

*** 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 7, 2022 at 4:30pm**
Location: **City Hall (407 Grant St, Wausau WI 54403) - Council Chambers**
Members: **Tom Neal, Patrick Peckham, Tom Kilian, Lou Larson, Sarah Watson**

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 - December 6, 2021
- 4 Discussion and Possible Action Supporting the Great Pinery Heritage Waterway Project by the Wausau/Marathon County Parks and Recreation Foundation
- 5 Discussion on Kayak Launches within the City
- 6 Discussion and Possible Action Determining Park Dedication Requirement for Alexander Davis Preliminary Plat
- 7 Discussion Regarding the Parks, Recreation & Forestry Departments 2021 Year In Review and the 2022 Work Plan
- 8 Educational Items
 - A. Park Update (Riverside Park, Sylvan Hill, Urban Forestry, Routine Operations/Programs)
 - B. Riverside Park Remediation Update
 - C. Conditions of Former Rosemurgy Site Adjacent to Two Hearts Dog Park
- 9 Future Agenda Items -
- 10 Next Meeting Date - Monday, March 7, 2022 at 4:30pm
- 11 Adjournment

Pat Peckham, Chair

Due to the COVID-19 pandemic, this meeting is being held in person and via teleconference. Members of the media and the public may attend in person, subject to the social distancing rules of maintaining at least 6 feet apart from other individuals, or by calling 1-408-418-9388. The Access Code is 2484 899 9967. Password: WParkComm2722 (9727526662722 from phones).

Individuals appearing in person will either be seated in the Council Chambers or an overfill room, subject to the social distancing rules. Space available will be on a first come, first served basis. All public participants' phones will be muted during the meeting. Members of the public who do not wish to appear in person may view the meeting live on the City of Wausau's YouTube Channel <http://www.tinyurl.com/WAAMedia>, over the internet by <https://waam.viebit.com/?folder=ALL>, live by cable TV, Channel 981, and a video is available in its entirety and can be accessed at <https://tinyurl.com/WausauCityCouncil>. Any person wishing to offer public comment who does not appear in person to do so, may e-mail Jamie.polley@co.marathon.wi.us with "Parks Committee public comment" in the subject line prior to the meeting start. All public comment, either by email or in person, will be limited to items on the agenda at this time. The messages related to agenda items received prior to the start of the meeting will be provided to the Chair.

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 (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 ADA Coordinator at (715) 261-6590 or ADAServices@ci.wausau.wi.us to discuss your accessibility needs. We ask your request be provided a minimum of 72 hours before the scheduled event or meeting. If a request is made less than 72 hours before the event the City of Wausau will make a good faith effort to accommodate your request.

This Notice was posted at City Hall and faxed to the Daily Herald newsroom on 2/2/2022 @ 10:45 a.m. Questions regarding this agenda may be directed to Jodi Luebke, Park Office (715) 261-1560.

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

DRAFT

CITY OF WAUSAU – PARK AND RECREATION COMMITTEE MEETING MINUTES

Date/Time: December 6, 2021 at 4:30 p.m. Location: Council Chambers, City Hall

Members Present: Tom Kilian, Lou Larson, Tom Neal, Pat Peckham (c), Sarah Watson

Others Present: Jamie Polley-Director, Anne Jacobson – city attorney, Andrew Sims – Assistant Director of Operations

1. In accordance with Chapter 19, Wisc. Statutes, notice of this meeting was posted and sent to the Daily Herald in the proper manner. A quorum was present and the meeting was called to order by Chairman Peckham at 4:30pm.
 2. Public Comment – none brought forward
 3. Approval of Minutes – November 1, 2021 – **Motion** by Neal, second by Larson to approve the Park and Recreation Committee draft November 1, 2021 minutes with a change to the wording under 6B. Assembly Bill 604 Update that the wording “this is one bill of many being sent to the *House*” be changed to “this is one bill of many being sent to the *Assembly*”. Motion **carried** by voice vote, vote reflected as 4-0.
 4. Discussion and Possible Action Regarding the Donation of Park Land Adjacent to Westview Terrace Park – Larson said considering the discussion from the last meeting he didn’t see where the property would be of any use or value to the City. Neal thought some trees could be planted in the area and it could be made into more of a non-maintained natural triangle of land. Peckham said he hadn’t checked the City ordinance, but there are prairie areas within the City and that is something the homeowner could do on their own. Watson felt a natural area would compliment the park nearby. **Motion** by Larson, second by Neal to thank the owners for their offer but to decline it and possibly give some assistance from the City Forester on how the homeowners could change it to a natural area. Motion **carried** by voice vote, vote reflected as 4-0.
- Kilian entered the meeting at 4:40 pm.
5. Discussion and Possible Action Approving of Revisions to the Park Naming Guidelines and Criteria and Sponsorship Policy for the Parks and Park Facilities – Polley explained that this Committee had reviewed and approved the Park Naming Rights Criteria and a Sponsorship Policy in April of 2021. Prior to going to the City Council for final adoption, the City Attorney’s office reviewed the documents and made several changes. Most of the changes were formatting and the reduction of redundancies. The content and overall goal of the documents remain the same. The Department would like to have one set of naming rights criteria and one sponsorship policy for both the City of Wausau Parks and Marathon County Parks. In developing the criteria for park naming and a sponsorship policy it was important to develop guidelines and criteria that the Committee and Commission can utilize to make an informed, impartial decision on the naming of City and County parks and park facilities and obtaining sponsors for the parks and parks facilities. The Park Commission has approved this item at their meeting last week. **Motion** by Neal, second by Larson to approve the Park Naming Guidelines and Criteria and Sponsorship Policy for the Parks and Park Facilities as revised. Motion **carried** by voice vote, vote reflected as 5-0.

6. Educational Items

A. Park Update – Sylvan Hill: Pump house plumbing complete, snow making started 11/28 with two snow guns. Daytime temps and humidity are limiting production, however evening temps are allowing for average output. Construction of boardwalks for the bike trails is underway. Vistas: The majority of our vistas have been maintenance cleared. City Forestry: A new Park Forester was hired and began working on November 29. His name is John Kahon. Crews are working on small and large tree maintenance pruning. General Park Maintenance: Parks have been barricaded in preparation for snow. Snow removal equipment is in the process of being assembled. Routine Operations / Programs: Snow / Ice Removal, Building and structure maintenance, Shelter reservations and Special Events, Equipment maintenance and repair

B. Dog Park Committee Update – Polley had reached out to the existing Dog Park Committee members and all but one were interested in continuing. Staff will advertise this Committee for any additional people interested in serving on it.

C. Riverside Park Testing Update – Polley explained that the letter from the DNR was their written response to REI’s request. The letter goes directly to REI and REI will come up with their final remediation plan. Lindman had told Polley that the plan is anticipated to be completed in mid-December. He had also clarified to her that this whole study had originally started because of the railroad corridor, even though they were talking about the park as a separate issue, and then started to encompass the park so the letter refers to that whole area including the park. Peckham questioned whether REI brings

their remediation proposal back to Committee to approve and it's then sent to the DNR or if REI sends it directly to the DNR for their reaction first. Polley said she would clarify that with Lindman. She understands Committee's preference is to see the proposal before it goes to the DNR.

D. Urban Forestry Grant Award – Sims explained that the Governor had ordered an emergency after the storm in late July which enabled the Department to apply for this grant. Several communities applied for and received it as well. The City received about half of the \$26,000 it applied for. Funds will be used to cover the costs associated with the cleanup such as tree removals, restorative pruning, and future planting needs.

7. Future Agenda Items – Kayak Launch Update, 2022 Work Plan, 2021 Year in Review, status of property to the north of the dog park

8. Next Meeting Date – Monday, January 3, 2022 at 4:30pm the regular meeting at Council Chambers, City Hall. (Peckham will not be able to attend this meeting)

9. Adjournment – **Motion** by Watson, second by Neal to adjourn at 5:05 pm. Motion **carried** by voice vote, vote reflected as 5-0.

AGENDA SUMMARY

4. Discussion and Possible Action Supporting the Great Pinery Heritage Waterway Project by the Wausau/Marathon County Parks and Recreation Foundation

Almost a year ago member of the Wausau/Marathon County Parks and Recreation Foundation identified a river trail project that the foundation would like to take the lead on establishing. The foundation's mission is to support the improvement of the park systems and recreation program offerings within Marathon County. The Great Pinery Heritage Waterway (new name) would include the Wisconsin River, Lower Eau Claire River Trail, Big Rib River Trail, and the Big Eau Pleine River Trail. Over the past year the foundation members have made some changes to the plan. Members will attend the meeting to present the current plan for the trail and discuss how the trail benefits health, wellbeing, and quality of life for the community, the economic impact and the utilization of the assets Wausau and Marathon County has to offer. Many of the areas that will be discussed already have access to the river. The project will include the addition of historical signage to the launch areas. Some locations may need improvements.

The Foundation will plan, organize, and complete the project seeking assistance from grants, donors, and others. The Foundation is asking that the Parks, Recreation & Forestry Department become the administrator of the trail when it is complete.

The Park Committee is asked to review the presentation and discuss the project, impact to current operations and benefits of the trail to the residents of Wausau and Marathon County.

5. Discussion on Kayak Launches within the City

Following the presentation by the Foundation, the Committee will be able to visualize where the current kayak launches are within the city. A request has been made to include on the agenda an item to discuss the current state of the city kayak launches and any potential opportunities for enhancement.

6. Discussion and Possible Action Determining Park Dedication Requirements for Alexander Davis Preliminary Plat

The City has received a preliminary plat for review for the mall site. The subdivision of land brings Municipal Code 21.16.085 into effect. b(4) states, In the event that dedication would result in sites too small to be usable, or if the comprehensive plan for the City park system calls for such public sites to be located elsewhere, or if such sites would not otherwise be suitable as determined by the Common Council, after consideration by the Plan Commission and park recreation committee, a payment of a fee in lieu of land dedication shall be required. The amount of such fee shall be as provided in [section 3.40.010\(a\)](#). The City's Comprehensive Outdoor Recreation Plan does not identify the need for a park in this area. In addition, this area is within close proximity to the 400 Block, Oak Island and Riverlife Park.

b(5)(A) Says that the developer at the time of filing a preliminary plat shall indicate a preference to dedicate property for park and recreational purposes or to pay a fee in lieu thereof. b(5)(B) says that at the time of preliminary plat map approval, acting after consideration of the recommend actions of the CISM, plan commission and park committee, the common Council shall determine, as part of such approval whether to require a dedication of land within a subdivision, payment in lieu thereof or a combination of both. B(7) states that payment shall be made in a lump sum prior to the recoding of the final plat or certified survey map or prior to issuance of any building permit for R-4, R-4-1 or R-4-2, planned development or unified development.

https://library.municode.com/wi/ausau/codes/code_of_ordinances?nodeId=TIT21PLSU_CH21.16G_ERE_21.16.085REDEPAPU

AGENDA SUMMARY

With the proximity of the 400 Block, Oak Island and Riverlife Park in addition to the River Edge Trail staff is recommending payment in lieu of land for this development. A staff memo is attached.

The Parks Committee is asked to make a recommendation to the City Council that payment of Park Dedication Fees should be accepted in lieu of park land for the Alexander Davis Preliminary Plat. The Capital Improvements and Street Maintenance Committee will review the plat on February 10.

7. Discussion Regarding the Parks, Recreation & Forestry Departments 2021 Year In Review and the 2022 Work Plan

The 2021 Year in Review is attached and highlights the many accomplishments of the department in 2021.

The 2022 work plan is attached establishing the tasks for the department to complete in the new year. No action is requested on these items.

8. Educational Items

8A. Park Updates

Riverside Park:

Shelter upgrades – Kitchen cabinets, countertop, fixtures, flooring. Restroom flooring. The work being done is in response to the ADA updates needed in our system.

Sylvan Hill Park:

The one tow line that was inoperable has been repaired. Limited available seasonal staff to work the hill has led to full-time staff filling vacant shifts to serve customers.

We have been receiving positive feedback on the condition of the cross-country ski trails.

Urban Forestry:

Emerald Ash Borer has been confirmed in three additional boulevard ash trees in NE Wausau. It is suspected the insects were introduced by a resident through infected ash firewood.

Trees have been ordered for spring planting.

An RFP for tree and stump removal will go out shortly.

Routine Operations/Programs:

Snow/Ice Removal

Building and structure maintenance.

Shelter reservations and Special Events.

Equipment maintenance and repair

8B. Riverside Park Remediation Update

On January 11, 2022, the Finance Committee and City Council approved funding for REI to complete a Remedial Action Options Report (ROAR). The memo from the Public Works Director stated that the WDNR has concluded the Site Investigation Report (SIR) is complete and the testing that has been done is sufficient to determine the extent of the contamination. The next step in the process is to complete a Remedial Action Options Report (RAOR). The proposal from REI for the completion of the RAOR is attached for your review and the total cost of the work is \$4,550. Funding is proposed to come from the environmental fund. Staff recommends approval of the budget modification for completion of the RAOR and the Technical Assistance Fee requiring the WDNR to provide a formal written response. REI will have the RAOR completed within the next month and submitted to the WDNR for their review and comment. WDNR responses have been taking about 45-60 days. Once the RAOR is completed bid specifications will be prepared and the

AGENDA SUMMARY

proposed work will be bid. Once costs for the remediation work is known a budget modification will be prepared for your approval.

It is anticipated that the ROAR will be complete in early March.

8C. Conditions of Former Rosemurgy Site Adjacent to Two Hearts Dog Park

At the December 2021 meeting the committee asked staff to look further into the property adjacent to the Two Hearts Dog Park to find any information about the condition of the lot. Attached to the packet you will find four documents regarding the property which is referred to as the Undeveloped Rosemurgy Property. You will find that the documents show that the site is contaminated, and the current owner was given notice to comply with NR 700 through NR 754. No work was completed on the property and the property owner was given notice of non-compliance. There continues to be no work on the property and a Deed Affidavit for Environmental Contamination Found was issued. There are now legal issues between the property owner and the State. The property cannot be sold or donated unless the new owner assumes all legal responsibility and complies with the environmental regulations. It is estimated that the remediation could be extremely costly. Until the property is properly remediated by the owner the City should not consider this property further.

Creating a destination for paddlers in the Midwest like no other

- Creating a river trail using the *Wisconsin Valley Improvement Corporation* Century Trail and branding it the “**Great Pinery Heritage Waterway**” to increase tourism in Central Wisconsin so that we become a destination for paddlers
- Create historical signage at landings along the trail length that tell the story of the river, our heritages and its people
- Create a one-of-kind website that not only highlights our water trails but all the outdoor recreational opportunities in Central Wisconsin offering tourist a one-stop experience to “come for a weekend and stay for a lifetime”





Source: www.bls.gov

Tourism is the fastest growing component of the Wisconsin economy from November '20 to November '21. Up 16% in this timeframe

Tourism is now the 4th largest segment of our state's economy, larger than dairy, lumber, & construction

Tourism is the 2nd fastest growing segment of the Wausau economy from November '20 to November '21. Up 3.1% in this timeframe

What are Water Trails?

Water trails are marked routes on navigable waterways such as rivers and lakes for recreational use. They allow access to waterways for non-motorized boats and sometimes motorized vessels, innertubes, and other craft.

Water trails not only require suitable access points and take-outs for exit but also provide places ashore to camp and picnic, and other facilities for boaters.

Source: www.michiganwatertrails.org



Why tackle this project!

- **Uniquely ties the Wisconsin River to its history as a historical waterway for Native Americans; Furriers and Missionaries; Logging and Pulp & Paper Industry, Legends & Lore of the rivers. Increase awareness of our historical rivers and the significant roles they played in the development of America's Heartland.**
- Complements Greater Wausau Chamber of Commerce's Master Plan for outdoor recreation
- Complements Wausau's Whitewater Park and builds an awareness of Central Wisconsin as a center for outdoor recreation
- Complements Weston's Lower Eau Claire Water Trail
- Complements the Master Plan for Rib Mountain as a destination for bikers, skiers and paddlers to recreate in Central Wisconsin, driving tourism and hotel stays
- May increase the potential for water-based businesses to locate in Central Wisconsin to support the needs of kayakers, canoeists and paddleboarders
- Marathon & Lincoln counties become a premier destination for kayakers, canoeist and paddleboard enthusiasts
- Positive economic impact to the Central Wisconsin area. Increase use of our county parks, creates a sense of place and promotes good health through outdoor recreation
- Majority of work already done by Wisconsin Valley Improvement Corporation. We are providing branding, signage, and an all-inclusive outdoor recreation website that promotes Central Wisconsin as the "Outdoor Recreation Capital of Wisconsin"
- Expand trail system to create the longest trail system in the Midwest (future). Complements Lower Wisconsin Trail at Portage and the Fox River Heritage Trail, making this one of the longest waterways in USA

STRATEGIC ACTION PLAN

INITIATIVE 1.1 THE WAUSAU BRAND

Re-brand the Wausau region as an outdoor recreation mecca

STRATEGIES AND ACTIONS

1.1.1. Launch an Outdoor Recreation Task Force that brings together innovators in the region's outdoor recreation industry to discuss opportunities for new events, destinations, and other business opportunities that leverage the region's large menu of outdoor amenities.

1.1.2. Support Granite Peak Ski Area in its expansion projects. Encourage the growth of the resort and expansion of its facilities. Partner with the Ski Area to explore development of surrounding properties with supportive uses (lodging, housing, retail/restaurants) that draw a higher volume of visitors into the region and encourage them to stay longer. Explore opportunities to develop a full-service resort hotel in conjunction with Granite Peak.

1.1.3. Invest in the enhancement and development of extreme sports, outdoor recreation, and related attractions throughout Marathon County. This includes curling, whitewater rafting, hiking and biking trails, and other amenities that attract outdoor sports enthusiasts.

1.1.4. Build awareness of the Wausau region as a destination for the business side of extreme sports and outdoor recreation.

1.1.5. Take ownership of the Wausau region's online and social media presence and play an influential role in traditional media channels. Actively manage and update the City of Wausau and Marathon County websites and other online content, such as Wikipedia, to ensure they include accurate and positive information. These sites are often the first (and sometimes only) source of information people use to learn about a community before a potential visit.





INITIATIVE 1.2 TARGETED TALENT RECRUITMENT

Launch a new talent-attraction initiative to support employers in their talent recruitment efforts.

STRATEGIES AND ACTIONS

1.2.1. Develop a comprehensive new talent attraction website to market the Wausau region as a desirable destination not only for traditional manufacturing employment, but also for creative workers, entrepreneurs, and professionals. Use the new website as the central information hub for a broader talent attraction campaign. Develop an omni-channel talent recruitment campaign aimed at filling the hiring needs of Marathon County's major employers. Design the campaign with a comprehensive suite of services including media planning, public relations, social media strategy, content creation, creative development, digital management and production, branding, and a job-posting microsite.

1.2.2. Embrace the local Hmong population and explore linkages to St. Paul, MN (an important population center for the Hmong nationally). Work with the Hmong Wisconsin Chamber of Commerce to promote the Wausau region as a leading destination for Hmong business owners and professionals. Market Wisconsin and Marathon County as a Hmong-friendly location to Hmong talent located in other parts of the US and globally.

1.2.3. Promote the Wausau region as a hub for extreme sports and outdoor recreation enthusiasts. The year-round recreational options of the region represent a unique value proposition. The Outdoor Recreation roundtable held in December 2018 revealed specific opportunities that advance this goal. The roundtable identified three specific opportunities that warrant further examination:

- Events (IRONBULL and Xtreme sports generally), mountain bike racing and cross-country riding, downhill ski competitions, whitewater kayaking, cross-country skiing expansion
- Conferences associated with the events that advance outdoor recreation
- Recruitment of niche industries associated with sports and recreation technology

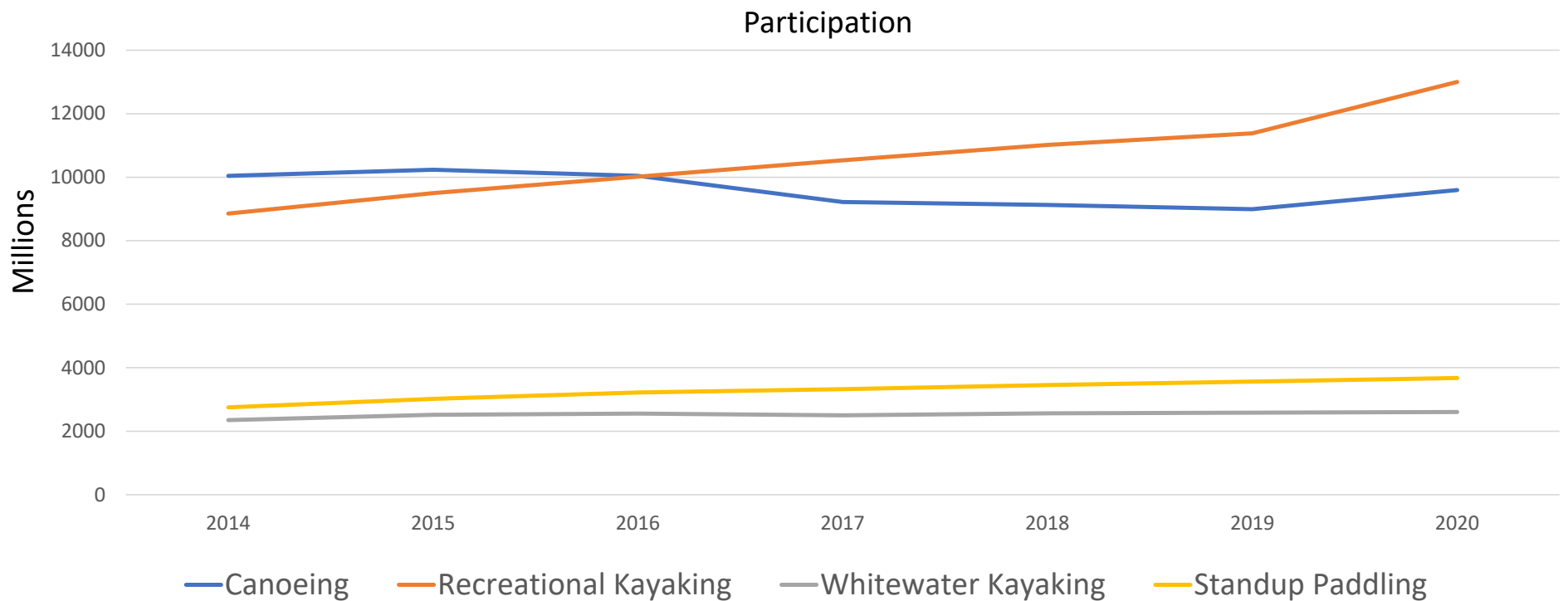
Executive Summary

- In terms of specific paddlesports, recreational kayaking continues to grow in popularity and seems to be replacing many Americans' desires to canoe. **Stand up paddling, on the other hand, doesn't have nearly as high a participation rate as either canoeing or recreational kayaking, but its popularity has soared in recent years, gaining 1.5 million participants since 2013.**
- **81% of paddlers are on the water 4 hours or less, 11% - 8 hours or less and 8% will overnight.**
- **Paddlers like a variety of water and will typically come to an area for three days, paddling for two and biking and hiking for one, and want local accommodations**
- Paddling participants tend to be Caucasians who have attended or graduated from college. They are best represented by an average annual household income of at least \$75,000, a demographic characteristic that has steadily climbed since 2014.
- Males make up a slightly larger percentage of paddlers than females. Male participation, however, is declining at about one percent per year, and female participation is increasing by the same amount.

Source: 2019 Special Report on Paddlesports & Safety – Outdoor Recreation Foundation



Kayaking & Canoeing Trends



Source: 2021 Outdoor Participation Report – Outdoor Foundation

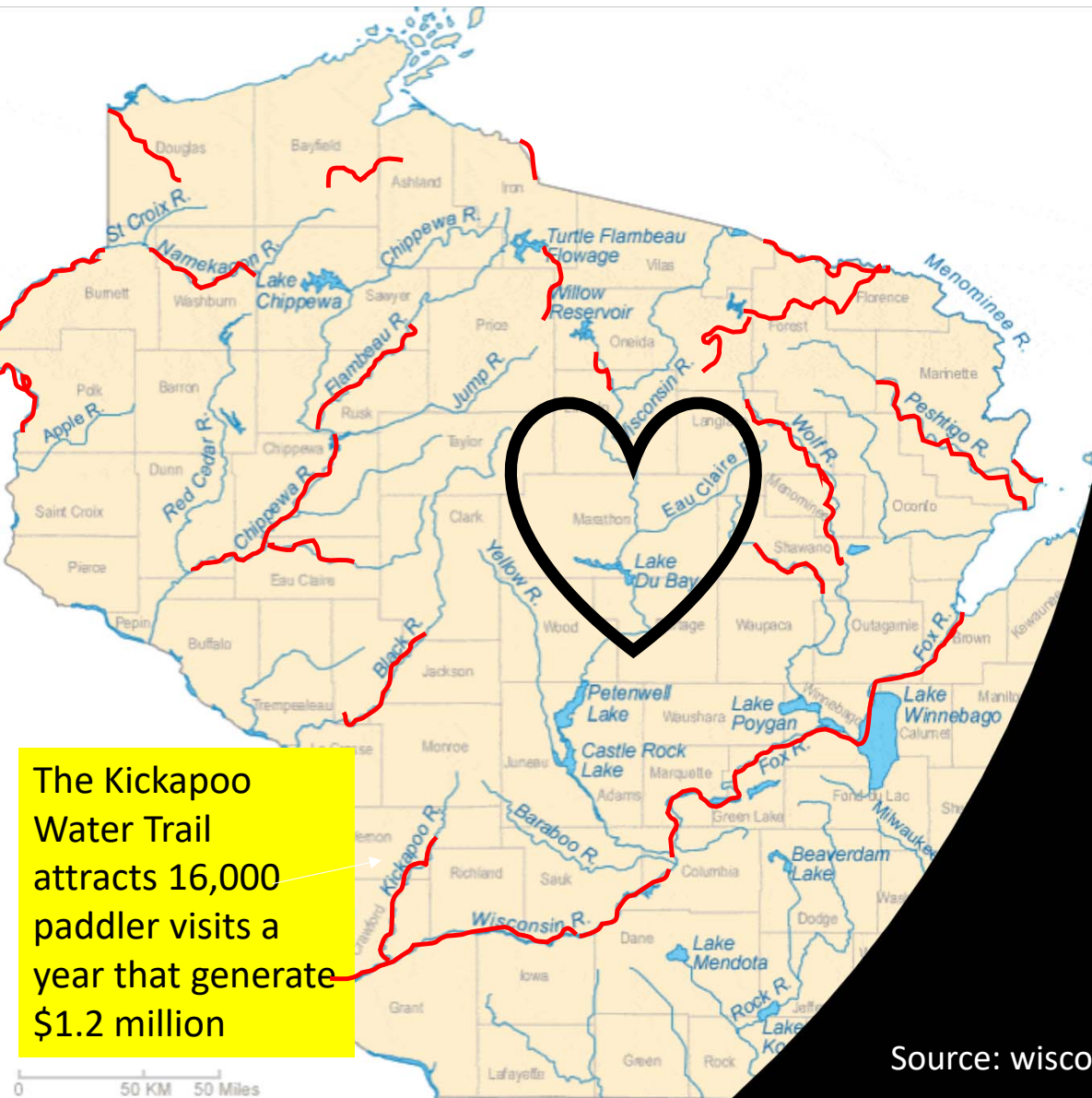
The paddlesport category (kayaks, paddleboards, rafts, and canoes) faced declines prior to COVID-19.

+56%

Dollar sales of paddle sports increased 56% in June 2020 versus June 2019.

\$172 million

Paddle sport sales reached \$172M in June 2020.



Existing Paddle Trails



Proposed Paddle Trails

Wausau is at the epicenter of the best kayaking, paddleboarding, rafting and canoeing in the Midwest

- **Great Pinery Heritage Waterway** extends 103 miles through Lincoln and Marathon Counties
- **The Lower Eau Claire River Trail** extends 15 miles from Club House Road to Ross & Banks Dam
- **The Lower Big Rib River Trail** extends 16 miles from Marathon City to Bluegill Bay Park

The Great Pinery Heritage Waterway

It was the Wisconsin River that first drew settlers to this area originally known as "Big Bull Falls", either named by Indians or early fur traders. An 1836 treaty transferring land along the Wisconsin River from the Indians to federal ownership sent George Stevens' lumbermen up the river two years later to find suitable places for turning the pine forests into lumber. "It is decidedly the best Mill Site I ever saw or heard of in the Union" wrote George Stevens after reaching Big Bull Falls in the Summer of 1839. Stevens was very excited when he wrote his partner George Morton in St. Louis about the site and its possibilities. By 1840, the Stevens sawmill was processing the pine forests into lumber. It was not long before other mills began springing up along the riverbanks of central Wisconsin. This was the coming of the Lumbermen. **The death of the forests became the birth of a town. "The Pinery", magical words 150 years ago, is a legend today.**



Source: www.ci.wausau.wi.us



THE GREAT
PINERY
• HERITAGE WATERWAY •



Wausau & Marathon County
Parks & Recreation Foundation



**In celebration of 150 years of our great
city and 102 years of our parks**

Project covers four counties:

Trail Head - Hat Rapids – Mile 89

Trail End – Lake DuBay Dam – Mile 190

Landings – 1 in Oneida County, 15 in Lincoln County, 39 in Marathon County, 2 in Portage County

- **Trail Designer:** Wisconsin Valley Improvement Company
- **Storytelling:** Marathon County Historical Society, Merrill Historical Society, and Tomahawk Historical Society with support from the Wisconsin Historical Society & UWM
- **Mapping:** North Central Wisconsin Regional Planning Commission
- **Project Sponsor:** Wausau and Marathon County Parks and Recreation Foundation
- **Project Owners:** Wausau and Marathon County Parks Department, Merrill Parks Department, Lincoln County Parks & Forestry Department, Municipalities up & down the rivers, Public Utilities & Private Entities
- **Website:** Central Wisconsin Visitors Bureau

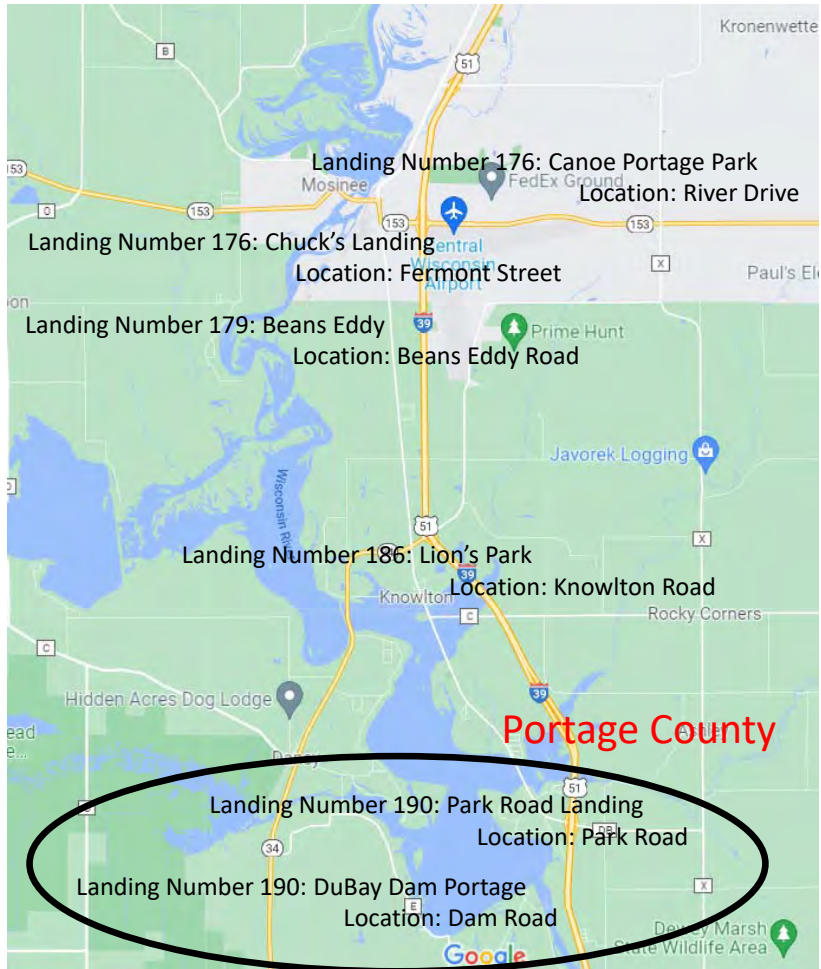
ONLY TALKING ABOUT MARATHON COUNTY



25 Landings & Stories that tell the history of the rivers that runs through us

Landing/Portage	River/Lake	Milage	Story
Wisconsin River Forest	Wisconsin	147	Trappe River or the Road to Jenny (From Wausau)
Brokaw Mill	Wisconsin	153	Brokaw Mill & Wausau Paper History
Gilbert Park	Wisconsin	155	The 1912 Flood
Scholfield Park	Wisconsin	155	108-year history of Marathon Electric
RiverLife Park	Wisconsin	158.5	100 plus year history of Wausau Chamber
RiverLife Park	Wisconsin	158.5	Notable Businesses in Wausau (Janke Bookstore)
Wausau Dam Portage	Wisconsin	160	WPS & Wausau Dam History
Oak Island	Wisconsin	160.3	The First Generation of the Wausau Group (Lumbermen)
Memorial Park	Wisconsin	162	History of Lake Wausau
D.C. Everest Park	Lake Wausau	162	D.C. Everest and his Legacy
Bluegill Bay Park	Lake Wausau	163	Alexander Airport
Kort Street Landing	Lake Wausau	165	History of the Greenheck Corporation
Domtar Portage	Lake Wausau	166	100 + year history - Marathon Paper & Mill
River Street Park (future)	Wisconsin	166.2	104-year history of Rothschild (new landing at Military Street)
Canoe Portage Park	Wisconsin	176	100 + history - Mosinee Paper & Mill
Chuck's Boat Landing	Wisconsin	176.4	231-year History of Mosinee
Lake Dubay Lion's Park	Lake Dubay	186	History of Lake Dubay
Park Road Landing	Lake Dubay	190	DuBay and the legacy of the Fur Trade
Lake Dubay Dam Portage	Lake Dubay	190.1	Harnessing the WI River
River Park/Mosinee	Wisconsin	176	Chief Mosinee and the Native Peoples
Trails End	Big Rib River	TBD	Pinery & Logging History
Gulliver's Landing (Rookery)	Big Rib River	TBD	116-year History of Village of Rib Mountain (landing moving)
Yellow Banks	Eau Claire	TBD	History of the Eau Claire River
Drott Street Landing	Eau Claire	TBD	117-year history of City of Schofield





Lower Big Rib River Trail

Landing Number ##: Trails End Lodge Landing
Location: Lomar Street

Marathon City proposing new landing
at Lions Park – 16 miles upriver

Landing Number ###: Gulliver's Landing
Location: Mallard Drive

Rib Mountain proposing new
landing at Rookery Park

Name this park - Charles Newby River Park
expand with DNR & Rib Mountain to create
a conservancy

New ADA Launch

Proposed Ben and Judd
Alexander Conservancy

Show Lower Big Rib River Trail
ending at Bluegill Bay Park

Great Pinery Heritage Waterway



Great Pinery Heritage Waterway

Name the Eau Claire River Conservancy and expand with Schofield to create a larger conservancy

Lower Eau Claire River Trail

Landing Number ###: Yellow Banks Landing

Location: Northwestern Avenue

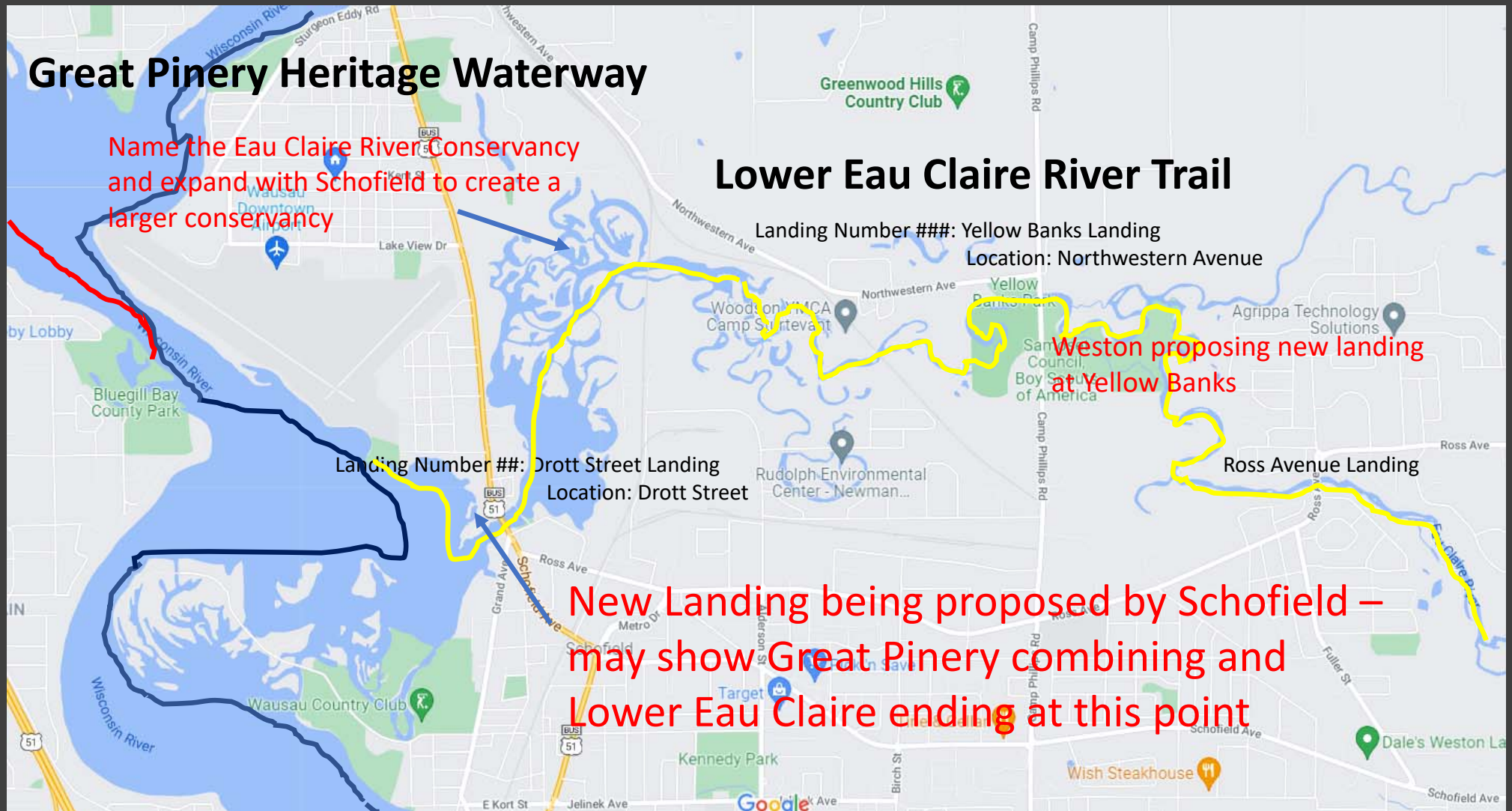
Weston proposing new landing at Yellow Banks

Landing Number ##: Drott Street Landing

Location: Drott Street

Ross Avenue Landing

New Landing being proposed by Schofield – may show Great Pinery combining and Lower Eau Claire ending at this point



Branding key landings with historical storytelling and tying back to the Marathon County Historical Society's website via a QR code for additional storytelling

Opposite Side of Signage

WATERWAY DONORS:






HISTORY OF GILBERT PARK




For Emergency:
 Call 911
 Wisconsin & Marathon County Parks
 Recreation and Forestry
 715.261.3414 x1234 (Toll-free: 800.444.4444)
 (Dane County & Barrington)

For River Conditions:
 River App
 USGS gages: <http://waterdata.usgs.gov/mnwis/>

For Weather Conditions:
 AccuWeather App
 Weather Underground App

Paddling Apps:
 On the Border App
 River App

Voyagers Heritage Waterway & Trails
 Downloadable map

Front Side

GILBERT PARK LANDING - MILE 160GIS 

Waiting for Map

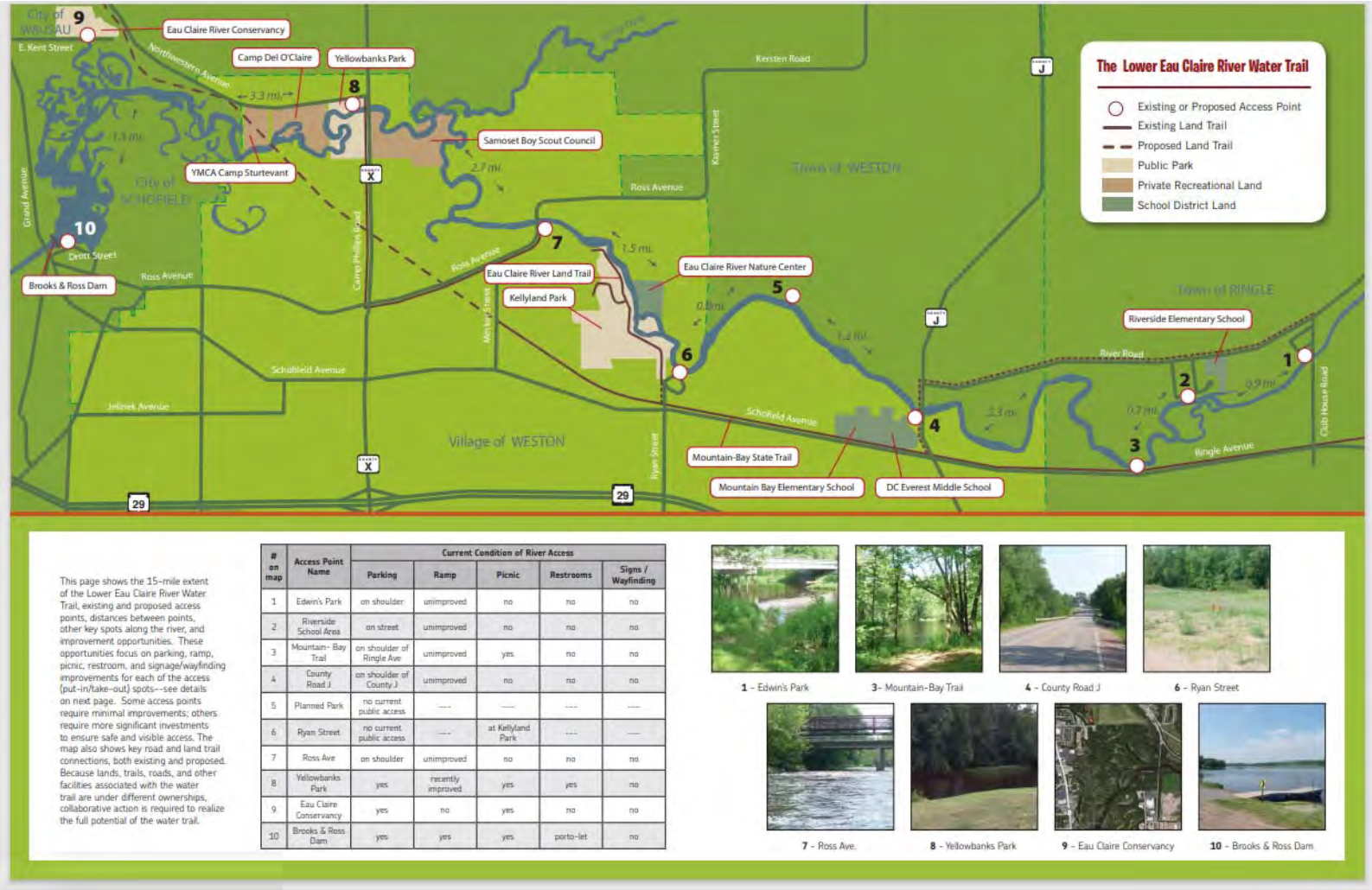
 PUNCH AREA
 BOAT LANDING
 LAUNCH AREA
 RESTROOMS
 WATER FOUNTAIN
 PARKING
 RELEASE CHART COMING

FOR YOUR SAFETY

 No open flames or campfires
 No alcohol consumption
 No pets allowed
 No firearms allowed
 No hunting allowed
 No fishing allowed
 No swimming allowed
 No boating allowed
 No camping allowed
 No smoking allowed
 No drunkenness allowed
 No disorderly conduct allowed
 No vandalism allowed
 No trespassing allowed
 No loitering allowed
 No staying overnight allowed
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Existing Water Trail Map of Lower Eau Claire River

Created by North Central Wisconsin Regional Planning Commission





Will Market the Trail Systems on a Host of Sites

Brand trail locally, regionally and nationally – website & apps



“Best in Class” website that promotes Outdoor Recreation



Trail Hiking

Ice Age National Scenic Trail

Camp 27 Trail (L)
New Wood Trail (L)
Averill-Kelly Creek Wilderness Trail (L)
Turtle Rock Trail (L)
Grandfather Falls Trail (L)
Underdown Trail (L)
Alta Junction Trail (L)
Harrison Hills Trail (L)
Ringle Trail (M)
Thornapple Trail (M)
Dells of the Eau Claire Trail (M)
Plover River Trail (M)

Parks & Forest Trails

Rib Mountain State Park
Council Grounds State Park
Dells of the Eau Claire Park

Gravel Biking

Mountain Bay State Trail
Lower Eau Claire River Trail
Fernwood Trail
Big Poniowski Gravel Trail
Maine Loop Gravel Trail

Horseback Trails

Underdown
Big Eau Pleine Park

Canoeing, Kayaking & Paddleboarding

Great Pinery Heritage Waterway

Lower Eau Claire River Trail
Lower Big Rib River Trail
Lake Wausau
Big Eau Pleine River
Plover River
Little Eau Pleine River
Prairie River

Whitewater Kayaking & Rafting

Urban Whitewater (I-V)
Wolf River (I-IV)

Alpine & Nordic Skiing

Alpine Skiing

Granite Peak Ski Areal

Nordic Skiing

Nine Mile Cross County Trails
Mountain Bay State Trail
Scott Creek
Erbach Park
Eau Pleine County Park

Mountain Biking

Nine Mile Mountain Bike Trails
Ringle Mountain Bike Trails
Erbach Park Bike Trails
Eau Pleine Mountain Bike Trails
Scott Creek Park Bike Trails
Sylvan Hill Mountain Bike Trails
Underdown Mountain Bike Trails

Camping

Primitive

Ringle Ice Age Trail

Campgrounds

Outdoor Recreation Organizations

Central Wisconsin Off-Cycling Coalition (CWOCC)
Ice Age Trail Alliance – Marathon
Ice Age Trail Alliance – Lincoln
IRONBULL
Nordic Ski Club
Granite Peak Ski Team
Wausau Wheelers
Athens Trail Association
Whitewater Corporation
Marathon County Parks and Recreation
Wausau Striders

Parks, Forest & Wildlife Areas

Outfitters

Waterfalls

Outdoor Recreation Events

Wausau 24
Ragnar
Badger State Games – Winter
Badger State Games - Summer
Rib Mountain Adventure Challenge
– Winter Addition
Rib Mountain Adventure Challenge
– Summer Addition
Wausau Marathon



THE GREAT
PINERY
HERITAGE
WATERWAY

A paddler's paradise is just a stroke away

One of the longest historical and scenic water trails in the state. Discover the beauty....



Contacts, Map & Camp Sites

Marathon County Parks Department
River & Weather Apps
Map
Camping

The Lower Big Rib River Trail
The Lower Eau Claire River Trail
Lake Wausau
Urban Whitewater Course

Major Community Partners & Individuals that have endorsed project

- Wisconsin Public Service/WE Energy
- Guppy's Lakeside Grill
- Wisconsin Valley Improvement Company
- Lincoln County Parks & Forestry
- City of Merrill
- City of Merrill Parks Department
- Wausau & Marathon County Parks, Recreation & Forestry
- Marathon County Parks Commission
- Lake Wausau Association
- Village of Maine
- Town of Rib Mountain Parks Commission
- Town of Rib Mountain
- City of Mosinee
- City of Schofield
- Village of Rothschild
- Town of Knowlton
- Village of Weston Parks Department
- Village of Marathon City
- Central Wisconsin Visitors Bureau
- Wausau River District
- Wisconsin Department of Natural Resources
- IRONBULL, Inc.
- North Central Wisconsin Regional Planning Commission
- Merrill Historical Society
- Lake Dubay Association
- Dubay Lions Club
- Greater Wausau Chamber of Commerce
- Wisconsin Department of Tourism
- Wausau Whitewater Kayak Corporation
- Marathon County Historical Society
- Wausau & Marathon County Park and Recreation Foundation
- Peter Biermeier – Retired Director of Programs for Wisconsin DNR, Consultant
- Baker-Tilly Consulting – Cheryl Stang – Vice President Marketing

Big Thumbs Up



Canoe and kayak paddlers of all ages, abilities, and experience now have an easier way to launch on the Wisconsin River in Wausau. On August 28, 2012 a new handicapped-accessible launch was dedicated and opened up for public use. The launch is located on the east shore of the Wisconsin River at 1700 River Drive just North of the Bridge Street bridge. River Drive can be accessed from East Wausau Avenue north of the launch or from the south from north 1st Street.



