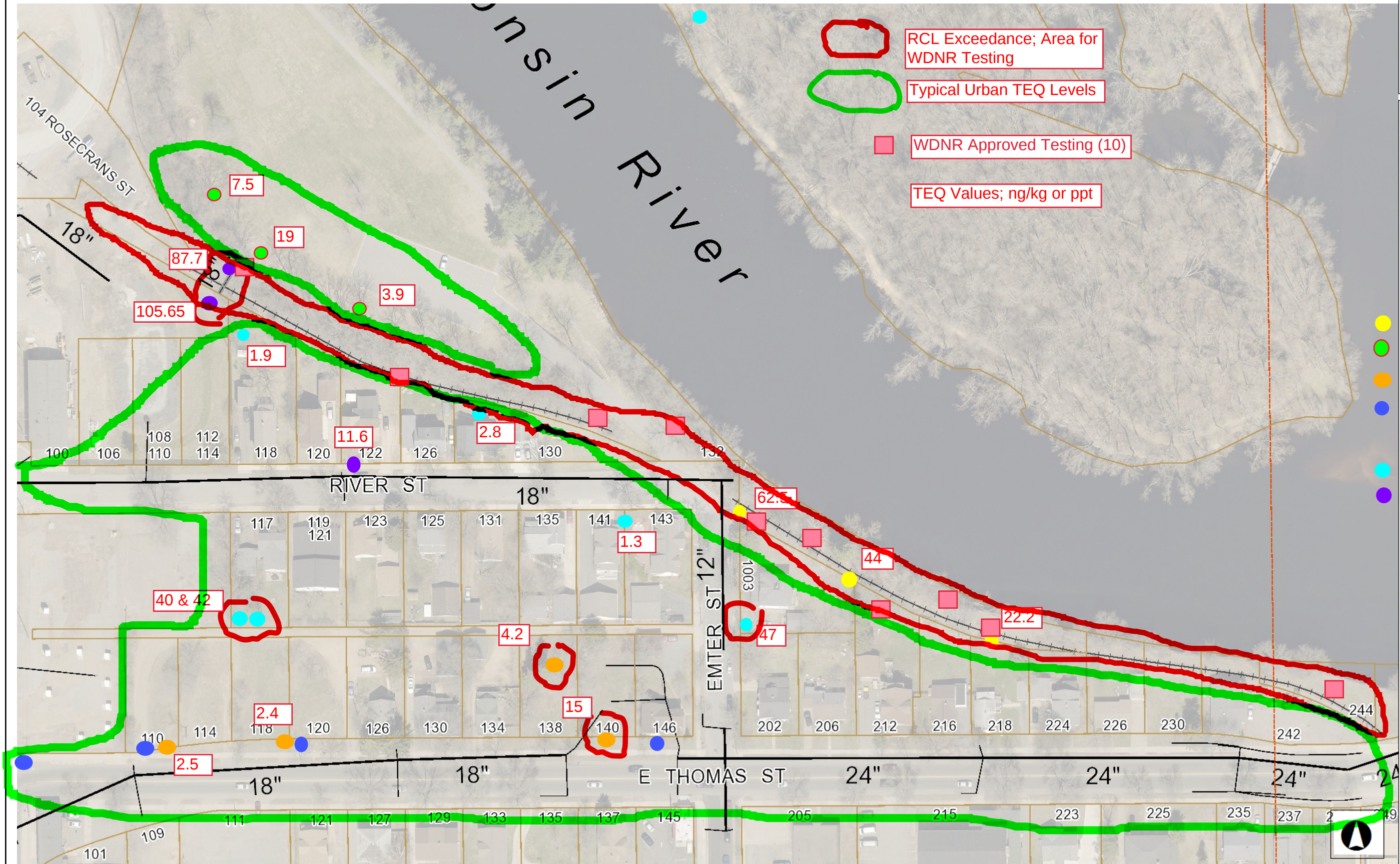
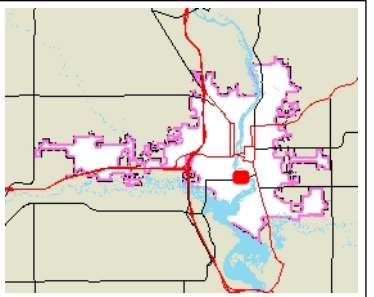
CITY OF WAUSAU
RAILROAD CORRIDOR
WAUSAU, WISCONSIN

