State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
101 S. Webster Street
Box 7921
Madison WI 53707-7921

Tony Evers, Governor
Karen Hyun, Ph.D., Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711

July 30, 2026

Landfill Name: HAROLD BLISS LF
FID#: 268533210
County: Waukesha
License#: N/A

Samantha Cobb
N62W38169 Westwinds Ct
Oconomowoc, WI 53066

Subject: **VARIANCE APPROVAL** for a new well located at W380N6197 WI 67, **in the SE 1/4 of the NE 1/4 Sec. 29 T8 N R17E**; City of Oconomowoc, in Waukesha County; **Variance ID 68913.**

Dear Samantha Cobb :

The Department of Natural Resources (the Department) has reviewed your request received by the Department on June 23, 2026 for a variance to the requirements of s. NR 812.08 (4) Table A , Wis. Adm. Code, which requires a separation distance of 1200 feet between a well and an active, proposed, or closed landfill. You have requested a separation distance of 60 feet. The Department has determined that your variance meets the requirements of NR 812.43, Wis. Adm. Code, and the variance is approved, subject to the following:

CONDITIONS
The following construction or installation features for the well and water supply system shall be complied with to protect human health and groundwater comparable to strict code compliance:

1. Due to close proximity to the landfill, and know contamination in the area, an upper enlarged drill hole and casing pipe shall extend a minimum of 20 feet into the underlying Carbonate Bedrock, believed to be 155-feet below ground surface.
2. The well shall be grouted with neat cement grout using the Bradenhead method, grout shoe, or tremie pipe.
3. The well is constructed to meet all other applicable requirements in NR 812, Wis. Adm. Code.
4. A copy of this variance must be provided to any potential buyer at least 10 - days prior to the closing of any sale of this property. All subsequent owners must also comply with this condition.
5. The well must be permanently filled and sealed if it fails to consistently yield water meeting drinking water requirements for any regulated contaminant.
6. If construction of the well has not commenced within 2 years of the date on this letter, the approval is void.

SAMPLING REQUIREMENTS:

- Within 60-days of the well becoming operational, a water sample shall be collected from the well and be analyzed for Volatile Organic Compounds (VOCs), using an approved method listed in s. NR 809.311 Table F, 809.113 Table A, 809.203 Table CM or 809.243 Table E, appropriate for the contaminant and its primary drinking water standard.
- Within 60-days of the well becoming operational, a water sample shall be collected from the well and be analyzed for a Metals Screen, specifically for Aluminum, Arsenic, Barium, Boron, Cadmium, Chromium, Cobalt, Copper, Iron, Lead, Manganese, Mercury, Molybdenum, Nickel, Selenium, Silver, and Zinc using an approved method listed in s. NR 809.311 Table F, 809.113 Table A, 809.203 Table CM or 809.243 Table E, appropriate for the contaminant and its primary drinking water standard.

Within 15 Days of receipt of the results, submit a copy of the results to:
Private Water Supply – DG/5
Wisconsin Department of Natural Resources
P.O. Box 7921
Madison, WI 53707-7921

Failure to comply with the conditions of this variance or any other applicable requirements of ch. NR 812 voids the

variance approval.

Please note that groundwater flow, the surrounding land uses and the physical condition of your well will change over time. The changes can affect the groundwater quality of your well. To investigate for changes in groundwater quality, the Department recommends at least annual sampling for bacteria and nitrate.

FINDINGS

Your request for a variance is granted because your application demonstrates that strict compliance with the code is not feasible. The reason that strict compliance with the code is not feasible is that the entire property is within 1200 feet of the landfill. Features that contribute to comparable protection include:

1. The additional well construction and/or grouting requirements specified in the conditions of this approval will help to provide additional water quality protection for the well.
2. Groundwater flow in the area is believed to be SSW, making the proposed well down gradient of the landfill site.
3. Well sampling requirements specified in the conditions of this approval will provide additional water quality confirmation for the well. IN ADDITION TO SAMPLING FOR METALS AND VOCS, PAHS AND PFAS SAMPLING WILL ALSO BE REQUIRED DUE TO KNOWN PAHS CONCERNS FROM THE NEARBY LANDFILL, AND PFAS IN AN ADJACENT PROPERTY WELL. FEEL FREE TO CONTACT JEFFREY STEELE FOR FURTHER PFAS RELATED QUESTIONS (JEFFERY.STEELE@WISCONSIN.GOV).
4. A number of nearby well construction logs show a varying clay layers are present from 40 to 155 feet below ground surface which can help to prevent vertical migration of contaminants.
5. Sampling records in the area indicate that nearby water quality meets drinking water quality standards.

The Department has authority under chs. 280 and 281, Stats. and s. NR 812.43, Wis. Adm. Code, to grant a variance from ch. NR 812 requirements when strict compliance is not feasible. The Department may also require additional construction or installation features to protect drinking water and groundwater from contamination as a condition of a variance.

A Department-approved variance does not guarantee acceptable water quality or quantity. This variance application was evaluated based on information provided to the Department and is assumed to be accurate. The Department has not inspected the well and water system that is the subject of this variance application. The well has not been evaluated by the Department for compliance with NR 812 requirements beyond what is addressed in the variance request. Undisclosed noncomplying features will void the variance.

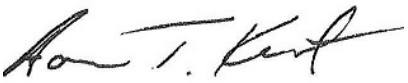
NOTICE OF APPEAL RIGHTS

If you believe that you have a right to challenge this decision, you should know that the Wisconsin statutes and administrative rules establish time periods within which requests to review Department decisions must be filed. For judicial review of a decision pursuant to sections 227.52 and 227.53, Wis. Stats., you have 30 days after the decision is mailed, or otherwise served by the Department, to file your petition with the appropriate circuit court and serve the petition on the Department. Such a petition for judicial review must name the Department as the respondent.

To request a contested case hearing pursuant to section 227.42, Wis. Stats., you have 30 days after the decision is mailed, or otherwise served by the Department, to serve a petition for hearing on the Secretary of the Department. All requests for contested case hearings must be made in accordance with section NR 2.05(5), Wis. Adm. Code, and served on the Secretary in accordance with section NR 2.03, Wis. Adm. Code. The filing of a request for a contested case hearing does not extend the 30-day period for filing a petition for judicial review.

If you have any questions, please feel free to call me at (715) 492-3751 or e-mail at Aaron.Kent@wisconsin.gov.

Sincerely,



Aaron Kent, Hydrogeologist Program Coord
Private Water Supply Section
Bureau of Drinking Water and Groundwater

cc w/o enclosures:
SAMANTHA COBB - Landfill Owner

WM PROGRAM REGIONAL HYDROGEOLOGIST (VIA EMAIL)

Eccs:

SAM'S WELL DRILLING INC - Driller