Canoe and Kayak Launch:



Users place their canoe or kayak on a series of rollers in the center of the dock where it remains stable until the user is ready to launch. The launch has a wheelchair transfer station that assists paddlers in positioning themselves in their kayak. Paddlers push off from the launch with the aid of two parallel handrails. When returning, paddlers reverse the process and pull themselves up to the dock's level center. Annual installation and removal will vary with seasonal ice and flooding conditions. In early spring and late fall you may want to contact the Park Administrative Office to determine availability. The launch eliminates the need to step in the water which is advantageous when paddling during cool weather.

landings in Wausau

25 Landings & Stories that tell the history of the rivers that runs through us

Landing/Portage	River/Lake	Milage	Story
Wisconsin River Forest	Wisconsin	147	Trappe River or the Road to Jenny (From Wausau)
Brokaw Mill	Wisconsin	153	Brokaw Mill & Wausau Paper History
Gilbert Park	Wisconsin	155	The 1912 Flood
Scholfield Park	Wisconsin	155	108-year history of Marathon Electric
RiverLife Park	Wisconsin	158.5	100 plus year history of Wausau Chamber
RiverLife Park	Wisconsin	158.5	Notable Businesses in Wausau (Janke Bookstore)
Wausau Dam Portage	Wisconsin	160	WPS & Wausau Dam History
Oak Island	Wisconsin	160.3	The First Generation of the Wausau Group (Lumbermen)
Memorial Park	Wisconsin	162	History of Lake Wausau
D.C. Everest Park	Lake Wausau	162	D.C. Everest and his Legacy
Bluegill Bay Park	Lake Wausau	163	Alexander Airport
Kort Street Landing	Lake Wausau	165	History of the Greenheck Corporation
Domtar Portage	Lake Wausau	166	100 + year history - Marathon Paper & Mill
River Street Park (future)	Wisconsin	166.2	104-year history of Rothschild (new landing at Military Street)
Canoe Portage Park	Wisconsin	176	100 + history - Mosinee Paper & Mill
Chuck's Boat Landing	Wisconsin	176.4	231-year History of Mosinee
Lake Dubay Lion's Park	Lake Dubay	186	History of Lake Dubay
Park Road Landing	Lake Dubay	190	DuBay and the legacy of the Fur Trade
Lake Dubay Dam Portage	Lake Dubay	190.1	Harnessing the WI River
River Park/Mosinee	Wisconsin	176	Chief Mosinee and the Native Peoples
Trails End	Big Rib River	TBD	Pinery & Logging History
Gulliver's Landing (Rookery)	Big Rib River	TBD	116-year History of Village of Rib Mountain (landing moving)
Yellow Banks	Eau Claire	TBD	History of the Eau Claire River
Drott Street Landing	Eau Claire	TBD	117-year history of City of Schofield



To: Allen Wesolowski, City Engineer
From: Jamie Polley, Director Parks, Recreation & Forestry
Date: January 25, 2022
Subject: Alexander Davis Preliminary Plat

Parks, Recreation & Forestry Initial Comments

- Per Municipal Code 21.16.085 parkland dedication is required by the subdivision of land.
- The development is within a ¼ mile of a City park therefore parkland dedication of cash in lieu of land will be recommended to the Parks and Recreation Committee on February 7, 2022.
- Parkland Dedication payment shall be made in a lump sum prior to the recoding of the final plat or certified survey map or prior to issuance of any building permit for R-4, R-4-1 or R-4-2, planned development or unified development.

Parkland dedication fees at this time are calculated as follows:

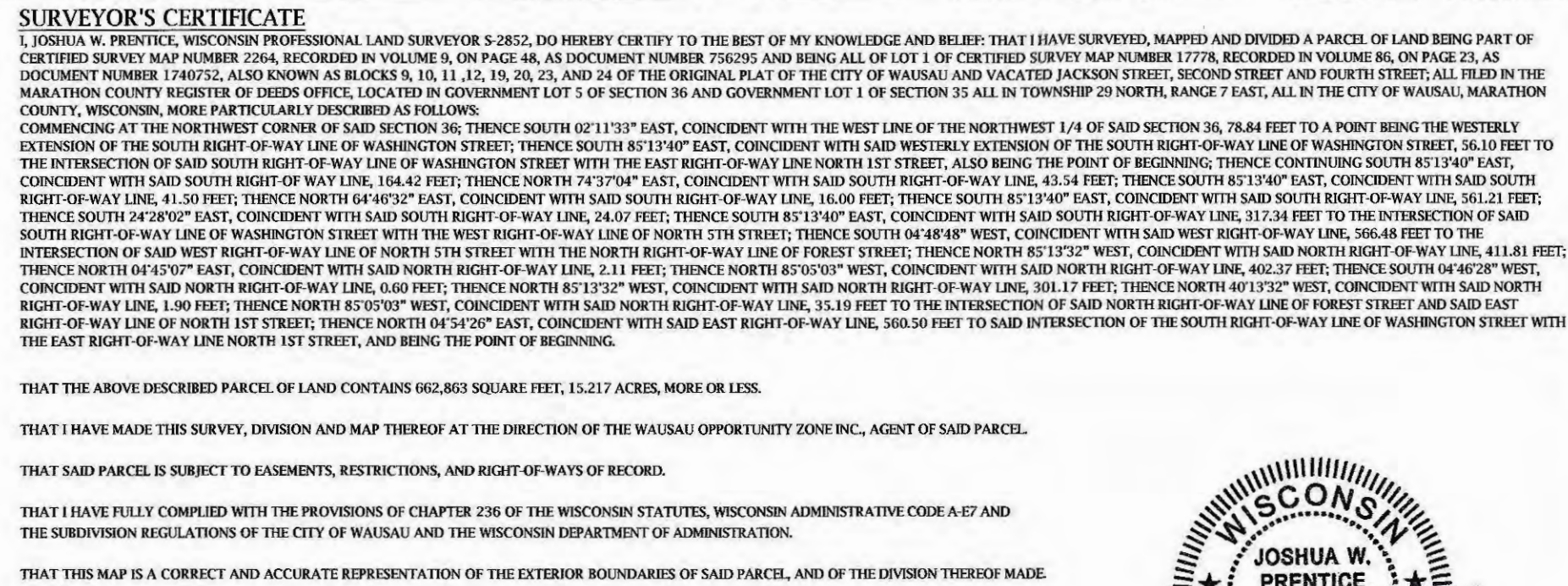
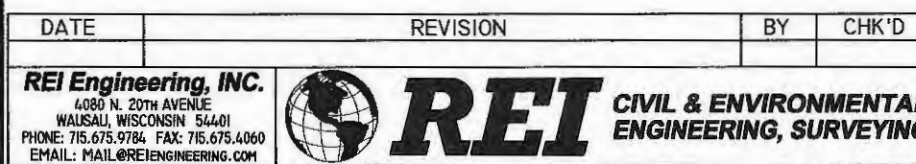
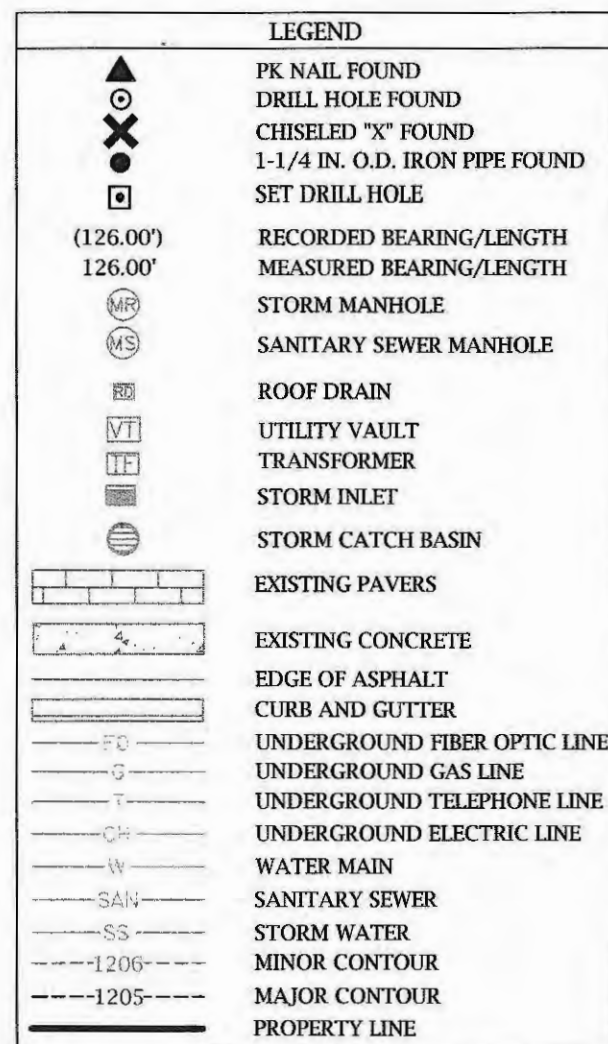
Parkland Dedication Fees: (WMC Chapter 21.16)	
▪ SR-2, SR-3, SR-5, and SR-7 Districts	\$400 /lot
▪ DR-8, TF-10 and TF-12 Districts	\$500 /lot
▪ MRL-12, MRM-20 and MRH-50 Districts	\$200 /unit
▪ Planned and Unified Developments	\$400 /single-family unit; \$500 /duplex unit; and \$200 /apartment unit
▪ Additional Residential Building Lots Created by Replat or Certified Survey	\$400 /additional lot

PRELIMINARY PLAT OF
ALEXANDER DAVIS PLAT
ALL OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 17778, RECORDED IN VOLUME 86, ON PAGE 23, AS DOCUMENT NUMBER 1740752 AND PART OF CERTIFIED SURVEY MAP NUMBER 2264, RECORDED IN VOLUME 9, ON PAGE 48, AS DOCUMENT NUMBER 756295, BOTH FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; ALSO KNOWN AS BLOCKS 9, 10, 11, 12, 19, 20, 23, AND 24 OF THE ORIGINAL PLAT OF THE CITY OF WAUSAU, VACATED JACKSON STREET, VACATED WASHINGTON STREET, VACATED SECOND STREET AND VACATED FOURTH STREET; ALL LOCATED IN GOVERNMENT LOT 5 OF SECTION 35 AND GOVERNMENT LOT 1 OF SECTION 36, TOWNSHIP 29 NORTH, RANGE 7 EAST, CITY OF WAUSAU, MARATHON COUNTY, WISCONSIN.

CITY OF WAUSAU
407 GRANT STREET
WAUSAU, WI 54403
715-261-6500

ENGINEER:
REI ENGINEERING
JIM BORYSENKO P.E.
4080 N. 20TH AVENUE
WAUSAU, WI 54401
715-675-9784

SURVEYOR:
REI ENGINEERING
JOSHUA W. PRENTICE WI PLS S-2852
4080 N. 20TH AVENUE
WAUSAU, WI 54401
715-675-9784



DATED THIS 21st DAY OF JANUARY 2022

REI ENGINEERING, INC.
JOSHUA W. PRENTICE
WI P.L.S. S-2852

GENERAL NOTES: (SEE W-122000)

1. BEARINGS ARE BASED ON THE MARATHON COUNTY COORDINATE SYSTEM, NAD83 (2011) DATUM, AND ARE REFERENCED TO THE WEST LINE OF THE NORTHWEST 1/4, SECTION 8, TOWNSHIP 29 NORTH, RANGE 7 EAST, MEASURED TO BEAR SOUTH 02°13'31" EAST.

2. SUBJECT PROPERTY ENDS AT THE PUD (PUBLIC UTILITY DEVELOPMENT) ZONING WHERE THERE ARE NO SETBACKS.

3. PUBLIC UTILITIES - THE INFORMATION FROM PLANS AND MARKINGS PROVIDED BY OTHERS WAS COMBINED WITH OBSERVED SURFACE EVIDENCE OF UTILITIES TO DEVELOP THE APPROXIMATED LOCATION OF THE UNDERGROUND UTILITIES. HOWEVER, LACKING OF SURFACE EVIDENCE OF UTILITIES IN SOME JURISDICTIONS, 81 UTILITY LOCATE REQUESTS FROM SURVEYORS MAY BE IGNORED OR PARTIALLY RESPONDED TO. THEREFORE, THE SURVEYOR DOES NOT WARRANT THAT THE UTILITY LOCATIONS SHOWN ON THIS PLAN ARE COMPLETELY ACCURATE. PRIVATE UTILITY LOCATE REQUEST MAY BE NECESSARY. DIGGER TICKETS #02020460154, #02023611432, #02023611461.

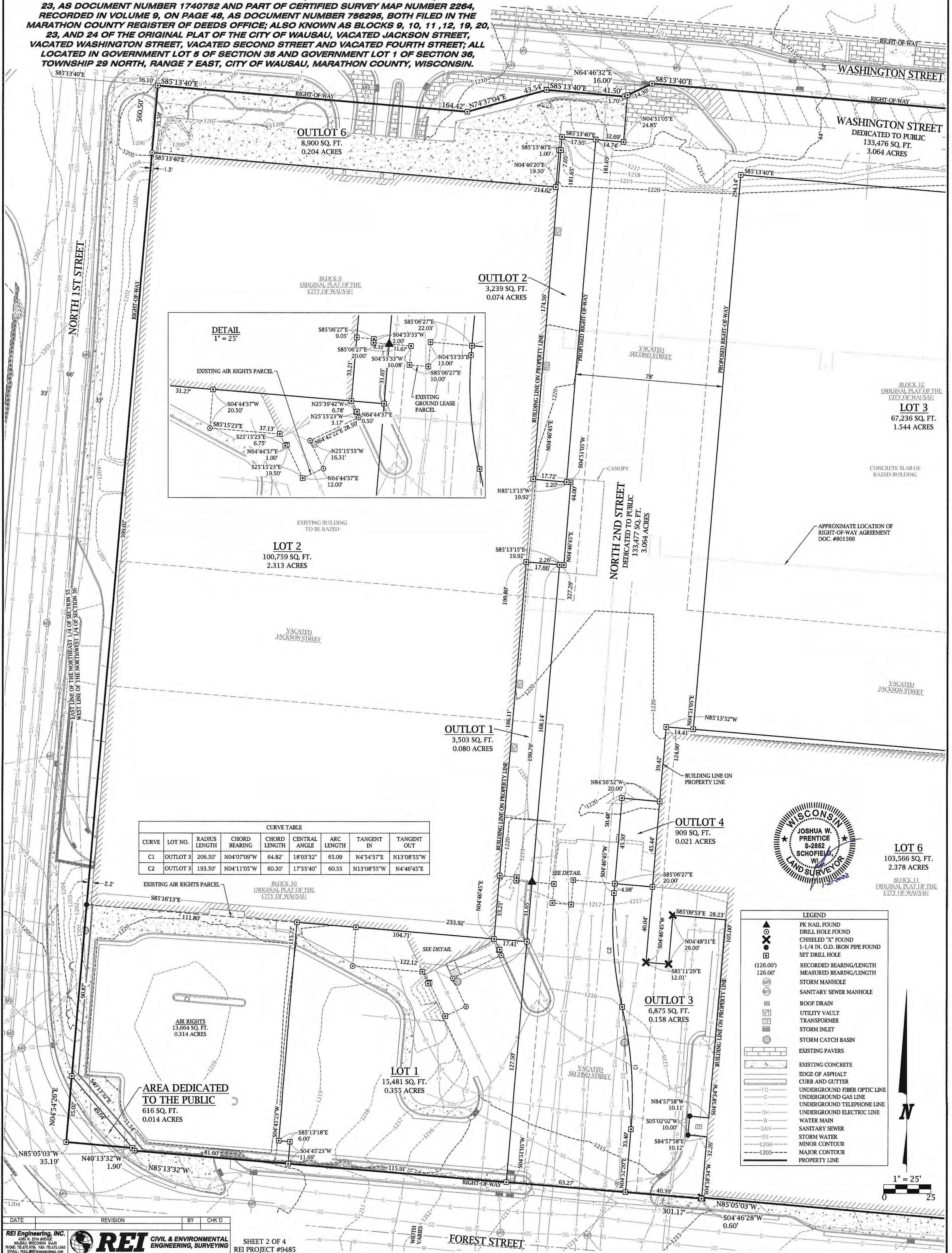
4. THE SURVEYOR DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. ALSO HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE AVAILABLE INFORMATION AND FIELD SURVEY. THE SURVEYOR DOES NOT WARRANT THAT THE UTILITY LOCATIONS SHOWN ON THE GROUND AND SHOWN HEREON AS EVIDENCE OF POSSIBLE (OR PROBABLE) UNDERGROUND UTILITIES ARE CONSISTENT WITH TYPICAL UTILITY MARKINGS. HOWEVER, NO UTILITY REPORT WAS PROVIDED TO AUTHENTICATE THESE MARKINGS. THEIR SOURCE IS UNKNOWN.

5. THE USER OF THIS PLAN SHALL BE RESPONSIBLE FOR DETERMINING SURFACE COVERED CONDITIONS WHICH MAY IMPACT THE SURVEY ACCURACY AND THE ABILITY TO LOCATE CERTAIN FEATURES.

6. THE ELEVATIONS AND BENCHMARKS SHOWN ARE BASED ON THE NAVD83 DATUM AND ESTABLISHED BY THE WISCONSIN REVERSE

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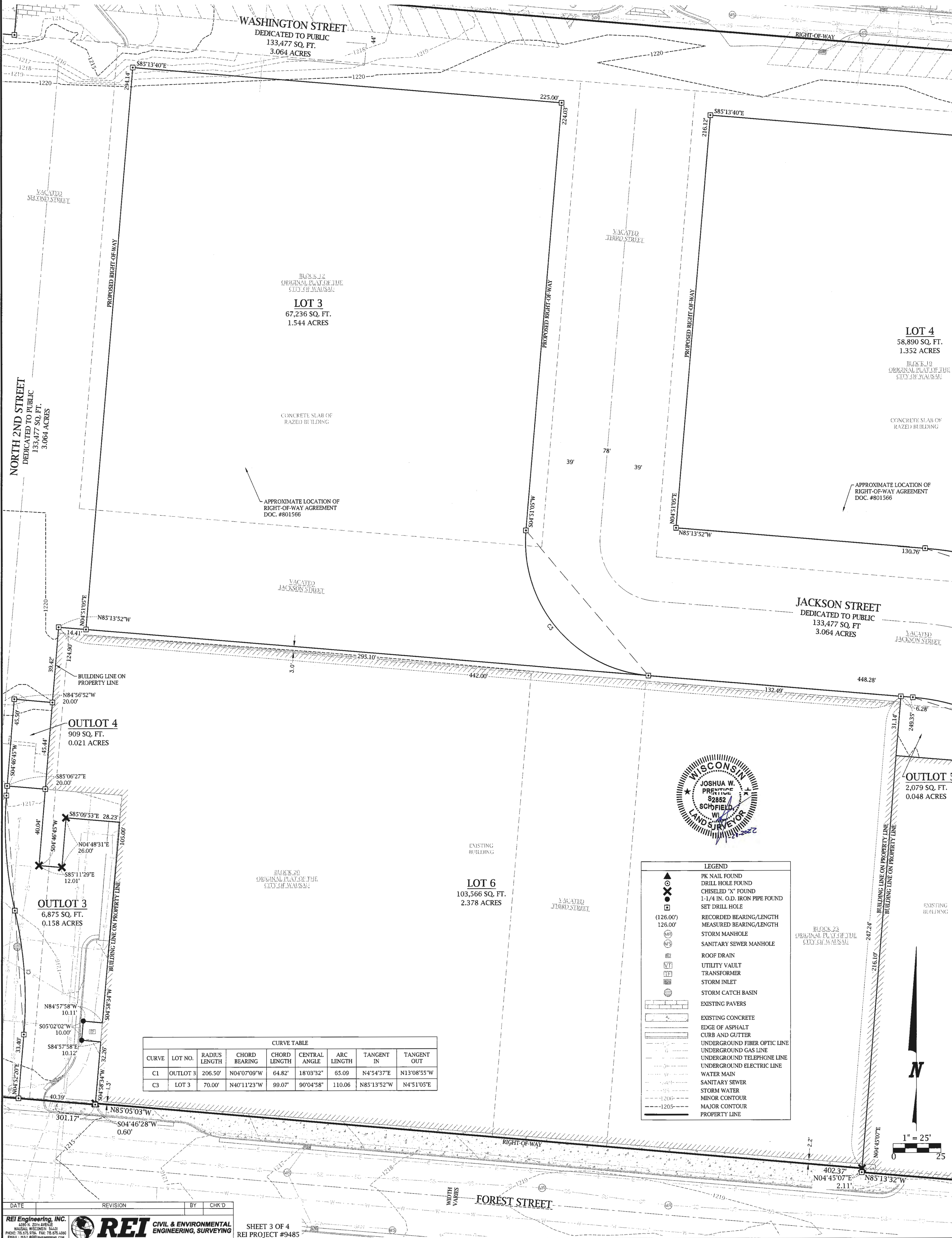


CURVE TABLE								
CURVE	LOT NO.	RADIUS LENGTH	CHORD BEARING	CHORD LENGTH	CENTRAL ANGLE	ARC LENGTH	TANGENT IN	TANGENT OUT
C1	OUTLOT 3	206.50'	N04°07'09\"W	64.82'	18°03'32\"	65.09'	N4°54'37\"E	N13°08'55\"W
C2	OUTLOT 3	193.50'	N04°11'05\"W	60.30'	17°55'40\"	60.55'	N13°08'55\"W	N4°46'45\"E

LEGEND	
	PK NAIL FOUND
	DRILL HOLE FOUND
	CHISELED 'X' FOUND
	1-1/4 IN. O.D. IRON PIPE FOUND
	SET DRILL HOLE
	RECORDED BEARING/LENGTH
	MEASURED BEARING/LENGTH
	STORM MANHOLE
	SANITARY SEWER MANHOLE
	ROOF DRAIN
	UTILITY VAULT
	TRANSFORMER
	STORM INLET
	STORM CATCH BASIN
	EXISTING PAVERS
	EXISTING CONCRETE
	EDGE OF ASPHALT
	CURB AND GUTTER
	UNDERGROUND FIBER OPTIC LINE
	UNDERGROUND GAS LINE
	UNDERGROUND TELEPHONE LINE
	UNDERGROUND ELECTRIC LINE
	WATER MAIN
	SANITARY SEWER
	STORM WATER
	MINOR CONTOUR
	MAJOR CONTOUR
	PROPERTY LINE

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WMC Parks, Recreation & Forestry

2021 Year in Review



In 2021 our parks saw a significant increase in usage for a second year in a row compared to years prior to COVID-19. During the COVID-19 pandemic our citizens turned to our 3,401 acres of parkland and 30,714 acres of County Forest to recreate.

-Our department has 43.75 FTE and 150+ seasonals.

-General operating budget of \$6,378,828 in expenditures and \$1,399,315 in revenues

- SUCCESSFUL 100+1 ANNIVERSARY CELEBRATION AUGUST 28, 2021

- SECURED 5 YEAR SPONSORSHIP BY PEOPLES STATE BANK OF SPORTS COMPLEX

- FULLY IMPLEMENTED NEW RECREATION SOFTWARE – CIVICREC

- PLANTED 430 TREES, REMOVED 187 NON-ASH TREES & 420 ASH TREES, TREATED 865 ASH

-ESTABLISHED 15 YEAR EMERALD ASH BORER MANAGEMENT PLAN

-NEW PLAYGROUND EQUIPMENT IN 3M PARK, SCHOLFIELD & MARATHON PARK

- PARTICIPATED IN THE UPDATE TO THE RIB MOUNTAIN STATE PARK MASTER PLAN

- 896 SHELTER RENTAL DAY AND 110+ EVENTS OPEN TO THE PUBLIC

-308.5 ACRES AND 81,920 FT OF TRAILS MOWED = 7,676 HOURS OF MOWING

- 2985 TOTAL PASSES SOLD (DISC GOLF, BIKING, BOAT LAUNCH, SKI, SHOOTING RANGE, ETC

TIMBER SALES

9 sales sold totalling 633 acres with
15,824 cords

\$653,057.00

Gross revenue

\$457,140 Net Revenue to County



CAMPING

Camping had its busiest season in
many years

18%



Increase in revenue over what was
budgeted.

NEW PROGRAM

1st Annual Pickleball Tournament
46 teams = 80 participants

72 Games

Weekly pickleball program had 64
participants

SPONSORSHIPS

New Sponsorship Policy and Park
Naming Guidelines Established



5 year contract with 5 year renewal
for Peoples Sports Complex



Wausau & Marathon County
**Parks, Recreation
& Forestry**





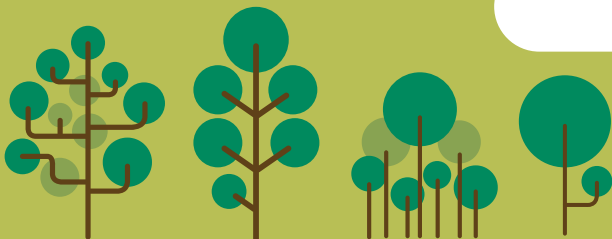
2021 Year in Review - Projects

CITY PARK PROJECTS

- 34 PARKS, 26,000 STREET TREES
- COMPLETED PLAYGROUNDS AT PLEASANT VIEW PARK AND FOREST PARK.
- PLANNED AND ORDERED PLAYGROUND FOR RIVERSIDE PARK
- RECEIVED COMMUNITY DEVELOPMENT BLOCK GRANT FOR RIVERSIDE PARK PLAYGROUND
- VEGETATION MANAGEMENT AT BARKER STEWART ISLAND 
- PHASE IV OF THE ATHLETIC PARK RENOVATIONS COMPLETED
- RECEIVED CATASTROPHIC STORM GRANT \$13,000
- SYLVAN HILL PUMP HOUSE UPGRADE AND SECOND SNOW GUN
- CITY DOG PARK OPENED
- 15 MEMORIAL BENCHES INSTALLED
- MOVIN WITH THE MAYOR EVENTS - PICKLEBALL, YOGA, ROLLER SKATING
- 506 SWIMMING LESSON STUDENTS, ADDED ADULT & EVENING LESSONS (50% INCREASE)
- REPLACED ALL DOWNTOWN FLOWER BASKETS WITH SELF WATERING BASKETS
- PLANNED AND INSTALLED NEW LANDSCAPING AT CITY HALL

COUNTY PARK PROJECTS

- 17 COUNTY PARKS AND 10 COUNTY FOREST UNITS
- ELECTRICAL UPGRADES TO BIG EAU PLEINE CAMPGROUND
- CULVERT INSTALLATION TO BIG EAU PLEINE ROAD FOR RECONSTRUCTION
- INSTALLED AMCO VAULT TOILET AND ACCESS ROAD
- NEW RADIANT HEAT IN ICE RINK 1 OF THE ICE ARENA
- PLANNED AND ORDERED PLAYGROUNDS FOR BIG EAU PLEINE PARK
- COMPLETED UPDATE TO SUNNYVALE SOFTBALL COMPLEX FENCES, CONCESSION, ETC.
- REPLACED THE RUBBER FLOORING OF THE ICE ARENA
- SUCCESSFULLY PARTNERED WITH THE FAIR TO PROVIDE FAIR OPERATIONS
- REPLACED ALL COUNTY PARK/FACILITY WALL MOUNTED DRINKING FOUNTAINS
- PROCESS OF ACQUIRING 39.085 ACRES OF COUNTY PARK LAND
- ACQUIRED 40 ACRES OF FOREST LAND





WMCPRF 2022 Work Plan

Plans to Complete

- Update City Comprehensive Outdoor Recreation Plan
- Westside Master Plan - MSA Hired as Consultant
- Sustainability Plan
- Rib Falls Park Master Plan



- Treat & Remove
Ash Trees
- Plant 400+ trees

Forestry Work Plan Including:

- Est. & advertise 625+ acres of timber for sale
& Admin 33+ sales.
- Acquire Land & Land, wildlife & recreation management

Research

Snowmaking &
Fat Tire Biking
at Nine Mile



Secure Field
Sponsors PSC

Playground Replacements



Blue Gill Bay

Mission Lake

Riverside

Lincoln Tot Lot

Dells of Eau Claire

Big Eau Pleine

Cherokee

County CIP

- Big Eau Pleine Road Repairs
- Cattle barns 1 & 2 Roof Replacement
- Mission Lake Parking Lot Repair
- Restroom Replacement @ BEP & DCE



Establish Long Term
Replacement Schedule

Develop
5 Year CIP

Stewart Park
Step & Wall
Repair



City Small Projects

- Engineered Wood Fiber in Playgrounds
- 400 Block Assisted Listening Device
- ADA Showers & CO2 Injector Systems- Pools
- 3M Trail Construction
- Sylvan Hill Basement Doors

City CIP

- Drinking Fountain Replacement
- Memorial Park Tennis Court Replacement
- Athletic Park Scoreboard

Expand
Recreation
Offerings

County Small Projects

- MPB Locker room & Entrance Doors
- Stonework at Dells of Eau Claire
- MPB Table & Chair Replacement
- Dells of Eau Claire Road Repairs

Finish
Dog
Park





February 27, 2018

Roswell Properties LLC. LTD.
100 N. Center St.
Newton Falls, OH 44444-1321

Subject: Reported Contamination at the Undeveloped Rosemurgy Property,
218 South Fourth Street Wausau, WI,
DNR BRRTS Activity # 02-37-548031
DNR FID #737211090

Dear Property Manager:

On August 23, 2006, Mr. Dave Erickson, of the City of Wausau, notified the Department of Natural Resources (DNR) that soil and groundwater contamination had been detected at the site described above. A limited geoprobe subsurface investigation performed at the site found metals, petroleum compounds, volatile organic compounds (VOCs), and polycyclic aromatic hydrocarbons (PAHs) in the soil and groundwater.

Based on the information that has been submitted to the DNR regarding this site, we believe you are responsible for investigating and restoring the environment at the above-described site under Section 292.11, Wisconsin Statutes, known as the hazardous substances spill law.

This letter describes the legal responsibilities of a person who is responsible under section 292.11, Wis. Stats., explains what you need to do to investigate and clean up the contamination, and provides you with information about cleanups, environmental consultants, possible financial assistance, and working cooperatively with the DNR or the Department of Agriculture, Trade and Consumer Protection (DATCP).

Legal Responsibilities:

Your legal responsibilities are defined both in statute and in administrative codes. The hazardous substances spill law, Section 292.11 (3) Wisconsin Statutes, states:

- **RESPONSIBILITY.** A person who possesses or controls a hazardous substance which is discharged or who causes the discharge of a hazardous substance shall take the actions necessary to restore the environment to the extent practicable and minimize the harmful effects from the discharge to the air, lands, or waters of the state.

Wisconsin Administrative Code chapters NR 700 through NR 754 establish requirements for emergency and interim actions, public information, site investigations, design and operation of remedial action systems, and case closure. Wisconsin Administrative Code chapter NR 140 establishes groundwater standards for contaminants that reach groundwater.

Steps to Take:

The longer contamination is left in the environment, the farther it can spread and the more it may cost to clean up. Quick action may lessen damage to your property and neighboring properties and reduce your costs in investigating and cleaning up the contamination. To ensure that your cleanup complies with Wisconsin's laws and administrative codes, you should hire a professional environmental consultant who understands what needs to be done. The following information provides the timeframes and required steps to take. Unless otherwise approved by DNR in writing you must complete the work by the timeframes specified.

1. Within the next **30 days**, by Friday, March 30, 2018, you should submit written verification (such as a letter from the consultant) that you have hired an environmental consultant. If you do not take action within this time frame, the DNR may initiate enforcement action against you.
2. Within **60 days**, by Monday, April 30, 2018, you must submit a work plan for completing the investigation. The work plan must comply with the requirements in the NR 700 Wis. Adm. Code rule series and should adhere to current DNR technical guidance documents.
3. You must initiate the site investigation within 90 days of submitting the site investigation work plan. You may proceed with the field investigation upon DNR notification to proceed. If the DNR has not responded within 30 days from submittal of the work plan, you are required to proceed with the field investigation. If a fee for DNR review has been submitted, the field investigation must begin within 60 days after receiving DNR approval.
4. Within 60 days after completion of the field investigation and receipt of the laboratory data, you must submit a Site Investigation Report to the DNR or other agency with administrative authority. For sites with agrichemicals contamination, your case will be transferred to the Department of Agriculture, Trade and Consumer Protection for oversight.
5. Within 60 days after submitting the Site Investigation Report, you must submit a remedial actions options report (RAOR). The RAOR shall include an evaluation of Green and Sustainable Remediation opportunities as required by s. NR 722.09 (2m), Wis. Adm. Code.

Sites where discharges to the environment have been reported are entered into the Bureau for Remediation and Redevelopment Tracking System ("BRRTS"), a version of which appears on the DNR's internet site. You may view the information related to your site at any time (<http://dnr.wi.gov/botw/SetUpBasicSearchForm.do>) and use the feedback system to alert us to any errors in the data.

If you want a formal written response from the department on a specific submittal, please be aware that a review fee is required in accordance with ch. NR 749, Wis. Adm. Code. If a fee is not submitted with your reports, you must complete the site investigation and cleanup to maintain your compliance with the spills law and chapters NR 700 through NR754. **The timeframes specified above are required by rule, so do not delay the investigation of your site.** We have provided detailed technical guidance to environmental consultants. Your consultant is expected to know our technical procedures and administrative rules and should be able to answer your questions on meeting cleanup requirements.

All correspondence regarding this site should be sent to:

Matt Thompson
Remediation and Redevelopment Program
Wisconsin Department of Natural Resources
1300 West Clairemont Avenue
Eau Claire, WI 54701
MatthewA.Thompson@wisconsin.gov

Unless otherwise directed, submit one paper copy and one electronic copy of plans and reports. To speed processing, correspondence should reference the BRRTS and FID numbers (if assigned) shown at the top of this letter.

Site Investigation and Vapor Pathway Analysis

As you develop the site investigation work plan, we want to remind you to include an assessment of the vapor intrusion pathway. Chapter NR 716, Wisconsin Administrative Code outlines the requirements for investigation of contamination in the environment. Specifically, s. NR 716.11(3) (a) requires that the field investigation determine the “nature, degree and extent, both areal and vertical, of the hazardous substances or environmental pollution in all affected media”. In addition, section NR 716.11(5) (g) and (h) contains the specific requirements for evaluating the presence of vapors in the sub-surface as well as in indoor air.

You will need to include documentation with the Site Investigation Report that explains how the assessment was done. If the vapor pathway is being ruled out, then the report needs to provide the appropriate justification for reaching this conclusion. If the pathway cannot be ruled out, then investigation and, if appropriate, remedial action must be taken to address the risk presented prior to submitting the site for closure. The DNR has developed guidance to help responsible parties and their consultants comply with the requirements described above. The guidance includes a detailed explanation of how to assess the vapor intrusion pathway and provides criteria which identify when an investigation is necessary. The guidance is available at:

<http://dnr.wi.gov/files/PDF/pubs/rr/RR800.pdf>.

Additional Information for Site Owners

We encourage you to visit our website at <http://dnr.wi.gov/topic/Brownfields/>, where you can find information on selecting a consultant, financial assistance and understanding the cleanup process. You will also find information there about liability clarification letters, post-cleanup liability and more.

If you have questions, call the DNR project manager at (715) 839-3750 for more information or visit the RR web site at the address above.

Thank you for your cooperation.

Sincerely,



Matt Thompson
Hydrogeologist
Remediation & Redevelopment Program

Enclosures: Selecting a Consultant – RR-502
<http://dnr.wi.gov/files/PDF/pubs/rr/RR502.pdf>

Environmental Contamination Basics, RR-674
<http://dnr.wi.gov/files/PDF/pubs/rr/RR674.pdf>



July 18, 2018

Mitch Brazin
REO Manager
The Cadle Company & Affiliates
100 North Center Street
Newton Falls OH 44444-1321

Subject: Notice of Non-Compliance: Action Required by August 20, 2018
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
DNR BRRTS #: 02-37-548031
DNR FID #: 737211090

Dear Mr. Brazin:

This letter is to notify you that you are out of compliance with Wisconsin Statutes (Wis. Stat.) chapter 292 and Wisconsin Administrative Code (Wis. Admin. Code) chapters NR 700 through NR 754. On February 27, 2018, the Wisconsin Department of Natural Resources ("Department") notified you of your responsibilities to investigate the degree and extent of contamination and clean up the above-referenced site. That letter is attached for your reference.

The Department has requested that Roswell Properties LLC. LTD, (Roswell) take actions necessary to restore the environment to the extent practicable in emails subsequent to the responsible party letter sent February 27, 2018. The Department requested that by July 10, 2018 documentation that an environmental contractor be hired to perform the required work, to date, the Department has not received this documentation.

Please be aware that the Department may initiate enforcement action against you for failure to comply with Wis. Stat. chapter 292. Your legal responsibilities are defined both in Wis. Stat. chapter 292 and Wis. Admin. Code chapters NR 700 through 754 and are also described in the February 27, 2018 Responsible Party letter. In particular, Wis. Stat. § 292.11(3), states:

RESPONSIBILITY. A person who possesses or controls a hazardous substance which is discharged or who causes the discharge of a hazardous substance shall take the actions necessary to restore the environment to the extent practicable and minimize the harmful effects from the discharge to the air, lands, or waters of the state.

Our information indicates that you have not taken the actions necessary to restore the environment to the extent practicable and minimize the harmful effects from the discharge to the air, lands, or waters of the state.

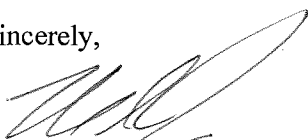
Wis. Admin. Code chapters NR 700 through NR 754 establish requirements for emergency and interim actions, public information, site investigations, design and operation of remedial action systems, and case closure. Chapter NR 708 includes provisions for immediate actions in response to limited contamination. Wis. Admin. Code chapter NR 140 establishes groundwater quality standards for contaminants that reach groundwater.

The Department is requesting that by August 20, 2018, you submit documentation that an environmental consultant has been retained to perform the required environmental investigation.

Please understand that you are in noncompliance and will remain in noncompliance until you fulfill all requirements of the statute. Failure to take the actions required by Wis. Stat. § 292.11 to address this contamination will cause the Department to review this case for enforcement actions. Additionally, please be advised that the Department is authorized under Wis. Stat. § 292.94 to assess non-reimbursable fees for any reports you are required to submit as part of additional enforcement actions.

If you are experiencing problems selecting an environmental consultant or if you have other questions concerning the cleanup process, please do not hesitate to write or call Matt Thompson at 715-839-3750. Thank you for your attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Matt Thompson', with a stylized flourish at the end.

Matt Thompson
DNR – West Central Region
Remediation & Redevelopment

Encl.

Responsible Party Letter, February 27, 2018



October 17, 2018

CERTIFIED MAIL

Roswell Properties L.L.C., Ltd
Attention: Mitch Brazin
100 N Center St
Newton Falls, OH 44444-1321

SUBJECT: Deed Affidavit for Environmental Contamination Found at:
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
BRRTS #: 02-37-548031

Dear Mr. Brazin:

The Department of Natural Resources ("the Department") Roswell Properties L.L.C., LTD. a letter on August 28, 2018 indicating that the Department would proceed with enforcement, to include the filing of an affidavit for your property at the Marathon County Register of Deeds Office, unless you acted as specified in the letter. The Department has determined that the recording of an affidavit is necessary since you have not responded. A copy of the affidavit we intend to record is attached for your reference.

The Department has found that tetrachloroethene and petroleum contaminants discharged to your property, located at 218 South 4th Street, Wausau, WI 54403 ("the Property"), are the source of soil contamination and groundwater contamination in the vicinity. The Department has concluded that tetrachloroethene and petroleum products and their constituents are "hazardous substances" as defined in s. 292.01(5), Stats.

Monitoring of the Property and treatment of contaminated soil and groundwater are required under the authority of s. 292.11(3), Stats. The contamination at the Property will continue to discharge into the environment, and subsequent purchasers of the Property could become liable for remediation costs. Consequently, the recording of this affidavit is necessary to notify future purchasers of the Property of their potential liability.

The Department will record the affidavit unless we receive a written response from you within thirty (30) days of receiving this letter, certifying that the Property will be promptly investigated and remediated in compliance with chs. NR 700-754, Wis. Adm. Code, and ch. 292, Stats.

Best regards,


Matt Thompson
Hydrogeologist
Remediation and Redevelopment Program

Encl: Draft Notice of Contamination

CC: Dave Rozeboom, DNR

Wis. Admin. § NR 728.11
NOTICE OF CONTAMINATION

Legal Description of the Property:

See Exhibit A attached hereto and made a part hereof

STATE OF WISCONSIN

COUNTY OF Eau Claire

Recording Area

Name and Return Address:

Matthew Thompson
WDNR
1300 W. Clairemont Ave.
Eau Claire, WI 54701

I, David B. Rozeboom, being first duly sworn, state that:

1. I am a Remediation and Redevelopment Program Supervisor, employed by the Wisconsin Department of Natural Resources (hereinafter "the department"). 291-2907-362-0997
Parcel Identification Number (PIN)
2. Matthew A. Thompson, Hydrogeologist, Wisconsin Department of Natural Resources, Eau Claire, Wisconsin has personal knowledge of the facts herein set forth and believe the same to be true.
3. The department was notified of petroleum and tetrachloroethene contaminants discharged at the property located at 218 South Fourth Street, map attached as Exhibit B, in the City of Wausau, County of Marathon and which has the above legal description. The property is also known as the Undeveloped Rosemurgy Property, BRRTS# 02-37-548031.
4. The removal or treatment of the contamination is required on the property under the authority of Wis. Stats. § 292.11.
5. On February 27, 2018, the Department of Natural Resources send a letter to Roswell Properties L.L.C. LTD., advising them of the statutory requirement to restore the environment at that location.
6. On July 18, 2018 the department sent a letter, by certified mail, to Mitch Brazin, REO Manager, The Cadle Company & Affiliates, 100 North Center Street, Newton Falls, Ohio 44444 advising them of the statutory requirement to restore the environment at that location, and that a notice of contamination may be recorded if satisfactory action to restore the environment did not commence. That letter requested a response within 30 days from the date the letter was received. An inadequate response to that letter was received by the department, by August 20, 2018.

7. On October 18, 2018 the department sent a second letter, by certified mail, to Mitch Brazin, REO Manager, Roswell Properties, L.L.C., LTD, 100 North Center Street, Newton Falls, Ohio 44444 advising that the department has made the decision to record a notice of contamination for the above-described property at the county Register of Deeds office. The 30-day deadline specified in the letter has expired. The 15 day waiting period since that deadline, required by Wis. Adm. Code § NR728.11 (2)(c), has passed without an acceptable response.
8. Because the department believes that petroleum and tetrachloroethene contamination currently found in the on the property with the above legal description will continue to discharge into the environment, subsequent purchasers of the property could be held responsible for investigation and cleanup costs under Wis. Stats. § 292.11(3). Subsequent purchasers may contact the Wisconsin Department of Natural Resource's Remediation and Redevelopment Program, West Central Regional Program Associate for information regarding contamination at the property.

David B. Rozeboom
Remediation and Redevelopment Program Supervisor

Subscribed and sworn to before me this _____ day of _____, 20____.

Notary Public, State of Wisconsin

My commission expires on: _____

This document was drafted by the Wisconsin Department of Natural Resources.

Exhibit A

All that part of Government Lot 1 in Section 36, Township 29 North, Range 7 East, in the City of Wausau, Marathon County, Wisconsin, described as follows:

Commencing at the Northeast corner of Lot 1 in Block 5 of B. Williams Addition to the City of Wausau; and running thence North 1° 48' East, 212.20 feet along the West line of Fourth Street to the point of beginning; thence North 88° 06' West, 190 feet; thence North 1° 48' East, 164.75 feet; thence North 70° 43' East, 28.25 feet; thence South 76° 49' East, 100.55 feet to the Southwest corner of Lot 21 in Stewart, Manson & Hinton's Addition to the City of Wausau; thence Southeasterly, along the Southerly line of said Lot 21 in said Stewart, Manson & Hinton's Addition to the City of Wausau, to the West line of Fourth Street; and thence South, along the West line of Fourth Street, 150 feet to the point of beginning.

AND

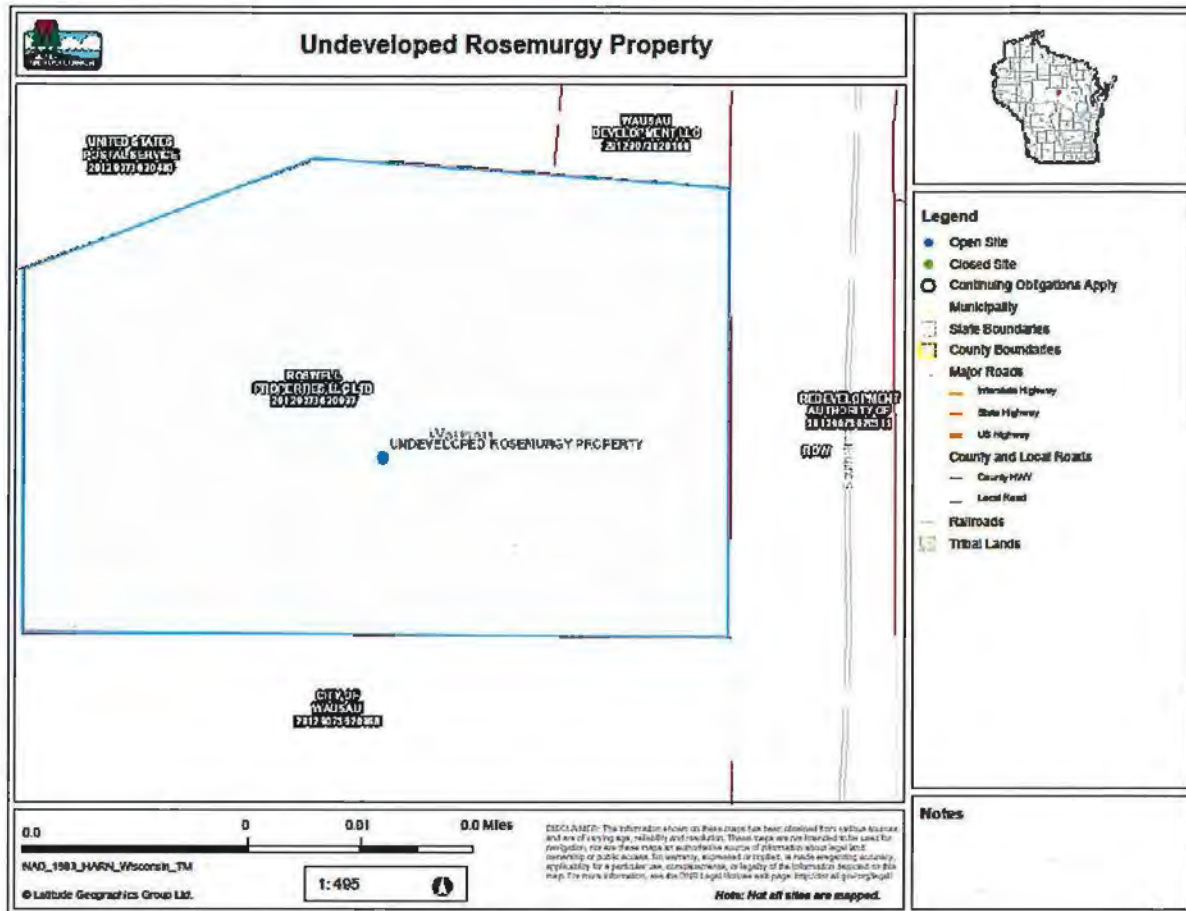
That part of Government Lot 1 in Section 36, Township 29 North, Range 7 East, in the City of Wausau, Marathon County, Wisconsin, described as follows:

Commencing at the Northeast corner of Lot 1 in Block 5 of B. Williams Addition to the City of Wausau; running thence North 1° 48' East, 212.2 feet, along the West line of Fourth Street; thence North 88° 06' West, 190 feet to the point of beginning; thence North 88° 06' West, 100 feet; thence North 1° 48' East to the Southerly line of the land described in Certified Survey Map recorded in the office of the Register of Deeds for Marathon County, Wisconsin, in Volume 1 of Certified Survey Maps on Page 33; thence North 70° 43' East, along the Southerly line of said Certified Survey Map, to the Northwest corner of the parcel described in deed recorded in said Register's office in Deed Book 501 on Page 584; and thence South along the West line of the parcel of land described in Deed Book 501 on Page 584, 164.75 feet to the point of beginning.

PIN: 37.291.4.2907.362.0997 ✓ *But Lot 1*
Tax ID No.: 2907.362.997
Property Address: 218 S. 4th Street, Wausau, WI 54403



Exhibit B



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Roswell Properties C.C.C. LTD.
Attn: Mitch Brazin
100 N. Center St
Newton Falls OH 44444-1321



9590 9402 2709 6351 3112 59

2. Article Number (Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail
- ☐ Insured Mail Restricted Delivery (over \$500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Sent To: MR. MITCH BRAZIN, Roswell Properties LLC
City, State, ZIP+4: Newton Falls OH 44444-1321
Street and Apt. No., or PO Box No. 100 N. Center St

Total Postage and Fees \$

Postage \$

- ☐ Adult Signature Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Return Receipt (electronic) \$
- ☐ Return Receipt (hardcopy) \$

Extra Services & Fees (check box, add fee as appropriate) \$

Postmark Here

Certified Mail Fee \$
For delivery information, visit our website at www.usps.com

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CERTIFIED MAIL® RECEIPT
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7017 0530 0000 6059 4582
7017 0530 0000 6059 4582

CERTIFIED MAIL®

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS. FOLD AT DOTTED LINE.