FIGURE 2 : SITE MAP

PROJECT No. 9073	DRAWN BY: MCM	DATE: 1/28/2020
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REI Engineering, INC.



- Legend**
- Parcel
 - Section Line/Number
 - Main
 - Collector
 - Culvert
 - Force
 - InletLead
 - Overflow
 - Underground Detention
 - Railroad
 - Municipality

- 2019 Wauleco tests
- 2019 CCW Tests
- 2018 Testing CCW
- 2017 Testing City
- 2008 Testing
- 2006 Testing

Map Created: 1/28/2020

50.00 0 50.00 Feet

NAD_1983_2011_WISCRS_Marathon_Feet

DISCLAIMER: The information and depictions herein are for informational purposes and Marathon County-City of Wausau specifically disclaims accuracy in this reproduction and specifically admonishes and advises that if specific and precise accuracy is required, the same should be determined by procurement of certified maps, surveys, plats, Flood Insurance Studies, or other official means. Marathon County-City of Wausau will not be responsible for any damages which result from third party use of the information and depictions herein or for use which ignores this warning.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes

Eric Lindman

From: Thompson, Matthew A - DNR <MatthewA.Thompson@wisconsin.gov>
Sent: Thursday, January 30, 2020 4:37 PM
To: Ken Lassa; Eric Lindman
Cc: Kevin Fabel
Subject: RE: Riverside Rail Corridor, BRRTS#02-37-584785

Eric and Ken-

Thank you for providing a site map of proposed soil sample locations.

This email serves as a **notice to proceed** with the work proposed in the December 31, 2019 Site Investigation Work Plan submitted by REI Engineering on behalf of the City of Wausau. If you would like a formal determination regarding this work plan's compliance with Wis. Admin. Code ch. NR716 please submit a formal request and the appropriate fee using this form: [DNR Form 4400-237](http://dnr.wi.gov/customersurvey) . Please let me know when sampling has been scheduled, I understand it will not take place until after the snow has melted.

Feel free to contact me with questions or comments regarding this notice to proceed. Thank you,

We are committed to service excellence.

Visit our survey at <http://dnr.wi.gov/customersurvey> to evaluate how I did.

Matt Thompson

Office: 715-839-3750

MatthewA.Thompson@wisconsin.gov

From: Ken Lassa <klassa@reiengineering.com>
Sent: Tuesday, January 28, 2020 5:08 PM
To: Thompson, Matthew A - DNR <MatthewA.Thompson@wisconsin.gov>
Cc: Eric Lindman <Eric.Lindman@ci.wausau.wi.us>
Subject: Riverside Rail Corridor, BRRTS#02-37-584785
Importance: High

Good Afternoon Matt,

Previously I had submitted to you the site investigation workplan for the City of Wausau Riverside Rail Road corridor. Eric Lindman indicated that you had a conversation with him and Kevin Fabel in regards to specific soil sample locations. I have corresponded with Eric and prepared the following map for proposed soil sample locations in relation to the soil sample locations collected by others. We would hope to wait until snow is gone to allow for visual examination of the surface in the proposed soil sample locations. Please review and appreciate any comment.