7017 0530 0000 6059 4582

SUPERFUND PRELIMINARY ASSESSMENT

Undeveloped Rosemurgy Property

City of Wausau, Wisconsin

U.S. EPA ID: WIN000520252

(BRRTS ID #: 02-37-548031)

Prepared by:

Wisconsin Department of Natural Resources
West Central Region - Eau Claire

April 6, 2021

Prepared by:



Date: April 6, 2021

Matthew Vitale, Hydrogeologist
Regional Site Assessment Coordinator
Remediation and Redevelopment Program
Wisconsin Department of Natural Resources



Reviewed by:

Date: April 6, 2021

John Sager
Site Assessment Team Leader, Madison Office
Remediation and Redevelopment Program
Wisconsin Department of Natural Resources

Approved by:



Date: 4/13/21

Site Assessment Manager Region 5
Division of Superfund
U.S. Environmental Protection Agency

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Appendix A - Figures

Figure 1	Site Location Map
Figure 2	Undeveloped Rosemurgy Property Parcel Boundaries
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Figure 4	Sample Location Map
Figure 5	Groundwater Flow Direction Map
Figure 6	Undeveloped Rosemurgy Property – 1 Mile Radius Map
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Appendix B - Tables

Table 1	Soil Analytical Data
Table 2	Groundwater Analytical Data

Appendix C - EPA PCS Form

Appendix D - Site Photographs

Appendix E - Reference Documents

ABBREVIATIONS / ACRONYMS:

BRRTS	= WDNR Bureau for Remediation and Redevelopment Tracking System
EPA	= U.S. Environmental Protection Agency
ERP	= WDNR Environmental Repair Program
ESA	= Environmental Site Assessment
GIS Registry	= WDNR's Geographical Information Systems Registry
gpm	= gallons per minute
ISCO	= In-Situ Chemical Oxidation
mg/kg	= milligrams/kilogram
MCL	= EPA Maximum Contaminant Level (for drinking water)
PA	= Preliminary Assessment
PAHs	= polycyclic aromatic hydrocarbons
PCBs	= polychlorinated biphenyls
PCE	= Tetrachloroethylene (aka Perchloroethylene)
PCS	= Pre-CERCLIS Screening
ppm	= parts per million
RSL	= Federal Regional Screening Levels
TCE	= Trichloroethylene
TCLP	= Toxicity Characteristics Leaching Procedure
TSCA	= Toxic Substances Control Act
µg/L	= micrograms per Liter
VC	= vinyl chloride
VOCs	= Volatile Organic Compounds
WCRs	= Well Constructor's Report
WDHS	= Wisconsin Department of Health Services
WDNR	= Wisconsin Department of Natural Resources

1.0 INTRODUCTION

Under authority of the Comprehensive Environmental Response Compensation Liability Act of 1980 (CERCLA), and the Superfund Amendments and Reauthorization Act of 1986 (SARA), the Wisconsin Department of Natural Resources (WDNR) was tasked by the U.S. Environmental Protection Agency (EPA) to conduct a Pre-CERCLIS Screening (PCS) and a Preliminary Assessment (PA) at the Undeveloped Rosemurgy Property site in Marathon, Wisconsin as part of the fiscal year 2020-2021 Cooperative Agreement. The PCS form is included in [Appendix C](#). The purpose of this PA was to collect information concerning conditions at the Undeveloped Rosemurgy Property sufficient to assess the threat posed to human health and the environment and to determine the need for additional CERCLA/SARA or other appropriate action. The scope of the PA included review of available file information, a comprehensive target survey, and a site reconnaissance.

2.0 SITE BACKGROUND

2.1 Location

The Undeveloped Rosemurgy Property is located at 218 S 4th St., in a light industrial area of Wausau, Marathon County, Wisconsin (Site) ([Figure 1](#)). The geographic coordinates for the center of the Site are 44.95565 North latitude and -89.62783 West longitude ([Reference 1](#)). The Site is a 1.03-acre parcel located in the SW and SE ¼s of the NW ¼ of section 36, T29N, R07E. To reach the Site from Interstate Highway 39, take exit 192 and merge onto WI-52 E. Continue into the city of Wausau, and turn right onto 1st Street. This will transition into Forest Street. Then take another right onto S 4th St. Down the hill, the Site will be on the right. The Parcel ID number is 291-2907-362-0997 ([Figure 2](#) and [Reference 2](#)).

The climate of Marathon County is continental and characterized by cold to very cold winters and mild to warm summers. The average January temperatures range from 6° to 23° F and average July temperatures range from 59° to 80° F. The average annual precipitation is approximately 32.4 inches ([Reference 3](#)).

2.2 Site Description

The Site is a vacant 1.03-acre lot with unrestricted access ([see photos in Appendix D](#)). A crushed-stone lot is centrally located, surrounded by young trees and brush around the site perimeter ([Figure 2](#)).

The Site is relatively flat and is in an urban area of the city of Wausau ([Reference 1](#)). Based on the estimated direction of groundwater flow, groundwater in this area discharges to Mill Creek approximately one mile southeast of the site ([Reference 1](#)).

The Site is physically bounded to the north by an escarpment leading up to a parking lot for the United States Postal Service facility further north. The Site is bounded to the south and west by a grassy lot undergoing development as a dog park, and to the east by South 4th Street ([Figures 2 and 3](#)). The closest residential property is located approximately 200 ft northeast of the site ([see Appendix D](#)). The Site is readily accessible via South 4th Street.

2.3 Operational History and Waste Characteristics

Records describing past land uses of the Site were reviewed in a 2002 Phase I Environmental Site Assessment (ESA) of the Bocaner Property adjacent to the south ([Reference 4](#)). The 1938 aerial photo ([Reference 5](#)) suggests that the two properties were used together in the past. Past land uses

of the Site may have included lumber yards, livestock sales, junk storage and reclamation, and auto parking/storage. The 1923-1953 Sanborn Fire Insurance Map identified a gasoline tank on the property, which may have also contributed to contaminated soil ([Reference 6](#)).

2.4 Regulatory Status

The Site is the location of an open WDNR Environmental Repair Program (ERP) case, Bureau for Remediation and Redevelopment Tracking System (BRRTS) No. 02-37-548031 ([Reference 7](#)). The case file contains the 2006, Phase II ESA for the property, correspondence between the WDNR and the current property owner, and documentation of a Notice of Contamination filed in the property deed ([Reference 8](#)). The Bocaner Property to the south is the location of a closed ERP case, BRRTS # 02-37-547992 ([Reference 4](#)).

2.5 Past Environmental Investigations

A Phase II ESA was completed in 2006 for the Site ([Reference 6](#)). Ten soil borings were installed at the Site, with additional borings on the adjacent Bocaner Property ([Figure 1](#)). Tetrachloroethylene (PCE), Trichloroethylene (TCE), Polychlorinated biphenyls (PCB's), metals, and Polynuclear Aromatic Hydrocarbon (PAH) compounds were detected across the Site. Several soil borings contained contaminant concentrations exceeding Federal Regional Screening Levels (RSLs) in surficial soils and at depth, above the water table ([Table 1](#)). Surficial soil samples collected from borings SB-5, SB-7A, and MW-5 contained RSL exceedance for residential direct contact exposure for PAHs, arsenic, and/or lead. The concentration of benzo[a]pyrene in SB-5 exceeded the industrial direct contact exposure RSL for industrial settings in the sample collected at 4ft. Deeper samples from MW-3, MW-5, and SB-5 contain elevated levels of PAHs and metals as well. Soil sampling at the Bocaner Property identified similar concentrations of metals, but only soil from MW-2 contained elevated PAH concentrations ([Table 1 and Reference 4](#)). No additional soil samples have been collected at the site since the 2006 investigation.

A network of five monitoring wells were installed across the Site in 2006. Two (MW-3 and MW-5) were installed on the western portion of the Site and the remaining three were installed downgradient to the southwest on the Bocaner Property ([Figure 4](#)). In 2006, groundwater samples collected from MW-3 and MW-5 contained petroleum-VOCs, PAHs, and/or dissolved metals at concentrations below the Federal Maximum Contaminant Level (MCL) for all analyzed parameters ([Table 2 and Reference 6](#)).

The downgradient monitoring wells (MW-1, MW-2, and MW-4) were sampled 6 – 7 times between 2006 and 2016 as part of the adjacent Bocaner Property site investigation ([Table 2 and Reference 4](#)). Contaminant concentrations in downgradient monitoring wells on the adjacent Bocaner Property have been consistently below the detection limit for all VOCs except PCE. In MW-1, PCE was detected below the MCL in the first two monitoring rounds and has been below detection for the last five rounds. In MW-4, PCE was detected below the MCL in four of the six monitoring rounds, with no detects in the 2016 sampling event. Low level detects for PAHs and metals were also present in the three monitoring wells.

3.0 FIELD INSPECTION ACTIVITIES

Matthew Vitale from the WDNR performed a reconnaissance of the Site on October 30, 2020. At the time of the inspection, the Site was vacant ([see photos, Appendix D](#)). The entrance from South 4th Street connects a gravel lot that extends across the majority of the Site. The two onsite monitoring wells were not located. No stained soil or evidence of the former automobile storage seen in the 2006 Phase II ESA was found. Around the base of the escarpment on the northern property boundary contained debris piles consisting of concrete, asphalt, wood, tires, and brick, covered by thick vegetation. The slope of

the escarpment is covered with concrete debris and vegetation. The top of the escarpment is a parking lot for the USPS facility further north. A tree line along the southern property line is followed by a slight rise in elevation on the adjacent Bocaner property. The western site boundary with the Bocaner property has the same elevation increase and fence.

4.0 GROUNDWATER PATHWAY

4.1 Hydrogeologic Setting

Marathon County is in the Central Wisconsin River Basin ([Reference 9](#)). The Site is located on Glacial Meltwater-stream sediments consisting of noncalcareous sand, gravelly sand, and sandy gravel deposited by meltwater streams during the last part of the Wisconsin Glaciation. The deposits average about 100 feet in thickness (and up to 250 feet thick) and generally follow the Rib and Wisconsin River Valleys ([Reference 10](#)).

The upland area away from the river valleys is characterized by the Marathon Formation. The Marathon Formation contains material interpreted to be predominantly hillslope sediment derived from the weathering of Cambrian and Precambrian rock and some areas of glacial till ([Reference 10](#)). The material is typically less than 6 feet thick or absent but in places up to 49 ft thick and follows the topography of the underlying Precambrian crystalline bedrock ([Reference 10](#)).

The thick glacial outwash deposits are locally important to production from some most municipal wells for Wausau and the surrounding municipalities. Domestic wells outside the river valleys are almost exclusively drilled into the Precambrian bedrock where yield is dependent upon irregularly distributed fractures and weathered zones. WDNR was able to locate 37 Well Constructor's Reports (WCRs) for current and historical wells within one mile of the site. The reports verify the spatial extents of thick outwash deposits and thinner Marathon Formation overlying granite bedrock as shown in ([References 11 and 12](#)).

Boring Logs completed during the 2006 Phase II ESA identified sandy fill material with wood, concrete, brick, and other non-native materials approximately 8 feet thick along the northern property boundary and increasing in depth towards the south of the site. The native sand aquifer was identified in borings beneath the fill ([Reference 6](#)).

WDNR was able to locate a total of 88 Well Constructor's reports containing detailed geologic information for wells within two miles of the Site ([References 11 and 12](#)). Potable wells terminating in the outwash deposits within 2 miles of the Site range from approximately 40 to 160 feet in depth, and water is produced at rates ranging from approximately 2 gpm to 3600 gpm. Potable wells terminating in the Precambrian bedrock aquifer within 2 miles of the Site range from approximately 40 to 457 feet in depth, and water is produced at rates ranging from 0.5 gpm to 106 gpm.

Regionally, groundwater flow is influenced by the two dams north and south of the Site, that form Lake Wausau on the Wisconsin River. The direction of shallow groundwater flow was documented to be toward the southwest, based upon groundwater elevations measured at monitoring wells at the site ([Figure 5](#)). The depth to groundwater at the Undeveloped Rosemurgy Property monitoring wells is approximately 6 to 9 feet below grade ([Reference 6](#)).

4.2 Groundwater Targets

The population within a 4-mile radius relies on both municipal and private water supplies taken from groundwater.

MUNICIPAL WELLS

There are six municipal systems within a 4-mile radius of the Site, with a total of 19 active wells ([References 13, 14, 15, 16, 17 and 18](#)). Well depths range from 53 to 95 feet ([Reference 11](#)).

Each entry point for the municipal systems is regularly sampled for VOCs. In 2020, no VOCs other than trihalomethanes attributed to chlorination were detected ([Reference 19](#)). Historical sampling data shows inconsistent low-level detects of TCE, PCE, and other VOCs, with no trends in their concentrations.

Municipality	Population Served	# Residential Connections	Wells	Well Location Description
Wausau Waterworks	39,106	14,032	6	All North (upgradient of Site), one at 1-2 miles, five at 2-3 miles
Maine Water Utility	140	63	0	All water purchased from Wausau Waterworks
Rothschild Waterworks	3,190	1,149	4	All South, downgradient, 3-4 miles, west side of river/lake
Schofield Waterworks	2,117	8,94	3	3 wells, all south, 3-4 miles, south east river/lake and flowage
Rib Mountain Sanitary District	5,850	2,277	4	4 wells, all south, downgradient, 3-4 miles, west side of river/lake
Weston Municipal Utilities	15,045	5,288	6	6 wells, all south, downgradient, east side of river, two are within 3-4 miles

The population served by the municipal wells within the 4-mile limit requires apportionment for two reasons:

- 1) Several municipalities operate wells located in more than one distance category, and
- 2) Several municipalities have water service areas that extend beyond the 4-mile radius

The Apportioned Population is calculated as a percentage of the total population served equal to the wells yield as a percent of the total system yield:

Municipal System	WI Unique Well #	2019 Yield (gal/day)	% Total System Yield	Apportioned Population	Distance Category
Wausau Waterworks + Maine Water Utility	BG326	312,020	16.4%	6,446.06	1-2
	BG328	443,083	23.3%	9,153.71	1-2
	AR650	502,178	26.4%	10,374.56	2-3
	MK460	290,336	15.3%	5,998.09	2-3
	BG329	232,668	12.2%	4,806.72	2-3
	BG331	119,407	6.3%	2,466.85	2-3
Schofield Waterworks	*PG983	936,000	*0.0%	-	2-3
	BG310	1,080,000	48.4%	1,024.35	3-4
	BG312	1,152,000	51.6%	1,092.65	3-4
Rothschild Waterworks	VX783	1,368,000	28.6%	912.95	3-4
	VX773	1,144,000	23.9%	763.46	3-4
	BG308	1,548,000	32.4%	1,033.08	3-4
	VX772	720,000	15.1%	480.50	3-4

Rib Mountain Sanitary District Rib Mountain San. Dist. (Cont'd)	VX778	684,000	29.7%	1,736.72	3-4
	DG454	720,000	31.3%	1,828.13	3-4
	DG455	540,000	23.4%	1,371.09	3-4
	MZ701	360,000	15.6%	914.06	3-4
Weston Municipal Utilities	BG313	864,000	14.8%	2,221.27	3-4
	OH869	1,296,000	22.1%	3,331.91	3-4
	**BG315	1,440,000	24.6%	-	N/A
	**WH967	812,000	13.9%	-	N/A
	**BG316	1,440,000	24.6%	-	N/A
	***BG314	1,000,000	0.0%	-	N/A

* Well not in use ([Reference 20](#)).

** Well outside 4-mile distance limit

*** BG314 is a self-standing system, serving only two non-residential customers ([Reference 21](#)).

PRIVATE WELLS

Initially, DNR was able to locate 880 database entries for active (not abandoned) non-municipal water supply wells within four miles of the Undeveloped Rosemurgy Property Site by searching the WDNR Drinking Water and Groundwater program's internal WDNR Well Construction Information System database and Groundwater Retrieval Network ([Reference 11 and 12](#)). Of these, 589 were identified as being used for potable water supplies, either "private potable," "non-community," or "other-than-municipal community." The other 264 wells were identified as being non-potable, either "non-potable private" or "various/miscellaneous."

Active Wells near Undeveloped Rosemurgy Property	Distance from Site						Grand Total
	0-0.25 Mile	0.25-0.5 Mile	0.5-1 Mile	1-2 Miles	2-3 Miles	3-4 Miles	
Private Potable	0	0	1	65	177	303	546
Community – OTM	0	0	0	0	0	8	8
Non-Community	0	0	0	0	0	2	2
Non-Transient Non-Community	0	0	0	0	7	0	7
Transient Non-Community	0	0	0	11	17	13	41
Subtotal							604
Various/Miscellaneous	2	1	7	136	59	46	251
Non-Potable Private	1	0	0	5	8	11	25
Grand Total	3	1	8	217	268	384	880

Additional database information categorized the intended use of potable water supplies for homes, farms, churches, office buildings, greenhouses, restaurants, and workshops. Filtering out the total potable wells intended for residences within 4 miles resulted in 499 wells. Using an average number of persons per household appropriate for each distance category ([Reference 22](#)), the total population of persons served by potable water supply wells is approximately **1,138** persons within the four-mile distance limit.

Radius (miles)	0-0.25	0.25-0.5	0.5-1	1-2	2-3	3-4	Total
Potable Water Supply Wells	0	0	1	62	158	278	499
				63*	221*	499*	
Average Household Size	2.46	1.91	2.47	2.38	2.32	2.25	
Pop. Served by Private Wells	0	0	2	148	367	624	1,138
				150*	514*	1138*	

* Running wells/population total

Based upon the existence of an additional 2,717 historical (pre-1988) WCRs from the area, there could be other potable wells near the Site ([Reference 11](#)). However, WDNR was unable to determine which of these wells still exist and most of them are believed to be abandoned since they couldn't be verified by other sources.

TOTAL GROUNDWATER TARGETS

Radius (miles)	0-0.25	0.25-0.5	0.5-1	1-2	2-3	3-4	Total
Pop. Served by Municipal Wells	0	0	0	15,600	23,646	15,900	55,146
Pop. Served by Private Wells	0	0	2	148	367	624	1,141
Total GW Targets	0	0	2	15,748	24,013	16,524	56,287

Note that due to location of four Weston wells and several service areas extending outside the 4-mile radius, apportionment of the other 19 wells results in a total groundwater use population within 4 miles of approximately **56,287** persons.

The population within the four-mile radius of the Site is 50,329 people, with 11,912 people within the one-mile radius. A summary of the estimated 2020 census population data ([Reference 22](#)) is shown below. Associated maps are attached as [Figures 6 and 7](#).

Radius (miles)	0-0.25	0.25-0.5	0.5-1	1-2	2-3	3-4	Total
2020 Population Estimate	470	1,683	9,759	17,913	9,713	10,791	50,329
	470*	2,153*	11,912*	29,825*	39,538*	50,329*	
Modified Groundwater Population	0	0	2	15,748	24,013	16,524	56,287
	0	0	2*	15,750*	39,763*	56,287*	

* Running population/household total

The closest well that is known to be used as a drinking water source is approximately one-half mile from the Site (WI Unique Well No. EN668); no residences rely on private wells within a 0.5-mile radius of the site ([Reference 11](#)).

4.3 Groundwater Conclusions

A release of hazardous substances from the Undeveloped Rosemurgy Site to the sand and gravel aquifer is suspected due to the detection of PCE, PAHs, and metals in the on-site and downgradient monitoring wells, as discussed in Section 2.5 ([References 4 and 6](#)). Due to the low concentrations detected in groundwater samples, the potential for widespread migration of contaminants is low. No residents within 0.5 miles are considered prime targets due to the lack of private wells in the city.

5.0 SURFACE WATER PATHWAY

5.1 Hydrologic Setting

The Undeveloped Rosemurgy Property is situated within the Wisconsin River Valley, in an area of terraced glacial meltwater stream sediment ([Reference 10](#)). The Site is at the base of a 20-ft high escarpment along the northern property boundary. The area south and west of the site is relatively flat, southwest sloping, towards the Wisconsin River. At the top of the escarpment to the north and east of the site, the topography is also relatively flat. Overland drainage from the site flows south towards the Wisconsin River via stormwater sewers on South 4th Street ([Reference 23](#)). This section of the Wisconsin River is controlled by a dam further south in Rothschild, creating Lake Wausau.

The surficial soils on the property are mapped primarily as Udorthents, Loamy, with 0 to 6 percent slopes and are described as well-drained fine sandy loam, ([Reference 24](#)). In addition, the majority of the Site is covered by a compacted gravel lot ([see photos, Appendix D](#)). The Site is mapped by FEMA as being outside the 0.2% annual chance floodplain ([Reference 25](#)).

5.2 Surface Water Targets

There are no drinking water intakes located within 15 downstream miles of the Site. All surface-water intakes downstream along the Wisconsin River are used for industrial uses or golf course irrigation ([Reference 26 and Figure 8](#)).

Aquatic species commonly caught in Lake Wausau and the interconnected Big Rib River include northern pike, largemouth bass, small mouth bass, walleye, yellow perch, channel catfish, bluegill, black crappie ([Reference 27](#)).

There are over 100 wetlands with over 6 miles of river frontage, located within 15 downstream miles of the Site, along the islands and banks of Lake Wausau and the Wisconsin River ([Figure 9, Reference 28](#)). The nearest wetland (0.10 acres) is located approximately 300 feet west from the site. Wetlands also occupy the islands along the Wisconsin River directly downstream of the stormwater sewer outfall.

There are no federally designated endangered species that can be found in Marathon County ([Reference 29](#)).

5.3 Surface Water Conclusions

There are no indications of a release of contaminants to surface water. There are no drinking water intakes within 15 miles downstream of the site. Lake Wausau is home to a large number of fish species. There are over 100 wetlands within 15 miles downstream of the site and no Federally designated endangered species found in Marathon County. Primary targets include the human food chain via fishing, and the downstream wetland environments.

6.0 SOIL EXPOSURE, SUBSURFACE INTRUSION, AND AIR PATHWAYS

6.1 Physical Conditions

Surface cover at the Site consists of the gravel parking lot and the grass and brush around the perimeter on the south, west, and northern edges of the property. Surficial soils at the Site were characterized by soil borings from the 2006 Phase II ESA and generally consist of up to 8 ft of fill material, over sandy soil down to the termination depths of the borings. Metals and PAHs are present

in the surficial and deeper soils in the western half of the site at concentrations that exceed Federal RSLs ([Reference 6](#)).

6.2 Soil, Subsurface Intrusion, and Air Targets

There are no workers or residents on Site. The presence of the dog park adjacent to the Site may lead to an increased use of the Site for unofficial parking. The nearest residence is 250 feet to the northeast, at the top of the escarpment. Additionally, an apartment complex is located 500 feet to the southwest. ([Reference 2](#)). There are 470 residents within 0.25 miles of the site. The total population within a 1-mile radius of the site is 11,912 ([Reference 22](#)).

6.3 Soil Exposure, Subsurface Intrusion, and Air Conclusions

The soil exposure and subsurface intrusion pathway appears to pose a significant threat due to elevated levels of arsenic, lead, and PAHs in surficial soils. A release to the air is unlikely because the facility is no longer active and the soils are covered by the gravel parking lot and vegetation around the perimeter. In addition, during the perimeter survey, no odors were detected and there was no indication of blowing dust or soil.

7.0 SUMMARY AND CONCLUSIONS

The Site was the site of various light industrial activities in the city of Wausau, Marathon County, WI throughout the 1900s. A 2006 Phase II ESA reported PCE, TCE, PCBs, metals, and PAHs in soils across the site, including RSL exceedances of PAHs, arsenic, and lead. Groundwater sampling in the on-site and downgradient monitoring wells detected Benzene, PCE, PAHs, arsenic, and lead below the groundwater MCL.

The Site contamination is a low threat to drinking water supplies via the groundwater pathway because of the low contaminant concentrations and lack of potable wells within 1 mile downgradient of the Site.

The contamination also poses a low threat to people via the subsurface intrusion component of the soil exposure-subsurface intrusion (SESI) pathway due to the lack of occupancy and buildings on the site and downgradient properties.

The arsenic, lead, and PAH contamination in surficial soils continues to pose a potential threat via the soil exposure (direct-contact) component of the SESI pathway due to high contaminant concentrations near the surface and a lack of impermeable surface cover to interrupt the exposure pathway.

There are no indications of a release of contaminants to surface water from the Site. No release to the air is suspected due to lack of any odors or blowing particulates during the site reconnaissance.

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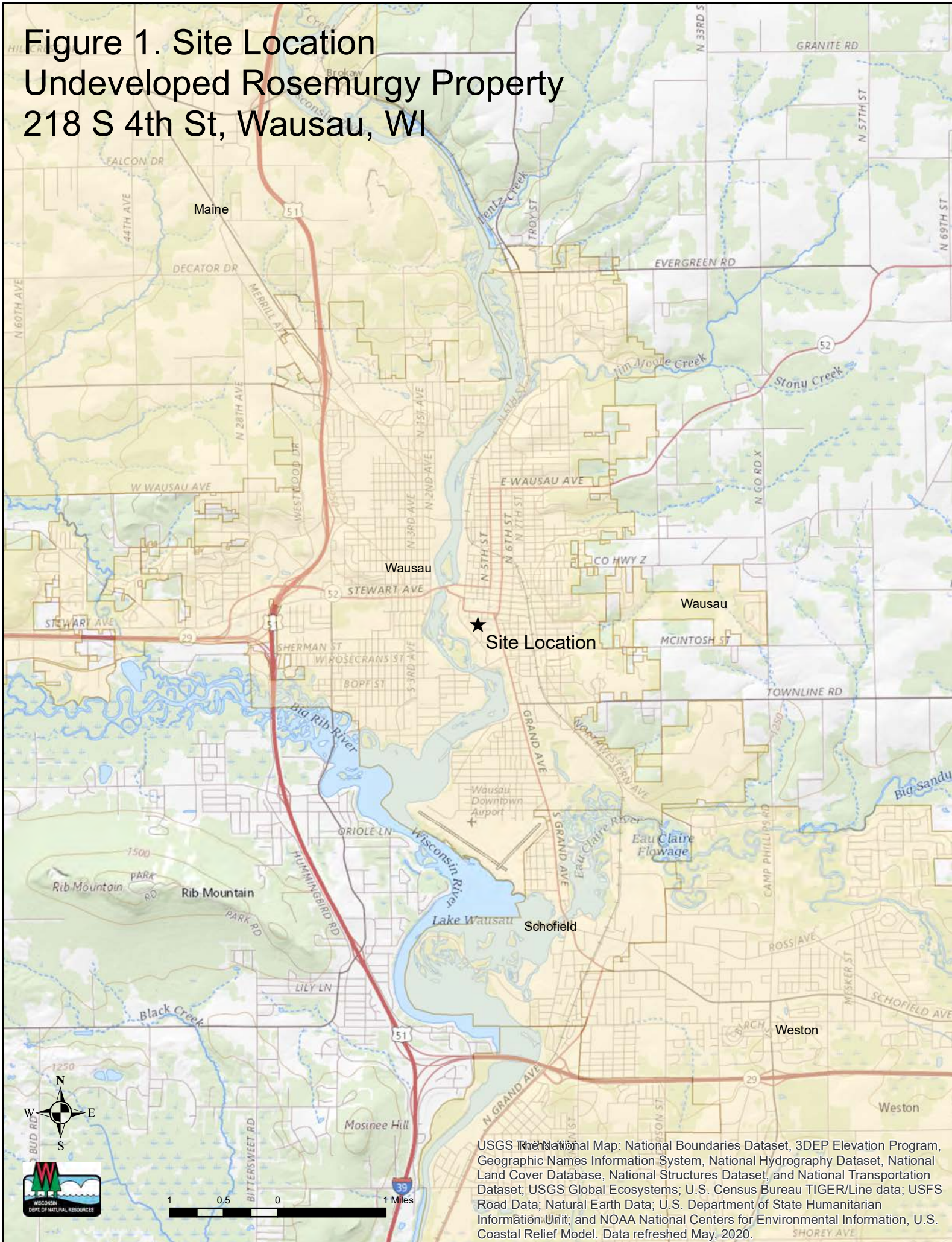
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*References too voluminous to attach; available at WDNR-West Central Regional Headquarters, Eau Claire.

APPENDIX A

FIGURES

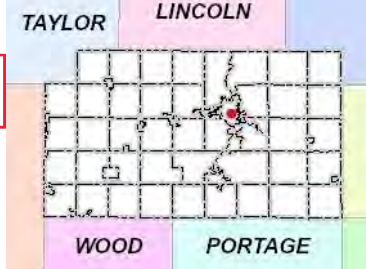
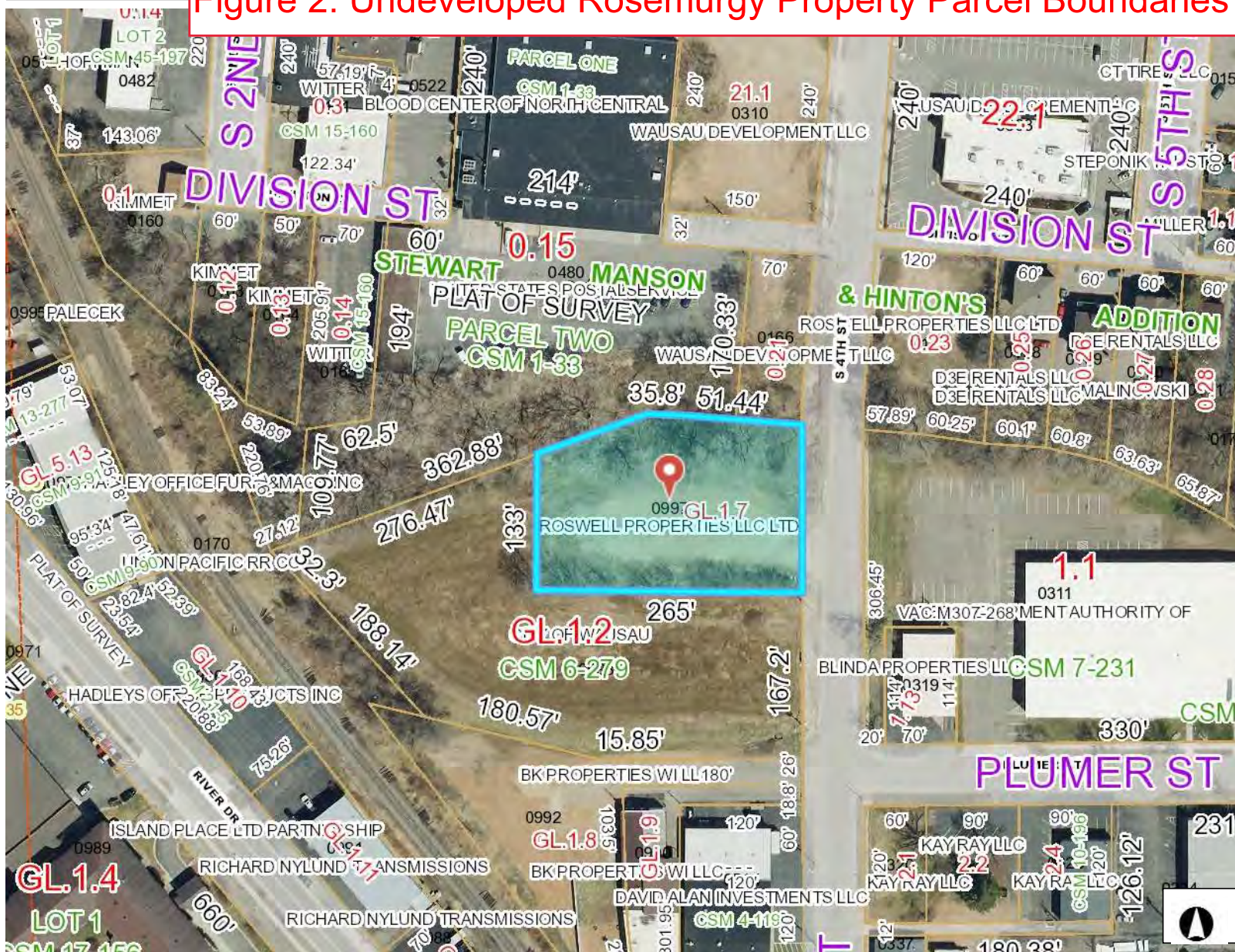
Figure 1. Site Location
Undeveloped Rosemurgy Property
218 S 4th St, Wausau, WI





Land Information Mapping System

Figure 2. Undeveloped Rosemurgy Property Parcel Boundaries



Legend

- Road Names
- Owner Last Names
- Parcel ID
- Parcels
- Parcel Lot Lines
- Land Hooks
- Section Lines/Numbers
- Right Of Ways
- Named Places
- Municipalities
- 2020 Orthos Countywide
- Red: Band_1
- Green: Band_2
- Blue: Band_3

72.08 0 72.08 Feet



NAD_1983_HARN_WISCRS_Marathon_County_Feet

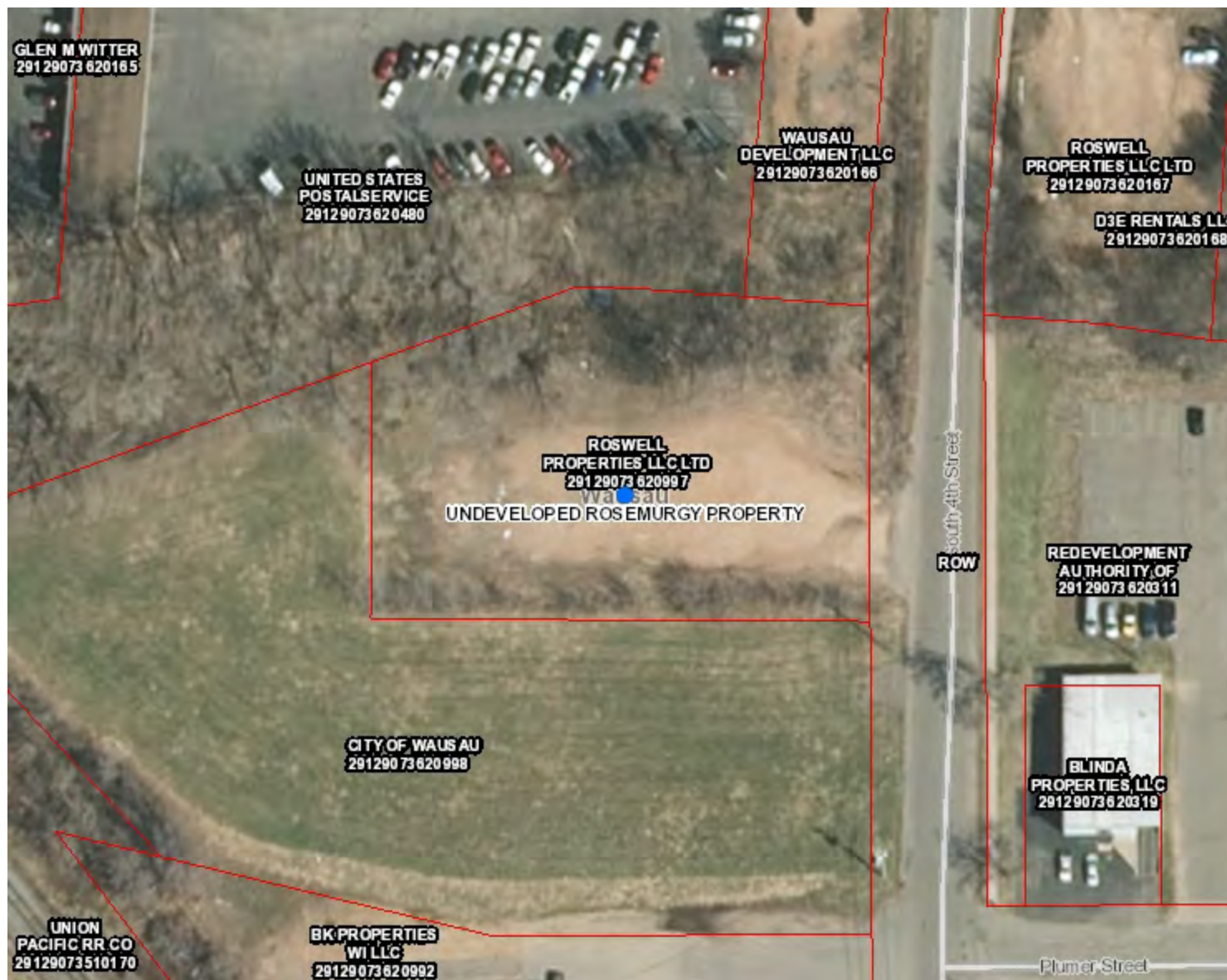
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Notes

218 S 4th St, Wausau, WI
Parcel ID: 29129073620997

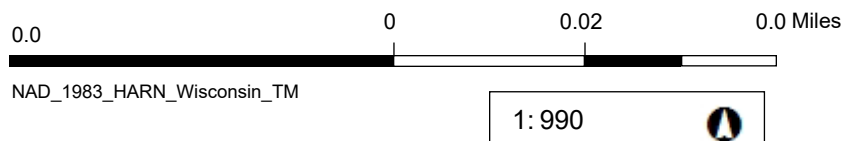


Figure 3. Site Map



Legend

- Open Site
- County Tax Parcels



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Note: Not all sites are mapped.

Notes

DRAWING FILE: P:\4300-4399\4313-BOCANER\DWG\4313-Post-Fill.DWG LAYOUT: Post Plotted: Nov 13, 2013 - 11:28AM PLOTTED BY: TODDN

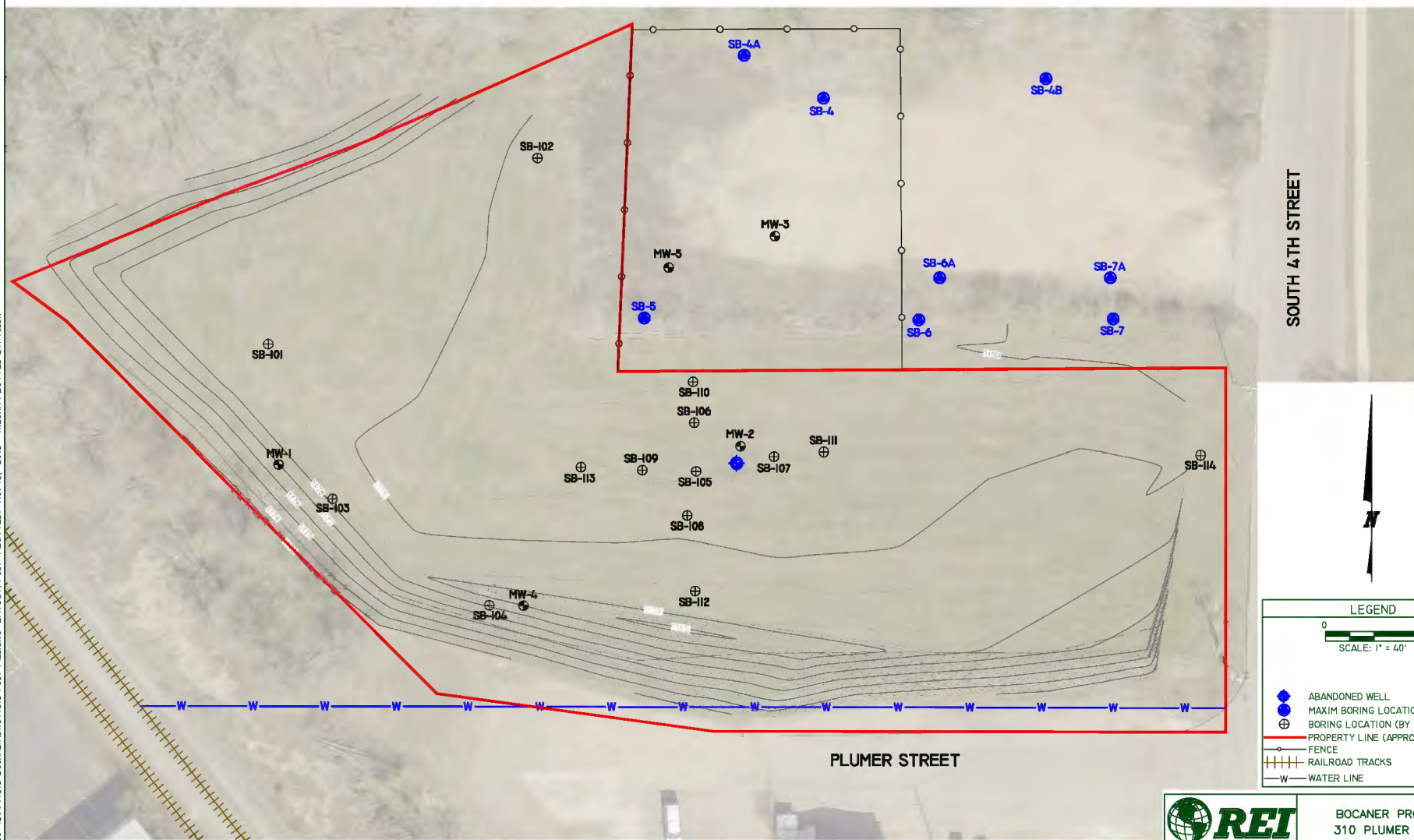


Figure 4. Sample Location Map (Reference 4)

The site was then subsequently capped with clean material.

INFORMATION PROVIDED BY TERRACON & MAXIM TECHNOLOGIES



BOCANER PROPERTY
310 PLUMER STREET
WAUSAU, WISCONSIN

FIGURE D.1 : EXISTING SURFACE ELEVATIONS (POST-FILL)

PROJECT No.	DRAWN BY:	DATE:
4313	TAW	11/13/2013

REI Engineering, INC.

Figure 5. Groundwater Flow Direction Map (Reference 4)

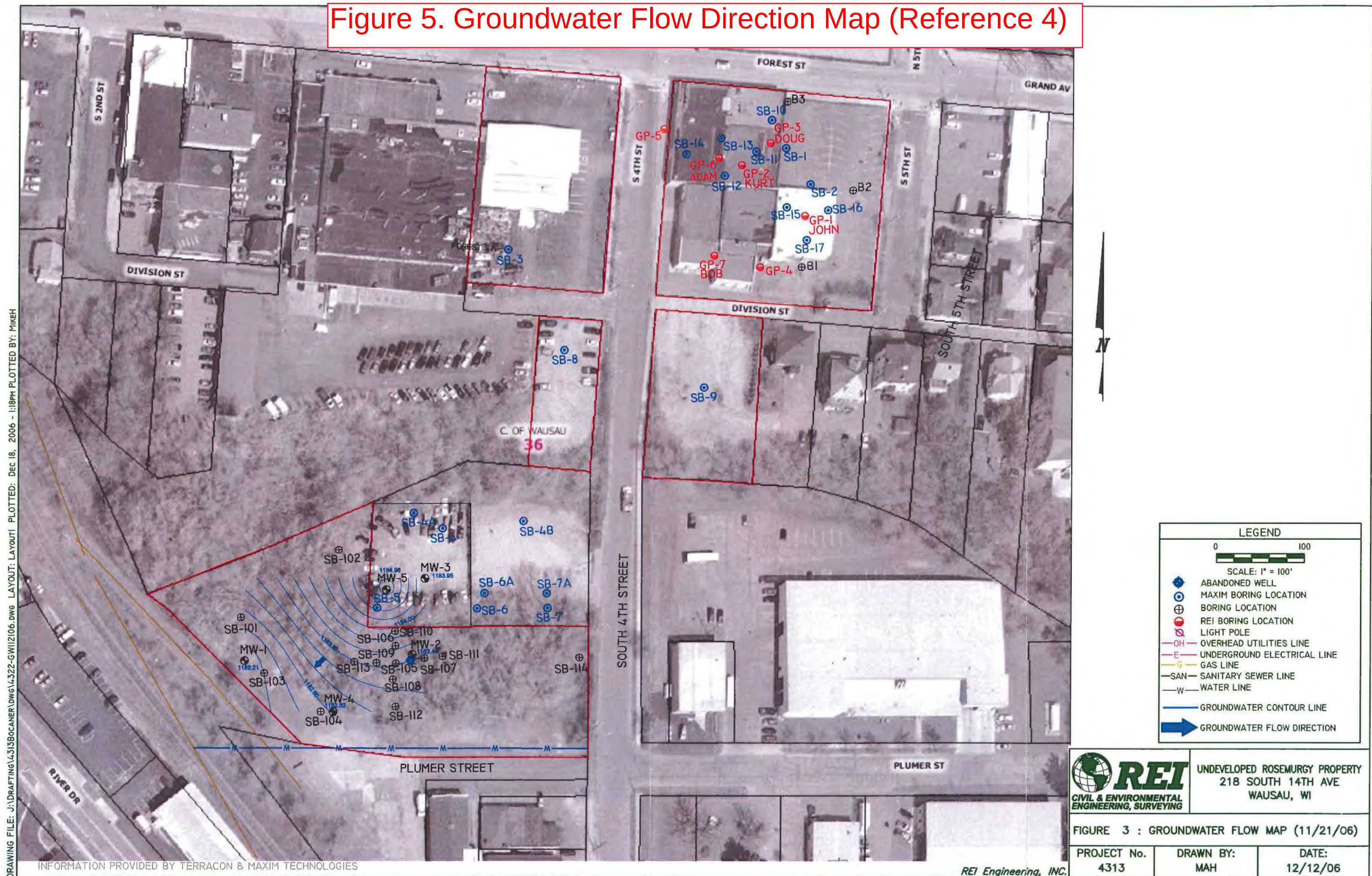


Figure 6. Undeveloped Rosemurgy Property – 1 Mile Radius



Distance	2020 Population	2020 Households
0 - 0.25 mi	470	191
0.25 - 0.5 mi	1,683	880
0.5 - 1 mi	9,759	3,955
1 - 2 mi	17,913	7,518
2 - 3 mi	9,713	4,180
3 - 4 mi	10,791	4,806

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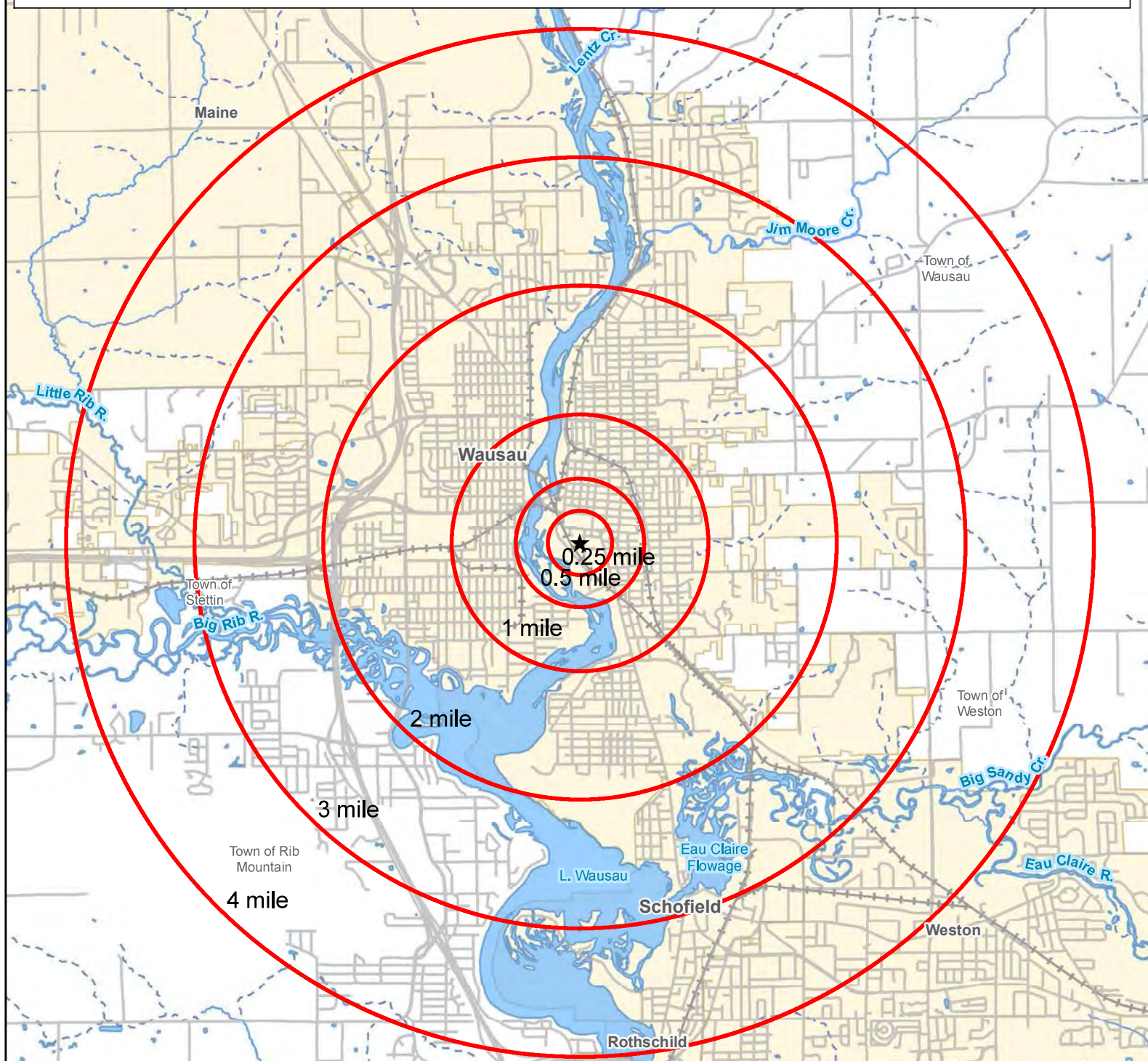
Source: ESRI Forecasts for 2020

Map Created By Matthew Vitale
Bureau of Remediation and Redevelopment
Division of Environmental Services
October 2020

0.3 0.15 0 0.3 Miles



Figure 7. Undeveloped Rosemurgy Property – 4 Mile Radius



Distance	2020 Population	2020 Households
0 - 0.25 mi	470	191
0.25 - 0.5 mi	1,683	880
0.5 - 1 mi	9,759	3,955
1 - 2 mi	17,913	7,518
2 - 3 mi	9,713	4,180
3 - 4 mi	10,791	4,806

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Source: ESRI Forecasts for 2020