Thank you,

Ken Lassa

Ken Lassa

Senior Consultant



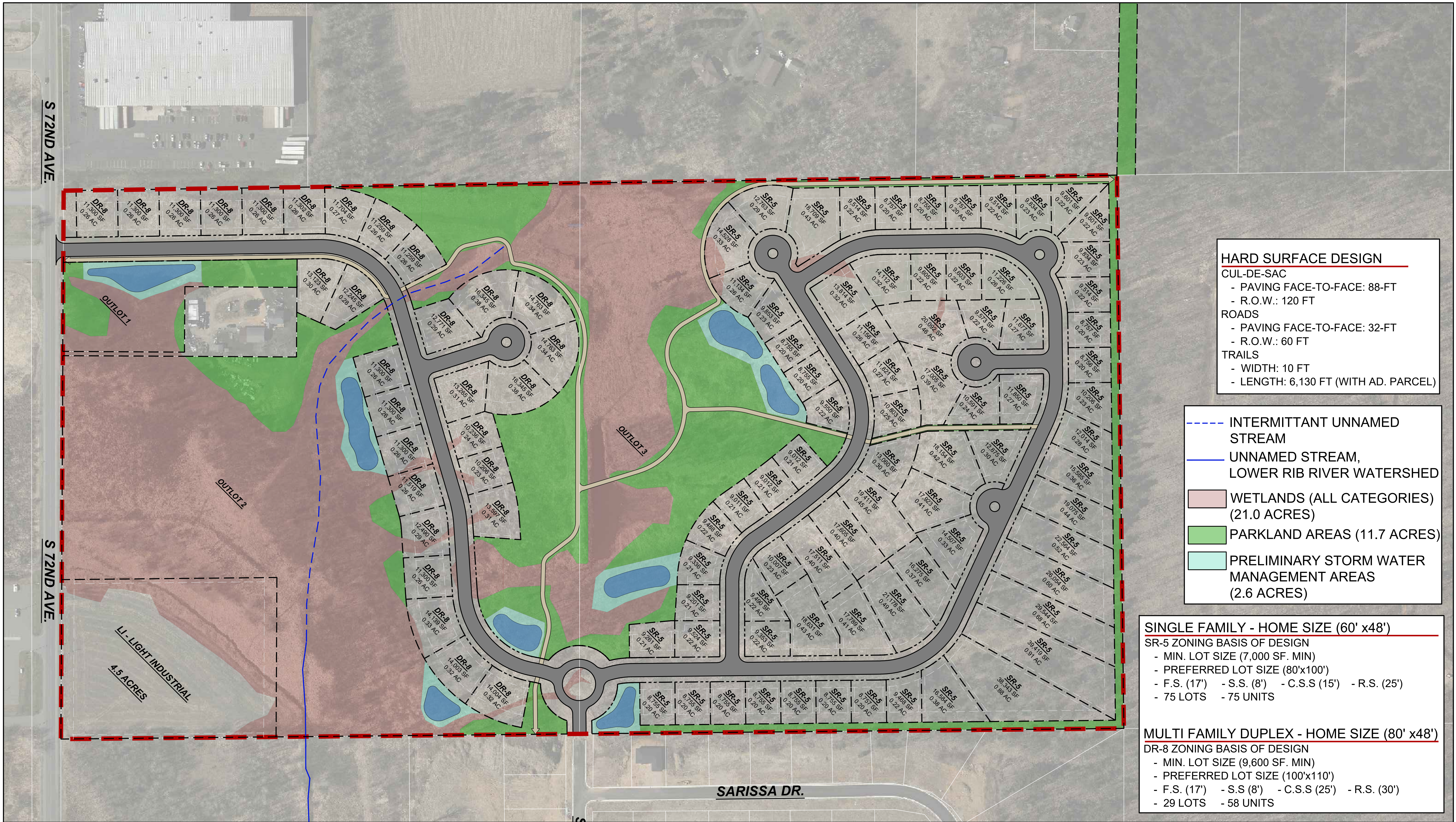
Ken Lassa, P.S.
Senior Consultant
Klassa@REIengineering.com