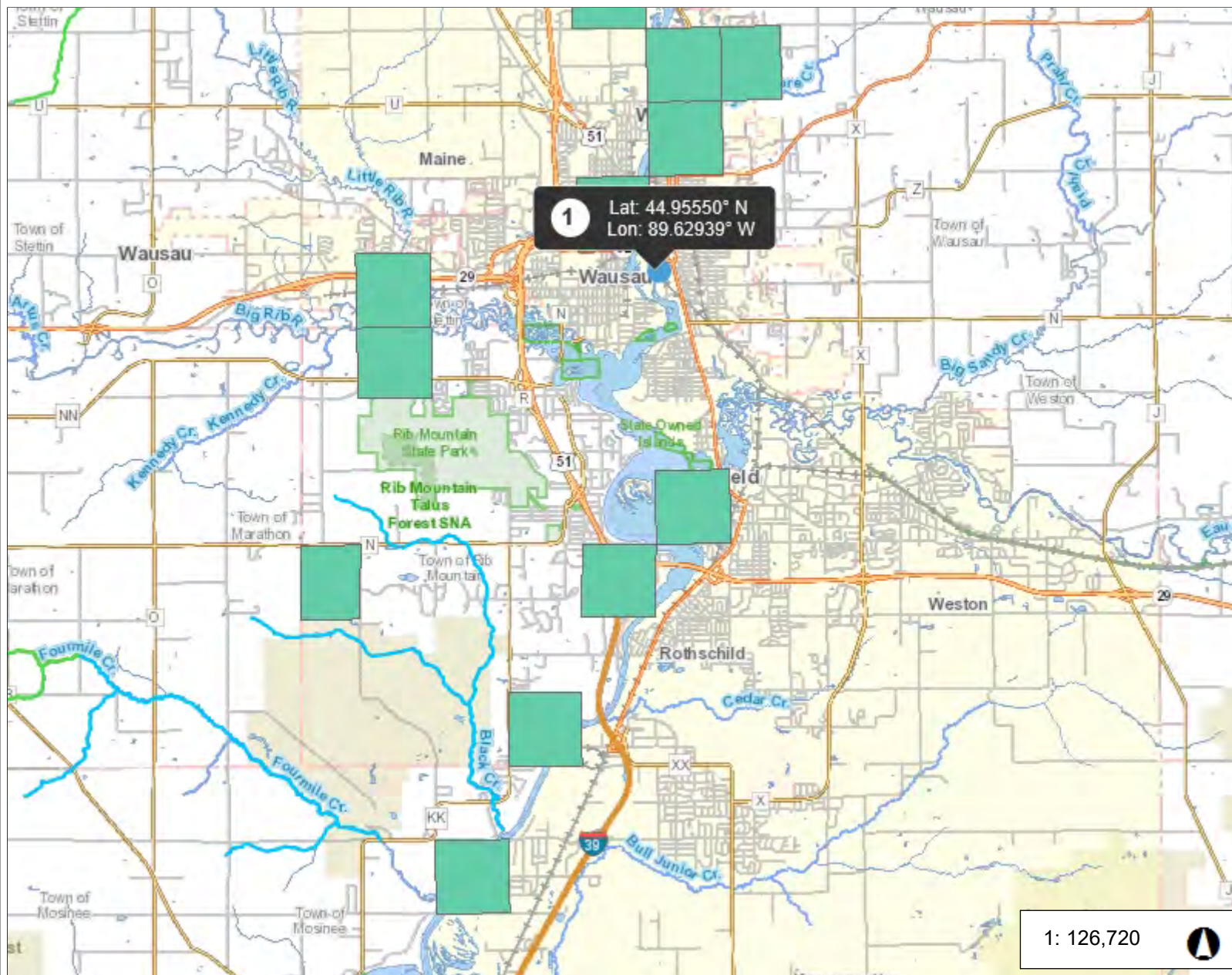
Map Created By Matthew Vitale
Bureau of Remediation and Redevelopment
Division of Environmental Services
October 2020

1 0.5 0 1 Miles





Figure 8. Downstream Surface Water Intakes



Legend

- Surface Water Withdrawal Loc
- Trout Streams
 - Class 1
 - Class 2
 - Class 3
- Outstanding/Exceptional Reso
- Surveyed Springs ≥ 1 CFS
- Municipality
 - City or Village
 - Township
- State Boundaries
- County Boundaries
- Major Roads
 - Interstate Highway
 - State Highway
 - US Highway
- County and Local Roads
 - County HWY
 - Local Road
- Railroads
- Rivers and Streams
- Intermittent Streams
- Open Water
- Tribal Lands
- County Forests

1: 126,720



4.0 0 2.00 4.0 Miles

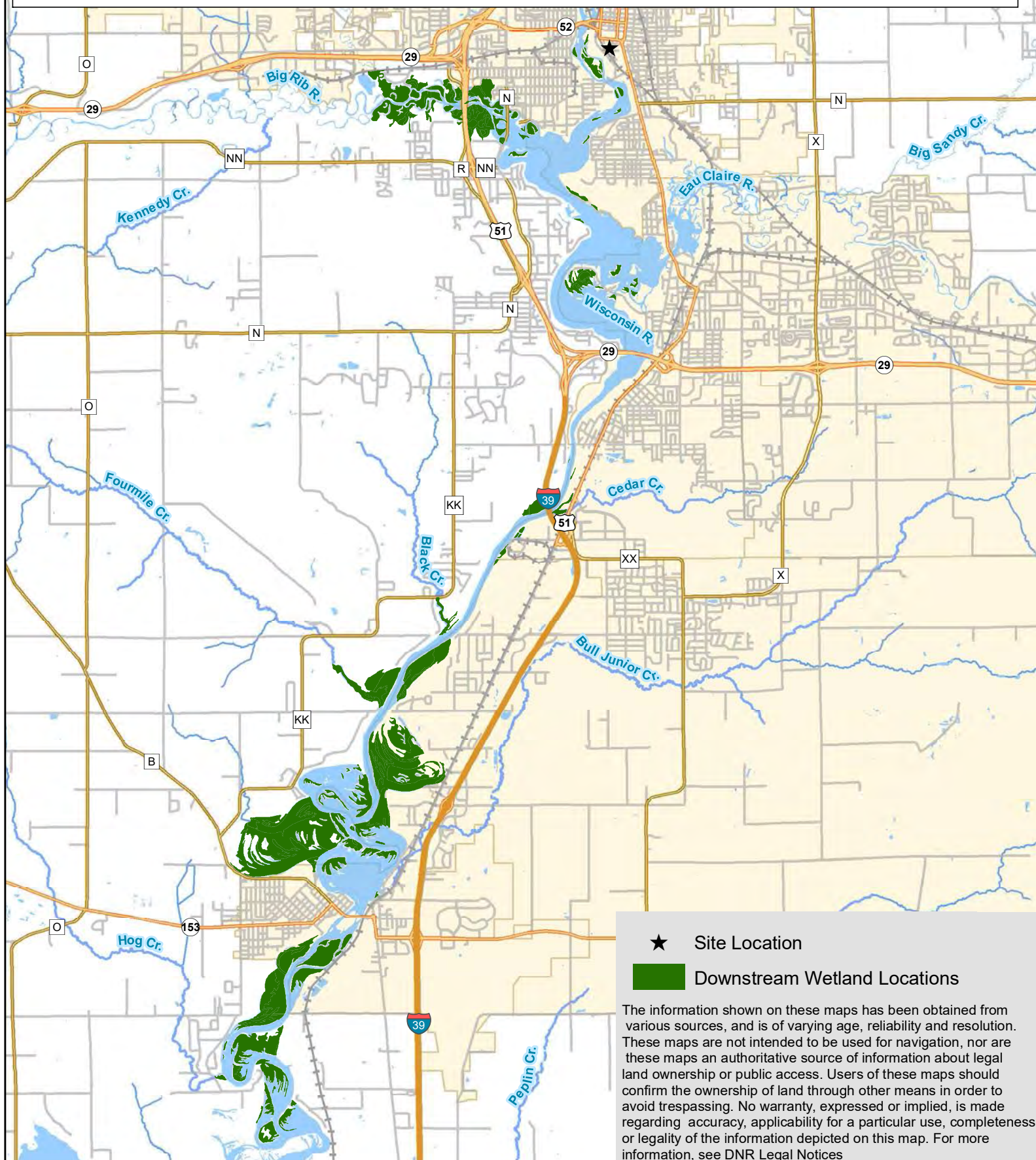
NAD_1983_HARN_Wisconsin_TM

Map created: 3/15/2021

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This map was created for use by the general public to view the locations and volumes of high capacity well and surface water withdrawals. It also provides a means for the general public to view pending high capacity well applications and recently approved wells. As required by Wisconsin law, these locations are generalized to display at the public land survey section level. Therefore, any well or surface water intake is symbolized by the section in which it is located.

Figure 9. Undeveloped Rosemurgy Property - Downstream Wetlands



Source: Wisconsin Wetland Inventory Database 2020

Map Created By Matthew Vitale
Bureau of Remediation and Redevelopment
Division of Environmental Services
February 2021

2 1 0 2 Miles



APPENDIX B

TABLES

TABLE 1
 PHASE II ENVIRONMENTAL SITE ASSESSMENT SOIL ANALYTICAL RESULTS
 UNDEVELOPED ROSEMURGY PROPERTY
 218 SOUTH 14TH STREET
 WAUSAU, WI

Date-->	7/11/06	7/11/06	11/21/06	11/21/06	11/21/06	11/21/06	11/21/06	11/21/06	11/21/06
Sample-->	MW-3	MW-3	MW-5	MW-5	SB-4A	SB-4B	SB-4B	SB-6A	SB-7A
Sample Depth--(Feet)-->	7.5-9.5'	12.5-14.5'	2-4'	8-10'	2-4'	0-2'	6-8'	2-4'	0-2'
Sampler-->	MR	MR	JS	JS	JS	JS	JS	JS	JS
Detected VOC's (ug/kg)	RCL								
Benzene	5.5	88	<25	<18	52	<17	<16	<17	<18
Ethylbenzene	2,900	230	<25	<20	109	39	<18	<19	<20
Toluene	1,500	290	46	<19	145	<18	<17	<18	<19
Xylenes (Total)	4,100	1540	<50	74	338	164	51	<23	<24
Methyl tert Butyl Ether	NS	<25	<25	<12	<12	<12	<11	<12	<12
1,2,4-Trimethylbenzene	NS	540	<25	<14	312	44	<13	<14	<15
1,3,5-Trimethylbenzene	NS	220	<25	<20	<19	<19	<18	<19	<20
Naphthalene	400	220	<25	<20	256	<19	<18	<19	<20
Isopropylbenzene	NS	59	<25	<19	<18	<18	<17	<18	<19
n-Propylbenzene	NS	82	<25	<23	99	<22	<21	<23	<24
p-Isopropyltoluene	NS	92	<25	<26	<26	<26	<24	<26	<27
s-Butylbenzene	NS	42	<25	<23	<22	<22	<21	<23	<24
Tetrachloroethene	NS	<25	<25	<25	37	<25	<23	<25	<26
Trichloroethene	NS	<25	<25	<25	<25	<25	<23	<25	<26
PAH's (ug/kg)	GW	DC							
1-Methyl Naphthalene	23,000	1,100,000	260	4.2	<43.2	<25	<43.1	<3.9	<4.1
2-Methyl Naphthalene	20,000	600,000	330	6.3	<47.9	<27.7	<47.7	<4.3	<4.5
Acenaphthene	38,000	900,000	160	9.7	<54.9	<31.8	<54.7	<4.9	<5.1
Acenaphthylene	700	18,000	230	<3.8	<77.1	<44.7	<76.8	<6.9	<7.2
Anthracene	3,000,000	5,000,000	620	54	<37.4	<21.7	166	<3.4	<3.5
Benzo (a) Anthracene	17,000	8.8	1700	140	246	<27.7	614	16.5	26.8
Benzo (a) Pyrene	48,000	8.8	2100	130	357	<15.6	<26.8	39.4	56.4
Benzo (b) Fluoranthene	360,000	88	2000	130	385	355	608	34.0	49.8
Benzo (g,h,i) Perylene	6,800,000	1,800	1100	73	300	255	437	42.4	56.9
Benzo (k) Fluoranthene	870,000	880	1900	110	186	182	271	16.7	25.0
Chrysene	37,000	8,800	2200	160	431	631	725	31.0	48.6
Dibenzo (a,h) Anthracene	38,000	8.8	340	22	<31.5	<18.3	<31.4	<2.8	<3.0
Fluoranthene	500,000	600,000	4500	370	1300	<17.6	1690	54.0	146
Fluorene	100,000	600,000	280	12	<38.6	<22.3	<38.4	<3.5	<3.6
Ideno (1,2,3-cd) Pyrene	680,000	88	880	66	241	157	329	32.2	43.6
Naphthalene	400	20,000	310	11	<53.7	64.5	<53.6	<4.8	<5.0
Phenanthrene	1,800	18,000	2400	150	508	815	1020	12.0	18.6
Pyrene	8,700,000	500,000	3700	280	341	<19.1	309	35.5	65.9
Metals (mg/kg)									
Arsenic	0.039		150	3.5	5.22	20.6	3.36	3.84	2.52
Barium	NS		390	61	314	391	94.5	56.6	86.9
Cadmium	8		23	1.3	0.911	19.1	0.631	<0.593	<0.062
Chromium	16,000		60	20	15.9	52.4	12.7	4.95	3.55
Lead	50		1200	110	652	1660	112	9.23	11.6
Mercury	NS		2.1	0.099	0.131	2.99	0.128	<0.033	<0.033
Selenium	NS		<9.1	<1.1	<0.700	1.1	<0.697	<0.627	<0.656
Silver	NS		0.90	<0.32	1.04	1.26	<0.233	<0.209	<0.219

Notes:

RCL - NR 720 Soil Residual Contaminant Level

RCL for PAHs = "Suggested" Groundwater Pathway Standard

< - Concentration below listed laboratory detection limit

RCL exceedences are bold

PVOCs - Petroleum Volatile Organic Compounds

PAHs - Polynuclear Aromatic Compounds

NS= no standard

Bold



TABLE 1
SOIL ANALYTICAL RESULTS (05/18/2006)
ROSEMURGY PROPERTIES
MAXIM #6340174



TETRA TECH, INC.

LOCATION	#1 -1.5 Feet	#1 -10 Feet	#2 -1.0 Feet	#2 -10 Feet	#3 -1.0 Feet	#3 -10 Feet	#4 -4 Feet	#4 -10 Feet	#5 -4 Feet	#5 -12 Feet	#6 -4 Feet	Direct Contact RCL	GW Pathway RCL
METALS (PPM)													
Arsenic	na	1.04	na	0.851	na	0.888	3.23	2.51	5.68	34.2	2.71	5.0	ns
Barium	na	13.8	na	18.0	na	24.7	59.6	77.8	48.1	748	90.7	ns	ns
Cadmium	na	<0.0596	na	<0.0596	na	<0.0596	0.0722	<0.0676	4.63	17.3	0.0947	8	ns
Chromium	na	6.19	na	7.46	na	6.53	2.92	3.37	11.6	67.2	1.90	14	ns
Lead	na	0.673	na	0.681	na	1.69	7.62	11.6	29.7	2280	7.89	50	ns
Silver	na	<0.211	na	<0.211	na	<0.211	<0.218	<0.239	<0.218	0.915	<0.222	ns	ns
Mercury	na	<0.016	na	<0.017	na	<0.016	<0.016	<0.017	0.124	3.09	0.026	ns	ns
VOLATILE ORGANIC COMPOUNDS (PPM)													
Benzene	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	0.022	<0.016	1.1	0.0055
Ethylbenzene	0.02	0.02	0.021	0.019	0.022	0.020	0.020	0.022	0.017	0.034	0.017	ns	2.9
Toluene	<0.017	<0.017	0.018	0.017	0.022	0.017	0.018	0.019	0.018	0.031	0.018	ns	1.5
Xylenes	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	0.128	<0.037	ns	4.1
Isopropylbenzene	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	0.107	ns	ns
n-Propylbenzene	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	0.136	ns	ns
p-Isopropyltoluene	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	0.074	ns	ns
1,2,4-trimethylbenzene	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	0.046	<0.013	ns	ns
Tetrachloroethene	<0.023	<0.023	0.132	<0.023	<0.023	<0.023	<0.023	<0.023	3.02	0.116	<0.023	ns	*0.003
Trichloroethene	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	0.160	<0.023	<0.023	ns	*0.003
POLYCYCLIC AROMATIC HYDROCARBONS (PPM)													
Anthracene	na	<0.0034	na	<0.0034	na	<0.0034	<0.0034	0.0087	2.54	na	<0.0034	5000	3000
Benzo(a)anthracene	na	<0.0043	na	<0.0043	na	<0.0043	<0.0043	0.0248	3.18	na	<0.0043	0.88	17
Benzo(a)pyrene	na	<0.0024	na	<0.0024	na	<0.0024	0.0043	0.0328	2.73	na	<0.0024	0.0088	48
Benzo(b)fluoranthene	na	<0.0022	na	<0.0022	na	0.0048	<0.0022	0.0143	2.22	na	<0.0022	0.088	360
Chrysene	na	<0.0024	na	<0.0024	na	0.0061	<0.0024	0.0293	2.99	na	<0.0024	8.8	37
Fluoranthene	na	<0.0027	na	<0.0027	na	0.0196	<0.0027	0.0940	12.2	na	<0.0027	600	500
Fluorene	na	<0.0035	na	<0.0035	na	<0.0035	<0.0035	<0.0035	0.921	na	<0.0035	600	100
Indeno(1,2,3-cd)pyrene	na	<0.0023	na	<0.0023	na	0.0041	<0.0023	0.0248	1.14	na	<0.0023	0.088	680
Naphthalene	na	<0.0048	na	<0.0048	na	<0.0048	<0.0048	<0.0048	<0.0502	na	<0.0048	20	0.4
Phenanthrene	na	<0.0043	na	<0.0043	na	0.0135	<0.0043	0.0324	5.40	na	<0.0043	18	1.8
Pyrene	na	<0.0030	na	<0.0030	na	0.0049	<0.0030	0.0591	4.03	na	<0.0030	500	8700
POLYCHLORONATED BIPHENYLS (PPM)													
PCBs	na	<31.20 ppb	na	<32.8 ppb	na	<31.6 ppb	<31.9 ppb	<32.8 ppb	<25.5ppb	na	<32.8 ppb	ns	ns

Soil boring locations are shown on Figure 2;

ns-Indicates no standard;

na-Indicates parameter not analyzed

*- Determined using EPA Soil Screening Level Algorithm



TABLE 1 (cont.)
SOIL ANALYTICAL RESULTS (05/18/2006)
ROSEMURGY PROPERTIES
MAXIM #6340174



TETRA TECH, INC.

LOCATION	#6 -12 Feet	#7 -10 Feet	#8 -4 Feet	#8 -10 Feet	#9 -4 Feet	#9 -10 Feet	#10 -1 Foot	#10 -10 Feet	#11 -1 Foot	#11 -10 Feet	#12 -2 Feet	Direct Contact RCL	GW Pathway RCL
METALS (PPM)													
Arsenic	1.88	2.52	na	0.845	na	1.14	na	1.02	na	1.48	na	5.0	ns
Barium	87.8	142	na	30.1	na	16.5	na	15.5	na	21.1	na	ns	ns
Cadmium	0.972	<0.0752	na	<0.0616	na	<0.0576	na	<0.0598	na	<0.0591	na	8	ns
Chromium	7.83	0.488	na	8.49	na	10.2	na	3.91	na	9.31	na	14	ns
Lead	6.25	5.65	na	1.29	na	0.918	na	<0.563	na	1.69	na	50	ns
Silver	<0.235	<0.266	na	<0.217	na	<0.203	na	<0.211	na	<0.209	na	ns	ns
Mercury	<0.018	<0.022	na	0.021	na	<0.015	na	<0.017	na	0.019	na	ns	ns
VOLATILE ORGANIC COMPOUNDS (PPM)													
Benzene	0.02	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	<0.016	1.1	0.0055
Ethylbenzene	0.026	<0.018	<0.018	<0.018	<0.018	<0.018	0.020	<0.018	<0.018	<0.018	<0.018	ns	2.9
Toluene	0.029	0.023	<0.017	<0.017	<0.017	<0.017	0.018	<0.017	<0.017	<0.017	<0.017	ns	1.5
Xylenes	0.052	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	<0.037	ns	4.1
Isopropylbenzene	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	<0.017	ns	ns
n-Propylbenzene	<0.012	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	<0.021	ns	ns
p-Isopropyltoluene	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	<0.024	ns	ns
1,2,4-trimethylbenzene	0.042	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	<0.013	ns	ns
Tetrachloroethene	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	0.185	<0.023	0.313	<0.023	0.309	ns	*0.003
Trichloroethene	0.045	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	<0.023	ns	*0.003
POLYCYCLIC AROMATIC HYDROCARBONS (PPM)													
Anthracene	<0.0376	<0.0034	na	<0.0034	na	<0.0034	na	<0.0034	na	<0.0034	na	5000	3000
Benzo(a)anthracene	0.262	<0.0043	na	<0.0043	na	<0.0043	na	<0.0043	na	<0.0043	na	0.88	17
Benzo(a)pyrene	0.376	<0.0024	na	<0.0024	na	<0.0024	na	<0.0024	na	<0.0024	na	0.0088	48
Benzo(b)fluoranthene	0.365	<0.0022	na	<0.0022	na	<0.0022	na	<0.0022	na	<0.0022	na	0.088	360
Chrysene	0.455	<0.0024	na	<0.0024	na	<0.0024	na	<0.0024	na	<0.0024	na	8.8	37
Fluoranthene	0.932	<0.0027	na	<0.0027	na	<0.0027	na	<0.0027	na	<0.0027	na	600	500
Fluorene	<0.0388	<0.0035	na	<0.0035	na	<0.0035	na	<0.0035	na	<0.0035	na	600	100
Indeno(1,2,3-cd)pyrene	0.206	<0.0023	na	<0.0023	na	<0.0023	na	<0.0023	na	<0.0023	na	0.088	680
Naphthalene	<0.0541	<0.0048	na	<0.0048	na	<0.0048	na	<0.0048	na	<0.0048	na	20	0.4
Phenanthrene	0.289	<0.0043	na	<0.0043	na	<0.0043	na	<0.0043	na	<0.0043	na	18	1.8
Pyrene	<0.0310	<0.0030	na	<0.0030	na	<0.0030	na	<0.0030	na	<0.0030	na	500	8700
POLYCHLORONATED BIPHENYLS (PPB)													
PCBs	135.6 ppb	<35.10 ppb	na	<31.3 ppb	na	<30.2 ppb	na	<31.3 ppb	na	<34.5 ppb	na	ns	ns

Soil boring locations are shown on Figure 2;

ns-Indicates no standard; na-Indicates parameter not analyzed

*- Determined using EPA Soil Screening Level Algorithm

path:\shared\env\Water Works\Rosemurgy Motors\Soil Analytical Results SUMMARY 061306

TABLE 1
PHASE II ENVIRONMENTAL SITE ASSESSMENT SOIL ANALYTICAL RESULTS
BOCANER PROPERTY
PLUMER STREET
WAUSAU, WI

Date-->			7/11/06	7/11/06	7/11/06	7/11/06	10/2/06	10/2/06
Sample-->			MW-1	MW-1	MW-2	MW-2	MW-4	MW-4
Sample Depth--(Feet)>			5-7'	7.5-9.5'	2.5-4.5'	7.5-9.5'	5-7'	7.5-9.5'
Borehole Column Location			Interface	Saturated	Vadose	Saturated	Interface	Saturated
Sampler-->			MR	MR	MR	MR	MR	MR
Detected VOC's (ug/kg)	GW RCL	DC RCL						
Benzene	5.1	1,490	<25	<25	<25	<25	<16	<16
Ethylbenzene	1,570	7,470	<25	<25	34	<25	<18	<18
Toluene	1,107	818,000	<25	30	66	<25	<17	<17
Xylenes (Total)	3,940	258,000	<50	<50	138	<50	<21	<21
Methyl tert Butyl Ether	27	5,940	<25	<25	<25	<25	<11	<11
1,2,4-Trimethylbenzene	1,379	8,980	<25	<25	54	<25	<13	<13
1,3,5-Trimethylbenzene		182,000	<25	<25	32	<25	<13	<18
Naphthalene	658.7	5,150	<25	<25	32	<25	<18	<18
Isopropylbenzene	NS	NS	<25	<25	<25	<25	<17	<17
n-Propylbenzene	NS	NS	<25	<25	<25	<25	<21	<21
p-Isopropyltoluene	NS	NS	<25	<25	<25	<25	<24	<24
s-Butylbenzene	NS	NS	<25	<25	<25	<25	<24	<21
PAH's (ug/kg)								
1-Methyl Naphthalene	NS	15,600	<3.5	14	34	<4.0	<4.5	<5.0
2-Methyl Naphthalene	NS	229,000	<3.7	23	49	<4.1	<5.0	<5.6
Acenaphthene	NS	3,440,000	<3.5	<3.3	34	<3.9	<5.8	<6.4
Acenaphthylene	NS	NS	<3.4	6.2	35	<3.8	<8.1	<9.0
Anthracene	196,744	17,200,000	<4.2	6.2	120	<4.7	<3.9	13.1
Benzo (a) Anthracene	NS	148	<6.2	20	250	<6.9	<5.0	<5.6
Benzo (a) Pyrene	470	15	3.9	24	290	<3.8	<2.8	<3.1
Benzo (b) Fluoranthene	480	148	3.9	28	310	<3.7	<2.6	75.2
Benzo (g,h,i) Perylene	NS	NS	<4.2	18	110	<4.7	<4.9	<5.4
Benzo (k) Fluoranthene	NS	1,480	3.9	23	280	<4.0	<3.6	<3.9
Chrysene	1,451	14,800	<5.1	30	340	<5.7	<2.8	75.4
Dibenzo (a,h) Anthracene	NS	15	<3.2	4.9	38	<3.6	<3.3	<3.7
Fluoranthene	88,818	2,290,000	5.5	36	740	<3.8	<3.2	180
Fluorene	14,815	2,290,000	<4.0	<3.8	84	<4.5	<4.1	<4.5
Ideno (1,2,3-cd) Pyrene	NS	148	<2.9	14	100	<3.3	<2.7	<3.0
Naphthalene	659	5,150	<4.7	13	58	<5.2	<5.7	<6.2
Phenanthrene	NS	NS	<3.5	20	510	<3.9	<5.0	84.8
Pyrene	54,473	1,720,000	4.9	32	520	<3.2	<3.5	47.6
Metals (mg/kg)								
Arsenic	0.584	0.390	1.5	2.1	5.4	1.3	0.921	5.58
Barium	165	15,300	31	88	130	20	23.2	119
Cadmium	0.752	70	0.33	0.99	3.3	0.24	<0.0695	1.18
Chromium (Total)	360,000	NS	16	31	19	12	8.98	15.5
Lead	27	400	6.9	39	360	3.5	5.53	66.5
Mercury	0.208	3.13	0.015	0.024	0.27	0.0051	<0.019	0.199
Selenium	0.52	391	<0.95	<0.91	<0.92	<1.1	<0.736	<0.813
Silver	0.85	NS	<0.28	<0.27	0.35	<0.31	<0.245	<0.271

Notes:

GW RCL -Groundwater Pathway Residual Contaminant Level from EPA Web Calculator

DC RCL = Non-industrial Direct Contact Residual Contaminant Level from EPA Web Calculator

< - Concentration below listed laboratory detection limit

RCL exceedences are bold

PVOCs - Petroleum Volatile Organic Compounds

PAHs - Polynuclear Aromatic Compounds

NS= no standard

Bold

Table 1. Soil Analytical Data Summary - Metals, PCBs, VOCs, PAHs

Wausau Downtown River Corridor Brownfield Pilot Project
 Site 39, 310 Plumer Street, Wausau, WI
 Terracon Project Number 38027005

ANALYSES	RCL Direct Contact Non- Industrial	RCL Direct Contact Industrial	RCL Groundwater	SSL	SSRCL - Ingest/ Inhale	SSRCL to GW	SAMPLES										SAMPLES
							101	102	103	103	104	104	104R	105	105	105	106
Depth							0.5ft	0.5ft	0.5ft	2ft	0.5ft	2ft	0.5ft	0.5ft	2ft	2ft	
Date Collected							6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003
pH (EPA 9045)	NE	NE	NE	NE	NE	NE	7.50	7.23	7.88	6.17	6.30	6.06	6.82	7.51	7.90	-	-
Metals - EPA 6010 (mg/kg)																	
Arsenic	0.039	1.6	NE	NE	NE	NE	2.97	2.83	2.77	5.74	5.15	5.75	3.05	63.9	4.20	-	-
Barium	NE	NE	NE	NE	71,500	330	71.5	54.4	63.5	-	89.5	-	68.2	1,020	78.6	-	-
Cadmium	8	510	NE	NE	NE	NE	0.149	0.32	0.313	-	0.575	-	0.233	29.3	1.96	-	-
Chromium (total)	16,000	NE	NE	NE	NE	NE	14.1	7.78	9.58	-	11.7	-	6.69	67.9	17.4	-	-
Chromium (hexavalent)	14	200	NE	NE	NE	NE	-	-	-	-	-	-	-	-	-	-	-
Lead	50	500	NE	NE	NE	NE	19.7	41.1	84.9	38.1	151	356	52.7	7,410	309	-	-
Mercury	NE	NE	NE	NE	2.6	0.42	0.0429	0.136	0.0884	-	0.103	-	0.0777	3.49	0.114	-	-
PCBs - EPA 8082 (ug/kg)																	
PCB - 1016	NE	NE	NE	NE	NE	NE	<1.55	<1.61	<1.51	-	<145	-	-	-	<3.05	<161	-
PCB - 1221	NE	NE	NE	NE	NE	NE	<3.10	<3.22	<3.02	-	<291	-	-	-	<6.09	<323	-
PCB - 1223	NE	NE	NE	NE	NE	NE	<5.36	<5.58	<5.23	-	<503	-	-	-	<10.5	<559	-
PCB - 1242	NE	NE	NE	NE	NE	NE	<1.19	<1.24	<1.16	-	<112	-	-	-	<2.34	<124	-
PCB - 1248	NE	NE	NE	NE	NE	NE	<3.69	<3.84	<3.60	-	<347	-	-	-	<7.26	<385	-
PCB - 1254	NE	NE	NE	NE	NE	NE	<1.07	<1.12	55.6	-	<101	-	-	-	<2.11	<112	-
PCB - 1260	NE	NE	NE	NE	NE	NE	<1.67	<1.73	<1.63	-	<157	-	-	-	20.2	<174	-
VOC - EPA 8021 (mg/kg)																	
Benzene	1.10	1.10	0.0055	8.5	2.6	0.0046	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
n-Butylbenzene	NE	NE	NE	NE	NE	NE	<0.025	<0.025	<0.025	-	2.82	-	8.84	-	<0.025	<0.2	-
Ethylbenzene	NE	NE	NE	4.6	14,000	1.5	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
Isopropylbenzene	NE	NE	NE	NE	NE	NE	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
p-Isopropyltoluene	NE	NE	NE	NE	NE	NE	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
Naphthalene	NE	NE	NE	2.7	440	6.2	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	0.159	6.38	-
n-Propylbenzene	NE	NE	NE	NE	NE	NE	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
Toluene	NE	NE	NE	38	4,200	1.4	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
1,2,4-Trimethylbenzene	NE	NE	NE	83	320	28	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	0.0448	0.317	-
1,3,5-Trimethylbenzene	NE	NE	NE	11	190	13	<0.025	<0.025	<0.025	-	<1.00	-	2.08	-	<0.025	<0.2	-
o-Xylene	NE	NE	NE	NE	NE	21	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	<0.2	-
m,p-Xylene	NE	NE	NE	NE	1,600	23	<0.025	<0.025	<0.025	-	<1.00	-	<0.4	-	<0.025	0.267	-
Xylene (total)	NE	NE	NE	42	NE	NE	<0.05	<0.05	<0.05	-	<2.00	-	<0.8	-	<0.05	0.267	-
Polycyclic Aromatic Hydrocarbons (PAH) - EPA 8310 (mg/kg)																	
Benzo(a)anthracene	0.088	3.9	17	NE	NE	NE	<0.477	<0.991	<0.93	-	<8.95	-	-	-	<9.37	19.4	-
Benzo(a)pyrene	0.0088	0.39	48	NE	NE	NE	<0.596	<1.24	<1.16	-	<11.2	-	-	-	<11.7	15.9	-
Benzo(k)fluoranthene	0.88	39	870	NE	NE	NE	<0.596	<1.24	<1.16	-	<11.2	-	-	-	<11.7	26.0	-
Chrysene	8.8	390	37	NE	NE	NE	<0.477	<0.991	<0.93	-	<8.95	-	-	-	<9.37	22.4	-
Di-n-butylphthalate	NE	NE	NE	NE	NE	NE	<0.238	<0.496	<0.465	-	<4.47	-	-	-	<4.69	33.4	-
Fluoranthene	600	40,000	500	NE	NE	NE	<0.298	<0.62	<0.581	-	<5.59	-	-	-	14.9	45.1	-
Indeno(1,2,3-cd)pyrene	0.088	3.9	680	NE	NE	NE	<0.417	<0.867	<0.814	-	<7.83	-	-	-	<8.20	12.5	-
Naphthalene	20	110	0.4	NE	NE	NE	<0.238	<0.496	<0.465	-	<4.47	-	-	-	<4.69	5.48	-
Phenanthrene	18	390	1.8	NE	NE	NE	<0.238	<0.496	<0.465	-	<4.47	-	-	-	11.5	36.0	-
Pyrene	500	30,000	8700	NE	NE	NE	<0.238	<0.496	<0.465	-	<4.47	-	-	-	12.3	42.2	-
Ammonia - EPA 350.2 (mg/kg)																	
Nitrate - EPA 9056 (mg/kg)							-	61.1	-	-	-	-	-	-	-	-	-

Explanation

< - less than

- Indicates this compound not analyzed

* - Duplicate Sample

(mg/kg) - milligrams per kilogram

NE - Indicates Generic RCL Not Established

PAH - Polycyclic Aromatic Hydrocarbons

PVOG - Petroleum Volatile Organic Compounds

RCL - Residual Contaminant Level (industrial & non-industrial) for direct contact per

NR720.11, NR746.06, and WDNR Soil Cleanup Levels for Polycyclic Aromatic

Hydrocarbons (PAHs) interim Guidance, April 1997

RCL Groundwater - Residual Contaminant Level for soil to groundwater route for PVOGs

per NR720.09, and WDNR Soil Cleanup Levels for Polycyclic Aromatic Hydrocarbons

(PAHs) interim Guidance, April 1997

SSL - Soil Screening Level for PVOGs per NR746.06

SSRCL Ingest/Inhale - Site Specific Residual Contaminant Levels for Ingestion or

Inhalation - industrial (see Appendices)

SSRCL to GW - Site Specific Residual Contaminant Levels to Groundwater - industrial

(see Appendices)

mg/kg - micrograms per kilogram

Concentration exceeds the RCL or SSRCL

Table 1. Soil Analytical Data

Page 6 of 6

Table 1. Soil Analytical Data Summary - Metals, PCBs, VOCs, PAHs

Wausau Downtown River Corridor Brownfield Pilot Project
Site 39, 310 Plumer Street, Wausau, WI
Terracon Project Number 38027005

ANALYSES	RCL Direct Contact Non- Industrial	RCL Direct Contact Industrial	RCL Groundwater	SSL	SSRCL - Ingest/Inhale	SSRCL to GW	SAMPLES									
							106R	108	108	110	110	110	111	111	112	112
Depth							2ft	0.5ft	2ft	0.5ft	2ft	4ft	0.5ft	2ft	0.5ft	2ft
Date Collected							6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003	6/12/2003
pH (EPA 9045)	NE	NE	NE	NE	NE	NE	-	7.82	7.70	7.17	7.79	7.62	7.31	7.94	6.51	8.14
Metals - EPA 6010 (mg/kg)																
Arsenic	0.039	1.6	NE	NE	NE	NE	-	18.0	15.6	59.3	36.1	5.6	12.3	20.4	3.45	3.62
Barium	NE	NE	NE	NE	71,500	330	-	438	-	1,560	926	-	340	621	102	-
Cadmium	8	510	NE	NE	NE	NE	-	11.9	4.69	29.0	20.1	0.866	17.7	17.8	0.848	-
Chromium (total)	16,000	NE	NE	NE	NE	NE	-	40.7	-	121	67.5	-	41.7	48.2	10.9	-
Chromium (hexavalent)	14	200	NE	NE	NE	NE	-	-	-	-	-	-	-	-	-	-
Lead	50	500	NE	NE	NE	NE	-	978	584	5,700	4,290	154	3,380	2,210	84.2	129
Mercury	NE	NE	NE	NE	2.6	0.42	-	1.43	-	3.21	1.42	-	1.19	1.48	0.486	-
PCBs - EPA 8082 (ug/kg)																
PCB - 1016	NE	NE	NE	NE	NE	NE	<82.8	-	-	-	<79.7	-	-	-	-	-
PCB - 1221	NE	NE	NE	NE	NE	NE	<166	-	-	-	<159	-	-	-	-	-
PCB - 1223	NE	NE	NE	NE	NE	NE	<287	-	-	-	<276	-	-	-	-	-
PCB - 1242	NE	NE	NE	NE	NE	NE	<63.7	-	-	-	<61.3	-	-	-	-	-
PCB - 1248	NE	NE	NE	NE	NE	NE	<197	-	-	-	<190	-	-	-	-	-
PCB - 1254	NE	NE	NE	NE	NE	NE	<57.3	-	-	-	<27.6	-	-	-	-	-
PCB - 1260	NE	NE	NE	NE	NE	NE	<89.2	-	-	-	<42.9	-	-	-	-	-
VOC - EPA 8021 (mg/kg)																
Benzene	1.10	1.10	0.0055	8.5	2.6	0.0046	-	-	-	-	0.246	-	-	-	-	-
n-Butylbenzene	NE	NE	NE	NE	NE	NE	-	-	-	-	0.185	-	-	-	-	-
Ethylbenzene	NE	NE	NE	4.6	14,000	1.5	-	-	-	-	1.08	-	-	-	-	-
Isopropylbenzene	NE	NE	NE	NE	NE	NE	-	-	-	-	0.231	-	-	-	-	-
n-Isopropyltoluene	NE	NE	NE	NE	NE	NE	-	-	-	-	0.333	-	-	-	-	-
Naphthalene	NE	NE	NE	2.7	440	6.2	-	-	-	-	0.841	-	-	-	-	-
n-Propylbenzene	NE	NE	NE	NE	NE	NE	-	-	-	-	0.285	-	-	-	-	-
Toluene	NE	NE	NE	38	4,200	1.4	-	-	-	-	0.842	-	-	-	-	-
1,2,4-Trimethylbenzene	NE	NE	NE	83	320	28	-	-	-	-	1.49	-	-	-	-	-
1,3,5-Trimethylbenzene	NE	NE	NE	11	190	13	-	-	-	-	0.739	-	-	-	-	-
m-Xylene	NE	NE	NE	NE	NE	21	-	-	-	-	0.985	-	-	-	-	-
m,p-Xylene	NE	NE	NE	NE	1,600	23	-	-	-	-	1.94	-	-	-	-	-
Xylene (total)	NE	NE	NE	42	NE	NE	-	-	-	-	2.925	-	-	-	-	-
Polycyclic Aromatic Hydrocarbons (PAH) - EPA 8310 (mg/kg)																
Benzo(a)anthracene	0.088	3.9	17	NE	NE	NE	17.7	-	-	-	<9.80	-	-	-	-	-
Benzo(a)pyrene	0.0088	0.39	48	NE	NE	NE	15.9	-	-	-	<12.3	-	-	-	-	-
Benzo(k)fluoranthene	0.88	39	870	NE	NE	NE	17.3	-	-	-	<12.3	-	-	-	-	-
Chrysene	8.8	390	37	NE	NE	NE	20.9	-	-	-	<9.80	-	-	-	-	-
D-n-butylphthalate	NE	NE	NE	NE	NE	NE	<5.10	-	-	-	<4.90	-	-	-	-	-
Fluoranthene	600	40,000	500	NE	NE	NE	40.4	-	-	-	10.9	-	-	-	-	-
Indeno(1,2,3-cd)pyrene	0.088	3.9	680	NE	NE	NE	11.8	-	-	-	<8.58	-	-	-	-	-
Naphthalene	20	110	0.4	NE	NE	NE	<5.10	-	-	-	<4.90	-	-	-	-	-
Phenanthrene	18	390	1.8	NE	NE	NE	29.4	-	-	-	9.03	-	-	-	-	-
Pyrene	500	30,000	8700	NE	NE	NE	36.7	-	-	-	10.4	-	-	-	-	-
Ammonia - EPA 350.2 (mg/kg)																
Nitrate - EPA 9056 (mg/kg)							-	-	-	-	-	-	-	-	-	-

Explanation

< - less than

- Indicates this compound not analyzed

" - Duplicate Sample

mg/kg - milligrams per kilogram

NE - Indicates Generic RCL Not Established

PAH - Polycyclic Aromatic Hydrocarbons

PVOC - Petroleum Volatile Organic Compounds

RCL - Residual Contaminant Level (Industrial & non-industrial) for direct contact per

NR720.11, NR746.06, and WDNR Soil Cleanup Levels for Polycyclic Aromatic

Hydrocarbons (PAHs) Interim Guidance, April 1997

RCL Groundwater - Residual Contaminant Level for soil to groundwater route for PVOCs

per NR720.09, and WDNR Soil Cleanup Levels for Polycyclic Aromatic Hydrocarbons

(PAHs) Interim Guidance, April 1997

SSL - Soil Screening Level for PVOCs per NR746.06

SSRCL Ingest/Inhale - Site Specific Residual Contaminant Levels for Ingestion or

Inhalation - Industrial (see Appendices)

SSRCL to GW - Site Specific Residual Contaminant Levels to Groundwater - Industrial

(see Appendices)

ug/kg - micrograms per kilogram

Concentration exceeds the RCL or SSRCL

TABLE 2a
GROUNDWATER ANALYTICAL TABLE
BOCANER PROPERTY
PLUMER STREET
WAUSAU, WI

		MW-1							
		Date-->	7/13/06	10/2/06	5/19/08	8/12/08	11/20/08	2/25/09	3/10/16
		Sampler-->	REI	REI	REI	REI	REI	REI	REI
	ES	PAL							
VOC Parameters									
Benzene	5	0.5	<0.41	<0.31	<0.20	<0.20	<0.20	<0.20	<0.50
Ethylbenzene	700	140	<0.54	<0.50	<0.20	<0.20	<0.20	<0.20	<0.50
Toluene	1,000	200	<0.67	<0.30	<0.40	<0.40	<0.40	<0.40	<0.50
Methyl tert Butyl Ether	60	12	<0.61	<0.30	<0.50	<0.50	<0.50	<0.50	<0.17
Total Xylenes	10,000	1,000	<1.8	<0.62	<0.40	<0.40	<0.40	<0.40	<1.50
Total Trimethylbenzenes	480	96	<0.97	<0.40	<0.20	<0.20	<0.20	<0.20	<1.00
Naphthalene	100	10	<0.74	<0.80	<1.00	<1.00	<1.00	<1.00	<2.5
Tetrachloroethene	5	0.5	0.77	0.83	<0.30	<0.30	<0.30	<0.30	<0.50
cis-1,2-Dichloroethylene	70	7	<0.83	<0.40	0.39	0.51	0.43	0.50	<0.26
Vinyl chloride	0.2	0.02	<0.18	<0.20	<0.20	0.22	<0.20	<0.20	<0.18
trans-1,2-Dichloroethylene			<0.20	<0.20	<0.20	<0.20	0.22	<0.20	<0.26
PAH Parameters									
Acenaphthene			<0.0082	<0.056	<0.060	<0.060	NA	NA	<0.0047
Acenaphylene			<0.0081	<0.056	<0.060	<0.060	NA	NA	<0.0047
Anthracene	3000	600	<0.012	<0.085	<0.090	<0.090	NA	NA	0.0059 J
Benzo(a) Anthracene			<0.016	<0.094	<0.100	<0.100	NA	NA	<0.0048
Benzo (a) Pyrene	0.2	0.02	<0.018	<0.019	<0.020	<0.020	NA	NA	<0.0042
Benzo (b) Fluoranthene	0.2	0.02	<0.016	<0.019	<0.020	<0.020	NA	NA	<0.0050
Benzo(ghi) Perylene			<0.019	<0.056	<0.060	<0.060	NA	NA	<0.0033
Benzo (k) Fluoranthene			<0.019	<0.066	<0.070	<0.070	NA	NA	<0.0053
Chrysene	0.2	0.02	<0.019	<0.019	<0.020	<0.020	NA	NA	<0.0040
Dibenzo(a,h)Anthracene			<0.019	<0.103	<0.110	<0.110	NA	NA	<0.0052
Fluoranthene	400	80	<0.015	<0.113	<0.120	<0.120	NA	NA	<0.0089
Fluorene	400	80	<0.0091	<0.113	<0.120	<0.120	NA	NA	<0.0038
Indeno(1,2,3-cd)Pyrene			<0.019	<0.113	<0.120	<0.120	NA	NA	<0.0034
1-Methyl Naphthalene			0.031	<0.075	<0.080	<0.080	NA	NA	0.0041 J
2-Methyl Naphthalene			0.064	<0.103	<0.110	<0.110	NA	NA	0.0053 J
Naphthalene	40	8	0.030	<0.103	<0.110	<0.110	NA	NA	0.010 J
Phenanthrene			<0.011	<0.103	<0.110	<0.110	NA	NA	<0.0072
Pyrene	250	50	<0.015	<0.094	<0.100	<0.100	NA	NA	<0.0073
Metals (ug/L)									
Arsenic	50	5	<0.40	<0.60	4.55	4.31	4.83	5.32	<7.2
Barium	2,000	400	170	142	123	129	119	98	112
Cadmium	5	0.5	<0.40	<0.20	<0.20	<0.20	<0.20	<0.20	<0.60
Chromium	100	10	1.3	<1.60	<1.60	<1.60	<1.60	<1.60	<2.1
Lead	15	1.5	<0.40	<0.30	<0.30	<0.30	<0.30	<0.30	<3.0
Mercury	2	0.2	<0.072	<0.070	<0.070	<0.070	0.107	<0.070	<0.10
Selenium	50	10	<4.0	<0.60	<0.60	<0.60	<0.60	<0.60	<6.7
Silver	50	10	<0.40	<0.20	<0.20	7.62	<0.20	<0.20	<2.7

Notes:

ES = NR140.10 Enforcement Standards

PAL = NR 140.10 Preventative Action Limits

X = Not Detected

NA = Not Analyzed

PAL Exceeded =

ES exceeded =

Bold**Bold**

TABLE 2b
GROUNDWATER ANALYTICAL TABLE
BOCANER PROPERTY
PLUMER STREET
WAUSAU, WI

		MW-2							
		Date-->	7/13/06	10/2/06	5/19/08	8/12/08	11/20/08	2/25/09	3/10/16
		Sampler-->	REI	REI	REI	REI	REI	REI	REI
	ES	PAL							
VOC Parameters									
Benzene	5	0.5	<0.41	<0.31	<0.20	<0.20	<0.20	<0.20	<0.50
Ethylbenzene	700	140	<0.54	<0.50	<0.20	<0.20	<0.20	<0.20	<0.50
Toluene	1,000	200	<0.67	<0.30	<0.40	<0.40	<0.40	<0.40	<0.50
Methyl tert Butyl Ether	60	12	<0.61	<0.30	<0.50	<0.50	<0.50	<0.50	<0.17
Total Xylenes	10,000	1,000	<1.8	<0.62	<0.40	<0.40	<0.40	<0.40	<1.50
Total Trimethylbenzenes	480	96	<0.97	<0.40	<0.20	<0.20	<0.20	<0.20	<1.00
Naphthalene	100	10	<0.74	<0.80	<1.00	<1.00	<1.00	<1.00	<2.5
cis-1,2-Dichloroethylene	70	7	<0.83	<0.40	<0.30	<0.30	<0.30	0.30	<0.26
Tetrachloroethene	5	0.5	<0.45	<0.71	<0.30	<0.30	<0.30	<0.30	<0.50
PAH Parameters									
Acenaphthene			0.016	<0.056	<0.060	<0.060	NA	NA	0.087
Acenaphylene			<0.0081	<0.056	<0.060	<0.060	NA	NA	0.014 J
Anthracene	3000	600	0.024	<0.085	<0.090	<0.090	NA	NA	0.052
Benzo(a) Anthracene			<0.016	<0.094	<0.100	<0.100	NA	NA	0.0093 J
Benzo (a) Pyrene	0.2	0.02	<0.018	<0.019	<0.020	<0.020	NA	NA	<0.0042
Benzo (b) Fluoranthene	0.2	0.02	<0.016	<0.019	<0.020	<0.020	NA	NA	0.0086 J
Benzo(ghi) Perylene			<0.019	<0.056	<0.060	<0.060	NA	NA	0.0039 J
Benzo (k) Fluoranthene			<0.019	<0.066	<0.070	<0.070	NA	NA	<0.0054
Chrysene	0.2	0.02	<0.019	<0.019	<0.020	<0.020	NA	NA	0.011 J
Dibenzo(a,h)Anthracene			<0.019	<0.103	<0.110	<0.110	NA	NA	<0.0053
Fluoranthene	400	80	0.069	<0.113	<0.120	<0.120	NA	NA	0.047 J
Fluorene	400	80	0.020	<0.113	<0.120	<0.120	NA	NA	0.084
Indeno(1,2,3-cd)Pyrene			<0.019	<0.113	<0.120	<0.120	NA	NA	<0.0034
1-Methyl Naphthalene			0.034	<0.075	<0.080	<0.080	NA	NA	0.110
2-Methyl Naphthalene			0.051	<0.103	<0.110	<0.110	NA	NA	0.051
Naphthalene	40	8	0.042	<0.103	<0.110	<0.110	NA	NA	0.240
Phenanthrene			0.087	<0.103	<0.110	<0.110	NA	NA	0.078
Pyrene	250	50	0.054	<0.094	<0.100	<0.100	NA	NA	0.046 J
Metals (ug/L)									
Arsenic	50	5	1.4	0.87	<0.60	0.7	2.62	1.56	<7.2
Barium	2,000	400	170	128	574	217	196	203	1,230
Cadmium	5	0.5	<0.40	<0.20	<0.20	<0.20	<0.20	<0.20	<0.60
Chromium	100	10	3.3	<1.60	<1.60	<1.60	<1.60	<1.60	<2.1
Lead	15	1.5	<0.40	<0.30	<0.30	<0.30	<0.30	<0.30	<3.0
Mercury	2	0.2	<0.072	0.316	<0.070	<0.070	0.097	<0.070	<0.10
Selenium	50	10	<4.0	<0.60	<0.60	<0.60	<0.60	<0.60	<6.7
Silver	50	10	<0.40	<0.20	0.22	7.43	<0.20	<0.20	<2.7