Tel: 877-734-7745
715-675-9784
Cell: 715-574-3430
Fax: 715-675-4060



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HARD SURFACE DESIGN

CUL-DE-SAC

- PAVING FACE-TO-FACE: 88-FT
- R.O.W.: 120 FT

ROADS

- PAVING FACE-TO-FACE: 32-FT
- R.O.W.: 60 FT

TRAILS

- WIDTH: 10 FT
- LENGTH: 6,130 FT (WITH AD. PARCEL)

- INTERMITTANT UNNAMED STREAM
- UNNAMED STREAM, LOWER RIB RIVER WATERSHED
- WETLANDS (ALL CATEGORIES) (21.0 ACRES)
- PARKLAND AREAS (11.7 ACRES)
- PRELIMINARY STORM WATER MANAGEMENT AREAS (2.6 ACRES)

SINGLE FAMILY - HOME SIZE (60' x 48')

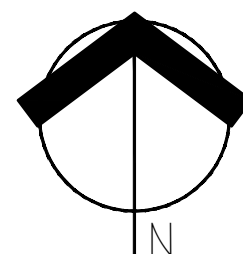
SR-5 ZONING BASIS OF DESIGN

- MIN. LOT SIZE (7,000 SF. MIN)
- PREFERRED LOT SIZE (80'x100')
- F.S. (17') - S.S. (8') - C.S.S (15') - R.S. (25')
- 75 LOTS - 75 UNITS

MULTI FAMILY DUPLEX - HOME SIZE (80' x 48')

DR-8 ZONING BASIS OF DESIGN

- MIN. LOT SIZE (9,600 SF. MIN)
- PREFERRED LOT SIZE (100'x110')
- F.S. (17') - S.S. (8') - C.S.S (25') - R.S. (30')
- 29 LOTS - 58 UNITS



Mini Parks

1. City Hall Park
2. Lincoln Neighborhood Tot Lot
3. Yawkey Park

Neighborhood Parks

4. Airport Park
5. Alexander Park
6. Big Bull Falls Park
7. Forest Park
8. Hammond Park
9. Reservoir Park
10. River Highlands Park
11. Scholfield Park
12. Tenth Street Park
13. Westview Terrace Park
14. Woodson Park

Community Parks

15. 3M Park
16. Brockmeyer Park
17. Memorial Park
18. Oak Island Park

Special Use Parks

19. Pleasant View Park
20. Riverside Park
21. Sylvan Hill Park

Conservancy/Natural Areas/ Undeveloped Parks

22. The 400 Block Park
23. Athletic Park
24. Boileau Park
25. Kaiser Pool
26. Schulenburg Pool
27. Stewart Park
28. White Water Park
29. Barker-Stewart Island Park
30. Eau Claire River Conservancy
31. Gilbert Park
32. Horgen Park
33. Isle of Ferns Park
34. Paff Woods Preserve
35. Rib River Park
36. Swiderski Park

LEGEND

Park Service Areas

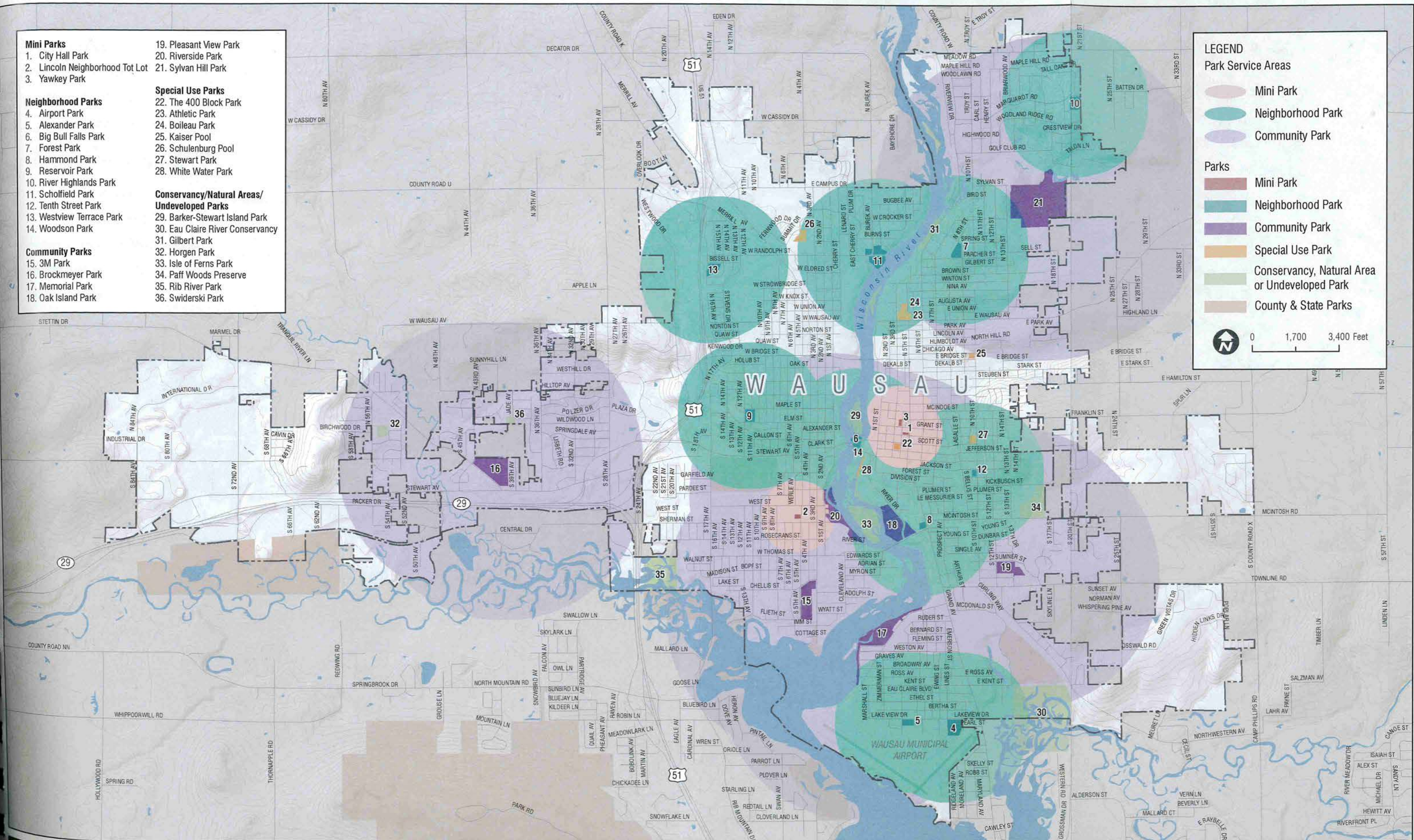
- Mini Park
- Neighborhood Park
- Community Park