Notes:

ES = NR140.10 Enforcement Standards

PAL = NR 140.10 Preventative Action Limits

X = Not Detected

NA = Not Analyzed

PAL Exceeded =

ES exceeded =

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TABLE 2c
GROUNDWATER ANALYTICAL RESULTS
UNDEVELOPED ROSEMURGY PROPERTY
218 SOUTH 14TH AVENUE
WAUSAU, WI

MW-3

		Date-->	5/12/06	10/2/06	
		Sampler-->	MR	MR	
	ES	PAL			
VOC Parameters					
Benzene	5	0.5	<0.41	<0.31	
Ethylbenzene	700	140	<0.54	<0.50	
Toluene	1,000	200	<0.67	<0.30	
Methyl tert Butyl Ether	60	12	<0.61	<0.30	
Total Xylenes	10,000	1,000	<1.8	<0.62	
Total Trimethylbenzenes	480	96	<0.97	<0.40	
Naphthalene	40	8	<0.74	<0.80	
Tetrachloroethene	5	0.5	<0.45	<0.71	
PAH Parameters					
Acenaphthene			0.013	<0.056	
Acenaphylene			<0.0081	<0.056	
Anthracene	3000	600	0.046	<0.085	
Benzo(a) Anthracene			0.042	<0.094	
Benzo (a) Pyrene	0.2	0.02	0.031	<0.019	
Benzo (b) Fluoranthene	0.2	0.02	0.033	<0.019	
Benzo(ghi) Perylene			0.026	<0.056	
Benzo (k) Fluoranthene			0.029	<0.066	
Chrysene	0.2	0.02	0.036	<0.019	
Dibenzo(a,h)Anthracene			<0.019	<0.103	
Fluoranthene	400	80	0.11	<0.113	
Fluorene	400	80	0.015	<0.113	
Indeno(1,2,3-cd)Pyrene			0.023	<0.113	
1-Methyl Naphthalene			0.023	<0.075	
2-Methyl Naphthalene			0.027	<0.103	
Naphthalene	40	8	0.038	<0.103	
Phenanthrene			0.073	<0.103	
Pyrene	250	50	0.081	<0.094	
Metals (ug/L)					
Arsenic	50	5	<0.40	<0.60	
Barium	2,000	400	570	805	
Cadmium	5	0.5	<0.40	<0.20	
Chromium	100	10	1.4	<1.60	
Lead	15	1.5	<0.40	<0.30	
Mercury	2	0.2	<0.072	<0.070	
Selenium	50	10	<4.0	<0.60	
Silver	50	10	<0.40	<0.20	

Notes:

Notes:

ES = NR140.10 Enforcement Standards

PAL = NR 140.10 Preventative Action Limits

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NA = Not Analyzed

PAL Exceeded =

ES exceeded =

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TABLE 2c
GROUNDWATER ANALYTICAL TABLE
BOCANER PROPERTY
PLUMER STREET
WAUSAU, WI

		MW-4						
		Date-->	10/2/06	5/19/08	8/12/08	11/20/08	2/25/09	3/10/16
		Sampler-->	REI	REI	REI	REI	REI	REI
	ES	PAL						
VOC Parameters								
Benzene	5	0.5	<0.31	<0.20	<0.20	<0.20	<0.20	<0.50
Ethylbenzene	700	140	<0.50	<0.20	<0.20	<0.20	<0.20	<0.50
Toluene	1,000	200	<0.30	<0.40	<0.40	<0.40	<0.40	<0.50
Methyl tert Butyl Ether	60	12	<0.30	<0.50	<0.50	<0.50	<0.50	<0.17
Total Xylenes	10,000	1,000	<0.62	<0.40	<0.40	<0.40	<0.40	<1.50
Total Trimethylbenzenes	480	96	<0.40	<0.20	<0.20	<0.20	<0.20	<1.00
Naphthalene	100	10	<0.80	<1.00	<1.00	<0.20	<0.20	<2.5
Tetrachloroethene	5	0.5	1.00	<0.30	0.95	0.93	1.03	<0.50
PAH Parameters								
Acenaphthene			<0.056	<0.060	<0.060	NA	NA	<0.0047
Acenaphylene			<0.056	<0.060	<0.060	NA	NA	<0.0047
Anthracene	3000	600	<0.085	<0.090	<0.090	NA	NA	<0.0038
Benzo(a) Anthracene			<0.094	<0.100	<0.100	NA	NA	<0.0049
Benzo (a) Pyrene	0.2	0.02	<0.019	<0.020	<0.020	NA	NA	<0.0042
Benzo (b) Fluoranthene	0.2	0.02	<0.019	<0.020	<0.020	NA	NA	<0.0051
Benzo(ghi) Perylene			<0.056	<0.060	<0.060	NA	NA	<0.0033
Benzo (k) Fluoranthene			<0.066	<0.070	<0.070	NA	NA	<0.0054
Chrysene	0.2	0.02	<0.019	<0.020	<0.020	NA	NA	<0.0040
Dibenzo(a,h)Anthracene			<0.103	<0.110	<0.110	NA	NA	<0.0053
Fluoranthene	400	80	<0.113	<0.120	<0.120	NA	NA	<0.0090
Fluorene	400	80	<0.113	<0.120	<0.120	NA	NA	<0.0038
Indeno(1,2,3-cd)Pyrene			<0.113	<0.120	<0.120	NA	NA	<0.0034
1-Methyl Naphthalene			<0.075	<0.080	<0.080	NA	NA	0.0036 J
2-Methyl Naphthalene			<0.103	<0.110	<0.110	NA	NA	0.0053 J
Naphthalene	40	8	<0.103	<0.110	<0.110	NA	NA	0.010 J
Phenanthrene			<0.103	<0.110	<0.110	NA	NA	<0.0073
Pyrene	250	50	<0.094	<0.100	<0.100	NA	NA	<0.0073
Metals (ug/L)								
Arsenic	50	5	<0.60	<0.60	<0.60	1.4	0.82	<7.2
Barium	2,000	400	58.8	224	52.4	40.1	36.9	48.3
Cadmium	5	0.5	<0.20	<0.20	<0.20	<0.20	<0.20	<0.60
Chromium	100	10	<1.60	<1.60	<1.60	<1.60	<1.60	<2.1
Lead	15	1.5	<0.30	<0.30	<0.30	<0.30	<0.30	<3.0
Mercury	2	0.2	<0.70	<0.070	<0.070	0.119	<0.070	<0.10
Selenium	50	10	<0.60	<0.60	<0.60	<0.60	<0.60	<6.7
Silver	50	10	<0.20	0.26	2.78	<0.20	<0.20	<2.7

Notes:

ES = NR140.10 Enforcement Standards

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X = Not Detected

NA = Not Analyzed

PAL Exceeded =

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ES exceeded =

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TABLE 2e
GROUNDWATER ANALYTICAL RESULTS
UNDEVELOPED ROSEMURGY PROPERTY
218 SOUTH 14TH AVENUE
WAUSAU, WI

		MW-5			
		Date-->	11/21/06		
		Sampler-->	JS		
	ES	PAL			
VOC Parameters					
Benzene	5	0.5	2.26		
Ethylbenzene	700	140	3.10		
Toluene	1,000	200	3.74		
Methyl tert Butyl Ether	60	12	<0.30		
Total Xylenes	10,000	1,000	25.8		
Total Trimethylbenzenes	480	96	14.1		
Naphthalene	40	8	3.25		
Tetrachloroethene	5	0.5	<0.71		
PAH Parameters					
Acenaphthene			1.40		
Acenaphylene			<0.056		
Anthracene	3000	600	<0.085		
Benzo(a) Anthracene			<0.094		
Benzo (a) Pyrene	0.2	0.02	<0.019		
Benzo (b) Fluoranthene	0.2	0.02	3.66		
Benzo(ghi) Perylene			3.20		
Benzo (k) Fluoranthene			2.59		
Chrysene	0.2	0.02	<0.019		
Dibenzo(a,h)Anthracene			<0.103		
Fluoranthene	400	80	<0.113		
Fluorene	400	80	<0.113		
Indeno(1,2,3-cd)Pyrene			1.89		
1-Methyl Naphthalene			1.04		
2-Methyl Naphthalene			1.33		
Naphthalene	40	8	<0.103		
Phenanthrene			3.87		
Pyrene	250	50	<0.094		
Metals (ug/L)					
Arsenic	50	5	5.07		
Barium	2,000	400	622		
Cadmium	5	0.5	<0.20		
Chromium	100	10	<1.60		
Lead	15	1.5	10.3		
Mercury	2	0.2	<0.070		
Selenium	50	10	6.92		
Silver	50	10	<0.20		

Notes:**Notes:**

ES = NR140.10 Enforcement Standards

PAL = NR 140.10 Preventative Action Limits

X = Not Detected

NA = Not Analyzed

PAL Exceeded =

ES exceeded =

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APPENDIX C

EPA PCS Form

Pre-CERCLA Screening Checklist/Decision Form

This form is used in conjunction with a site map and any additional information required by the EPA Region to document completion of a Pre-CERCLA Screening (PCS). The form includes a decision on whether a site should be added to the Superfund program's active site inventory for further investigation. This checklist replaces Attachment A in the December 2016 PCS Guidance document. A current version of the PCS checklist and additional information is available at: <https://www.epa.gov/superfund/pre-cercla-screening>.

Region:	<u>5</u>	State/Territory:	<u>WI</u>	Tribe:	<u></u>	EPA ID No. (If Available)	<u></u>
Site Name:	<u>Undeveloped Rosemurgy Property</u>						
Other Site Name(s):	<u></u>						
Site Location:	<u>218 S 4th St</u>						
			(Street)				
<u>7</u>	<u>Wausau</u>	<u>WI</u>	<u>Marathon</u>	<u>54403</u>	<u>-</u>	☐	
Congressional District	(City)	(State/Terr.)	(County)	(Zip+4)		(No Zip Available)	
If no street address is available: <u></u>							
				(Township-Range)	(Section)		
Checklist Preparer:							
<u>Matthew Vitale, Hydrogeologist</u>				<u>08/14/2020</u>			
(Name / Title)				(Date)			
<u>Wisconsin Department of Natural Resources</u>				<u>(715) 492-1222</u>			
(Organization)				(Phone)			
<u>1300 W Clairemont Ave</u>				<u>matthew.vitale@wisconsin.gov</u>			
(Street)				e-Mail			
<u>Eau Claire</u>	<u>WI</u>	<u>Eau Claire</u>	<u>54701-</u>				
(City)	(State/Terr.)	(County)	(Zip+4)				
Site Contact Info/Mailing Address:							
<u>Rosewell Properties LLC LTD, 100 N Center St</u>							
<u>Newton Falls, OH 44444-1321</u>							
CERCLA 105d Petition for Preliminary Assessment?				If Yes, Petition Date (mm/dd/yyyy):			
<u>No</u>				<u></u>			
RCRA Subtitle C Site Status: Is site in RCRA Info?				If Yes, RCRA Info Handler ID #:			
<u>No</u>				<u></u>			
Ownership Type:	<u>Private</u>	Additional RCRA Info ID #(s):		<u></u>			
Site Type:	<u>Other</u>	State ID #(s):		<u>02-37-548031</u>			
Site Sub-Type:	<u>Unknown</u>	Other ID #(s):		<u></u>			
Federal Facility?	<u>No</u>	Federal Facility Owner:		<u>(Make selection)</u>			
Formerly Used Defense Site (FUDS)?	<u>Undetermined</u>						
Federal Facility Docket?	<u>No</u>	If Yes, FF Docket Listing Date (mm/dd/yyyy):		<u></u>			
		Federal Facility Docket Reporting Mechanism:		<u>(Make selection)</u>			
Native American Interest?	<u>(Make selection)</u>	If Yes, list Tribe:		<u></u>			
		Additional Tribe (s):		<u>(Make Selection)</u>			
		Additional Tribe (s):		<u>(Make Selection)</u>			

Site Description

Use this section to briefly describe site background and conditions if known or (easily) available, such as: operational history; physical setting and land use; site surface description, soils, geology and hydrogeology; source and waste characteristics; hazardous substances/contaminants of concern; historical releases, previous investigations and cleanup activities; previous regulatory actions, including permitting and enforcement actions; institutional controls; and community interest.

The subject parcel is an undeveloped gravel parking lot, approximately 1.03 acres in size. Past land uses of the subject parcel include residential, livestock sales, auto parking, postal service and an automobile dealership.

The presence of a gasoline tank in the 1923-1953 Sanborn Fire Insurance Map, 218 S 4th St along with the potential automobile repair activities and adjacent land uses (junk storage and reclamation which included automobiles and batteries) are likely contributors to the on site soil contamination.

A steep incline in land surface elevations occurs along the northern property boundary up towards the adjacent property.



Geospatial Information

Latitude: 44.95565 Longitude: -89.62783
 Decimal Degree North (e.g., 38.859156) Decimal Degree West (e.g., 77.036783)

Provide 4 significant digits at a minimum, more if your collection method generates them.

Except for certain territories in the Pacific Ocean, all sites in U.S. states and territories are located within the northern and western hemispheres and will have a positive latitude sign and negative longitude sign. Coordinate signs displayed above are based on the State/Territory entry on page A-1. Geospatial data tips from the PCS Guidance document are available [here](#).

Point Description: Select the option below that best represents the site point for future reference and to distinguish it from any nearby sites. See additional information [here](#).

- ☐ Geocoded (address-matched) Site Address
☐ Site Entrance (approximate center of curb-cut)
☒ Approximate Center of Site
☐ Other Distinguishing Site Feature (briefly describe):

Point Collection Method: Check the method used to collect the coordinates above and enter the date of collection. See additional information [here](#).

- ☒ Online Map Interpolation
☐ GPS (handheld, smartphone, other device or technology with accuracy range < 25 meters)
☐ GPS Other (accuracy range is ≥ 25 meters or unspecified)
☐ Address Matching: Urban
☐ Address Matching: Rural
☐ Other Method (briefly describe below):

Collection Date (mm/dd/yyyy): _____

POINT-SELECTION CONSIDERATIONS

- Often the best point is a feature associated with the environmental release or that identifies the site visually.
- Use the curb cut of the entrance to the site if there is a clear primary entrance and it is a good identifier for the overall location.
- The approximate center of the site (a guess at the centroid) is useful for large-area sites or where there are no appropriate distinguishing features.
- Use the geocoded address if that is the only or best option available, but if possible use something more representative for sites larger than 50 acres.

Complete this checklist to help determine if a site should be added to the Superfund Active site inventory. See Section 3.6 of the PCS guidance for additional information.

	YES	NO	Unknown
1. An initial search for the site in EPA's Superfund active, archive and non-site inventories should be performed prior to starting a PCS. Is this a new site that does not already exist in these site inventories?	☒	☐	☐
2. Is there evidence of an actual release or a potential to release?	☒	☐	☐
3. Are there possible targets that could be impacted by a release of contamination at the site?	☒	☐	☐
4. Is there documentation indicating that a target has been exposed to a hazardous substance released from the site?	☐	☒	☐
5. Is the release of a naturally occurring substance in its unaltered form, or is it altered solely through naturally occurring processes or phenomena, from a location where it is naturally found?	☐	☒	☐
6. Is the release from products which are part of the structure of, and result in exposure within, residential buildings or business or community structures?	☐	☒	☐
7. If there has been a release into a public or private drinking water supply, is it due to deterioration of the system through ordinary use?	☐	☒	☐
8. Are the hazardous substances possibly released at the site, or is the release itself, excluded from being addressed under CERCLA?	☐	☒	☐
9. Is the site being addressed under RCRA corrective action or by the Nuclear Regulatory Commission?	☐	☒	☐
10. Is another federal, state, tribe or local government environmental cleanup program other than site assessment actively involved with the site (e.g., state voluntary cleanup program)?	☐	☒	☐
11. Is there sufficient documentation or evidence that demonstrates there is no likelihood of a significant release that could cause adverse environmental or human health impacts?	☐	☒	☐
12. Are there other site-specific situations or factors that warrant further CERCLA remedial/integrated assessment or response?	☐	☒	☐

Preparer's Recommendation: ☒ Add site to the Superfund Active site inventory.
☐ Do not add site to the Superfund Active site inventory.

Please explain recommendation below:

PCS Summary and Decision Rationale

Use this section to summarize PCS findings and support the decision to add or not add the site to the Superfund active site inventory for further investigation. Information does not need to be specific but, where known, can include key factors such as source and waste characteristics (e.g., drums, contaminated soil); evidence of release or potential release; threatened targets (e.g., drinking water wells); key sampling results (if available); CERCLA eligibility; involvement of other cleanup programs; and other supporting factors. Attach additional pages as necessary.

Analytical results from a 2006 Phase II Environmental Site Assessment indicate that elevated levels of metals and Polynuclear Aromatic Hydrocarbon (PAH) compounds are present in shallow soils at the site. The property is currently vacant with no site controls to prevent trespassing or potential exposure.

In 2008 a Notice of Contamination was recorded with the Marathon County Register of Deeds following enforcement action against the current property owner.

Matthew Vitale

State staff/State contractor

08/14/2020

Checklist Preparer Name

Checklist Preparer Organization

Date

EPA Regional Review and Pre-CERCLA Screening Decision

Add site to the Superfund active site inventory for completion of a:

- ☒ Standard/full preliminary assessment (PA)
☐ Abbreviated preliminary assessment (APA)
☐ Combined preliminary assessment/site inspection (PA/SI)
☐ Integrated removal assessment and preliminary assessment
☐ Integrated removal assessment and combined PA/SI
☐ Other: _____

Do not add site to the Superfund active site inventory. Site is:

- ☐ Not a valid site or incident
☐ Being addressed by EPA's removal program
☐ Being addressed by a state cleanup program
☐ Being addressed by a tribal cleanup program
☐ Being addressed under the Resource Conservation and Recovery Act
☐ Being addressed by the Nuclear Regulatory Commission
☐ Other: _____

Optional- Print name of EPA Site Assessor making this decision: Erica Aultz, Site Assessment Manager

EPA Regional Approval: (Enter Date and then click this box to initiate digital signature stamp)

Digitally signed by ERICA
AULTZ
Date: 2020.09.04 15:37:34
-05'00'

Date

09/04/2020

Site Description*(All text as entered on page A-2)*

The subject parcel is an undeveloped gravel parking lot, approximately 1.03 acres in size. Past land uses of the subject parcel include residential, livestock sales, auto parking, postal service and an automobile dealership.

The presence of a gasoline tank in the 1923-1953 Sanborn Fire Insurance Map, 218 S 4th St along with the potential automobile repair activities and adjacent land uses (junk storage and reclamation which included automobiles and batteries) are likely contributors to the on site soil contamination.

A steep incline in land surface elevations occurs along the northern property boundary up towards the adjacent property.

Site geology consists of a fine to medium grained sand with silt and trace gravel.

Depth to groundwater at the site is approximately 8 feet below ground surface. The direction of groundwater flow is southwest with natural discharge to the Wisconsin River.

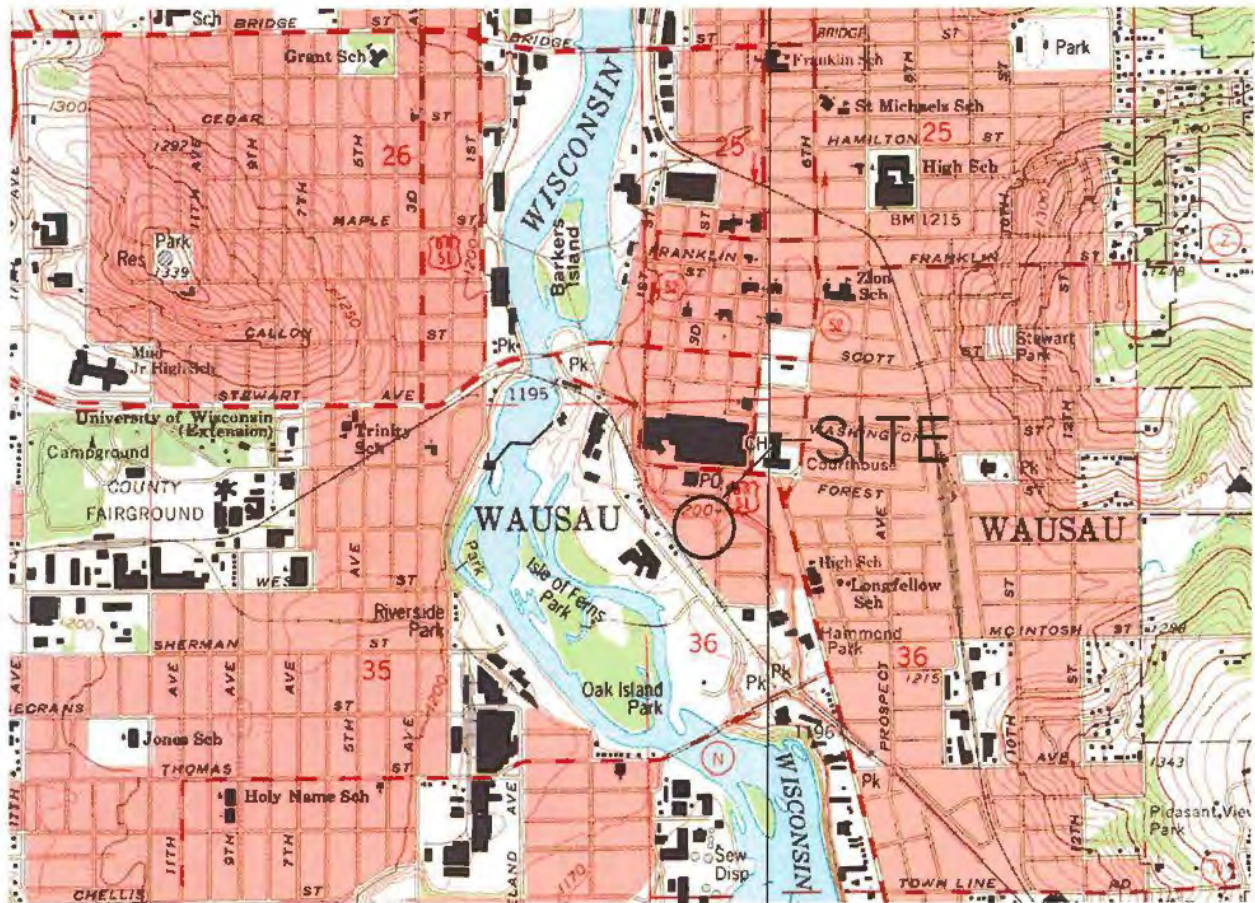
Analytical results from a 2006 Phase II Environmental Site Assessment indicate that elevated levels of metals and Polynuclear Aromatic Hydrocarbon (PAH) compounds are present in shallow soils at the site. Samples collected from groundwater monitoring wells contained detections of Volatile organic compounds (VOCs), PAHs, and metals.

In 2008 a Notice of Contamination was recorded with the Marathon County Register of Deeds following enforcement action against the current property owner.

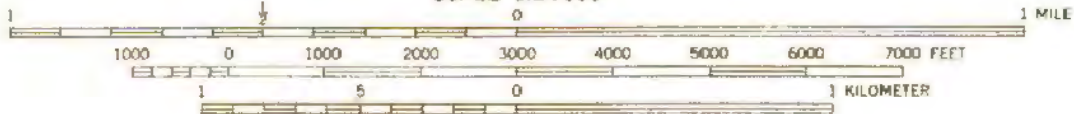
PCS Summary and Decision Rationale*(All text as entered on page A-4)*

Analytical results from a 2006 Phase II Environmental Site Assessment indicate indicate that elevated levels of metals and Polynuclear Aromatic Hydrocarbon (PAH) compounds are present in shallow soils at the site. The property is currently vacant with no site controls to prevent trespassing or potential exposure.

In 2008 a Notice of Contamination was recorded with the Marathon County Register of Deeds following enforcement action against the current property owner.



SCALE 1:24 000



CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929



UTM GRID AND 1993 MAGNETIC NORTH
DECLINATION AT CENTER OF SHEET

WAUSAU WEST, WIS.

NW/4 WAUSAU 15' QUADRANGLE
44089-H6-TF-024

1993

DMA 3073 I NW - SERIES V861



QUADRANGLE LOCATION

REI Engineering, INC.

UNDEVELOPED ROSEMURGY PROPERTY
218 S. 4TH STREET
WAUSAU, WI

FIGURE 1 : SITE VICINITY MAP

PROJECT NO.	DRAWN BY:	DATE:
4322	MAH	12/15/06

APPENDIX D

Site Photographs

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1020

DIRECTION OF PHOTOGRAPH: NW

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Entrance to site from S 4th Street, from the right of photograph

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1025

DIRECTION OF PHOTOGRAPH: W

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Western site boundary, gravel lot turns to grass before increase in elevation and fencing on adjacent Bocaner property

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1026

DIRECTION OF PHOTOGRAPH: N

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Northern property boundary at base of escarpment, grown in with trees and tall grass

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1027

DIRECTION OF PHOTOGRAPH: NE

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Debris pile along northern property boundary, containing concrete, asphalt, wood, and brick

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1027

DIRECTION OF PHOTOGRAPH: N

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Concrete debris on slope of escarpment

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1050

DIRECTION OF PHOTOGRAPH: S

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Tree line along southern property boundary

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1055

DIRECTION OF PHOTOGRAPH: W

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: USPS parking lot atop escarpment along northern site boundary

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1040

DIRECTION OF PHOTOGRAPH: W

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

DESCRIPTION: Bocaner Property south of the Site

FIELD PHOTOGRAPHY LOG SHEET

SITE NAME: **Undeveloped Rosemurgy Property**

LOCATION: 218 S 4th Street, Wausau, WI

U.S. EPA ID: WIN000520252

WDNR BRRTS ID#: 02-37-548031



DATE: 10/30/2020

TIME: 1020

DIRECTION OF PHOTOGRAPH: E

PHOTOGRAPHED BY: M. Vitale

WEATHER CONDITIONS: Sunny, 40° F

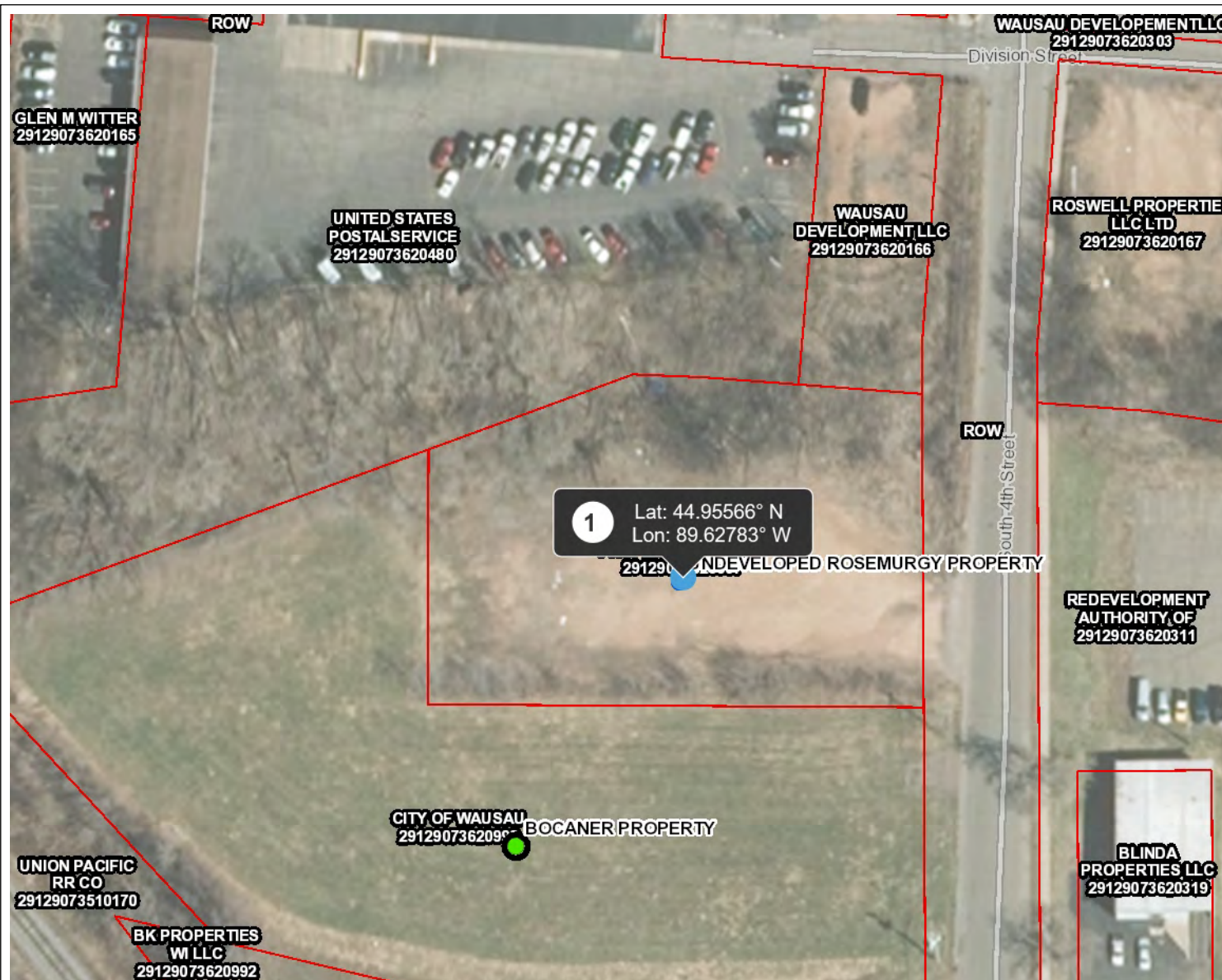
DESCRIPTION: Property across S 4th Street from Site entrance

APPENDIX E

Reference Documents
(or portions of)



Undeveloped Rosemurgy Property



Legend

- Open Site
- Closed Site
- Continuing Obligations Apply
- Facility-wide Site
- County Tax Parcels

0.0 0 0.02 0.0 Miles

NAD_1983_HARN_Wisconsin_TM

1: 990



DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: <http://dnr.wi.gov/org/legal/>

Note: Not all sites are mapped.

Notes

Reference 1

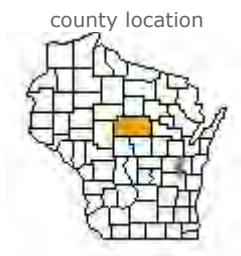
Reference 3



[Home](#) < [Counties](#) < [Marathon](#) < Climate

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[Attractions](#) | [Almanac](#) | [Local Information](#) | [Wisconsin](#) | [Store](#) | [Lodging](#) | [Maps](#) | [Weather](#)



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Climate Data for Marathon County, Wisconsin

Climate Normals and Growing Season Summary

More Local Information

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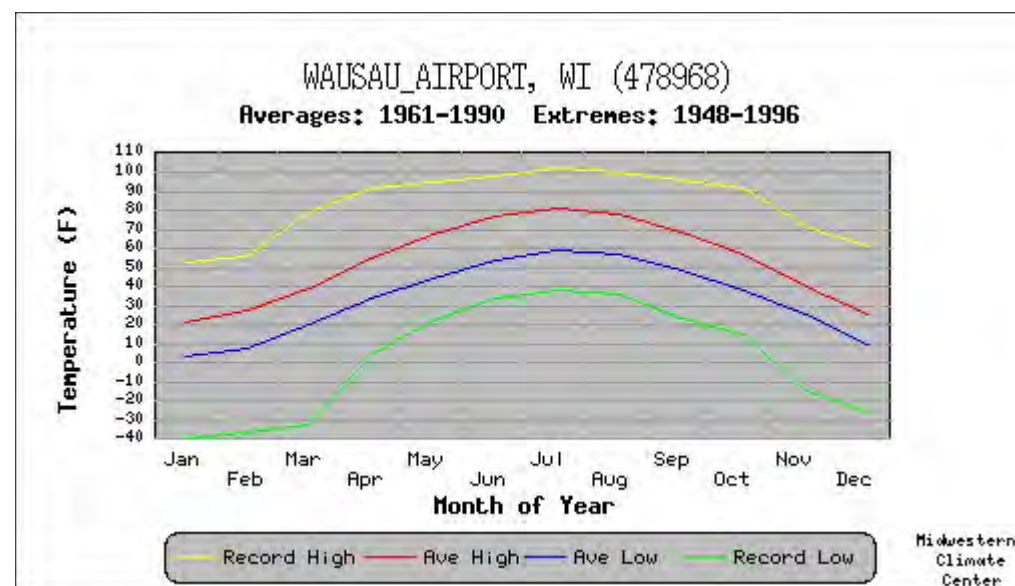


Chart courtesy of the [Midwestern Regional Climate Center](#).

Growing Season Summary:

Median date of last frost in the spring: May 8. [Last Spring Frost Zones](#).

Reference 3

(The last frost occurs on or after May 23 in 10 percent of the years.)

Median date of first frost in the fall: October 2. [First Fall Frost Zones](#).

(The first frost occurs on or before September 21 in 10 percent of the years.)

Median growing season: 150 days. **Range:** 128 to 171 days.

For perennials, landscape plantings and fruit trees, see our [Map of USDA Plant Hardiness Zones for Wisconsin](#).

Climate Normals	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Oct	Nov	Dec
Ave Daily High (F°)	21.3	27.0	38.4	54.0	67.4	76.0	80.8	77.6	67.9	56.1	39.9	25.5
Ave Daily Low (F°)	2.8	6.8	19.4	33.3	44.4	53.5	59.1	56.8	48.0	37.7	25.1	9.8
Growing Degree Days	0	1	16	111	295	460	610	537	308	129	18	1
Heating Degree Days	1643	1349	1119	639	313	85	18	44	217	561	975	1466
Cooling Degree Days	0	0	0	0	31	79	173	112	7	0	0	0
Ave Precipitation (")	0.94	0.87	1.96	2.75	3.62	4.01	3.89	4.38	4.33	2.64	2.00	1.43
Ave Snowfall (")	11.7	8.2	10.3	2.3	0.1	0.0	0.0	0.0	0.0	0.8	5.4	13.2

Data from the weather station at Wausau FAA Airport, latitude 44°55' N, longitude 89°37' W, elevation 1196 ft.

[Climate Notes](#)

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State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
1300 W. Clairemont Ave.
Eau Claire WI 54701

Scott Walker, Governor
Daniel L. Meyer, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



July 23, 2018

Kevin Fabel
City of Wausau
407 Grant Street
Wausau, WI 54403

Subject: Final Case Closure with Continuing Obligations
Bocaner Property, 310 Plumer Street, Wausau, WI
DNR BRRTS Activity #: 02-37-547992

Dear Mr. Fabel:

The Department of Natural Resources (DNR) considers the former Bocaner Property closed, with continuing obligations. No further investigation or remediation is required at this time. However, you, future property owners and occupants must comply with the continuing obligations as explained in the conditions of closure in this letter. Please read over this letter closely to ensure that you comply with all conditions and other on-going requirements. Provide this letter to anyone who purchases, rents or leases this property from you.

This final closure decision is based on the correspondence and data provided, and is issued under chs. NR 726 and 727, Wis. Adm. Code. The West Central Region (WCR) Closure Committee reviewed the request for closure on January 11, 2018. The Closure Committee reviewed this environmental remediation case for compliance with state laws and standards. A request for remaining actions needed was issued by the DNR on January 18, 2018, and documentation that the conditions in that letter were met was received on July 9, 2018.

Contamination at the former Bocaner Property was discovered during a Phase II Environmental Assessment performed in 1992. It was believed that a junkyard, lumber yard, and other light industrial activities took place at the site. Soil from the response action site Former Seig Auto Property, DNR BRRTS # 02-37-546877, was placed at this site in accordance with the 'Offsite Disposal of Contaminated Soil at a Response Action Site Plan' submitted to the department in October 2006. The conditions of closure and continuing obligations required were based on the property being used for non-industrial purposes.

Continuing Obligations

The continuing obligations for this site are summarized below. Further details on actions required are found in the section Closure Conditions.

- Residual soil contamination exists that must be properly managed should it be excavated or removed.
- A soil cover must be maintained over contaminated soil and the DNR must be notified and approve any changes to this barrier.

The DNR fact sheet "Continuing Obligations for Environmental Protection," RR-819, helps to explain a property owner's responsibility for continuing obligations on their property. The fact sheet may be obtained at <http://dnr.wi.gov/files/PDF/pubs/rr/RR819.pdf>.

GIS Registry

This site will be included on the Bureau for Remediation and Redevelopment Tracking System (BRRTS on the Web) at <http://dnr.wi.gov/topic/Brownfields/rrsm.html>, to provide public notice of residual contamination and of any continuing obligations. The site can also be viewed on the Remediation and Redevelopment Sites Map (RRSM), a map view, under the Geographic Information System (GIS) Registry layer, at the same web address.

DNR approval prior to well construction or reconstruction is required for all sites shown on the GIS Registry, in accordance with s. NR 812.09 (4) (w), Wis. Adm. Code. This requirement applies to private drinking water wells and high capacity wells. To obtain approval, complete and submit Form 3300-254 to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at <http://dnr.wi.gov/topic/wells/documents/3300254.pdf>.

All site information is also on file at the WCR Regional DNR office, at 1300 West Clairemont Avenue, Eau Claire, WI 54701. This letter and information that was submitted with your closure request application, including any maintenance plan and maps, can be found as a PDF in BRRTS on the Web.

Compliance with the requirements of this letter is a responsibility to which the current property owner, and any subsequent property owners must adhere. DNR staff will conduct periodic prearranged inspections to ensure that the conditions included in this letter are met. If these requirements are not followed, the DNR may take enforcement action under s. 292.11, Wisconsin Statutes to ensure compliance with the specified requirements, limitations or other conditions related to the property.

Please send written notifications in accordance with the following requirements to:

Department of Natural Resources
Attn: Remediation and Redevelopment Program Environmental Program Associate
1300 West Clairemont Avenue
Eau Claire, WI 54701

Residual Soil Contamination (ch. NR 718, or ch. 289, Stats.; chs. 500 to 536, Wis. Adm. Code)

Soil contamination remains across the entirety of the site as indicated on the attached map, "Figure B.2.b, Residual Soil Contamination, 11/13/2013". If soil in the specific locations described above is excavated in the future, the property owner at the time of excavation must sample and analyze the excavated soil to determine if contamination remains. If sampling confirms that contamination is present, the property owner at the time of excavation will need to determine whether the material is considered solid or hazardous waste and ensure that any storage, treatment or disposal is in compliance with applicable standards and rules. Contaminated soil may be managed in accordance with ch. NR 718, Wis. Adm. Code, with prior DNR approval.

In addition, all current and future owners and occupants of the property need to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken to prevent a direct contact health threat to humans.

Depending on site-specific conditions, construction over contaminated soils or groundwater may result in vapor migration of contaminants into enclosed structures or migration along newly placed underground utility lines. The potential for vapor inhalation and means of 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.

Cover or Barrier (s. 292.12 (2) (a), Wis. Stats., s. NR 726.15, s. NR 727.07 Wis. Adm. Code)

The soil cover that exists in the location shown on the attached map, "Figure D.1, Existing Surface Elevations (Post-fill)", shall be maintained in compliance with the attached maintenance plan in order to prevent direct contact with residual soil contamination that might otherwise pose a threat to human health.

A request may be made to modify or replace a cover or barrier. Before removing or replacing the cover, you must notify the DNR at least 45 days before taking an action. The replacement or modified cover or barrier must be protective of the revised use of the property, and must be approved in writing by the DNR prior to implementation. A cover or barrier for industrial land uses, or certain types of commercial land uses may not be protective if the use of the property were to change such that a residential exposure would apply. This may include, but is not limited to single or multiple family residences, a school, day care, senior center, hospital or similar settings. In addition, a cover or barrier for multi-family residential housing use may not be appropriate for use at a single family residence.

The attached maintenance plan and inspection log (DNR form 4400-305) are to be kept up-to-date and on-site. Inspections shall be conducted annually, in accordance with the attached maintenance plan. Submit the inspection log to the DNR only upon request.

In Closing

Please be aware that the case may be reopened pursuant to s. NR 727.13, Wis. Adm. Code, for any of the following situations:

- if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety, or welfare or to the environment,
- if the property owner does not comply with the conditions of closure, with any deed restrictions applied to the property, or with a certificate of completion issued under s. 292.15, Wis. Stats, or
- a property owner fails to maintain or comply with a continuing obligation (imposed under this closure approval letter).

The DNR appreciates your efforts to restore the environment at this site. If you have any questions regarding this closure decision or anything outlined in this letter, please contact Matt Thompson at 715-839-3750, or at MatthewA.Thompson@wisconsin.gov.

Sincerely,

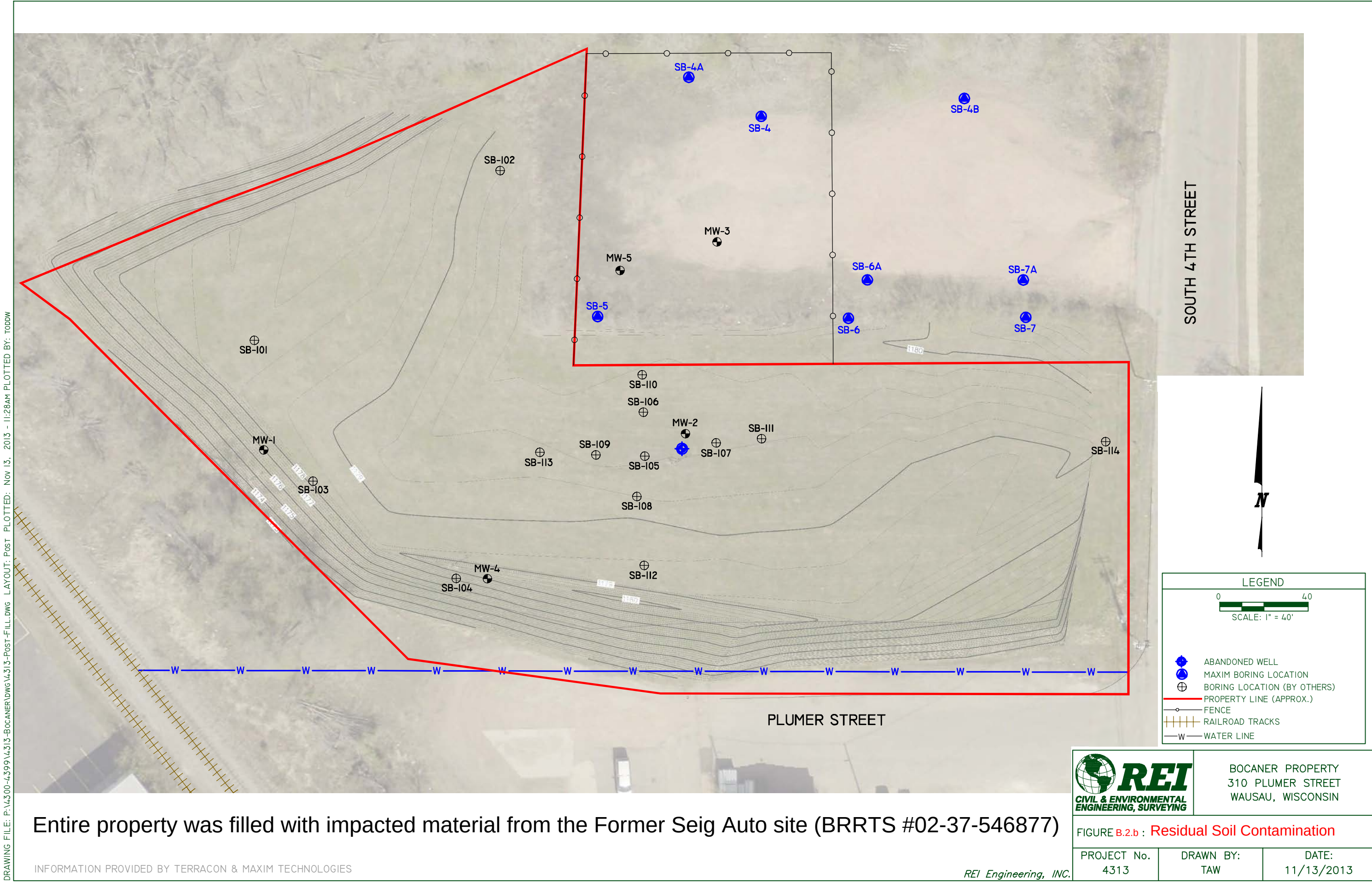


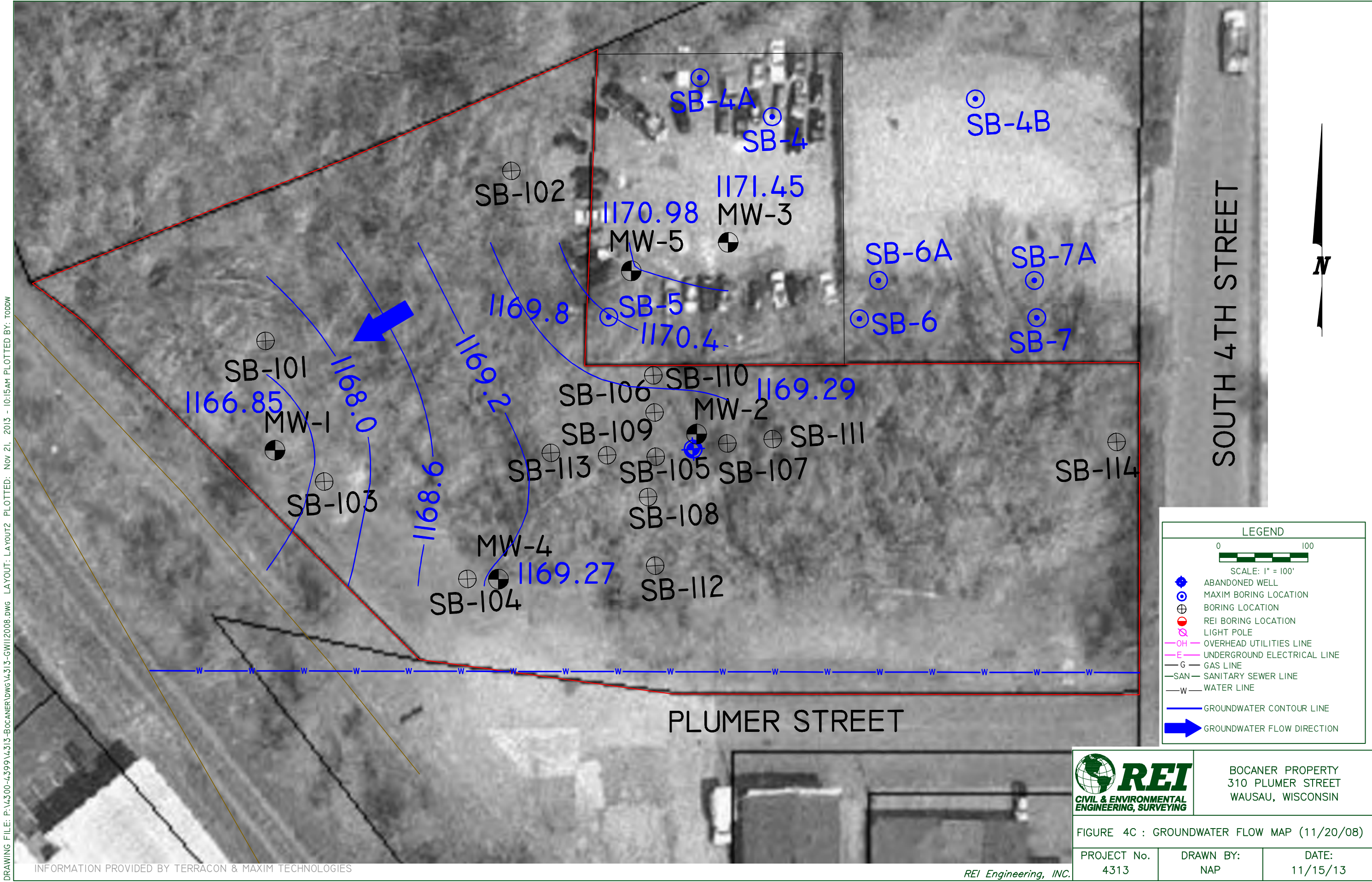
Dave Rozeboom
West Central Region Team Supervisor
Remediation & Redevelopment Program

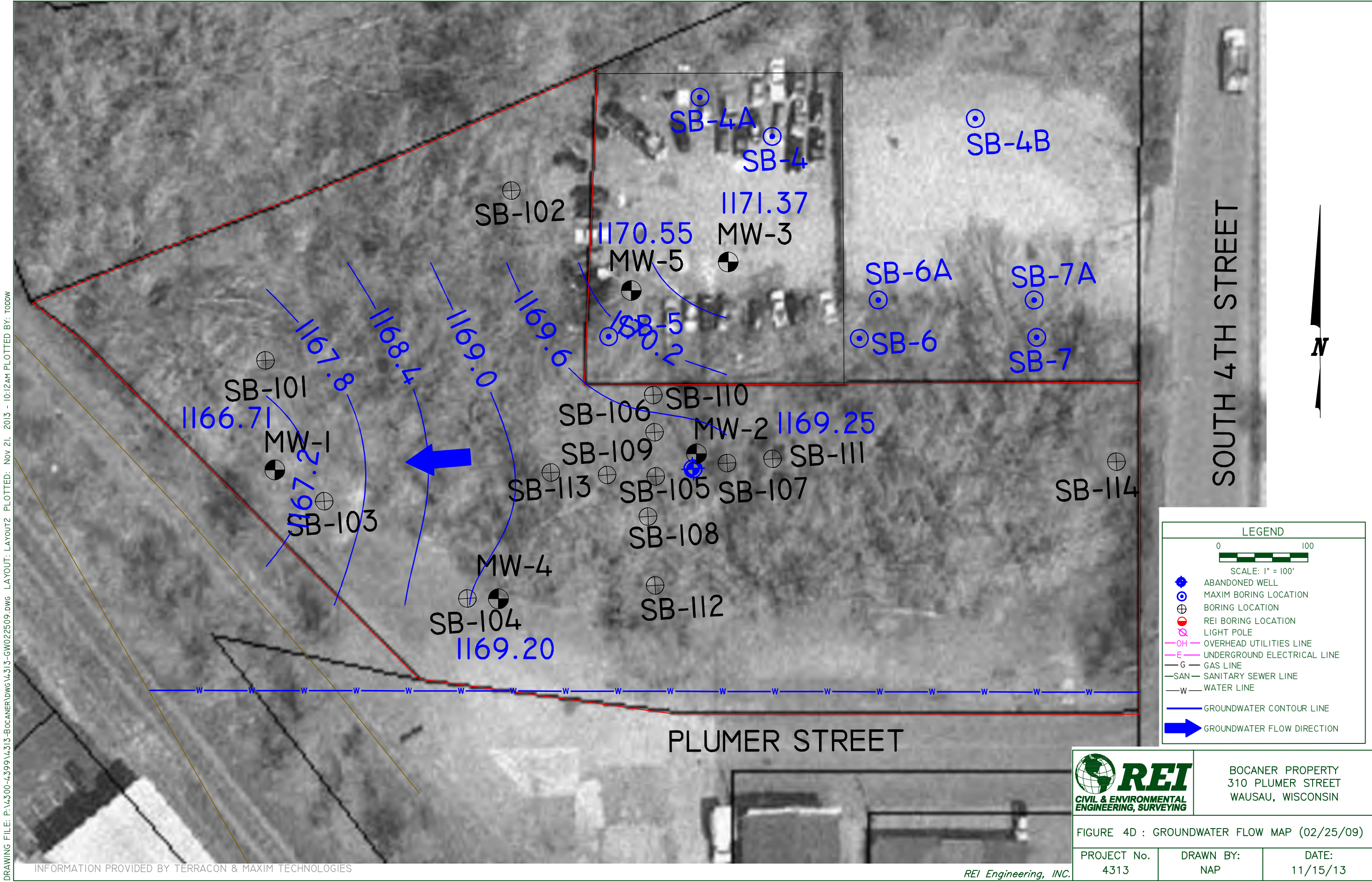
Attachments:

- Figure B.2.b, Residual Soil Contamination, 11/13/2013
- (Cap) Maintenance Plan Attachment D

cc: Jed Kosch, REI







Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

Historical Aerial Photographs

Date, Source, & Photo ID #	Direction	Description
1879 MCHS Hand Drawn	Site	Not mapped.
	North	Not mapped.
	East	Not mapped.
	South	Not mapped.
	West	Not mapped.
1891 MCHS Hand Drawn	Site	Lumber yard.
	North	Various residential.
	East	Roadway, then vacant land.
	South	Tremont house – saloon and boarding.
	West	Lake Shore and Western Railroad Depot
1938 MCLCD BHZ-6-80	Site	Vacant land.
	North	Various residential.
	East	Vacant land.
	South	Roadway, then one industrial building with three ASTs on the western border, one residence on the eastern border.
	West	Railroad tracks, then vacant land.
1948 MCLCD BHZ-3E-73	Site	One industrial building and vacant land.
	North	Various residential.
	East	Roadway, then vacant land
	South	Three industrial buildings with six ASTs on the western boarder.
	West	Railroad tracks, then two industrial buildings
1958 WCH 1-04-131	Site	Five buildings and a lot with automobiles – three industrial buildings on the southern portion of the property and two sheds on the western portion of the property.
	North	Paved parking lot with cars, two large industrial buildings on the eastern boarder and seven small buildings on the western boarder.
	East	Road, then one small building.
	South	Roadway, then three industrial buildings with six ASTs on the western boarder.
	West	Railroad tracks, then five buildings – three industrial buildings and two warehouses.

Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

Date, Source, & Photo ID #	Direction	Description
1968 MCLCD BHZ-1JJ- 250	Site	Five buildings – three industrial buildings on the southern portion of the property and two sheds on the western portion of the property.
	North	Paved parking lot with cars and three large industrial buildings.
	East	Roadway, then one small building.
	South	Roadway, then three industrial buildings with six ASTs on the western boarder.
	West	Railroad tracks, then five buildings – three industrial buildings and two warehouses.
1974 WCH 15-256	Site	Three buildings on the southern portion of the property with vacant land on the northern portion of the property.
	North	Paved parking lot with cars and three large industrial buildings.
	East	Roadway, then one small building.
	South	Roadway, then three industrial buildings with six ASTs on the western boarder.
	West	Railroad tracks, then five buildings – three industrial buildings and two warehouses.
1990 MCPD 153.69 12-41	Site	Two building on the southern portion of the property with vacant land on the northern portion of the property.
	North	Gravel parking lot with cars on the eastern border, then a paved parking lot and three large industrial buildings.
	East	Roadway, then one small building.
	South	Roadway, then three industrial buildings with six ASTs on the western boarder.
	West	Railroad tracks, then one industrial building with a paved parking lot.

Review of the historical hand-drawn map from 1891 indicates that there was a railroad depot west of the subject site at that time. Because of the proximity of this former freight storage and transportation operation and the nature of the activities that may have taken place to the west of the subject site, the potential for RECs may exist. Review of historical aerial photos indicate that there have been between three (3) and six (6) ASTs present to the south of the subject site from at least 1938 to 1990. The ASTs are believed to have been located on the western side of the southern border of the subject site. Based on the location of these ASTs in relation to the subject site, potential for RECs may exist.

4.3 Historical City Directories

The Wright and Polk city directories used in this study were made available through the Marathon County Historical Society (selected years reviewed: 1883 to 1927) and Marathon

Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

County Public Library (selected years reviewed: 1929 to 2001) and were reviewed at approximate three year intervals, if readily available. Since these references are copyright protected, reproductions are not provided in this report. The street address for the subject site was listed in city directories as 313 Plumer Street in various years ranging between 1942 to 1984.

Historical City Directories

Property	Address/Listings from Historical City Directories
Site	No listings (1883 to 1940) 313 Plumer Street – H&M Libman Junk Storage (1942 to 1950); Valley Plumbing and Supply (1952 to 1963); Wisconsin Valley Distributing-Plumbing and Heating (1965); General Distributing-Plumbing and Heating (1971 to 1984).
North	303, 305, 307, 309 Division Street – Various residential (1883 to 1956) 202 S 4th Street – Various residential (1883 to 1905); Strachota and Sons-Livestock Dealers (1914 to 1963) 213 Division Street – Municipal Parking Lot (1960 to 1968); U.S. Postal Service (1969 to 1975) 214 Division Street – U.S. Postal Service (1980) 212 Division Street – U.S. Postal Service (1985 to 1990) 205 Division Street – U.S. Postal Service (1995 to 2001) 415 Division Street – Rosemurgy Motors (1985 to 2001)
East	402 Plumer Street – Peter Wirth-Copper (1883) No listings (1888 to 1963) 406 Plumer Street – Various residential (1965 to 1971); Warehouse (1972); Gustave-Larson Electric (1973 to 1992); Bob & Buck's Electric (1995 to 2001).
South	No listings (1883, 1888). S. 4th Street(no street number) – Tremont House-Saloon and Boarding (1893, 1898). 304 S. 4th Street – Various residential (1905 to 1929). 309 Plumer Street – Morley-Murphy Company-Hardware (1922 to 1931); vacant (1936, 1938); H&M Libman Junk Storage (1940). 300 Plumer Street – Northland Petroleum (1942, 1945); Egdahl's Oil and Lubricants (1947 to 1973); Carlson-Thaler Oil Company (1974 to 1992). 311 Plumer Street – Valley Plumbing and Supply (1952 to 1963). 302 S. 4th Street – Malbritt Heating & Cooling (1965 to 1975); Wausau Cab Inc. (1988 to 1998); Badger Taxi (1999 to 2001). 310 S. 4th Street – Malbritt Heating & Cooling (1977 to 2001). 333 Plumer Street – Impact Industries-Fiberglass Manufacturers (1987 to 2001). 303 Plumer Street – Carlson-Thaler Oil Company (1995 to 2000).
West	No listings (1883 to 1948). 221 River Drive – Heiser Ready Mix Company (1950 to 1971); Wausau Materials Corporation (1972 to 1974). River Drive(no street number) – Bill Gumz Fuel Oil Company-Coal Dealers (1952 to 1966). 399 S. River Drive – Hadley Office Products (1977 to 2001). 413 S. River Drive – Viking Electric Supply Company (1980 to 1988).

Based on review of the above listed city directories H&M Libman Junk Storage (1942 to 1950) has been located on the subject site in the past. Based on the nature of the activities that may have been conducted on site during the operation of this business the potential for RECs may exist.

Bocaner Property
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Terracon

Based on review of the above listed city directories the following businesses have been located north of the site: U.S. Postal Service (1969 to 2001) and Rosemurgy Motors (1985 to 2001). Because automotive repair operations and storage of petroleum products could have potentially taken place at these facilities, the potential for RECs may exist.

Based on review of the above listed city directories the following business may have been located east of the subject site: Peter Wirth-Copper (1883). Because metal manufacturing operations are associated with degreasing, grinding, shearing, and painting operations, the copper manufacturing could have adversely affected the subject site, and the potential for RECs may exist.

Based on review of the above listed city directories the following businesses may have been located south of the subject site: H&M Libman Junk Storage (1940), Northland Petroleum (1942, 1945), Egdahl's Oil and Lubricants (1947 to 1973), Carlson-Thaler Oil Company (1974 to 1992), Wausau Cab Inc., and Badger Taxi (1999 to 2001). Because of the nature of the junk storage, bulk petroleum storage, and automotive operations that are believed to have taken place south of the subject site in the past, the potential for RECs exists.

Based on review of the above listed city directories the following businesses may have been located west of the subject site: Heiser Ready Mix Company (1950 to 1971), Wausau Materials Corporation (1972 to 1974), and Bill Gumz Fuel Oil Company-Coal Dealers (1952 to 1966). Because of the of gasoline storage and usage and coal storage may have taken place at these facilities in the past, the potential for RECs exists.

4.4 Historical Fire Insurance Maps

In the late nineteenth century, the Sanborn Company began preparing maps of central business districts for use by fire insurance companies. These maps were updated and expanded geographically periodically through the twentieth century. The Sanborn maps often indicate construction materials of specific building structures and the location of gasoline storage tanks.

Based upon review of Sanborn map indexes at the Marathon County Historical Society (MCHS), Sanborn maps were available from 1898, 1912, and 1923 to 1935. At the Wausau City Hall (WCH) two (2) Sanborn map indexes were reviewed. Sanborn maps were reviewed for the years 1923 to 1967. Because it was difficult to identify which structures were present during specific years due to the overlaying of Sanborn map updates, the Wausau City Hall Sanborn maps were treated as ranges of years. One Sanborn map index ranged from 1923 to 1952, and the other Sanborn map index ranged from 1954 to 1967. The table below summarizes the review of the maps provided:

Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

Historical Fire Insurance Maps

Date, Source, and Map ID#	Property	Address/Listings from Historical Fire Insurance Maps
1898 MCHS	Site	Lumber yard.
	Adjoining North	303, 307, 309 Division Street: ten buildings (four houses and six sheds).
	Adjoining East	400 Plumer Street: Copper Shop – one building.
	Adjoining South	Tremont House-Saloon and Boarding – four buildings (one saloon and boarding house, one warehouse, and two sheds).
	Adjoining West	Central and Northwest Railroad Depot – five buildings (one depot, one round house, one ice house, one lime house, one lumber shed)
1912 MCHS	Site	Lumber yard.
	Adjoining North	303, 307, 309 Division Street: eight buildings (four houses and four sheds).
	Adjoining East	400 Plumer Street: vacant.
	Adjoining South	302 S. 4 th Street: five buildings (one residence, two warehouses, and two sheds).
	Adjoining West	Railroad tracks, then one ice house and one lumber shed.
1923 to 1935 MCHS	Site	Lumber yard.
	Adjoining North	303, 307, 309 Division Street: eight buildings (four houses and four sheds).
	Adjoining East	400 Plumer Street: vacant.
	Adjoining South	300's Plumer Street: R.E. Kell Gasoline Bulk Station with a gasoline pump house and two gasoline tanks on the western border, and six buildings on the eastern border (one hardware warehouse, one residence, and four sheds).
	Adjoining West	Railroad tracks, then one ice house and one lumber shed.
1923 to 1952 WCH	Site	312, 314, 316 Plumer Street: Lumber yard, then converted to CB Plumbing with two buildings (one plumbing shop with storage building) on the southern portion of the property and H&M Libman Junk Storage with two buildings (one hide storage and one bailing house) on the northern and western portions of the property.
	Adjoining North	303, 307, 309 Division Street, 202 S. 4 th Street: Parking lot and six buildings (three residences and three sheds) with a gasoline tank on the eastern boarder.
	Adjoining East	400 Plumer Street: vacant.
	Adjoining South	305, 307, 309 Plumer Street: One gasoline bulk storage building with an oil warehouse, pump house, and three gasoline ASTs on the western boarder and H&M Libman Junk Storage with a junk and paper storage warehouse and a garage on the eastern border.
	Adjoining West	221 River Drive: Heiser Ready Mix Company with five buildings (one truck repair, one cement stage, one gasoline pump house, one office, and one cement plant with a boiler room and a coal room) and Bill Gumz Fuel Oil Company with two buildings on the southern portion of the site (one coal warehouse and one office).

Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

Date, Source, and Map ID#	Property	Address/Listings from Historical Fire Insurance Maps
1954 to 1967 WCH	Site	312, 314, 316 Plumer Street: CB Plumbing with three buildings (one plumbing supplies building and two wire and pipe warehouses) on the southern portion of the property and H&M Libman Junk Storage with two buildings (two warehouses) on the northern and western portions of the property.
	Adjoining North	303, 307, 309 Plumer Street: One residence and auto parking.
	Adjoining East	400 Plumer Street: one residence.
	Adjoining South	305, 307, 309 Plumer Street: One gasoline bulk storage building with an oil warehouse and six gasoline ASTs on the western boarder and two buildings (one sheet metal warehouse and one plumbing supplies) on the eastern border.
	Adjoining West	221 River Drive – Heiser Ready Mix Company with seven buildings (two garages, one cement plant, one gasoline pump house, one office, one warehouse, and one gravel loader) and Bill Gumz Fuel Oil Company with three buildings (one coal plant, one coal warehouse, and one office).

Based on review of the above listed Sanborn maps the following businesses have been located on the subject site in the past: a lumber yard and H&M Libman Junk Storage with a bailing house (1923 to 1952). Based on the nature of the activities that may have been conducted on site during the operation of these businesses the potential for RECs may exist.

Based on review of the above listed Sanborn maps the following has been located to the north of the subject site: one residence with a gasoline tank (1923 to 1952); the following business may have been located to the east of the subject site: Copper Shop (1898); the following businesses may have been located to the south of the subject site: various gasoline bulk storage facilities (1923 to 1935, 1923 to 1952, and 1954 to 1967), H&M Libman Junk Storage (1923 to 1952), and the following businesses may have been located west of the subject site: Central and Northwest Railroad Depot (1898), Heiser Ready Mix Company with a gasoline pump house, truck repair garage, and coal room (1923 to 1952 and 1954 to 1967), and the Bill Gumz Fuel Oil Company with a coal warehouse (1923 to 1952 and 1954 to 1967). Based on the nature of the activities that may have been conducted on site during the operation of these businesses the potential for RECs may exist.

4.5 Ownership Information

Land title records were not reviewed as part of the scope of services. Mr. Marvin Bocaner currently owns the property.

Bocaner Property
 Wausau Site #39
 Project No. 41017653
 January 28, 2002

Terracon

Assessment report, Mr. Erickson indicated that a monitoring well was located on the subject site; it may have been used to investigate ground water quality by the Carlson Oil Company. Although the well may have been placed as part of a ground water investigation, ground water analytical data from the monitoring well was not available for review, if any was available. A well in and of itself is not an environmental issue unless it was improperly abandoned. The monitoring well does not appear to represent a potential REC at this time

- During site reconnaissance, trash and debris, such as scrap metal, furniture, and abandoned automobiles littered the site. The junk constitutes a REC because of the unknown origin the trash and debris. Construction debris, such as concrete, littered the subject site at the time of site reconnaissance. The construction debris are of an unknown origin and could potentially have asbestos containing material, and therefore constitute a REC.

9.2 Recommendations

Based on the findings of this assessment, Terracon recommends that additional assessment be conducted. Soil and/or groundwater at the site may have been affected by potential releases from the following historical uses of the site:

- **REC #1: Site Conditions – Trash and debris**

Trash and debris, such as abandoned automobiles, scrap metal, and furniture littered the ground surface of the subject site. Potential contaminants are listed below.

Condition	Address	Potential Contaminants
Trash and Debris(such at abandoned automobiles, scrap metal, and furniture)	310 Plumer Street	VOCs, SVOCs/PAHs, Total Metals, DRO, GRO

- **REC #2: Site Conditions – Construction Debris**

Construction debris, such as broken concrete and rubble, littered the site. Potential contaminants are listed below.

Condition	Address	Potential Contaminants
Construction Debris(broken concrete)	310 Plumer Street	VOCs, Total Metals, DRO, GRO, Asbestos

Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

- REC #3: Previous Site Conditions – Stressed Vegetation**

Stressed vegetation was observed on the subject site during a Phase I Environmental Assessment conducted by the City of Wausau in July of 1992. Potential contaminants are listed below.

Condition	Address	Potential Contaminants
Stressed Vegetation	310 Plumer Street	VOCs, SVOCs/PAHs, Total Metals, DRO, GRO

- REC #4: Previous Site Usage – Junk Storage**

Historical records indicate H&M Libman Junk Storage, 313 Plumer Street, was located on the subject site from at least 1940 to 1950. Historical records also indicate that a bailing house was located on west-central portion of the site. The bailing house is believed to have been used for the demolition of automobiles. Other materials stored at H&M Libman Junk Storage may have adversely affected the subject site. Potential contaminants are listed below.

Facility	Address	Years on site	Potential Contaminants
H&M Libman Junk Storage	313 Plumer Street	At least 1940 to 1950	VOCs, SVOCs/PAHs, Total Metals, DRO, GRO, pH

- REC #5: Previous Site Usage – Light Industrial Activities**

Historical records indicated that lumber yards were present to the north, east, south, east, and west of the subject site in the late 1800s and early 1900s. Lumber treatment and staining operations likely took place at these lumber yards and could potentially have adversely affected the subject site. Potential contaminants are listed below.

Facility	Address	Years on site	Potential Contaminants
Various lumber yards	No address	Late 1800s and early 1900s	VOCs, SVOCs(w/ PCP), PAHs, Total Metals

Bocaner Property
Wausau Site #39
Project No. 41017653
January 28, 2002

Terracon

- REC #6: Current Adjacent Site Usage – Automotive Repair**

The U.S. Postal Service, located at 205 Division Street and 235 Forest Street, to the north of the subject site, potentially has stored petroleum products and serviced automobiles. Potential contaminants are listed below.

Facility	Address	Years on site	Direction from site	Potential Contaminants
U.S. Postal Service	205 Division Street and 235 Forest Street	1969 to present	North	VOCs, SVOCs/PAHs, Total Metals, DRO, GRO

- REC #7: Current Adjacent Site Usage – Automotive Repair**

Rosemurgy Motors, located at 415 Division Street and 409 Forest Street, to the north of the subject site, potentially has stored petroleum products and serviced automobiles. Potential contaminants are listed below.

Facility	Address	Years on site	Direction from site	Potential Contaminants
Rosemurgy Motors	415 Division Street and 409 Forest Street	1985 to present	North	VOCs, SVOCs/PAHs, Total Metals, DRO, GRO

- REC #8: Current Adjacent Site Usage – Automotive Repair**

Wausau Cab and Badger Taxi, located at 302 S. 4th Street, to the south of the subject site. Operations at the facility likely included service of automobiles. Potential contaminants are listed below.

Facility	Address	Years on site	Direction from site	Potential Contaminants
Wausau Cab	302 S. 4 th Street	1988 to 1997	South	VOCs, SVOCs/PAHs, Total Metals
Badger Taxi		1998 to present		

- REC #9: Previous Adjacent Site Usage – Gasoline Station**

Historical records indicate that the R.E. Kell Bulk Petroleum Facility, Northland Petroleum, Egdahl's Oil and Lubricants, and the Carlson-Thaler Oil Company have been present to the south of the subject site from 1935 to 2000. The petroleum

Reference 5. Wisconsin Historic Aerial Imagery Finder



*Phase II Site Investigation
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
December 2006*

The geology and water resources of the basin as described by Devaul and Green (1971), indicate that surficial geology consists of unpitted glacial outwash deposits. These deposits are typically stratified sands and gravel with some silts and clays. The bedrock in the area consists of Precambrian crystalline rock. The depth to bedrock is anticipated at being less than 50 feet bls (Trotta and Cotter, 1973).

Soil permeabilities for the surficial sands are 2.5 to 5.0 inches per hour. The average annual precipitation in the area is about 30.9 inches. The typical evapotranspiration rate is about 20 inches per year, leaving about 10.9 inches per year for both groundwater recharge and surface runoff Devaul and Green (1971). The groundwater recharge rate will be assumed to be the NR 720.09(3) default rate of 10.0 inches per year.

4.2 Site Specific Geology and Hydrogeology

Analysis of the soil from the nine (9) soil borings indicate site geology consists of a fine to medium grained sand with silt and trace gravel. Figure 2 shows the locations of the nine (9) hollow stem auger borings installed during the site investigation.

Depths to groundwater at the site are approximately 8 feet bls. The direction of groundwater flow, based on groundwater flow data, is southwest with natural discharge to the Wisconsin River.

The reported hydraulic conductivity of the Wausau Aquifer ranges from approximately 1 ft/day to 100 ft/day (Kendy and Bradbury, 1988). The typical porosity of the Wausau Aquifer is approximately 35 percent (Kendy and Bradbury, 1988). Groundwater and contaminant velocities will be relatively high based on hydraulic conductivity and porosity values. Kendy and Bradbury (1988, p. 26) estimated the typical groundwater velocity in the Rothschild area at 90 ft/yr. The Rothschild area also is underlain by the Wausau Aquifer and the groundwater velocities should be similar. Contamination in groundwater will move more slowly than the water itself, depending on the retardation factor of each contaminant.

*Phase II Site Investigation
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
December 2006*

4.3 Nature and Extent of Soil Contamination

Soil contamination as defined in NR 718.03(4) "means soil which has one or more hazardous substances or environmental pollution and which is not hazardous waste as defined in s. NR 600.03(87) or USC 6901-6991, as amended". Soil contamination is confined to discharges of a hazardous substance, or where environmental pollution exists within unsaturated organic material, derived from vegetation and unsaturated, loose, incoherent rock material, of any origin, resting on bedrock.

Analytical results from these samples indicate that soils at the Undeveloped Rosemurgy Property site are contaminated with Tetrachloroethene (PCE), Trichloroethene (TCE) and Polychlorinated biphenyls (PCB's), metal and Polynuclear Aromatic Hydrocarbon (PAH) compounds (Table 1a-b). Analytical results from nearly every boring location reported detectable contaminant concentrations. Only SB-6 showed levels of PCB's above the laboratory detection limit. The complete soil analytical results for the samples are presented in Appendix D.

The extent of the soil contamination extends off site on to the Bocaner Property (BRRTS # 02-37-547992). Soil contamination was reported in the shallow soils, and at depth. Analytical results from the soil sample collected at SB-5, from 4 feet below land surface (bls), reported a PCE concentration of 3,020 µg/kg. The sample from MW-5 from 8-10 feet bls soils were impacted with PCE. The PCE contamination appears to be confined to the area surrounding MW-5 and SB-5.

The horizontal extent of soil contamination has been defined to the extent practical. Further definition of the soil contamination to the north is not feasible due to the presence of the steep slope, which was also observed to contain various large pieces of debris consisting mainly of concrete.

4.4 Nature and Extent of Groundwater Contamination

Groundwater samples were collected from MW-3 on two (2) occasions and MW-5 once. Depth to groundwater has been determined to be approximately 8 feet bls. The calculated groundwater flow direction is southwesterly.

*Phase II Site Investigation
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
December 2006*

Both groundwater samples collected from MW-3 reported concentrations for PAH and metals below the PAL for all analyzed parameters. The one groundwater sample collected from MW-5 exceeded the PAL for Benzene, Benzo (b) fluoranthene, Arsenic and Barium.

Potential improper handling of parts cleaner/degreaser liquids, known to contain Tetrachloroethene (PCE), may be the source for the PCE impacted soil. The volume of PCE released to the environment has not been observed in the on site monitoring wells, but concentrations of PCE above the PAL have been observed in MW-1 located downgradient on the adjacent Bocaner Property.

4.5 Contaminated Soil Hazard Determination

REI has determined that a release of both tetrachloroethene, PAH's and PCB's has occurred on the property. The State of Wisconsin recognizes the U.S. Environmental Protection Agency (EPA) soil screening guidance in determining the potential threat of the reported contamination. The soil screening level for tetrachloroethene is calculated 2.1 ppb. The maximum reported concentration at the Rosemurgy Motors Property was 3,020 ppb (Maxim Boring SB-5 @ 4').

REI has also completed the calculations to determine if the reported soil contamination is a hazardous waste. Soil sample SB-5 @ 4', the soil sample with the highest detectable PCE concentration, collected at 4 feet below grade reported a combined halogenated chlorinated concentration of 3.18 ppm, which is below the 10,000 ppm threshold and can be remediated ex-situ and handled as a "contained-out" waste thus allowing the soil to be handled as a solid waste under Wisconsin Administrative Code NR 718. Unless subsequent soil sample results report a combined halogenated chlorinated concentration in excess of 10,000 ppm, the soil should be handled as a solid waste. The complete soil hazard determination and human health evaluation has been completed and is presented in Appendix E.

5.0 CONCLUSION AND RECOMMENDATIONS

Within the scope of work completed for this Phase II Site Investigation Report laboratory analytical results document that a release of chlorinated compounds and PAH's has occurred on the subject property. The chlorinated release has impacted the shallow soils in the vicinity of

Phase II Site Investigation
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
December 2006

SB-5 and at depth near SB-6. The highest PAH concentrations were observed near MW-3 with a significant decrease in concentrations with depth. The depth to groundwater at the site is approximately 8 feet bls. Both groundwater samples collected from MW-3 reported concentrations for PAH and metals below the PAL for all analyzed parameters. The one groundwater sample collected from MW-5 exceeded the PAL for Benzene, Benzo (b) fluoranthene, Arsenic and Barium.

REI has determined that a release of both tetrachloroethene and trichloroethylene has occurred on the property. The State of Wisconsin recognizes the EPA soil screening guidance in determining the potential threat of the documented contamination. The soil screening level for tetrachloroethene is 2.1 ppb. The maximum reported concentration at the Former Rosemurgy Motors Property was 3,020 ppb.

REI is recommending the over excavation of PCE and TCE impacted soils in conjunction with site redevelopment activities. The most highly impacted PAH contaminated soils surrounding MW-3 should also be excavated and properly disposed of.

6.0 REMEDIAL ALTERNATIVES

Remedial alternatives for this site are limited. A total of three (3) remedial alternatives were reviewed to address the VOC and PAH soil contamination. Due to the relatively low concentrations and limited extent of PCB contamination, any material impacted with PCB's will be left in place. The three (3) alternatives investigated and their feasibility are as follows:

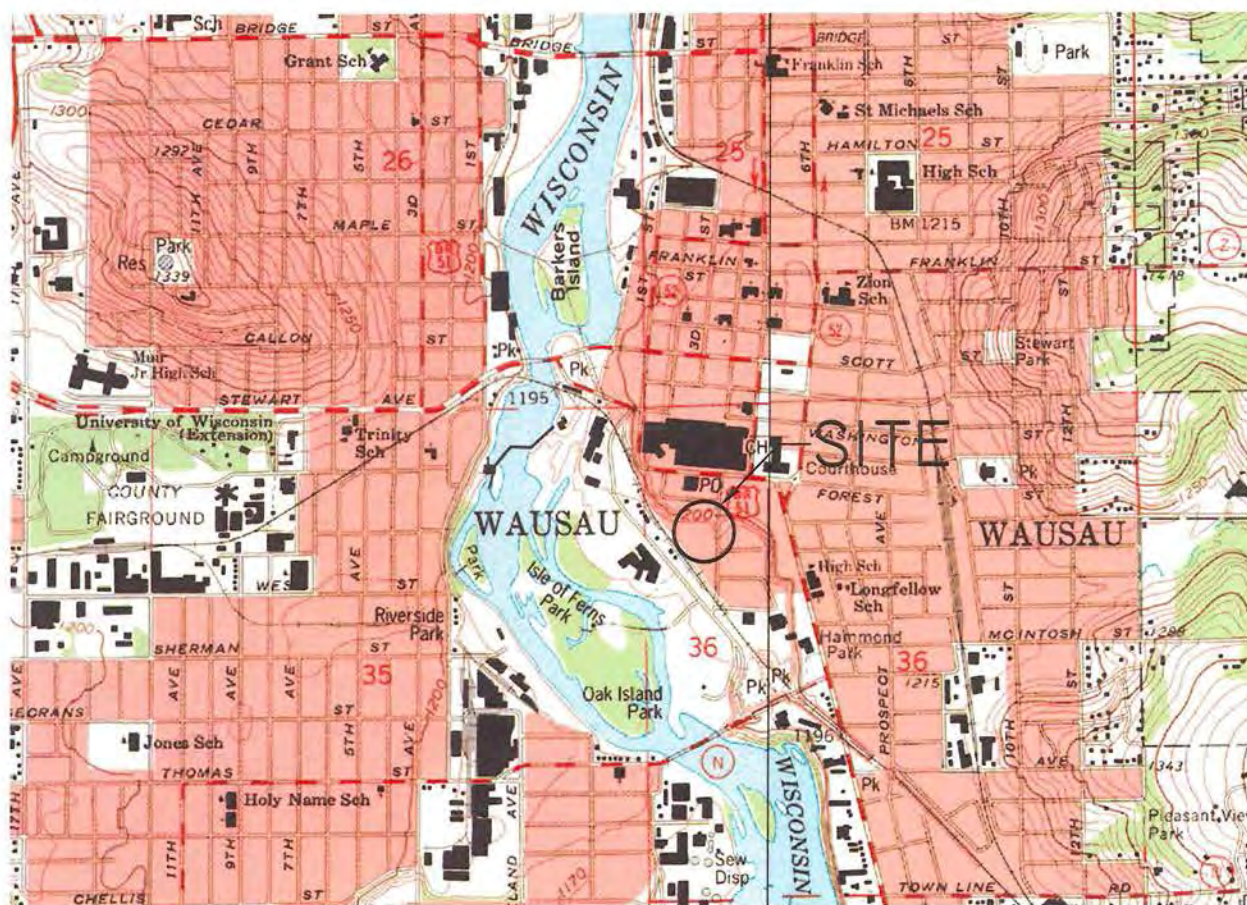
- 1) *Leave the existing gravel parking lot in place.* This option is not practical or protective of human health due to the shallow nature of the contamination, the possibility for direct contact conditions upon redevelopment is a possibility if contaminated soils are left in place.
- 2) *Excavate VOC and PAH contaminated soil.* This option is the most economically feasible along with protecting human health. This option also yields the most timely and cost effective path to closure. Upon completion of the soil excavation, confirmatory soil samples could be collected. The site subsequently could be

submitted for closure with a GIS registry for any remaining soil contamination following the removal of the majority of the impacted soil.

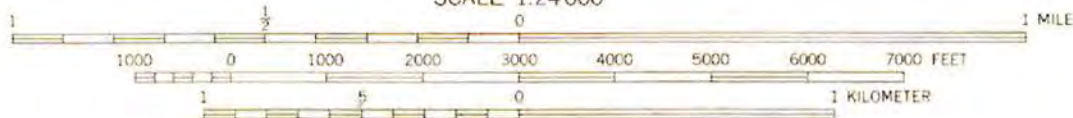
- 3) *Install and operate a Soil Vapor Extraction System.* This would easily be the remedial option exhibiting the highest cost and length of time to closure. System design, installation and monthly operation and maintenance costs make this option economically unfeasible.

7.0 REFERENCES

- Devaul, R.W. and Green, J.H., 1971, Water Resources of Wisconsin, Central Wisconsin River Basin, U.S. Geologic Survey Hydrologic Investigations Atlas HA-367, Washington, D.C.
- Kendy, E. and K. R. Bradbury, 1988, Hydrogeology of the Wisconsin River Valley in Marathon County, Wisconsin, Wisconsin Geological and Natural History Survey Information Circular 64, 66p.
- Montgomery, J. H. and Welkom, L. M., 1990, Groundwater Chemicals Desk Reference, Lewis Publishers, Chelsea, 640 pp.
- Schroeder, P.R., Dozier, T.S., Zappi, P.A., McEnroe, B.M., Sjostrom, J.W., and Peyton, R.L., 1994, The Hydrologic Evaluation of Landfill Performance (HELP) Model, Engineering Documentation for Version 3, EPA/600/R-94/168a, U.S. Environmental Protection Agency Risk Reduction Engineering Laboratory, Cincinnati, Ohio
- Trotta, L.C., and Cotter, R.D., 1973, Depth to Bedrock in Wisconsin, University of Wisconsin - Extension Geological and Natural History Survey, Madison, Wisconsin.
- US EPA, 1996, Soil Screening Guidance. Technical Background Document. Office of Solid Waste and Emergency Response. United States Environmental Protection Agency, EPA/540/R-95/128
- Terracon, January 28, 2002, Phase I Environmental Site Assessment, EPA Brownfields Assessment Demonstration Pilot, Downtown River Corridor Project, Bocaner Property, Wausau Site #39, 310 Plumer Street, Wausau, Marathon County, Wisconsin.



SCALE 1:24 000



CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929



WAUSAU WEST, WIS.

NW/4 WAUSAU 15' QUADRANGLE
44089-H6-TF-024

1993

DMA 3073 1 NW - SERIES V861



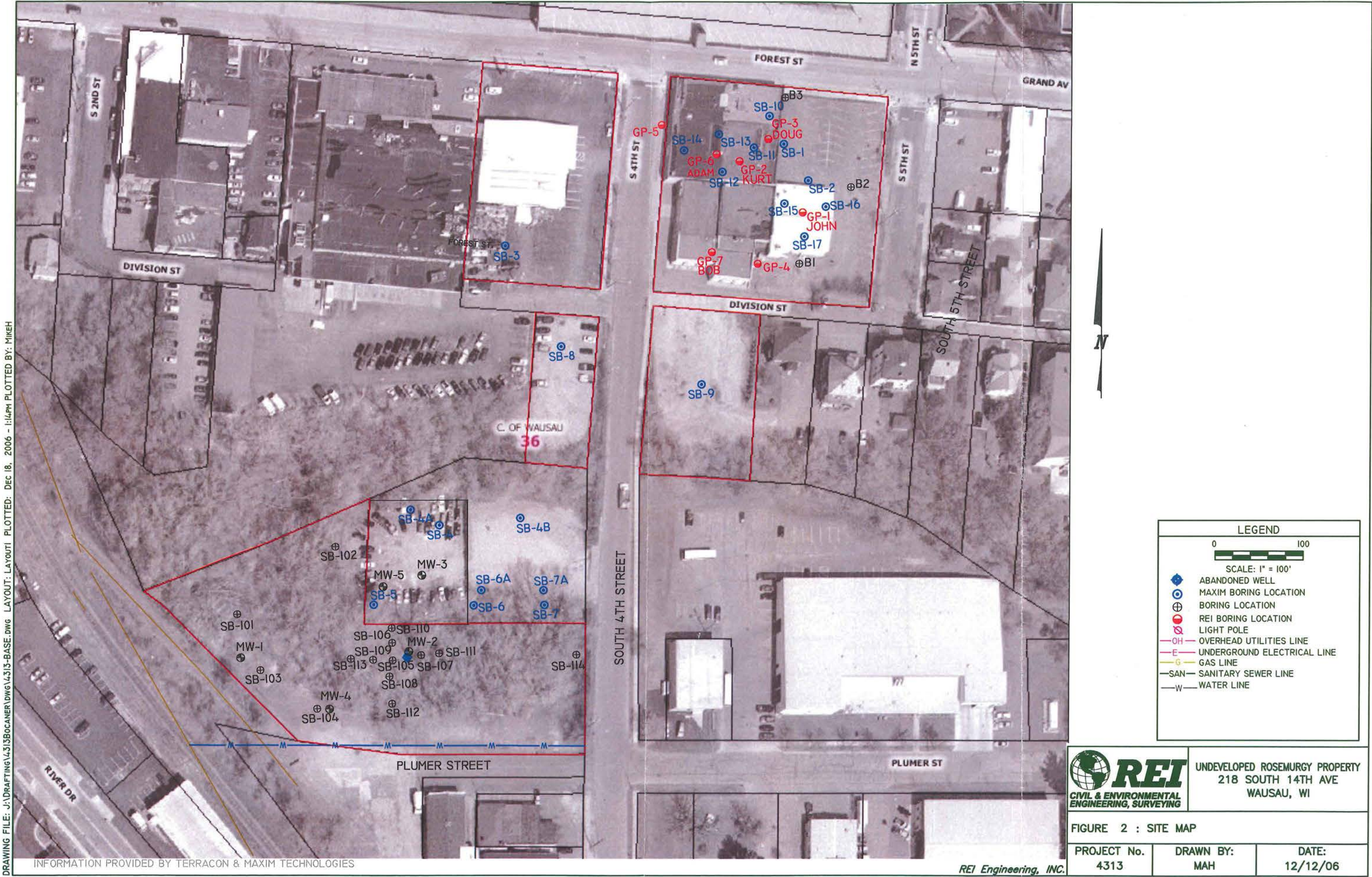
REI Engineering, INC.

UNDEVELOPED ROSEMURGY PROPERTY
218 S. 4TH STREET
WAUSAU, WI

FIGURE 1 : SITE VICINITY MAP

PROJECT NO.	4322	DRAWN BY:	MAH	DATE:	12/15/06
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DRAWING FILE: J:\DRAFTING\4322-ROSEMURGY.DWG\PLANS\4322-VICINITY.DWG LAYOUT: MODEL PLOTTED BY: MIKEH DEC 18, 2006 - 1:12PM



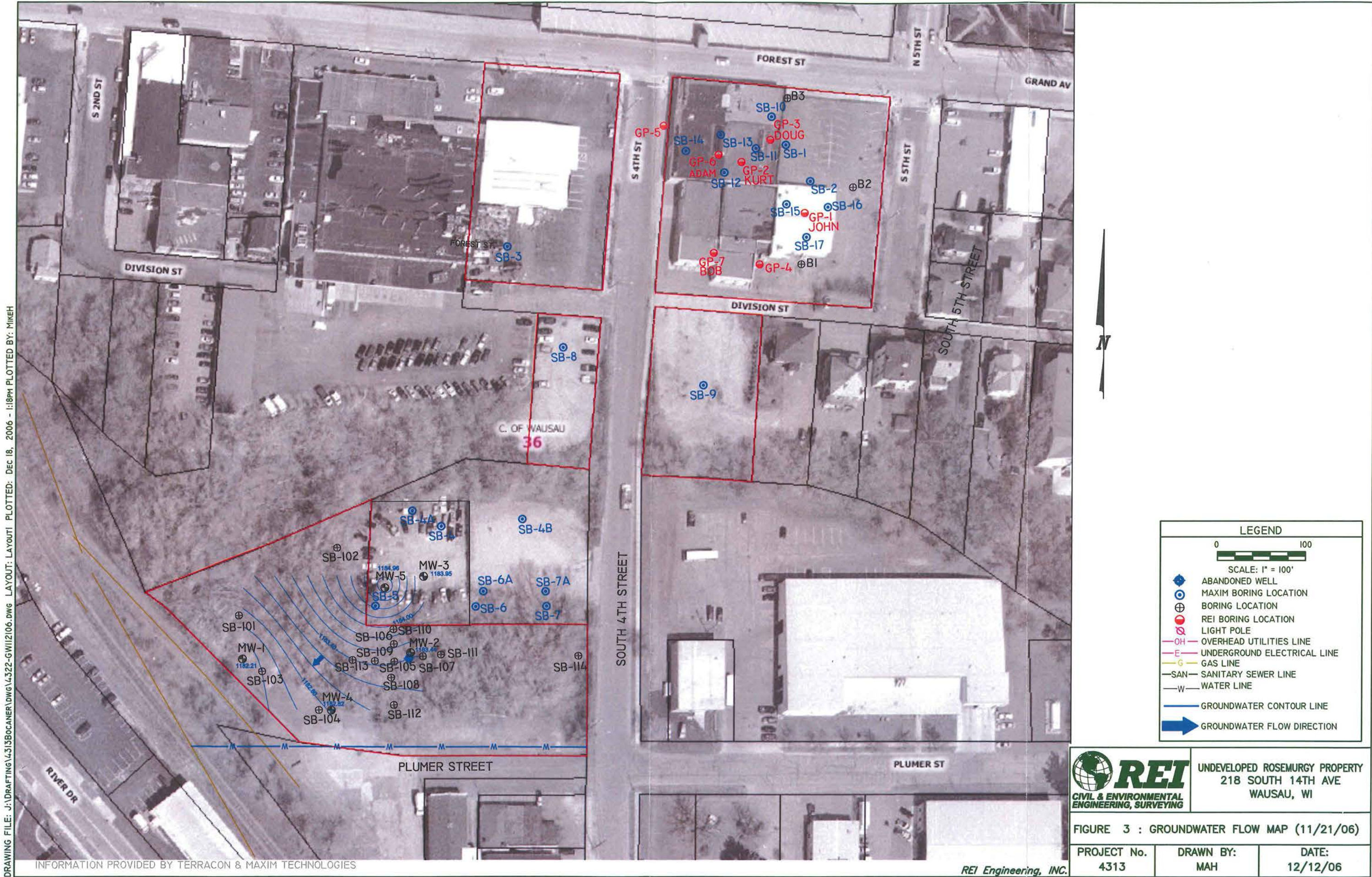


Table 3
Groundwater Elevation Summary
Undeveloped Rosemurgy Property
218 South 4th Avenue
Wausau, WI

	MW-1	MW-2	MW-3	MW-4	MW-5
Top of Casing Elevation	1188.51	1190.34	1192.80	1188.75	1192.65
Ground Surface Elevation	1185.93	1187.21	1193.28	1186.19	1193.07

Depth to Water (feet)

7/13/2006	6.60	7.41	9.11	NI	NI
10/2/2006	6.36	7.14	8.91	6.04	NI
11/21/2006	6.30	6.90	8.85	5.93	7.69

Ground Water Elevation

7/13/2006	1181.91	1182.93	1183.69	NI	NI
10/2/2006	1182.15	1183.20	1183.89	1182.71	NI
11/21/2006	1182.21	1183.44	1183.95	1182.82	1184.96

NM = Not Measured

NI = Not Installed

Reference 7



ENVIRONMENTAL CLEANUP & BROWNFIELDS REDEVELOPMENT BRRTS ON THE WEB


[>> SEARCH](#) >> [ACTIVITY](#)

Click the Location Name or FID below to view the Location Details page. If additional Activities are present at this location, they may be accessed from Location Details.

ACTIVITY DETAILS

LIEN OR DEED AFFIDAVIT/NOTICE EXISTS ON PROPERTY

The State has placed a lien or deed affidavit/notice at this site associated with environmental cleanup obligations and/or costs. Click on the Location Name below to view information related to the lien or deed affidavit/notice.

02-37-548031 UNDEVELOPED ROSEMURGY PROPERTY

Status	Activity Type			Jurisdiction	
OPEN	ERP			DNR RR	
Location Name			County	DNR Region	
UNDEVELOPED ROSEMURGY PROPERTY			MARATHON	WEST CNTRL	
Address			Municipality		
218 S 4TH ST			WAUSAU		
PLSS Description	Latitude (WGS84)	Longitude (WGS84)	Google Maps [exit DNR]	RR Sites Map	
NW 1/4 of the NW 1/4 of Sec 36, T29N, R07E	44.9556495	-89.6278339	CLICK TO VIEW	CLICK TO VIEW	
Additional Location Description				Acres	
				UNKNOWN	
Facility ID	PECFA No.	EPA ID	Start Date	End Date	Date of Last Action
737211090			2006-08-23		2020-09-04

Characteristics

PECFA Funds Eligible	EPA Superfund	EPA NPL Site	Above Ground Petrol Tank	Underground Petrol Tank	Drycleaner	PFAS	Sediments	WI DOT Site
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28 Actions and 9 Documents

Records related to the site are documents that were available at the time the scanned paper or electronic file was uploaded. Records withheld by the department due to confidentiality, attorney-client privilege, and other sensitive records, as well as lab data, may not be included. Additional records associated with the site may or may not be accessible through an open records request through DNR or another state agency (see Jurisdiction above).

Reference 7

Date	Code	Name	File	Comment
2006-08-23	1	<u>Notification of Hazardous Substance Discharge</u>		FROM DAVE ERICKSON, CITY OF WAUSAU
2006-08-23	99	<u>Miscellaneous</u>		LIMITED SUBSURFACE INVESTIGATION REPORT
2006-09-19	2	<u>Responsible Party (RP) letter sent</u>		
2006-12-20	37	<u>Site Investigation Report (SIR) Received (non-fee)</u>		
2009-04-15	200	<u>Push Action Taken</u>		
2009-04-27	2	<u>Responsible Party (RP) letter sent</u>		RP & STATUS REQUEST SENT TO NEW PROPERTY OWNER.
2011-09-07	130	<u>DNR Regulatory Reminder Sent</u>		Vapor Intrusion (VI) Assessment Notification Ltr Sent
2011-10-12	200	<u>Push Action Taken</u>		
2011-10-13	99	<u>Miscellaneous</u>		RP STATES HE ISN'T RESPONSIBLE. DNR SENT HIM A COPY OF RP LETTER & 292.11
2013-06-13	99	<u>Miscellaneous</u>		REQUEST FOR SITE DATA FULFILLED. GW DATA SENT TO CONSULTANT
2013-07-18	99	<u>Miscellaneous</u>		FILE REVIEW
2014-08-06	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 1/1/2014 - 6/30/2014
2015-01-07	99	<u>Miscellaneous</u>		NO ADDITIONAL WORK COMPLETED
2015-01-07	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 7/1/2014 - 12/31/2014
2015-07-21	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 1/1/2015 - 6/30/2015
2016-01-15	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 7/1/2015 - 12/31/2015
2016-07-29	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 1/1/2016 - 6/30/2016
2017-07-11	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 1/1/2017 - 6/30/2017
2018-01-02	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 7/1/2017 - 12/31/2017
2018-02-27	2	<u>Responsible Party (RP) letter sent</u>		
2018-07-02	195	<u>Semi-Annual/PECFA Cost Reporting (NR700) Requirement Met</u>		Period: 1/1/2018 - 6/30/2018
2018-07-18	3	<u>Notice of Noncompliance (NON) Issued</u>		
2018-08-28	99	<u>Miscellaneous</u>		REQUESTED UPDATE ON NON
2018-10-18	15	<u>Notice of Intent to File Deed Affidavit for Contamination</u>		
2018-11-01	99	<u>Miscellaneous</u>		DEED NOTICE CERTIFIED MAIL AND RETURN RECEIPT RECEIVED

Reference 7

Date	Code	Name	File	Comment
2018-12-27	53	<u>Deed Affidavit for Contamination (NR 728) Recorded</u>		NOTICE OF CONTAMINATION FILED
2020-08-17	130	<u>DNR Regulatory Reminder Sent</u>		EMERGING CONTAMINANTS REMINDER LETTER
2020-09-04	313	<u>Superfund Site Assessment Pre-CERCLA Screening (PCS)</u>		

Relationships to Other Activities

Click Activity Below to View Details

Relationship Type	Activity No and Name
ERP to Grant/Loan	<u>07-37-581247 UNDEVELOPED ROSEMURGY PROPERTY</u>

Substances

Substance	Type	Amt Released	Units
Arsenic	Metals		
Chromium	Metals		
Lead (Pb)	Metals		
Mercury	Metals		
Metals	Metals		
Polynuclear Aromatic Hydrocarbons	Petroleum		
Petroleum - Unknown Type	Petroleum		
Volatile Organic Compounds	VOC		
Polychlorinated Biphenyl	PCB		

Who

Click on Project Manager Email Address Below to Send Email

Role	Name/Address
Project Manager	MATT THOMPSON 1300 W CLAIREMONT AVE EAU CLAIRE, WI 54701 matthewa.thompson@wisconsin.gov
Responsible Party	ROSWELL PROPERTIES LLC LTD 100 N CENTER ST, NEWTON FALLS, OH 44444

BRRTS data comes from various sources, both internal and external to DNR. There may be omissions and errors in the data and delays in updating new information.

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State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
1300 W. Clairemont Ave.
Eau Claire WI 54701

Scott Walker, Governor
Daniel L. Meyer, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



October 17, 2018

CERTIFIED MAIL

Roswell Properties L.L.C., Ltd
Attention: Mitch Brazin
100 N Center St
Newton Falls, OH 44444-1321

SUBJECT: Deed Affidavit for Environmental Contamination Found at:
Undeveloped Rosemurgy Property, 218 South 4th Street, Wausau, WI
BRRTS #: 02-37-548031

Dear Mr. Brazin:

The Department of Natural Resources ("the Department") Roswell Properties L.L.C., LTD. a letter on August 28, 2018 indicating that the Department would proceed with enforcement, to include the filing of an affidavit for your property at the Marathon County Register of Deeds Office, unless you acted as specified in the letter. The Department has determined that the recording of an affidavit is necessary since you have not responded. A copy of the affidavit we intend to record is attached for your reference.

The Department has found that tetrachloroethene and petroleum contaminants discharged to your property, located at 218 South 4th Street, Wausau, WI 54403 ("the Property"), are the source of soil contamination and groundwater contamination in the vicinity. The Department has concluded that tetrachloroethene and petroleum products and their constituents are "hazardous substances" as defined in s. 292.01(5), Stats.

Monitoring of the Property and treatment of contaminated soil and groundwater are required under the authority of s. 292.11(3), Stats. The contamination at the Property will continue to discharge into the environment, and subsequent purchasers of the Property could become liable for remediation costs. Consequently, the recording of this affidavit is necessary to notify future purchasers of the Property of their potential liability.

The Department will record the affidavit unless we receive a written response from you within thirty (30) days of receiving this letter, certifying that the Property will be promptly investigated and remediated in compliance with chs. NR 700-754, Wis. Adm. Code, and ch. 292, Stats.

Best regards,

Matt Thompson
Hydrogeologist
Remediation and Redevelopment Program

Encl: Draft Notice of Contamination

CC: Dave Rozeboom, DNR

Document Number

Wis. Admin. § NR 728.11
NOTICE OF CONTAMINATION

Legal Description of the Property:

See Exhibit A attached hereto and made a part hereof

STATE OF WISCONSIN

COUNTY OF Eau Claire

Recording Area

Name and Return Address:

Matthew Thompson
WDNR
1300 W. Clairemont Ave.
Eau Claire, WI 54701

I, David B. Rozeboom, being first duly sworn, state that:

1. I am a Remediation and Redevelopment Program Supervisor, employed by the Wisconsin Department of Natural Resources (hereinafter "the department"). 291-2907-362-0997
Parcel Identification Number (PIN)
2. Matthew A. Thompson, Hydrogeologist, Wisconsin Department of Natural Resources, Eau Claire, Wisconsin has personal knowledge of the facts herein set forth and believe the same to be true.
3. The department was notified of petroleum and tetrachloroethene contaminants discharged at the property located at 218 South Fourth Street, map attached as Exhibit B, in the City of Wausau, County of Marathon and which has the above legal description. The property is also known as the Undeveloped Rosemurgy Property, BRRTS# 02-37-548031.
4. The removal or treatment of the contamination is required on the property under the authority of Wis. Stats. § 292.11.
5. On February 27, 2018, the Department of Natural Resources send a letter to Roswell Properties L.L.C. LTD., advising them of the statutory requirement to restore the environment at that location.
6. On July 18, 2018 the department sent a letter, by certified mail, to Mitch Brazin, REO Manager, The Cadle Company & Affiliates, 100 North Center Street, Newton Falls, Ohio 44444 advising them of the statutory requirement to restore the environment at that location, and that a notice of contamination may be recorded if satisfactory action to restore the environment did not commence. That letter requested a response within 30 days from the date the letter was received. An inadequate response to that letter was received by the department, by August 20, 2018.

7. On October 18, 2018 the department sent a second letter, by certified mail, to Mitch Brazin, REO Manager, Roswell Properties, L.L.C., LTD, 100 North Center Street, Newton Falls, Ohio 44444 advising that the department has made the decision to record a notice of contamination for the above-described property at the county Register of Deeds office. The 30-day deadline specified in the letter has expired. The 15 day waiting period since that deadline, required by Wis. Adm. Code § NR728.11 (2)(c), has passed without an acceptable response.
8. Because the department believes that petroleum and tetrachloroethene contamination currently found in the on the property with the above legal description will continue to discharge into the environment, subsequent purchasers of the property could be held responsible for investigation and cleanup costs under Wis. Stats. § 292.11(3). Subsequent purchasers may contact the Wisconsin Department of Natural Resource's Remediation and Redevelopment Program, West Central Regional Program Associate for information regarding contamination at the property.

David B. Rozeboom
Remediation and Redevelopment Program Supervisor

Subscribed and sworn to before me this _____ day of _____, 20____.

Notary Public, State of Wisconsin

My commission expires on: _____

This document was drafted by the Wisconsin Department of Natural Resources.

Exhibit A

All that part of Government Lot 1 in Section 36, Township 29 North, Range 7 East, in the City of Wausau, Marathon County, Wisconsin, described as follows:

Commencing at the Northeast corner of Lot 1 in Block 5 of B. Williams Addition to the City of Wausau; and running thence North 1° 48' East, 212.20 feet along the West line of Fourth Street to the point of beginning; thence North 88° 06' West, 190 feet; thence North 1° 48' East, 164.75 feet; thence North 70° 43' East, 28.25 feet; thence South 76° 49' East, 100.55 feet to the Southwest corner of Lot 21 in Stewart, Manson & Hinton's Addition to the City of Wausau; thence Southeasterly, along the Southerly line of said Lot 21 in said Stewart, Manson & Hinton's Addition to the City of Wausau, to the West line of Fourth Street; and thence South, along the West line of Fourth Street, 150 feet to the point of beginning.

AND

That part of Government Lot 1 in Section 36, Township 29 North, Range 7 East, in the City of Wausau, Marathon County, Wisconsin, described as follows:

Commencing at the Northeast corner of Lot 1 in Block 5 of B. Williams Addition to the City of Wausau; running thence North 1° 48' East, 212.2 feet, along the West line of Fourth Street; thence North 88° 06' West, 190 feet to the point of beginning; thence North 88° 06' West, 100 feet; thence North 1° 48' East to the Southerly line of the land described in Certified Survey Map recorded in the office of the Register of Deeds for Marathon County, Wisconsin, in Volume 1 of Certified Survey Maps on Page 33; thence North 70° 43' East, along the Southerly line of said Certified Survey Map, to the Northwest corner of the parcel described in deed recorded in said Register's office in Deed Book 501 on Page 584; and thence South along the West line of the parcel of land described in Deed Book 501 on Page 584, 164.75 feet to the point of beginning.

PIN: 37.291.4.2907.362.0997 ✓

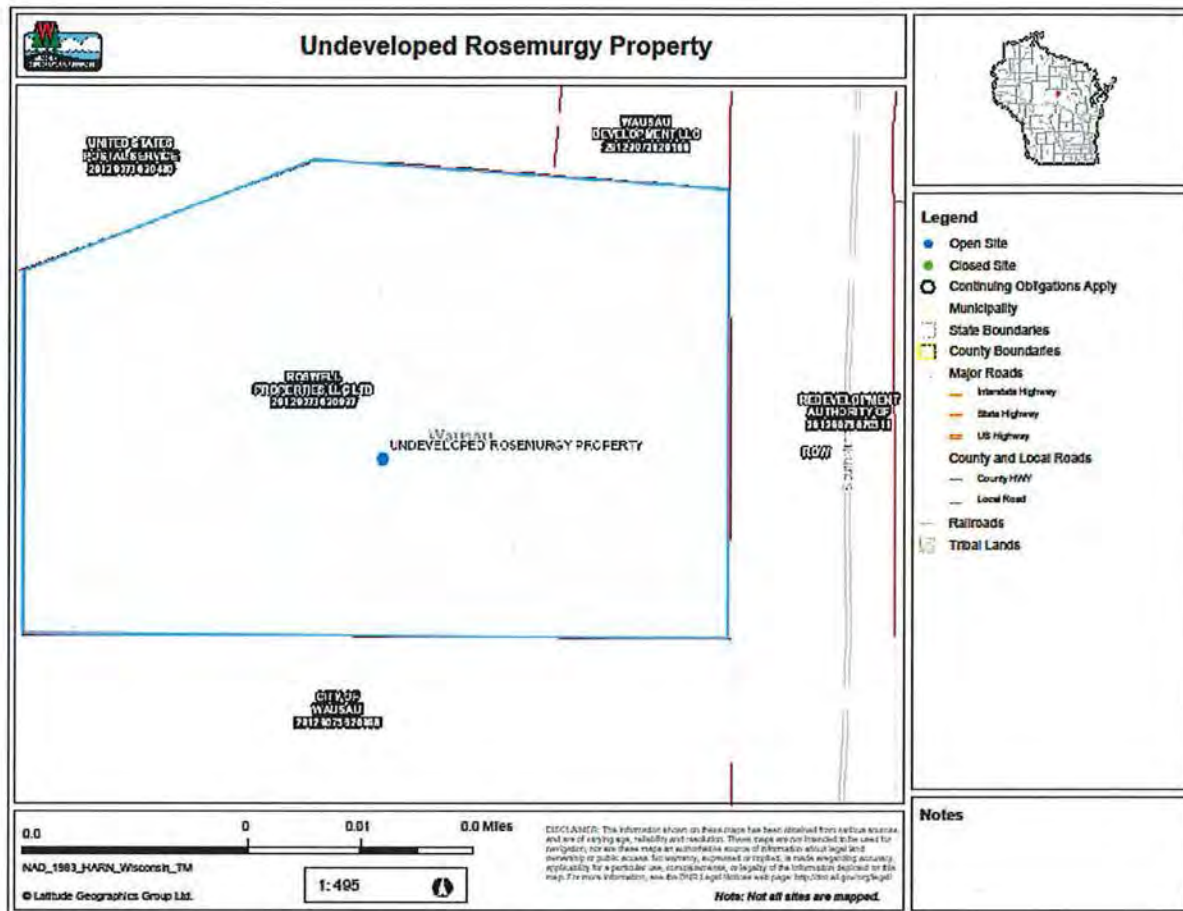
Tax ID No.: 2907.362.997

Property Address: 218 S. 4th Street, Wausau, WI 54403

But Lot 1

DEED

Exhibit B



Reference 8

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Roswell Properties C.C.C.LTD.
Attn: Mitch Brazin
100 N. Center St
Newton Falls OH 44444-1321



9590 9402 2709 6351 3112 59

2. Article Number (Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- ☐ Agent
☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

- D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
☐ Adult Signature Restricted Delivery
☒ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
☐ Insured Mail
☐ Insured Mail Restricted Delivery (over \$500)
- ☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

Page 6 of 6

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Newton Falls OH 44444-1321
100 N. Center St
Street and Apt. No., or PO Box No.
Mr. Mitch Brazin, Roswell Properties LLC
Sent To

Postage
Total Postage and Fees

Extra Services & Fees (check box, add fee as appropriate)
☐ Return Receipt (hardcopy)
☐ Return Receipt (electronic)
☐ Certified Mail Restricted Delivery
☐ Adult Signature Required
☐ Adult Signature Restricted Delivery

Certified Mail Fee

For delivery information, visit our website at www.usps.com

Domestic Mail Only
CERTIFIED MAIL® RECEIPT
U.S. Postal Service

Postmark Here

7017 0530 0000 6059 4582
7017 0530 0000 6059 4582



7017 0530 0000 6059 4582
PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
OF THE RETURN ADDRESS. FOLD AT DOTTED LINE.
CERTIFIED MAIL®

PLEISTOCENE GEOLOGY OF MARATHON COUNTY, WISCONSIN

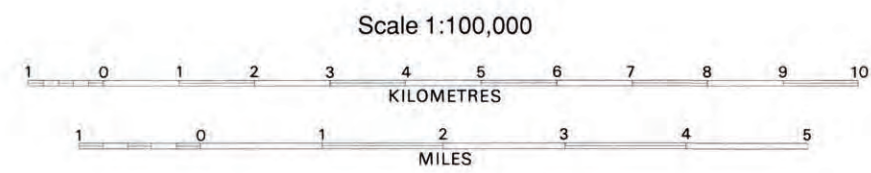
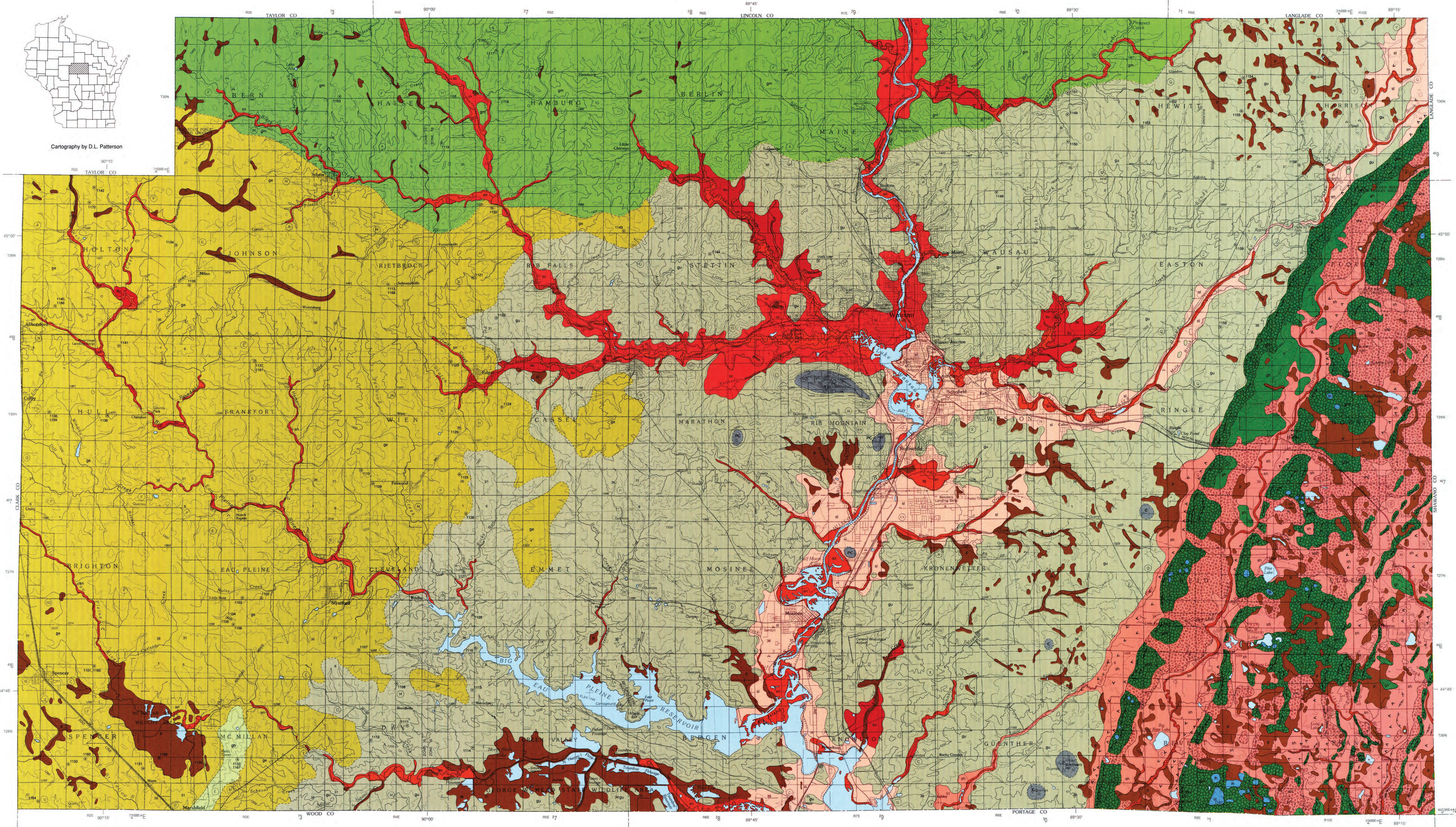
John W. Attig and Maureen A. Muldoon, 1989

University of Wisconsin-Extension
Published by and available from
Wisconsin Geological and Natural History Survey
3817 Mineral Point Road, Madison, WI 53705
M.E. Cairns, Director and State Geologist

Information Circular 65
Pleistocene Geology of Marathon County, Wisconsin
Plate 1: Geologic map (Map 89-1)



Cartography by D.L. Patterson



Explanation

WETLAND SEDIMENT

Peat and muck. Sediment deposited in bogs, swamps, and marshes; typically less than 2 m thick.

STREAM SEDIMENT

Meltwater-stream sediment of the Horicon Formation. Dolomitic sand, gravelly sand, and sandy gravel deposited by meltwater streams from the Green Bay Lobe during the last part of the Wisconsin Glaciation; typically leached of carbonate to a depth of 5 to 10 m. Unit **sh** is shown where the original depositional surface is preserved; unit **shc** is shown where the original depositional surface has been destroyed by collapse due to melting of buried ice.

Meltwater-stream sediment of the Copper Falls Formation. Noncalcareous sand, gravelly sand, and sandy gravel deposited by meltwater streams from the Langlade, Wisconsin Valley, and Chippewa Lobes during the last part of the Wisconsin Glaciation.

Meltwater-stream sediment of the Horicon and Copper Falls Formations, undifferentiated. Sand, gravelly sand, and sandy gravel deposited by meltwater streams from the Green Bay, Langlade, Wisconsin Valley, and Chippewa Lobes during the last part of the Wisconsin Glaciation.

GLACIAL SEDIMENT

Till of the Mapleview Member of the Horicon Formation. Brown, gravelly to slightly gravelly, clayey, silty sand deposited by the Green Bay Lobe during the last part of the Wisconsin Glaciation; dolomite clasts are abundant below a depth of several metres; typically 10 m or more thick; occurs at the surface in ice-marginal deposits, broad areas of hummocky topography, and in drumlins. Unit **gh** is shown in areas of gently rolling topography; unit **ghs** is shown in areas of hummocky topography.

Till of the Merrill Member of the Lincoln Formation. Noncalcareous, reddish brown, slightly gravelly, clayey, silty sand occurring in an area of subdued glacial topography in the northern part of the county; typically less than 5 m thick and patchy near its southern limit.

Till of the Bakerville Member of the Lincoln Formation. Noncalcareous, reddish brown, slightly gravelly, clayey, silty sand occurring in a broad ridge in the southwestern part of the county; typically 3 to 5 m thick; underlain by gravelly sand and sandy gravel and till of the Edgar Member.

Till of the Edgar Member of the Marathon Formation. Brown, calcitic, slightly gravelly, sandy, clayey silt underlying broad, nearly flat upland areas in the western part of the county; typically 5 to 20 m thick; includes small patches of till of the Bakerville Member in the western part of the area.

Marathon Formation, undifferentiated. Patchy, gravelly, clayey, sandy silt, most deposited by hillslope processes; derived from residuum from Paleozoic and Precambrian rock and younger stream and glacial sediment, including till of the Wausau and Edgar Members of the Marathon Formation; most surface stones are of the same lithology as the underlying Cambrian or Precambrian rock; may include patches of the Wausau Member throughout the area and patches of till of the Edgar Member in the western part of the area; typically less than 2 m thick or absent but in places up to 15 m thick.

LAKE SEDIMENT

Offshore lake sediment of the Horicon Formation. Fine sand and silty fine sand, some slightly gravelly, in ice-walled-lake plains.

PRE-PLEISTOCENE ROCK

Large areas of outcrop of Precambrian (PC) or Cambrian (C) rock where Pleistocene sediment has been nearly completely eroded.

Symbols

Geologic contact. Solid line where position shown on map is judged to be within 0.1 km of true contact in most places; dashed line where position shown on map is judged to be more than 0.1 km from true contact in many places.

Drumlin.

Stream-cut bank.

Ice-marginal ridge.

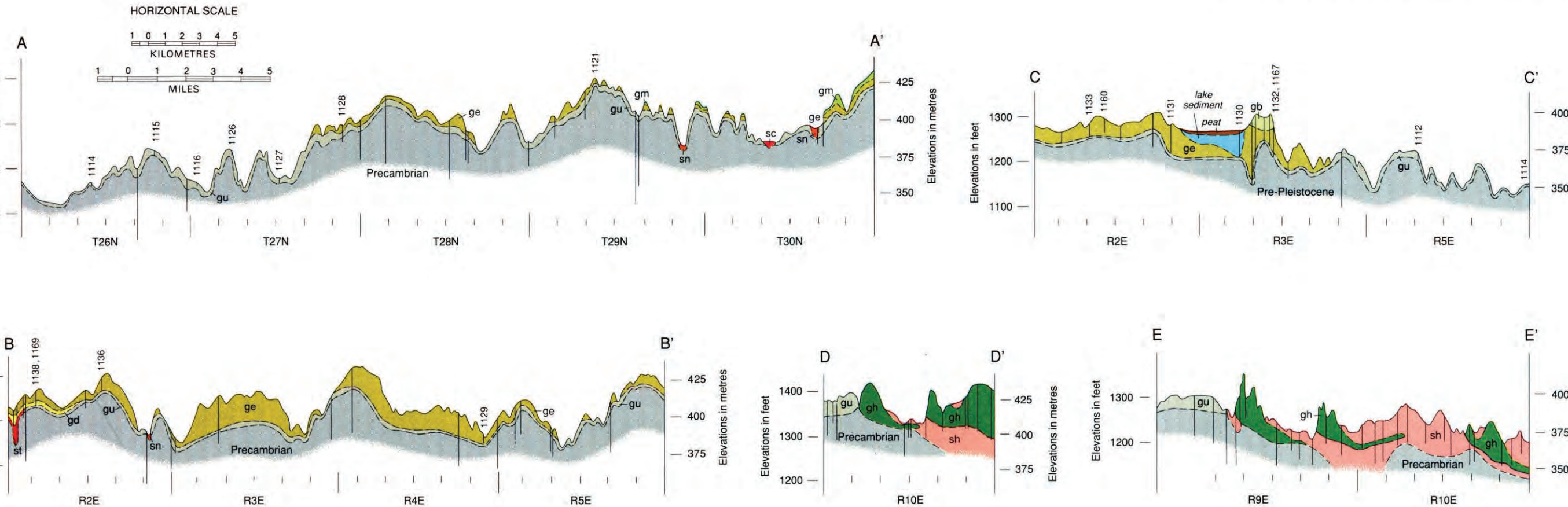
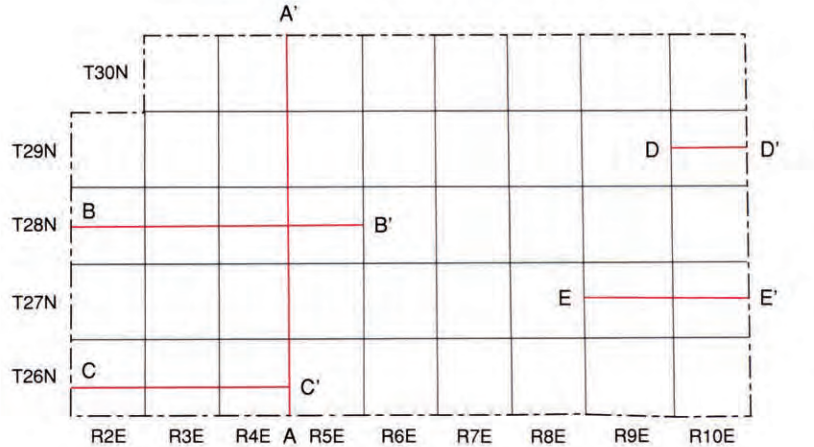
Test hole location and WGNHS Geologic Log number.

Flow direction on fluvial surface.

GEOLOGIC CROSS SECTIONS

Sections A-A' through E-E' show the generalized vertical relationships between geologic units. They are based on the surface distribution of materials, logs of holes drilled as a part of this study, and logs of other drillholes that are on file at the Wisconsin Geological and Natural History Survey in Madison. The unit designations are the same as those used on the map with the following additions: unit **gd**, till of the Medford Member of the Marathon Formation, a unit that does not occur at the surface in Marathon County, and unit **st**, undifferentiated meltwater and nonglacial stream sediment of various ages. The contacts between units are judged to be within 3 m of the true contact in most places. The vertical exaggeration is about 84 times.

CROSS-SECTION LOCATIONS



Base from U.S. Geological Survey County Map Series (Topographic), 1986.

Pleistocene Geology of Marathon County, Wisconsin

John W. Attig and Maureen A. Muldoon

Mountain

River

Wisconsin

Hancock moraine

Almond moraine

Elkton moraines

Wisconsin Geological and Natural History Survey

Pleistocene Geology of Marathon County, Wisconsin

John W. Attig and Maureen A. Muldoon

Abstract

East-central and southeastern Marathon County was glaciated during the last part of the Wisconsin Glaciation. The remainder of the county was glaciated earlier in the Pleistocene or during the late Pliocene. Most glacial sediment has been eroded from the central part of Marathon County; there, the only remaining indications of glaciation are till or till-like material of the Marathon Formation and scattered glacially transported clasts mixed with weathering products from the underlying Cambrian and Precambrian rock. In the western part of the county two members of the Marathon Formation are recognized. The gray, silty, calcitic till of the Medford Member was deposited during the Stetsonville Phase; the brown, silty, calcitic till of the Edgar Member, during the Milan Phase. The lithology of the Medford and Edgar Members indicates a northwest source area. The till of the Bakerville Member was deposited in the southwestern part of the county during the Nasonville Phase; the till of the Merrill Member, in the northern part of the county during the Hamburg Phase. The till of these members, both of the Lincoln Formation, is red, sandy, noncalcareous, and derived from a northern source area. The brown, sandy, dolomitic till of the Mapleview Member of the Horicon Formation was deposited in the eastern part of the county during the Hancock, Almond, and Elderon Phases.

Field measurements of hydraulic conductivity indicate that the Medford and Edgar Members form a distinct hydrogeologic unit, as do the Bakerville and Merrill Members.

Introduction

Marathon County is located in central Wisconsin and covers about 4,100 km² (fig. 1). The east-central and southeastern areas of the county were glaciated during the last part of the Wisconsin Glaciation, between about 25,000 and 13,000 years ago. The remainder of the county was glaciated earlier in the Pleistocene or during the late Pliocene.

In this report we discuss the nature, distribution, and history of Pleistocene material in Marathon County and the hydrogeologic properties of the till units in the western part of the county. We based our report on field and laboratory studies completed during 1984, 1985, and 1986. We conducted field work using standard field techniques, including drilling with a truck-mounted drill that allowed samples to be collected from either continuous-flight augers or a split-spoon sampler. Fifty-nine holes (holes MR-1101 to MR-1159) were drilled to determine the stratigraphy of Pleistocene material. Samples were collected from the drill bit about every 1.5 m. On

the basis of the logs of holes MR-1101 to MR-1159, we chose sites for holes MR-1160 to MR-1170, in which piezometers were installed and from which continuous core was collected. The physical and hydrogeologic properties of selected sediment samples were determined in laboratories at the University of Wisconsin-Madison. The number and location of the holes drilled as part of this study are shown on plate 1, and a geologic log for each of these holes is available from the Wisconsin Geological and Natural History Survey (WGNHS) (fig. 2). A complete list of laboratory data from analyses of sediment samples is given by Muldoon (1987).

Acknowledgments

We thank Lee Clayton, William N. Mode, Robert W. Baker, and Frederick W. Madison for reviewing a preliminary version of this report and providing many helpful suggestions. We thank Lee

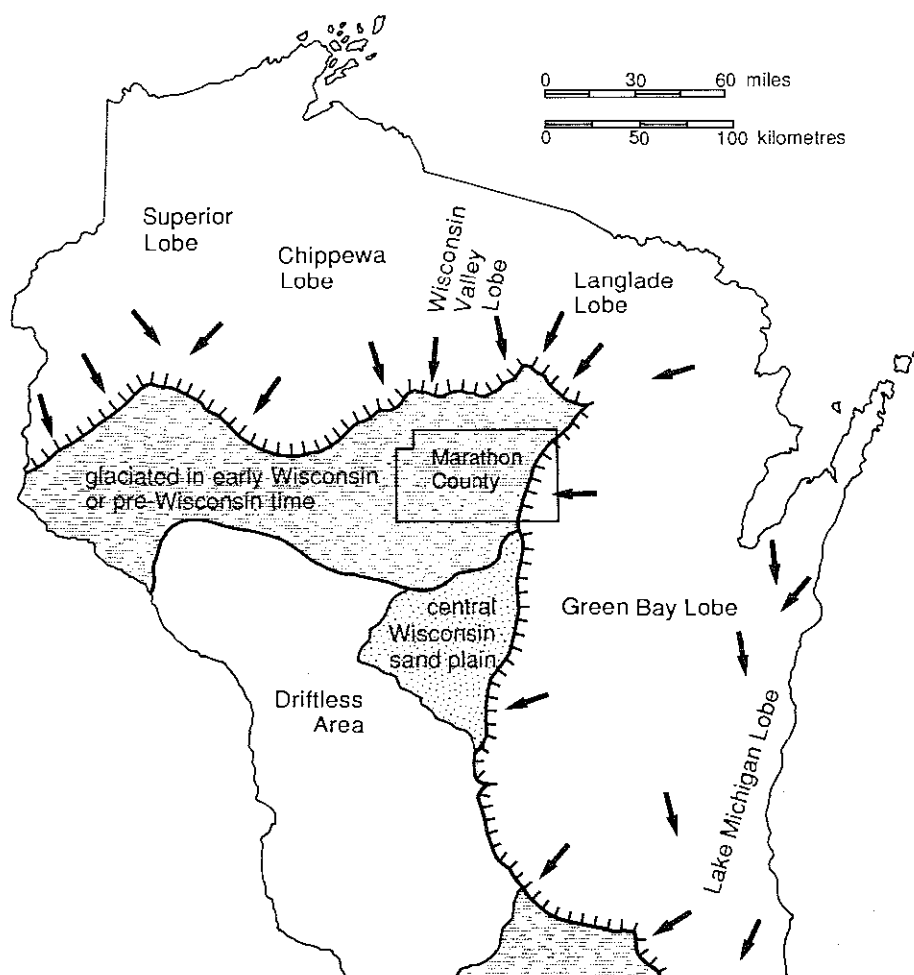


Figure 1. Location of Marathon County and the extent of glaciation in Wisconsin. The arrows show the direction of late Wisconsin ice flow.

Clayton, William N. Mode, Robert W. Baker, and William Fiala for visiting the field area and providing thought-provoking discussions throughout the course of our research. Randy Boness logged stratigraphic holes and performed clay-mineral analyses; William Fiala (U.S. Soil Conservation Service) made unpublished soil maps available for our use.

Precambrian and Cambrian rock

Exposures of Precambrian rock are common in central Marathon County, where the typical thickness of overlying material is 2 m or less (area of map unit *gu* on plate 1). In the remainder of the

county, where the material overlying Precambrian rock is typically 2 m or more thick, exposures of Precambrian rock are less common. The Precambrian rock consists of Archean and lower and middle Proterozoic metavolcanic, metasedimentary, and intrusive rock (LaBerge and Myers, 1983). The Middle Proterozoic Wolf River batholith, a large body of coarse-grained, porphyritic quartz monzonite, underlies a large part of eastern Marathon County. Several large syenite plutons occur in central Marathon County; Rib Mountain, the highest point in the county (summit elevation, 586 m), is a quartzite inclusion in one of these plutons. LaBerge and Myers (1983) gave a detailed description of the Precambrian geology of Marathon County; their report in-

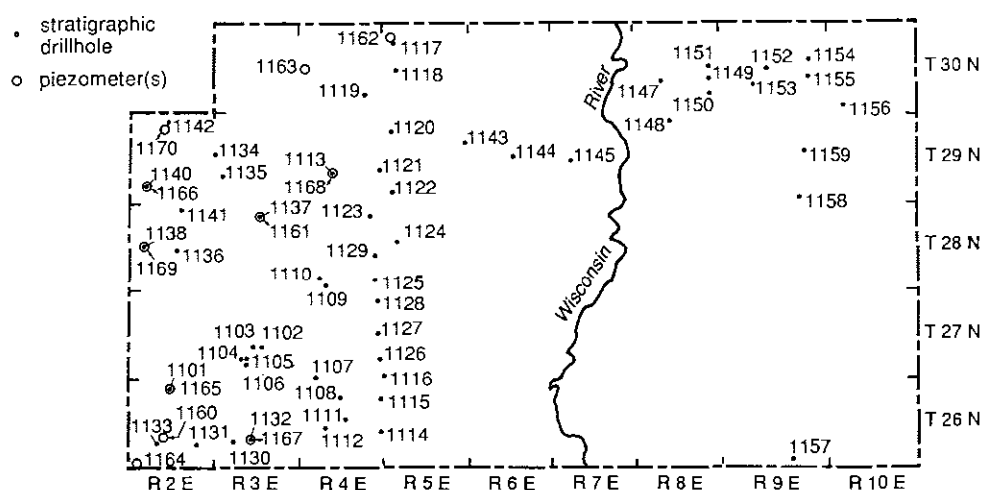


Figure 2. Location of holes drilled to sample sediment and install piezometers.

cludes a 1:100,000 map (the same scale as plate 1).

Cambrian sandstone overlies Precambrian rock in several areas in southern and western Marathon County. Well cemented, medium- to coarse-grained sandstone with ripple-marked bedding planes underlies two prominent hills in T26N, R8E, and crops out in a quarry in SW1/4 sec. 33, T26N, R2E. LaBerge and Myers (1983, p. 67) reported several other exposures of sandstone in the south-central part of the county. Construction logs of some water wells report sandstone in the subsurface in the western part of T28N, R2E; in most of T26N, R2E; and in the southern parts of T26N, R3E, 4E, 5E, 6E, and 7E.

The Cambrian sandstone and later Paleozoic rock, which once were more extensive in central Wisconsin, have mostly been eroded away. A few fragments of oolitic chert found in the central part of the county may be residual from the Ordovician carbonate rock that formerly extended over the area. Little is known about the geologic history of the area for the period between the deposition of the sandstone (about 500 million years ago) and the deposition of the oldest glacial deposits in the area (possibly about 2 million years ago).

The surface of the Precambrian and Cambrian rock has been extensively weathered. In the central part of the county, where Pleistocene sediment is thin or absent, coarse-grained Precambrian rock may be disaggregated to depths of tens of metres (LaBerge and Myers, 1983). The weathering of fine-grained Precambrian and Cambrian

rock produced clay-rich material. This material is a major component of map unit **gu** on plate 1 and is encountered in most drillholes that penetrate to the rock surface in other parts of the county (that is, in areas not shown as map unit **gu**). This clay-rich material was used for making bricks in several parts of the county (Buckley, 1901) and is now used as a low-permeability liner for landfills. The disaggregated coarse-grained rock is used for landscaping and construction material.

Pleistocene geology

The uplands of Marathon County can be divided into five areas that correspond to map units **gu**, **ge**, **gb**, and **gm** on plate 1 and the area east of the Hancock moraine (mainly map units **gh** and **sh**). The Pleistocene material in Marathon County, as in other areas of Wisconsin, has been divided into lithostratigraphic units on the basis of color, grain-size distribution, mineralogy, magnetic susceptibility, and stratigraphic position (fig. 3). (Mickelson and others, 1984; Attig and others, 1988).

Marathon Formation

Marathon Formation, undifferentiated

Material that is included in the Marathon Formation but not designated as a member covers much of central Marathon County (map unit **gu** on

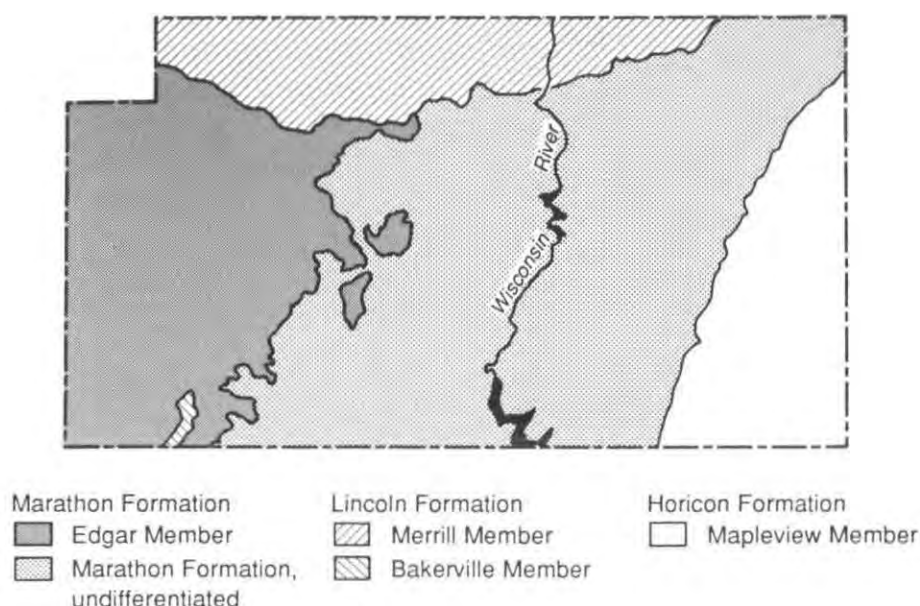


Figure 3. General distribution of lithostratigraphic units in Marathon County.

plate 1). Material included in map unit **gu** overlies Precambrian rock and contains material interpreted to be predominantly hillslope sediment derived from the weathering of Cambrian and Precambrian rock; this unit also includes some glacially transported material. Map unit **gu** is similar to map unit **h** of Clayton (1986) in adjacent Portage County and map unit **hp** of Clayton (in press) in adjacent Wood County.

The thickness of the undifferentiated Marathon Formation is typically about 2 m or less throughout most of central Marathon County but reaches 15 m in places. Throughout the area mapped as **gu**, the surface topography is nearly the same as that of the underlying rock and exposures of Precambrian rock are numerous. In a few places, there are large areas of Precambrian or Cambrian rock (units **PC** and **C** on plate 1). The material included in the undifferentiated Marathon Formation is typically thin and poorly exposed. As a result, it is impossible to separate till from hillslope sediment or residuum. Many of the small exposures that we examined show at least some crude stratification, and the contact with the underlying rock is typically sharp. The sharp contact indicates that although the weathered material is locally derived, it is not in place; the crude stratification indicates that in most places slope processes have mixed and transported the

glacial and residual components of the material shown as map unit **gu** on plate 1.

Map unit **gu** includes the Wausau Member of the Marathon Formation. The Wausau Member, first recognized and informally named the "Wausau drift" by LaBerge and Myers (1983 and earlier progress reports), was later formally named in Mickelson and others (1984). We recognized till-like material, possibly of the Wausau Member, in some areas; however, its extent could not be determined and shown on plate 1. Map unit **gu** also includes small, thin outliers of the Edgar Member of the Marathon Formation in the west-central part of the county. The area mapped as **gu** corresponds approximately to the area interpreted by Weidman (1907) to be unglaciated.

Our eighty samples of undifferentiated material from the Marathon Formation had an average ratio of sand:silt:clay of 39:44:17 for the finer-than-2-mm fraction (fig. 4; table 1). These results are similar to those given by Mode (1976) from 15 Marathon County samples of the Wausau Member of the Marathon Formation; he reported a ratio of sand:silt:clay of 43:34:23. Mickelson (1986) reported a sand:silt:clay ratio of 52:34:14 for till of the Wausau Member in adjacent Langlade County. Our results from the samples of Marathon Formation, undifferentiated, show variability in grain-size distribution (figs. 4 and 5),

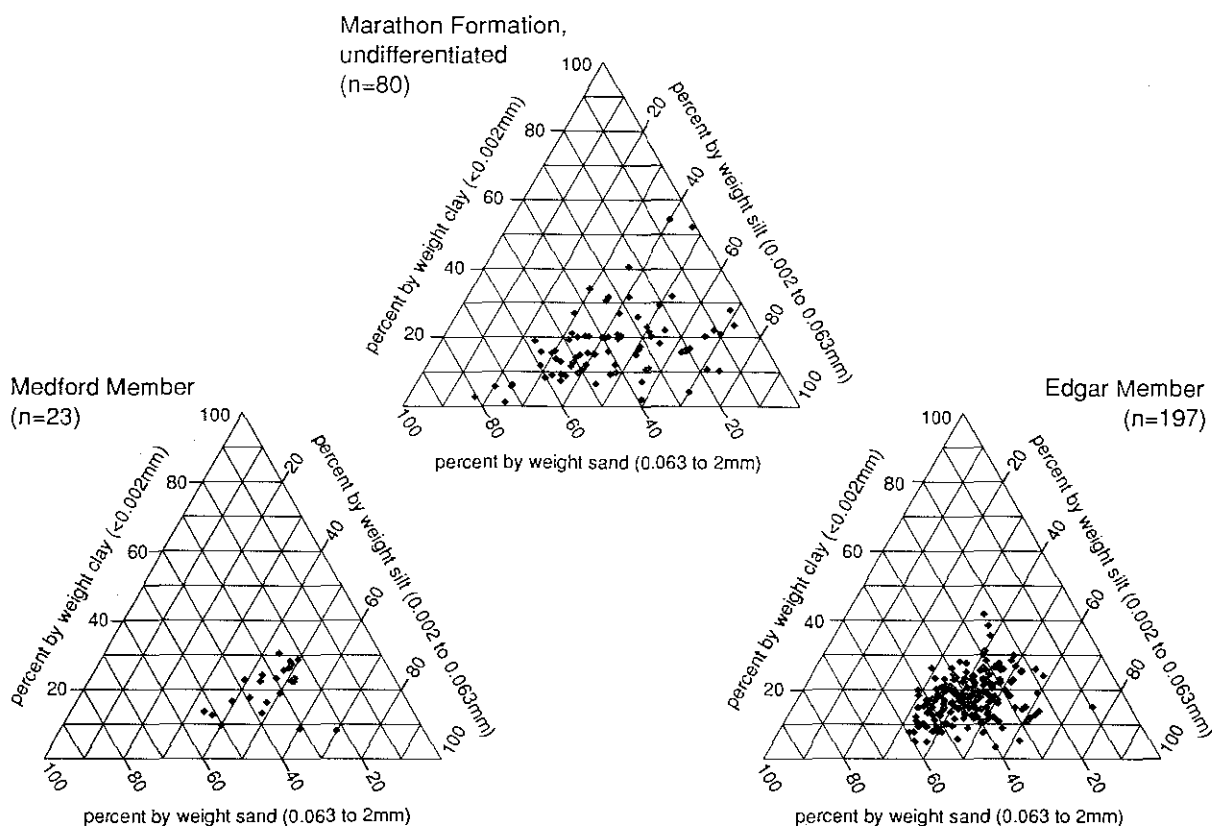


Figure 4. Grain-size distribution of the finer-than-2-mm fraction of samples from the Marathon Formation. The plots showing data for the Edgar and Medford Members show only results from samples of till. The plot for the undifferentiated Marathon Formation includes samples that may be from till, residuum, or hillslope sediment.

Table 1. Summary of the lithologic properties of till units deposited prior to late Wisconsin time. The percentages of sand, silt, and clay have been determined for the finer-than-2-mm fraction of the sample.

Lithostratigraphic unit	Number of samples	Sand (%)	Silt (%)	Clay (%)	Median diameter (mm)	Magnetic susceptibility
Marathon Formation						
Undifferentiated	80	38.7	43.8	17.5	0.043	7.3×10^{-4}
Medford Member	23	32.8	47.1	20.1	0.023	1.4×10^{-3}
Edgar Member	197	39.2	42.9	17.9	0.039	1.3×10^{-3}
Lincoln Formation						
Bakerville Member	8	56.7	30.2	13.1	0.114	1.8×10^{-3}
Merrill Member	11	49.0	38.5	12.5	0.074	1.3×10^{-3}

presumably because several types of sediment are included in the unit. The undifferentiated material in the Marathon Formation is noncalcareous and field color ranges from reddish brown (5YR

4/4) to olive (5Y 4/3). Typically, the material is dark brown or brown (10YR 4/3) to olive brown (2.5Y 4/4). The magnetic susceptibility of samples of the Marathon Formation, undifferentiated,

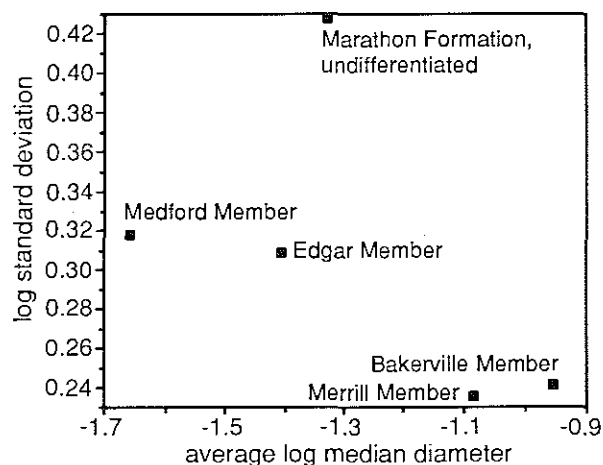


Figure 5. Grain-size variation of the till units deposited prior to late Wisconsin time. The median diameter of a sample is used to characterize grain-size distribution. The diagram shows a plot of the $\log_{10}$ average median diameter of each unit against the $\log_{10}$ standard deviation around that diameter.

ranges from 7.2×10^{-5} to 7.8×10^{-3} (S.I. units); this is the greatest range of any of the units. The median magnetic susceptibility of samples is 7.3×10^{-4} (S.I. units) (see table 1). The variation in magnetic susceptibility is probably related to the characteristics of the underlying rock and the degree of weathering of magnetic minerals.

Till of the Medford Member

The gray, slightly gravelly, silty, calcitic till of the Medford Member of the Marathon Formation (Attig and Muldoon, 1988) is not known to be exposed at the surface in Marathon County. The areal extent of this unit is poorly known. This till unit has been observed in one outcrop along the south bank of the Little Black River in the SE1/4 NE1/4 SE1/4, sec. 3, T30N, R1E in adjacent southeastern Taylor County, and as far west as Gilman in Taylor County. Several drillholes in northwestern Marathon County penetrate till of the Medford Member (WGNHS Geologic Logs MR-1135, MR-1138, MR-1169, MR-1140, and MR-1166; cross-section unit gd on section B-B', plate 1).

Data from drillholes indicate that the till of the Medford Member is typically about 6 m thick. Twenty-three samples of till of the Medford Member showed an average ratio of sand:silt:clay of

33:47:20 for the finer-than-2-mm fraction (figs. 4 and 5; table 1). Coarse sand grains composed of siliceous limestone are common in the Medford Member, and samples of Medford till effervesce strongly when treated with dilute hydrochloric acid. Very coarse sand and pebble-size fragments of limestone in the Medford till contain fossils too poorly preserved to be identified. The limestone fragments are typically leached from the upper several metres of Medford till. In the field this till is typically gray (10YR 3/1 to 2.5Y 5/1), although the color ranges to grayish brown (2.5Y 5/3). Small fragments of gray shale are also quite common in the Medford Member; incorporation of this shale may account for the color of the unit. The median magnetic susceptibility of samples taken from the till of the Medford Member is 1.4×10^{-3} (S.I. units) (see table 1).

Till of the Edgar Member

The till of the Edgar Member of the Marathon Formation (Mode, 1976; Mickelson and others, 1984) underlies much of western Marathon County (map unit ge on plate 1). The landscape underlain by the Edgar till consists of broad uplands and deeply incised valleys. The Edgar till is usually overlain by about 1 m of wind-blown sandy silt. Edgar till is yellowish brown, slightly gravelly, silty, and calcitic. Red and orange iron-oxide staining and black manganese oxide staining are quite common.

The till of the Edgar Member is typically 6 to 15 m thick and in places is up to 25 m thick. The Edgar till thins and becomes patchy eastward; originally this unit extended farther eastward (plate 1). The ratio of sand:silt:clay in the finer-than-2-mm fraction of our 197 samples of Edgar till averaged 39:43:18 (fig. 4; table 1). The till typically contains less than 10 percent gravel-size particles. On the basis of 17 samples from Marathon County, Mode (1976) found an average ratio of sand:silt:clay of 33:43:24. Clayton (in press) reported that the Edgar till in Wood County contains 20 to 55 percent sand, 30 to 45 percent silt, and 10 to 35 percent clay. The median diameter of samples from the Edgar till in Marathon County is variable (fig. 5). Field color is typically dark yellowish brown (10YR 4/4) to brown or dark brown (7.5YR 4/4).

The physical characteristics of the Edgar Member show considerable down-section vari-

**WATER, ELECTRIC, OR JOINT UTILITY
ANNUAL REPORT**

OF

WAUSAU WATER UTILITY

407 GRANT ST
WAUSAU, WI 54403-4737

For the Year Ended: DECEMBER 31, 2019

TO

PUBLIC SERVICE COMMISSION OF WISCONSIN

P.O. Box 7854
Madison, WI 53707-7854
(608) 266-3766

This form is required under Wis. Stat. § 196.07. Failure to file the form by the statutory filing date can result in the imposition of a penalty under Wis. Stat. § 196.66. The penalty which can be imposed by this section of the statutes is a forfeiture of not less than \$25 nor more than \$5,000 for each violation. Each day subsequent to the filing date constitutes a separate and distinct violation. The filed form is available to the public and personally identifiable information may be used for purposes other than those related to public utility regulation.