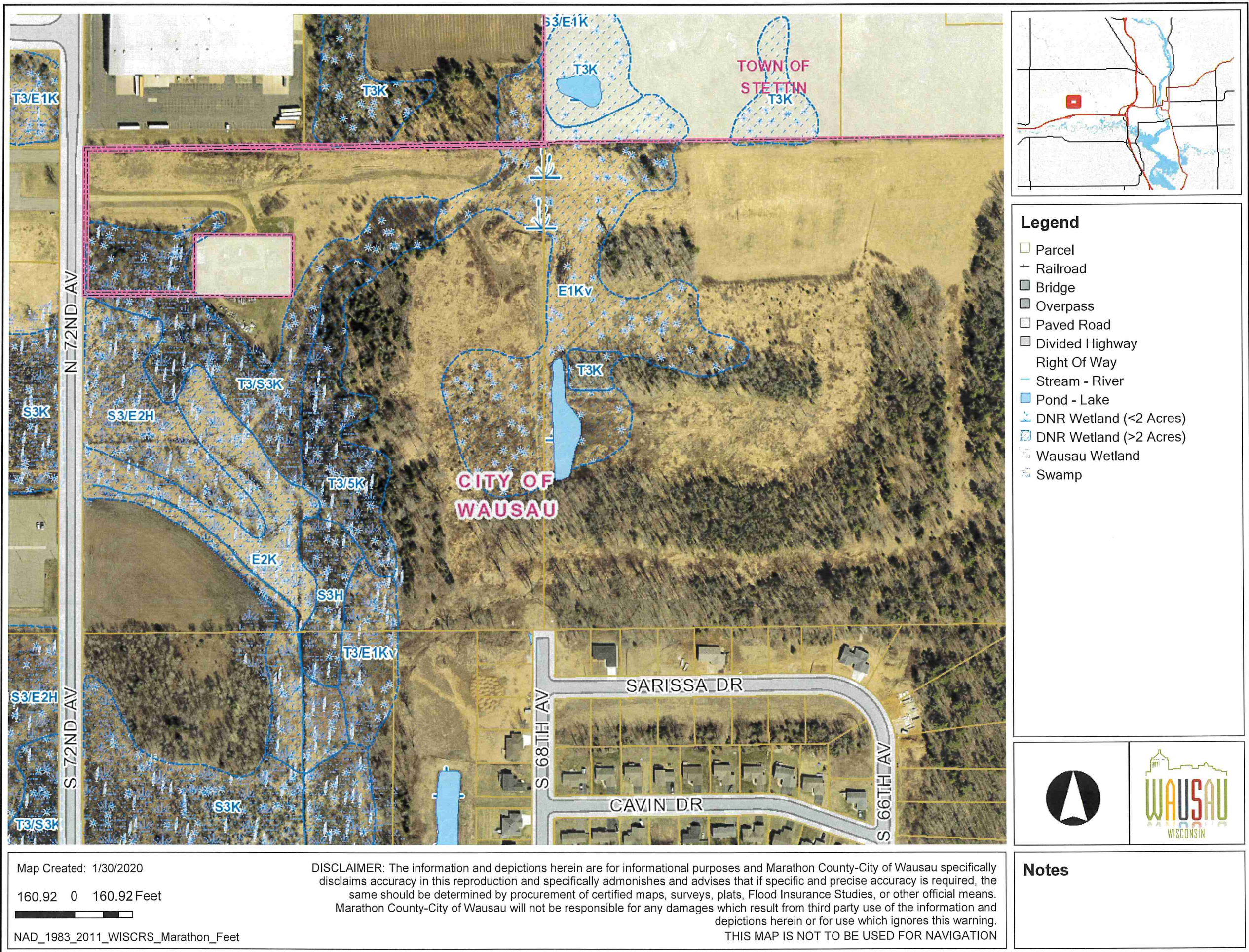
Parks

- Mini Park
- Neighborhood Park
- Community Park
- Special Use Park
- Conservancy, Natural Area or Undeveloped Park
- County & State Parks



0 1,700 3,400 Feet







Surface Water Data Viewer Map



Legend

- Dams**
 - Dams with FERC License
 - Dams
- Floodplain Analysis Lines**
 - Other
 - Flood Insurance Study
 - Letter of Map Revision
 - Case By Case Analysis
 - Bridge
- Floodplain Analysis Points**
 - Other
 - Flood Insurance Study
 - Letter of Map Revision
 - Case By Case Analysis
 - Bridge
- Floodplain Storage**
- FERC Project Area Boundaries**
- Cross Sections**
- Floodplains**
 - Flood Fringe
 - Floodway
- FIRM Panels**
- Cross-Sections**
- Flood Hazard Boundaries**
 - Other Boundaries
 - Limit Lines
 - SFHA / Flood Zone Boundary
- Flood Hazard Zones**
 - 1% Annual Chance Flood Hazard
 - Regulatory Floodway
 - Special Floodway
 - Area of Undetermined Flood Hazard
 - 0.2% Annual Chance Flood

Notes

0.1 0 0.06 0.1 Miles

NAD_1983_HARN_Wisconsin_TM

1: 3,960

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