Filed: 05/28/2020
Refiled: 08/31/2020

Water Service Started Date: 01/01/1885

DNR Public Water System ID: 73701023

Safe Drinking Water Information System (SDWIS) Total Population Served: 39106

I **Valerie Swanborg, City of Wausau Accountant** of **WAUSAU WATER UTILITY**, certify that I am the person responsible for accounts; that I have examined the following report and, to the best of my knowledge, information and belief, it is a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter set forth therein.

Date Signed: **8/31/2020**

Sources of Water Supply - Well Information

- Enter characteristics for each of the utility's functional wells (regardless of whether it is "in service" or not).
- Do not include abandoned wells on this schedule.
- All abandoned wells should be retired from the plant accounts and no longer listed in the utility's annual report.
- Abandoned wells should be permanently filled and sealed per Wisconsin Administrative codes Chapters NR811 and NR812.

Utility Name/ID for Well (a)	DNR Well ID (b)	Depth (feet) (c)	Casing Diameter (inches) (d)	Yield Per Day (gallons) (e)	In Service? (f)	
Well 10	10	164	30	502,178	Yes	1
Well 11	11	165	30	290,336	Yes	2
Well 3	3	100	18	312,020	Yes	3
Well 6	6	100	24	443,083	Yes	4
Well 7	7	100	24	232,668	Yes	5
Well 9	9	100	20	119,407	Yes	6
				1,899,692		7

Meters

- Include in Columns (b-f) meters in stock as well as those in service.
- Report in Column (c) all meters purchased during the year and in Column (d) all meters junked, sold or otherwise permanently retired during the year.
- Use Column (e) to show correction to previously reported meter count because of inventory or property record corrections
- Totals by size in Column (f) should equal same size totals in Column (s).
- Explain all reported adjustments as schedule footnote.
- Do not include station meters in the meter inventory used to complete these tables.

Number of Utility-Owned Meters

Classification of All Meters at End of Year by Customers

Size of Meter	First of Year	Added During Year	Retired During Year	Adjust. Increase or Decrease	End of Year	Tested During Year	Residential	Commercial	Industrial	Public Authority	Multifamily Residential	Irrigation	Wholesale	Inter-Departmental	Utility Use	Additional Meters	In Stock	Total	
(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)	(k)	(l)	(m)	(n)	(o)	(p)	(q)	(r)	(s)	
5/8	13,829	5	844	6	12,996	846	11,831	499	9	15	48	201					393	12,996	1
3/4	2,348	98	125	3	2,324	125	1,803	218	18	5	23	89					168	2,324	2
1	708		43	(1)	664	43	161	240	13	8	27	65					150	664	3
1 1/2	309	18	41		286	74	7	178	14	12	22	27					26	286	4
2	242	12	38	2	218	54		113	10	32	5	22					36	218	5
3	52	2	1	(1)	52	1		24	4	15	3	2					4	52	6
4	41	1	1	1	42	0		15	7	13	1	2					4	42	7
6	6				6	6		2	3								1	6	8
8	1				1	1				1								1	9
Total	17,536	136	1,093	10	16,589	1,150	13,802	1,289	78	101	129	408					782	16,589	10

**WATER, ELECTRIC, OR JOINT UTILITY
ANNUAL REPORT**

OF

MAINE WATER UTILITY

6111 N 44TH AVE
WAUSAU, WI 54401

For the Year Ended: DECEMBER 31, 2019

TO

PUBLIC SERVICE COMMISSION OF WISCONSIN

P.O. Box 7854
Madison, WI 53707-7854
(608) 266-3766

This form is required under Wis. Stat. § 196.07. Failure to file the form by the statutory filing date can result in the imposition of a penalty under Wis. Stat. § 196.66. The penalty which can be imposed by this section of the statutes is a forfeiture of not less than \$25 nor more than \$5,000 for each violation. Each day subsequent to the filing date constitutes a separate and distinct violation. The filed form is available to the public and personally identifiable information may be used for purposes other than those related to public utility regulation.

Filed: 07/06/2020

Water Service Started Date: 10/01/2018

DNR Public Water System ID: 73701078

Safe Drinking Water Information System (SDWIS) Total Population Served: 140

I **Keith Rusch, Village Administrator** of **MAINE WATER UTILITY**, certify that I am the person responsible for accounts; that I have examined the following report and, to the best of my knowledge, information and belief, it is a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter set forth therein.

Date Signed: **6/30/2020**

Meters

- Include in Columns (b-f) meters in stock as well as those in service.
- Report in Column (c) all meters purchased during the year and in Column (d) all meters junked, sold or otherwise permanently retired during the year.
- Use Column (e) to show correction to previously reported meter count because of inventory or property record corrections
- Totals by size in Column (f) should equal same size totals in Column (s).
- Explain all reported adjustments as schedule footnote.
- Do not include station meters in the meter inventory used to complete these tables.

Number of Utility-Owned Meters

Classification of All Meters at End of Year by Customers

Size of Meter (a)	First of Year (b)	Added During Year (c)	Retired During Year (d)	Adjust. Increase or Decrease (e)	End of Year (f)	Tested During Year (g)	Residential (h)	Commercial (i)	Industrial (j)	Public Authority (k)	Multifamily Residential (l)	Irrigation (m)	Wholesale (n)	Inter-Departmental (o)	Utility Use (p)	Additional Meters (q)	In Stock (r)	Total (s)		
3/4	78				78	0	60	11	2	2								3	78	1
1 1/2	8				8	0		8											8	2
3	1				1	0				1									1	3
6	1				1	0								1					1	* 4
10	1				1	0											1	1	1	* 5
12	1				1	0											1	1	1	* 6
Total	90				90	0	60	19	2	3				1			5	90		7

1. Indicate your residential meter replacement schedule:

- ☒ Meters tested once every 10 years and replaced as needed
 All meters replaced within 20 years of installation
 Other schedule as approved by PSC

2. Indicate the method(s) used to read customer meters

- ☒ Manually - inside the premises or remote register (# of meter: 90)
 Automatic meter reading (AMR), drive or walk by technology, wand or touchpad
 Advanced Metering Infrastructure (AMI) - fixed network
 Other

**WATER, ELECTRIC, OR JOINT UTILITY
ANNUAL REPORT**

OF

ROTHSCHILD MUNICIPAL WATER UTILITY

211 GRAND AVE
ROTHSCHILD, WI 54474

For the Year Ended: DECEMBER 31, 2019

TO

PUBLIC SERVICE COMMISSION OF WISCONSIN

P.O. Box 7854
Madison, WI 53707-7854
(608) 266-3766

This form is required under Wis. Stat. § 196.07. Failure to file the form by the statutory filing date can result in the imposition of a penalty under Wis. Stat. § 196.66. The penalty which can be imposed by this section of the statutes is a forfeiture of not less than \$25 nor more than \$5,000 for each violation. Each day subsequent to the filing date constitutes a separate and distinct violation. The filed form is available to the public and personally identifiable information may be used for purposes other than those related to public utility regulation.

Filed: 06/01/2020

Water Service Started Date: 07/23/1947

DNR Public Water System ID: 73701617

Safe Drinking Water Information System (SDWIS) Total Population Served: 3190

I **Gary Olsen, Village Administrator** of **ROTHSCHILD MUNICIPAL WATER UTILITY**, certify that I am the person responsible for accounts; that I have examined the following report and, to the best of my knowledge, information and belief, it is a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter set forth therein.

Date Signed: **5/31/2020**

Sources of Water Supply - Well Information

- Enter characteristics for each of the utility's functional wells (regardless of whether it is "in service" or not).
- Do not include abandoned wells on this schedule.
- All abandoned wells should be retired from the plant accounts and no longer listed in the utility's annual report.
- Abandoned wells should be permanently filled and sealed per Wisconsin Administrative codes Chapters NR811 and NR812.

Utility Name/ID for Well (a)	DNR Well ID (b)	Depth (feet) (c)	Casing Diameter (inches) (d)	Yield Per Day (gallons) (e)	In Service? (f)	
WELL E KORT	#6	78	20	1,368,000	Yes	1
WELL KORT ST & W GRAND AVE	#3	89	24	1,144,000	Yes	2
WELL PARK ST	#4	75	20	1,548,000	Yes	3
WELL W GRAND AVE	#5	65	14	720,000	Yes	4
				4,780,000		5

Meters

- Include in Columns (b-f) meters in stock as well as those in service.
- Report in Column (c) all meters purchased during the year and in Column (d) all meters junked, sold or otherwise permanently retired during the year.
- Use Column (e) to show correction to previously reported meter count because of inventory or property record corrections
- Totals by size in Column (f) should equal same size totals in Column (s).
- Explain all reported adjustments as schedule footnote.
- Do not include station meters in the meter inventory used to complete these tables.

Number of Utility-Owned Meters

Classification of All Meters at End of Year by Customers

Size of Meter	First of Year	Added During Year	Retired During Year	Adjust. Increase or Decrease	End of Year	Tested During Year	Residential	Commercial	Industrial	Public Authority	Multifamily Residential	Irrigation	Wholesale	Inter-Departmental	Utility Use	Additional Meters	In Stock	Total	
(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)	(k)	(l)	(m)	(n)	(o)	(p)	(q)	(r)	(s)	
5/8	213		68		145	0	145											145	1
3/4	1,018	72	4		1,086	55	969	102	8	5	2							1,086	2
1	37				37	5		21	6	3	7							37	3
1 1/2	35	4	4		35	1		19	5	6	5							35	4
2	29				29	3		15	7	5	2							29	5
3	9				9	7		3	6									9	6
4	4				4	2		3	1									4	7
6	1				1	1			1									1	8
Total	1,346	76	76		1,346	74	1,114	163	34	19	16							1,346	9

1. Indicate your residential meter replacement schedule:

- ☒ Meters tested once every 10 years and replaced as needed
 All meters replaced within 20 years of installation
 Other schedule as approved by PSC

2. Indicate the method(s) used to read customer meters

- Manually - inside the premises or remote register
☒ Automatic meter reading (AMR), drive or walk by technology, wand or touchpad (# of meter: 1346)
 Advanced Metering Infrastructure (AMI) - fixed network
 Other

**WATER, ELECTRIC, OR JOINT UTILITY
ANNUAL REPORT**

OF

SCHOFIELD MUNICIPAL WATER AND SEWER UTILITY

200 PARK ST
SCHOFIELD, WI 54476-1164

For the Year Ended: DECEMBER 31, 2019

TO

PUBLIC SERVICE COMMISSION OF WISCONSIN

P.O. Box 7854
Madison, WI 53707-7854
(608) 266-3766

This form is required under Wis. Stat. § 196.07. Failure to file the form by the statutory filing date can result in the imposition of a penalty under Wis. Stat. § 196.66. The penalty which can be imposed by this section of the statutes is a forfeiture of not less than \$25 nor more than \$5,000 for each violation. Each day subsequent to the filing date constitutes a separate and distinct violation. The filed form is available to the public and personally identifiable information may be used for purposes other than those related to public utility regulation.

Filed: 03/30/2020

Water Service Started Date: 03/09/1940

DNR Public Water System ID: 73701628

Safe Drinking Water Information System (SDWIS) Total Population Served: 2117

I **Mark Thuot, Public Works Director** of **SCHOFIELD MUNICIPAL WATER AND SEWER UTILITY**, certify that I am the person responsible for accounts; that I have examined the following report and, to the best of my knowledge, information and belief, it is a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter set forth therein.

Date Signed: **3/14/2020**

Sources of Water Supply - Well Information

- Enter characteristics for each of the utility's functional wells (regardless of whether it is "in service" or not).
- Do not include abandoned wells on this schedule.
- All abandoned wells should be retired from the plant accounts and no longer listed in the utility's annual report.
- Abandoned wells should be permanently filled and sealed per Wisconsin Administrative codes Chapters NR811 and NR812.

Utility Name/ID for Well (a)	DNR Well ID (b)	Depth (feet) (c)	Casing Diameter (inches) (d)	Yield Per Day (gallons) (e)	In Service? (f)	
1959 DRILLED SPRING STREET	NO 2	100	28	1,080,000	Yes	1
1971 DRILLED GROSSMAN	NO 3	100	20	936,000	Yes	2
1982 DRILLED PARK	NO 4	80	20	1,152,000	Yes	3
				3,168,000		4

Meters

- Include in Columns (b-f) meters in stock as well as those in service.
- Report in Column (c) all meters purchased during the year and in Column (d) all meters junked, sold or otherwise permanently retired during the year.
- Use Column (e) to show correction to previously reported meter count because of inventory or property record corrections
- Totals by size in Column (f) should equal same size totals in Column (s).
- Explain all reported adjustments as schedule footnote.
- Do not include station meters in the meter inventory used to complete these tables.

Number of Utility-Owned Meters

Classification of All Meters at End of Year by Customers

Size of Meter	First of Year	Added During Year	Retired During Year	Adjust. Increase or Decrease	End of Year	Tested During Year	Residential	Commercial	Industrial	Public Authority	Multifamily Residential	Irrigation	Wholesale	Inter-Departmental	Utility Use	Additional Meters	In Stock	Total	
(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)	(k)	(l)	(m)	(n)	(o)	(p)	(q)	(r)	(s)	
5/8	995	25	23	(1)	996	0	841	100	39	3	6					7		996	1
3/4	32		2	(1)	29	0	21	7	1									29	2
1	51		3		48	0	7	19	14	2	3					3		48	3
1 1/2	32		2	2	32	23	1	15	6	3	5					2		32	4
2	29	2	3		28	15		14	12	1	1							28	5
3	7			1	8	5			7							1		8	6
4	2				2	1			2									2	7
6	1				1	1			1									1	8
Total	1,149	27	33	1	1,144	45	870	155	82	9	15					13		1,144	9

1. Indicate your residential meter replacement schedule:

- ☒ Meters tested once every 10 years and replaced as needed
 All meters replaced within 20 years of installation
 Other schedule as approved by PSC

2. Indicate the method(s) used to read customer meters

- ☒ Manually - inside the premises or remote register (# of meter: 45)
 Automatic meter reading (AMR), drive or walk by technology, wand or touchpad
 Advanced Metering Infrastructure (AMI) - fixed network
 Other

**WATER, ELECTRIC, OR JOINT UTILITY
ANNUAL REPORT**

OF

RIB MOUNTAIN SAN DIST

224505 LILAC AV
WAUSAU, WI 54401-7611

For the Year Ended: DECEMBER 31, 2019

TO

PUBLIC SERVICE COMMISSION OF WISCONSIN

P.O. Box 7854
Madison, WI 53707-7854
(608) 266-3766

This form is required under Wis. Stat. § 196.07. Failure to file the form by the statutory filing date can result in the imposition of a penalty under Wis. Stat. § 196.66. The penalty which can be imposed by this section of the statutes is a forfeiture of not less than \$25 nor more than \$5,000 for each violation. Each day subsequent to the filing date constitutes a separate and distinct violation. The filed form is available to the public and personally identifiable information may be used for purposes other than those related to public utility regulation.

Filed: 03/16/2020

Water Service Started Date: 06/28/1984

DNR Public Water System ID: 73706600

Safe Drinking Water Information System (SDWIS) Total Population Served: 5850

I **Michael Heyroth, Director** of **RIB MOUNTAIN SAN DIST**, certify that I am the person responsible for accounts; that I have examined the following report and, to the best of my knowledge, information and belief, it is a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter set forth therein.

Date Signed: **3/13/2020**

Sources of Water Supply - Well Information

- Enter characteristics for each of the utility's functional wells (regardless of whether it is "in service" or not).
- Do not include abandoned wells on this schedule.
- All abandoned wells should be retired from the plant accounts and no longer listed in the utility's annual report.
- Abandoned wells should be permanently filled and sealed per Wisconsin Administrative codes Chapters NR811 and NR812.

Utility Name/ID for Well (a)	DNR Well ID (b)	Depth (feet) (c)	Casing Diameter (inches) (d)	Yield Per Day (gallons) (e)	In Service? (f)	
WELL #1	VX778	90	14	684,000	Yes	1
WELL #2	DG454	90	16	720,000	Yes	2
WELL #3	DG455	90	16	540,000	Yes	3
WELL #4	MZ701	80	20	360,000	Yes	4
				2,304,000		5

Meters

- Include in Columns (b-f) meters in stock as well as those in service.
- Report in Column (c) all meters purchased during the year and in Column (d) all meters junked, sold or otherwise permanently retired during the year.
- Use Column (e) to show correction to previously reported meter count because of inventory or property record corrections
- Totals by size in Column (f) should equal same size totals in Column (s).
- Explain all reported adjustments as schedule footnote.
- Do not include station meters in the meter inventory used to complete these tables.

Number of Utility-Owned Meters

Classification of All Meters at End of Year by Customers

Size of Meter (a)	First of Year (b)	Added During Year (c)	Retired During Year (d)	Adjust. Increase or Decrease (e)	End of Year (f)	Tested During Year (g)	Residential (h)	Commercial (i)	Industrial (j)	Public Authority (k)	Multifamily Residential (l)	Irrigation (m)	Wholesale (n)	Inter-Departmental (o)	Utility Use (p)	Additional Meters (q)	In Stock (r)	Total (s)		
1/2	2,369	43	27		2,385	0	2,238	134		3								10	2,385	1
1	70				70	0	17	46		4	1							2	70	2
1 1/2	35	2			37	6	1	29		4	2							1	37	3
2	27	1	1		27	4		21		5	1								27	4
3	5				5	1		4		1									5	5
4	1				1	0		1											1	6
Total	2,507	46	28		2,525	11	2,256	235		17	4							13	2,525	7

1. Indicate your residential meter replacement schedule:

Meters tested once every 10 years and replaced as needed

☒ All meters replaced within 20 years of installation

Other schedule as approved by PSC

2. Indicate the method(s) used to read customer meters

☒ Manually - inside the premises or remote register (# of meter: 2512)☒ Automatic meter reading (AMR), drive or walk by technology, wand or touchpad (# of meter: 14)

Advanced Metering Infrastructure (AMI) - fixed network

Other

**WATER, ELECTRIC, OR JOINT UTILITY
ANNUAL REPORT**

OF

WESTON WATER UTILITY

5500 SCHOFIELD AVE
SCHOFIELD, WI 54476-4333

For the Year Ended: DECEMBER 31, 2019

TO

PUBLIC SERVICE COMMISSION OF WISCONSIN

P.O. Box 7854
Madison, WI 53707-7854
(608) 266-3766

This form is required under Wis. Stat. § 196.07. Failure to file the form by the statutory filing date can result in the imposition of a penalty under Wis. Stat. § 196.66. The penalty which can be imposed by this section of the statutes is a forfeiture of not less than \$25 nor more than \$5,000 for each violation. Each day subsequent to the filing date constitutes a separate and distinct violation. The filed form is available to the public and personally identifiable information may be used for purposes other than those related to public utility regulation.

Filed: 05/08/2020

Water Service Started Date: 08/01/1968

DNR Public Water System ID: 73701639

Safe Drinking Water Information System (SDWIS) Total Population Served: 15045

I **Jessica Trautman, Finance Director** of **WESTON WATER UTILITY**, certify that I am the person responsible for accounts; that I have examined the following report and, to the best of my knowledge, information and belief, it is a correct statement of the business and affairs of said utility for the period covered by the report in respect to each and every matter set forth therein.

Date Signed: **5/8/2020**

Sources of Water Supply - Well Information

- Enter characteristics for each of the utility's functional wells (regardless of whether it is "in service" or not).
- Do not include abandoned wells on this schedule.
- All abandoned wells should be retired from the plant accounts and no longer listed in the utility's annual report.
- Abandoned wells should be permanently filled and sealed per Wisconsin Administrative codes Chapters NR811 and NR812.

Utility Name/ID for Well (a)	DNR Well ID (b)	Depth (feet) (c)	Casing Diameter (inches) (d)	Yield Per Day (gallons) (e)	In Service? (f)	
ALTA VERDE	1	78	12	864,000	Yes	1
BLOEDEL	5	85	20	1,296,000	Yes	2
FOREMOST	2	70	16	1,000,000	Yes	3
MESKER	3	92	20	1,440,000	Yes	4
RIPPLING CREEK	6	111	16	812,000	Yes	5
STERNBERG	4	83	20	1,440,000	Yes	6
				6,852,000		7

Meters

- Include in Columns (b-f) meters in stock as well as those in service.
- Report in Column (c) all meters purchased during the year and in Column (d) all meters junked, sold or otherwise permanently retired during the year.
- Use Column (e) to show correction to previously reported meter count because of inventory or property record corrections
- Totals by size in Column (f) should equal same size totals in Column (s).
- Explain all reported adjustments as schedule footnote.
- Do not include station meters in the meter inventory used to complete these tables.

Number of Utility-Owned Meters

Classification of All Meters at End of Year by Customers

Size of Meter	First of Year	Added During Year	Retired During Year	Adjust. Increase or Decrease	End of Year	Tested During Year	Residential	Commercial	Industrial	Public Authority	Multifamily Residential	Irrigation	Wholesale	Inter-Departmental	Utility Use	Additional Meters	In Stock	Total		
(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)	(k)	(l)	(m)	(n)	(o)	(p)	(q)	(r)	(s)		
5/8	10	4			14	0	12	2										14	*	1
3/4	5,286	122			5,408	13	5,029	335	18	15	10						1	5,408	*	2
1	185	11	11		185	0	12	71	14	4	73						11	185	*	3
1 1/2	152	16	0		168	39	1	36	11	14	91						15	168	*	4
2	56	6	9		53	7		29	2	10	6						6	53	*	5
3	15	4			19	4		6	3	3	4						3	19	*	6
4	6	1	2		5	1		1		3							1	5	*	7
6	1	2	0		3	3			1		1						1	3	*	8
Total	5,711	166	22		5,855	67	5,054	480	49	49	185						38	5,855		9

1. Indicate your residential meter replacement schedule:

Meters tested once every 10 years and replaced as needed

☒ All meters replaced within 20 years of installation

Other schedule as approved by PSC

2. Indicate the method(s) used to read customer meters

☒ Manually - inside the premises or remote register (# of meter: 6)

Automatic meter reading (AMR), drive or walk by technology, wand or touchpad

☒ Advanced Metering Infrastructure (AMI) - fixed network (# of meter: 5811)

Other

PWS Name	MAINE WATER UTILITY
----------	---------------------

Detected VOCs (ug/L)	Year			
	1996	1995	1994	1993
Sample Location				
200				
BROMODICHLOROMETHANE	0.82	0.93		3.6
CHLOROFORM	81.8	64	34.9	200
TTHM	82.62	64.93		203.6

PWS Name	ROTHSCHILD WATERWORKS
----------	-----------------------

Detected VOCs (ug/L)	Year												
	2020	2019	2018	2017	2016	2015	2014	2013	2012	1999	1997	1996	1995
Sample Location													
6													
BROMODICHLOROMETHANE		1.2		0.23	0.39								
BROMOFORM		0.36											
CHLOROFORM		1.5	0.53	0.33	1.4								
DIBROMOCHLOROMETHANE		1.1			0.26								
TETRACHLOROETHYLENE			0.45										
200													
BROMODICHLOROMETHANE		2.4	2.1	3	3.8	2.1	3.7	5	3.4	0.635	0.85	1.04	1.88
BROMOFORM		0.59	0.89		0.68	0.4		0.43	0.2	0.403			0.62
CHLOROFORM		1.8	0.95	3.2	3	2	7.1	4.8	4.1	0.175		0.552	1.09
DIBROMOCHLOROMETHANE		2.9	3.2	2.5	3.6	2.2	1.3	3.3	1.9	1.21	1.27	1.72	2.1
DICHLOROMETHANE										1.22	2.33		
TETRACHLOROETHYLENE				0.41		0.2				0.44			
TTHM										2.423	2.12	3.312	5.41

PWS Name SCHOFIELD WATERWORKS

Detected VOCs (ug/L)	Year																													
	2020	2019	2018	2017	2016	2015	2014	2013	2012	2008	2007	2005	2004	2003	2002	2001	2000	1999	1998	1997	1996	1995	1994	1993	1992	1991	1990	1988	1987	1984
Sample Location																														
2																														
1,1,1-TRICHLOROETHANE												0.228	0.211	0.282	0.408	0.2	0.329		1.08	0.8	1.9		4.2	6.7	5.73	13.9	12.9	2.8		
BROMODICHLOROMETHANE			0.8		0.64	0.19	0.25																							
BROMOFORM			1.1		0.77																									
CHLOROFORM			0.44	0.32	0.76	0.4	0.34																							
DIBROMOCHLOROMETHANE			1.5		1.1	0.17	0.25																							
DICHLOROMETHANE																	2.85													
TETRACHLOROETHYLENE															0.144															
TRICHLOROETHYLENE															0.203										1.6					
3																														
BROMODICHLOROMETHANE	0.5	0.86		0.36	0.62	1.2	1.1		0.71																					
BROMOFORM	0.76	0.46	0.38	0.87	0.9	1.1	1		0.97																					
CHLOROFORM	0.65	0.72			0.27	0.49	0.38	0.21	0.25																					
DIBROMOCHLOROMETHANE	0.84	1.1	0.44	0.8	1.3	2	1.9		1.4																					
ETHYLBENZENE							0.34																							
TOLUENE							0.3																							
XYLENES, TOTAL							2.5																							
4																														
1,1,1-TRICHLOROETHANE										0.29	0.22			0.126	0.205	0.35	0.756	1.01			0.67				1.2	2.4				
1,1-DICHLOROETHANE																		0.669												
BROMODICHLOROMETHANE	0.46		1.9																											
BROMOFORM	0.57		0.74																											
CHLOROFORM			1.4		0.71																									
DIBROMOCHLOROMETHANE	0.89		2.1						0.29																					
DICHLOROMETHANE																	5.43													
99																														
1,1,1-TRICHLOROETHANE															0.21	0.27	0.63	0.682	0.564		2.78	4.4	2.3	7.8	37.5	4.92				1
1,1-DICHLOROETHYLENE																									3.6					
1,2,4-TRICHLOROBENZENE																						0.21								
BROMOFORM																						0.9								
CHLOROFORM																										1.1				
DICHLOROMETHANE																	4.07				0.57									
TETRACHLOROETHYLENE															0.144	0.16		0.198			1.03	0.9	1.1		0.4	1.38		6.3	6.6	
TRANS-1,2-DICHLOROETHYLENE																														2.4
TRICHLOROETHYLENE															0.203	0.23		0.212				1.36	0.783	1.3	1.76	2.3	3.66			26
TTHM																					0.9				1.1					

PWS Name	RIB MOUNTAIN SANITARY DIST
----------	----------------------------

Detected VOCs (ug/L)	Year							
	2020	2017	2014	1999	1995	1993	1992	1986
Sample Location								
1								
BROMODICHLOROMETHANE	1.7		0.64	0.074		0.7		
BROMOFORM						0.3		
CHLOROFORM	3.2		1	0.15		0.6		1.9
DIBROMOCHLOROMETHANE	1.3		0.4			0.6		
TRICHLOROETHYLENE				0.175				
TTHM				0.224		2.2		1.9
2								
1,1,1-TRICHLOROETHANE							0.5	
BROMODICHLOROMETHANE		0.96		0.067	1.48	2.3	1.5	
BROMOFORM						0.4		
CHLOROFORM		1.9	0.34	0.133	2.19	4	2.5	
DIBROMOCHLOROMETHANE		0.66			0.7	1.6	1.5	
TTHM				0.2	4.37	8.3	5.5	
3								
1,1,1-TRICHLOROETHANE						0.1		
CHLOROFORM					4.21			
TTHM					4.21			
4								
DICHLORODIFLUOROMETHANE		0.39						

WI DNR Bureau of Drinking Water
and Groundwater

Public Drinking Water System Data

Reference 19
Page 6 of 6

PWS Name		WESTON MUNICIPAL UTILITIES																											
Detected VOCs (ug/L)		Year																											
		2020	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010	2009	2008	2007	2006	2005	2004	2000	1999	1996	1995	1994	1993	1990	1989	1986	1985	
Sample Location																													
1																													
1,1,1-TRICHLOROETHANE																													
1,2,3-TRICHLOROPROPANE																													
1,2-DICHLOROETHANE																													
BROMODICHLOROMETHANE		4.2		3.1				1.9		0.75											0.2								
BROMOFORM		0.98			0.61			0.63																					
CHLOROFORM		4.4			4.8			2.8		1.1							0.31			0.294				0.6	0.7				
CHLOROMETHANE (METHYLCHLORIDE)																													
DIBROMOCHLOROMETHANE		4.4			2.8			2.2		0.43											2.5								
DICHLOROMETHANE																													
P-DICHLOROBENZENE																													
TTHM																													
2																													
BROMODICHLOROMETHANE		0.91			0.8			0.49																					
BROMOFORM																													
CHLOROFORM		1			2.5			0.56		0.28				0.64															
DIBROMOCHLOROMETHANE		0.9			0.86			0.68																					
4																													
CHLOROMETHANE (METHYLCHLORIDE)																													
DICHLOROMETHANE																													
P-DICHLOROBENZENE																													
5																													
1,1,1-TRICHLOROETHANE																													
BROMODICHLOROMETHANE																													
BROMOFORM																													
CHLOROFORM																													
CHLOROMETHANE (METHYLCHLORIDE)																													
DIBROMOCHLOROMETHANE																													
TTHM																													
6																													
BROMODICHLOROMETHANE																													
BROMOFORM																													
CHLOROFORM																													
DIBROMOCHLOROMETHANE																													
ETHYLBENZENE																													
98																													
1,1,1-TRICHLOROETHANE																													
BENZENE																													
BROMODICHLOROMETHANE																													
BROMOFORM																													
CHLOROFORM																													
DIBROMOCHLOROMETHANE																													
DICHLOROMETHANE																													
ETHYLBENZENE																													
TETRACHLOROETHYLENE																													
TOLUENE																													
TTHM																													
XYLENES, TOTAL																													
99																													
1,2-DICHLOROETHANE																													
BENZENE																													
DICHLOROMETHANE																													
P-DICHLOROBENZENE																													
TETRACHLOROETHYLENE																													
TRICHLOROETHYLENE																													
200																													
BROMODICHLOROMETHANE		0.81	0.75	0.88	0.76	0.68	0.57	1.1	0.32	0.39			0.44			0.129	0.541												
BROMOFORM																													
CHLOROFORM																													
CHLOROMETHANE (METHYLCHLORIDE)																													
DIBROMOCHLOROMETHANE		0.92	0.72	0.85	0.84	0.82	0.65	1.2	0.33	0.47	0.62	0.57	0.81	0.81		0.16	0.679												
TTHM																													

PHONE LOG/MEMORANDUM

DATE: 12/3/2020

FILE REF: Undeveloped Rosemurgy Property

TO: Jeffery E. Smail

FROM: Matthew Vitale

SUBJECT: Schofield Waterworks PWS

CONVERSATION SUMMARY:

M.V.: I am preparing a Preliminary Assessment for a contaminated site in Wausau and need some information on the city's public water system. From the PSC annual report, there are 3 wells. Are all the wells "blended" or do certain wells service certain areas of the city?

J.S.: All the wells are combined before distribution.

M.V.: Are all the wells in operation or are any used only for backup purposes?

J.S.: We have not been using Well 3. The other two are in consistent use.

Matthew Vitale

PHONE LOG/MEMORANDUM

DATE: 12/3/2020

FILE REF: Undeveloped Rosemurgy Property

TO: John A. Borth

FROM: Matthew Vitale

SUBJECT: Weston Waterworks PWS

CONVERSATION SUMMARY:

M.V.: I am preparing a Preliminary Assessment for a contaminated site in Wausau and need some information on the village's public water system. From the PSC annual report, there are 6 wells. Are all the wells "blended" or do certain wells service certain areas of the village.

J.B.: The well, "Foremost" is a self stander. The other wells are connected.

M.V.: Are all the wells in operation or are any used only for backup purposes?

J.B: No, all wells are in operation.

Matthew Vitale

Vitale, Matthew J - DNR

From: John Borth <jborth@westonwi.gov>
Sent: Friday, December 4, 2020 6:54 AM
To: Vitale, Matthew J - DNR
Subject: RE: Weston Waterworks well Information follow-up

The Foremost Well has only two customers, Kerry Farms and Rib Mountain Metro Sanitary District(2001 Aster Rd.)

Sent from [Mail](#) for Windows 10

From: [Vitale, Matthew J - DNR](#)
Sent: Thursday, December 3, 2020 4:11 PM
To: [John Borth](#)
Subject: Weston Waterworks well Information follow-up

John,

Thank you for taking my call today about the Weston municipal wells. I have a follow-up questions about the Foremost well that you said is separate from the rest of the wells.

Could you tell me the service area of the well, and/or an approximate number of residential connections it serves?

I am trying to estimate the total residential population served by the rest of the system because two wells (Alta Verde and Bloedel) are within 4 miles of my environmental remediation site.

-Matt Vitale

We are committed to service excellence.

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

Matthew Vitale

Pronouns: He/Him/His

Hydrogeologist - Remediation and Redevelopment Program
Wisconsin Department of Natural Resources
1300 W Clairemont Ave

Eau Claire, WI 54701

Soil Map—Marathon County, Wisconsin
(Undeveloped Rosemurgy Property)

Soil Map—Marathon County, Wisconsin
(Undeveloped Rosemurgy Property)

MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

 Soil Map Unit Polygons

 Soil Map Unit Lines

 Soil Map Unit Points

Special Point Features



Blowout



Borrow Pit



Clay Spot



Closed Depression



Gravel Pit



Gravelly Spot



Landfill



Lava Flow



Marsh or swamp



Mine or Quarry



Miscellaneous Water



Perennial Water



Rock Outcrop



Saline Spot



Sandy Spot



Severely Eroded Spot



Sinkhole



Slide or Slip



Sodic Spot



Spoil Area



Stony Spot



Very Stony Spot



Wet Spot



Other



Special Line Features

Water Features



Streams and Canals

Transportation



Rails



Interstate Highways



US Routes



Major Roads



Local Roads

Background



Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service

Web Soil Survey URL:

Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Marathon County, Wisconsin

Survey Area Data: Version 18, Jun 8, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Apr 28, 2011—Nov 2, 2016

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
UoB	Udorthents, loamy, gently sloping	0.9	100.0%
Totals for Area of Interest		0.9	100.0%

Marathon County, Wisconsin

UoB—Udorthents, loamy, gently sloping

Map Unit Setting

National map unit symbol: ggxx

Elevation: 800 to 2,000 feet

Mean annual precipitation: 28 to 40 inches

Mean annual air temperature: 46 to 54 degrees F

Frost-free period: 170 to 200 days

Farmland classification: Not prime farmland

Map Unit Composition

Udorthents, loamy, and similar soils: 100 percent

Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Udorthents, Loamy

Typical profile

H1 - 0 to 60 inches: fine sandy loam

Properties and qualities

Slope: 0 to 6 percent

Depth to restrictive feature: More than 80 inches

Drainage class: Well drained

Runoff class: High

Capacity of the most limiting layer to transmit water

(Ksat): Moderately high to high (0.57 to 5.95 in/hr)

Depth to water table: More than 80 inches

Frequency of flooding: None

Frequency of ponding: None

Available water capacity: Moderate (about 6.6 inches)

Interpretive groups

Land capability classification (irrigated): None specified

Land capability classification (nonirrigated): 6s

Hydrologic Soil Group: A

Forage suitability group: Mod AWC, adequately drained

(G090BY005WI)

Other vegetative classification: Mod AWC, adequately drained

(G090BY005WI)

Hydric soil rating: No

Data Source Information

Soil Survey Area: Marathon County, Wisconsin

Survey Area Data: Version 18, Jun 8, 2020

National Flood Hazard Layer FIRMette



89°37'59"W 44°57'33"N



0 250 500 1,000 1,500 2,000 Feet 1:6,000

Basemap: USGS National Map: Orthoimagery: Data refreshed October, 2020

Legend Reference 25

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS		Without Base Flood Elevation (BFE) Zone A, V, A99
		With BFE or Depth Zone AE, AO, AH, VE, AR
		Regulatory Floodway
OTHER AREAS OF FLOOD HAZARD		0.2% Annual Chance Flood Hazard, Area of 1% annual chance flood with average depth less than one foot or with drainage area of less than one square mile Zone X
		Future Conditions 1% Annual Chance Flood Hazard Zone X
		Area with Reduced Flood Risk due to Levee Note Zone X
		Area with Flood Risk due to Levee Zone D
OTHER AREAS		NO SCREEN Area of Minimal Flood Hazard Zone X
		Effective LOMRs
GENERAL STRUCTURES		Area of Undetermined Flood Hazard Zone D
		Channel, Culvert or Storm Sewer
		Levee, Dike or Floodwall
OTHER FEATURES		Cross Sections with 1% Annual Chance Water Surface Elevation
		Coastal Transect
		Base Flood Elevation Line (BFE)
		Limit of Study
		Jurisdiction Boundary
		Coastal Transect Base Line
MAP PANELS		Profile Base Line
		Hydrographic Feature
		Digital Data Available
		No Digital Data Available
		Unmapped
		The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.



This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The base map shown complies with FEMA's base map accuracy standards.

The flood hazard information is derived directly from the authoritative NFHL we have provided by FEMA. This map was exported on 2/28/2021 at 9:36 PM and does not reflect change or amendments subsequent to this date and time. The NFHL and effective information may change or be superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: a base map image, flood zone labels, legend, scale bar, map creation date, community identifier, FIRM panel number, and FIRM effective date. Map image for unmapped and unmapped areas cannot be used for regulatory purposes.

Vitale, Matthew J - DNR

From: Parks, Timothy P - DNR
Sent: Monday, March 1, 2021 12:31 PM
To: Vitale, Matthew J - DNR
Cc: Bergman, Jennifer M - DNR
Subject: RE: Lake Wausau fish assemblages
Attachments: FishCommunitySampling_LakeWausau_WisconsinRiver_BigRibRiver.xlsx;
FishOccurrencees_LakeWausau_BigRib_WIRiver_FishDistMapper.xlsx;
Draft_Wausau_Comprehensive_final.pdf

Hey Matt,

I'm Tim, Jen Bergman's Biologist counterpart on the Wisconsin River for Portage and Marathon Counties. I wish I could find you some really nice formalized reports for Lake Wausau, but our formats for streams and lake reports are goofy...especially for riverine impoundments.

I am sending you a few things here. First is a an output from the old fish distribution mapper on fish occurrences in Lake Wausau, the Wisconsin River tailwater going into Lake Wausau, and the connected portion of the Big Rib River. This is the most comprehensive list of fish assemblage information for that system. I also have what was available for fish community sampling (like for IBI) in this connected system. Additionally, I through in a Fish Management Comprehensive survey report from 2008 for some additional insight.

The reason why I am including these is because fish are very mobile in connected habitats, and as confirmed through telemetry studies, many species of fish complete life history events in the Rib River, but reside in Lake Wausau.

If you need any more information or further insight, don't hesitate to contact me.

-Tim

We are committed to service excellence.

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

Timothy Parks

Office: (715) 498-0420

Timothy.Parks@wisconsin.gov

From: Bergman, Jennifer M - DNR <Jennifer.Bergman@wisconsin.gov>
Sent: Monday, March 1, 2021 8:15 AM
To: Parks, Timothy P - DNR <Timothy.Parks@wisconsin.gov>
Subject: FW: Lake Wausau fish assemblages

Can you help Matt out? I just got the simple reports from FHDB, I just didn't want to step on your toes with Lake Wausau.

We are committed to service excellence.

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

Jennifer Bergman

Sum of Number of Fish	Column Labels				Grand Total
	1990	2009	2014	2016	
Row Labels	LAKE WAUSAU	BIG RIB RIVER	WISCONSIN RIVER	LAKE WAUSAU	
BLACK BULLHEAD		5			5
BLACK CRAPPIE		7	14	36	57
BLACKSIDE DARTER		3			3
BLUEGILL		6	9	78	93
BLUNTNOSE MINNOW		9			9
BROWN TROUT	1				1
BURBOT		45	1		46
CENTRAL STONEROLLER		370			370
COMMON SHINER		188			188
CREEK CHUB		25			25
EMERALD SHINER			2		2
FANTAIL DARTER		14			14
FATHEAD MINNOW		9			9
GOLDEN REDHORSE		2			2
GOLDEN SHINER			2		2
GRASS PICKEREL			1		1
GREEN SUNFISH		1			1
HORNYHEAD CHUB		23			23
JOHNNY DARTER		1			1
LARGEMOUTH BASS			9	15	24
LOGPERCH			4		4
LONGNOSE DACE		23			23
MUSKELLUNGE	3				3
NORTHERN HOG SUCKER		22	3		25
NORTHERN PIKE	7		1	15	23
NORTHERN REDBELLY DACE		1			1
PUMPKINSEED				13	13
RAINBOW DARTER		121			121
REDHORSES			7		7
ROCK BASS		2	3	7	12
ROSYFACE/CARMINE SHINER		25			25
SAND SHINER		22			22
SHORTHEAD REDHORSE		1	14		15
SILVER REDHORSE			15		15
SMALLMOUTH BASS	17	6	26	43	92
STONECAT		1			1
WALLEYE	519	1	1	68	589
WESTERN BLACKNOSE DACE		3			3
WHITE SUCKER		24			24
YELLOW BULLHEAD			1		1
YELLOW PERCH	1		1	82	84
Grand Total	548	960	114	357	1979

SAMPLE_DATE	(Multiple Items)
-------------	------------------

Count of FISH_COUNT	Column Labels			
Row Labels	BIG RIB RIVER	LAKE WAUSAU	WISCONSIN RIVER	Grand Total
BLACK CRAPPIE	1	186	3	190
BLACKSIDE DARTER	1			1
BLUEGILL	1	256	2	259
BOWFIN		2		2
BURBOT	1		1	2
CENTRAL STONEROLLER	1			1
CHANNEL CATFISH		125		125
COMMON CARP		1		1
COMMON SHINER	1			1
CREEK CHUB	1			1
EMERALD SHINER	2		1	3
FANTAIL DARTER	1			1
GOLDEN SHINER	1	2	1	4
GRASS PICKEREL			1	1
HORNYHEAD CHUB	1			1
JOHNNY DARTER	1			1
LAKE STURGEON		4		4
LARGEMOUTH BASS	1	109	9	119
LOGPERCH	1	1	1	3
LONGNOSE DACE	1			1
MUSKELLUNGE	46	102		148
NORTHERN HOG SUCKER	1	2	1	4
NORTHERN PIKE		725	1	726
PUMPKINSEED	1	94		95
RAINBOW DARTER	1			1
REDHORSES			2	2
ROCK BASS	1	18	2	21
SHORthead REDHORSE		5	4	9
SILVER REDHORSE		5	3	8
SMALLMOUTH BASS	4	207	26	237
TADPOLE MADTOM		1		1
WALLEYE	1	951	1	953
WHITE SUCKER		4		4
YELLOW BULLHEAD		30	1	31
YELLOW PERCH		166	1	167
Grand Total	71	2996	61	3128

Fisheries Survey Report for Lake Wausau, Marathon County, WI

January 2008

Prepared By:

Tom Meronek
Fisheries Biologist

And

Garrett Drach
Fisheries Technician

Wisconsin Department of Natural Resources
5301 Rib Mountain Drive
Wausau, Wisconsin

various fish structures including; scales for panfish, anal fin rays for northern pike, and dorsal fin spines for walleye and black bass.

Spring electrofishing was conducted on April 13 and 14, 2005 at night using a boomshocker operating with Alternating Current (AC) at an output of 112 Volts and 2 Amps, effort for both nights totaled 3 hours and 19 minutes. On April 13 we started near the Thomas Street Bridge and worked up to the Wausau Dam and then moved down into the main flowage. We shocked the shoreline all the way to the Schofield Dam, the target species were gamefish recaptures. On April 14 we concentrated our effort near the Wausau Dam to capture spawning walleye with a goal of marking enough fish for a population estimate. We discontinued this effort when we realized that the numbers of fish needed would not be captured. Electrofishing was also completed in the previous October, 2004, these runs were combined gamefish and index station runs. We completed three ½ mile index stations with a total effort of 40 minutes. And, we completed the remaining 1-1/2 miles of each 2-mile station with a total effort of 1 hour: 29 minutes.

Results and Discussion:

Spring Fyke Netting

The most common eight species of panfish and gamefish are presented in Table 1, with bluegills being the most common panfish and northern pike the most common gamefish caught. Catch per effort (CPE) of fish was calculated as the number per net/per night (#/net/night). CPE varied considerably from the 1995 survey and for all species except yellow perch CPE was higher in 2005. CPE for all gamefish in 2005 was higher than in 1995. And, CPE for bluegill was 300 times higher, and for black crappie it was 100 times greater. It should be noted however that the 1995 survey may have been biased towards gamefish and the panfish sample was likely viewed as less important.

Table 1. Total number and CPE of fish captured in fyke nets set during the spring of 1995 and 2005 in Lake Wausau, Marathon County, WI.

Species	Total		CPE (net/night)	
	1995	2005	1995	2005
Bluegill	227	6031	1.4	317
Black crappie	24	275	0.14	14
Yellow Perch	37	0	0.23	0
Northern pike	527	263	2.46	3.25
Walleye	97	149	0.59	1.39
Largemouth Bass	4	35	0.02	0.32
Smallmouth Bass	7	51	0.04	0.47
Muskellunge	3	12	0.02	0.11

Length frequencies from the spring 2005 sample were prepared for all fish, and for walleye they were compared with the 1995 frequency (Figures 1-8). For most species proportional stock density (PSD) and relative stock density of preferred size fish

(RSDp) were calculated to compare changes in the fishery (Table 2). PSD is calculated by dividing the number of fish greater than stock length into the number that are also greater than quality length for a particular species, then converted to a percentage value. Similar calculations are used to determine RSDp (preferred lengths) (Gabelhouse 1984) values but preferred length values were substituted for quality length.

Table 2. PSD and RSD_p values for fish captured in fyke nets in Lake Wausau, Marathon County, WI during the spring of 1995 and 2005. *(-) denotes insufficient data.

Species	<u>PSD</u>		Preferred size (inches)	<u>RSD_p</u>	
	1995	2005		1995	2005
Bluegill	83	66	8	7	7
Black crappie	58	52	10	23	18
Yellow Perch	64	-	10	9	-
Northern pike	33	78	26	8	37
Walleye	45	67	20	5	45
Largemouth Bass	-	100	14	-	72
Smallmouth Bass	-	100	14	-	94
Muskellunge	-	77	40	-	22

Spring Electrofishing:

Spring electrofishing typically is directed at tagging and recapturing gamefish for population estimates. In 1995 this effort resulted in a total of 1297 walleye captured in 15.3 hours (85 fish per hr). In 2005 a total of 136 walleye were captured in 3.3 hours (41 fish per hr.). However, PSD was greater in 2005 (PSD=47) than in 1995 (PSD=15). Electrofishing effort in 2005 was much lower because electrofishing was halted when it became clear that walleye were not being captured efficiently enough to mark the number needed to calculate a population estimate. In general, in 2005 fish were less vulnerable in the capture zone below Wausau Hydro Dam, both to electrofishing and netting, than they were in 1995.

Northern Pike

The size structure of northern pike improved between 1995 and 2005 as referenced in the PSD and RSD_p values (Table 2). PSD doubled to 78 and RSD_p was 37, a value 4 times higher than in 1995. Length frequencies show good numbers of large fish, especially females (Figure 1). Catch rates improved as well, from 2.46 to 3.25 fish net/night, indicating this is still a good fishery. Northern pike showed good growth rates that were at or above the average for the Wisconsin River (Figure 2).

[ECOS](#) / [Species Reports](#) / Species County Report

Listed species believed to or known to occur in Marathon, Wisconsin

The following report contains Species that are known to or are believed to occur in this county. Species with range unrefined past the state level are now excluded from this report. If you are looking for the Section 7 range (for Section 7 Consultations), please visit the [PaC](#) application.

[CSV](#)Search:

4 Species Listings

Group	Name	Population	Status	Lead Office	Recovery Plan	Recovery Plan Action Status
Insects	monarch butterfly (Danaus plexippus)	Wherever found	Candidate	3		
Birds	Whooping crane (Grus americana)	U.S.A. (AL, AR, CO, FL, GA, ID, IL, IN, IA, KY, LA, MI, MN, MS, MO, NC, NM, OH, SC, TN, UT, VA, WI, WV, western half of WY)	Experimental Population, Non-Essential	2		
Mammals	Gray wolf (Canis lupus)	U.S.A.: All of AL, AR, CA, CO, CT, DE, FL, GA, IA, IN, IL, KS, KY, LA, MA, MD, ME, MI, MO, MS, NC, ND, NE, NH, NJ, NV, NY, OH, OK, PA, RI, SC, SD, TN, TX, VA, VT, WI, and WV; and portions of AZ, NM, OR, UT, and WA as follows: (1) Northern AZ (that portion north of the centerline of Interstate Highway 40); (2) Northern NM (that portion north of the centerline of Interstate Highway 40); (3) Western OR (that portion of OR west of the centerline of Highway 395 and Highway 78 north of Burns Junction and that portion of OR west of the centerline of Highway 95 south of Burns Junction); (4) Most of Utah (that portion of UT south and west of the centerline of Highway 84 and that portion of UT south of Highway 80 from Echo to the UT/WY Stateline); and (5) Western WA (that portion of WA west of the centerline of Highway 97 and Highway 17 north of Mesa and that portion of WA west of the centerline of Highway 395 south of Mesa). Mexico.	Recovery	6		

Group	Name	Population	Status	Lead Office	Recovery Plan	Recovery Plan Action Status
Mammals	Northern Long-Eared Bat (<u>Myotis septentrionalis</u>)	Wherever found	Threatened	3		

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