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*Engineers • Consultants • Inspectors*

August 22, 2019

Ms. Janet DiMaggio  
Wisconsin Department of Natural Resources  
3911 Fish Hatchery Road  
Fitchburg, Wisconsin 53711

Re: Bid Deferral and Remedial Excavation Variance Request  
Hugo Speaker Property  
6832 U.S. Highway 18  
Mount Ida, Wisconsin  
PECFA No. 53809-9640-32  
WDNR BRRTS #03-22-178494

Dear Ms. DiMaggio,

At the request of the Wisconsin Department of Natural Resources (WDNR), General Engineering Company (GEC) is submitting this bid deferral and variance request to perform remedial excavation activities at the above-mentioned site.

During the site investigation work performed to date, an area of petroleum contaminated soil containing high concentrations petroleum volatile organic compounds (PVOCs) and naphthalene exceeding the NR 720 soil to groundwater residual contaminant levels (RCLs) and NR 720 cancer RCLs was identified near the location a former tank system on the site. Petroleum contaminated soils with contaminant concentrations exceeding their respective standards have been identified at soil probes GP-2, GP-4, GP-7, GP-10, GP-14, GP-15, GP-16, and GP-17 at depths ranging from approximately 2 feet below ground surface (bgs) to the depth of bedrock at approximately 2 to 14 feet bgs. Benzene concentrations up to 63,000 micrograms per kilograms ( $\mu\text{g}/\text{kg}$ ) were detected within the soil sample at GP-14 at a depth of 12 to 13.5 feet. Groundwater has also been substantially impacted within the source area and beyond it to west/northwest. Groundwater was present within a shallow temporary well (GP-14/TW-1) at a depth of approximately 12.5 feet below ground surface (bgs) on June 11, 2019. Benzene was detected within groundwater at TW-1 at a concentration of 26,900 micrograms per liter ( $\mu\text{g}/\text{L}$ ). The temporary well is located within the planned excavation area. Groundwater is expected near the refusal depth of the excavation, but substantial volumes are not anticipated that would require disposal or substantially impede the planned excavation activities. Soil tables are provided within the contractor bid document, which is attached.

Based on the accessibility of the affected soils and the unpredictable groundwater migration within fractured bedrock, the WDNR is requiring source removal of accessible contaminated soils. GEC is requesting a variance to perform the remedial excavation of affected soils from depths ranging from the near surface to the bedrock depth of up to 10 to 14 feet bgs. The excavation depth will be dependent on stability of the foundations for the house and garage as well as a large tree bordering the west end of the excavation. The excavation depths and

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horizontal extent of the excavations will be at the sole discretion of the excavation contractor to maintain the safety of all personnel, residents, the tree root system, and the structure. In addition, the variance request includes the replacement of a retaining wall separating upper and lower levels of the excavation with an erosion control method such as rip rap. The estimated limits of the remedial excavation are shown on Figure 3 within the bid document. The planned scope of excavation work includes the removal of an estimated 625 to 700 tons of affected soil (700 tons was used for this bid) and includes extending the excavation to a depth of 10 to 14 feet, which may not be possible in the entire excavation due to the above-mentioned concerns; disposal of the soil at La Crosse County Landfill in La Crosse, Wisconsin; collection of 16 soil samples from the sidewalls and bottom of the excavation for laboratory analysis, backfilling of the excavation, and submittal of a remedial documentation report. Soil samples will be submitted for laboratory analysis for the presence of PVOs, naphthalene, and lead.

It should be noted that difficulty is anticipated during the excavation activities due to the excavation occurring near the house and garage foundation area, the tree near the west end of the excavation, the retaining wall removal and replacement; the potential for significant sidewall caving during excavation and backfilling; and due to the landfill distance (4 hour round trip). Therefore, 40 hours of GEC oversight time to perform the excavation and backfilling have been estimated to account for these anticipated problems.

General Engineering Contacted Tim Wiederholt, the excavating company who won the bid. Mr. Wiederholt indicated the backfill material will be a granular material or sand and crushed limestone.

The consultant mobilization, overnight per diem, letter report addendum and laboratory analytical costs for this bid deferral request were calculated utilizing the most recent Usual and Customary Cost Schedule (UCCS) #26. Those costs total \$2,213.23 and are included on the attached Usual and Customary Standardized Invoice. The variance costs (GEC and commodity) associated with the remedial excavation activities are included in the variance rows of the UCCS Invoice #26 and total \$53886.88. As requested, this request includes an hourly rate for excavation oversight and not the per ton costs from the UCCS. The breakdown of the variance costs is shown below and were calculated utilizing the bid information and Customary Hourly Labor Rates. The total Bid Deferral is \$56,100.11.

**Commodity Variance Costs for Remedial Excavation (Including Trucking and Backfilling)**

700 Tons      X      \$36      per Ton                      =                      Total      \$25,200

**Commodity Variance Costs for Erosion Control in the Area of the Retaining Wall: (Likely Riprap)**

Erosion Control      X      Lump Sum                      =                      Total      \$1500

**Landfill Permitting (Costs per Truck) – 8 Trucks**

8 Trucks                      X      \$25.00                      =                      Total      \$200

**Commodity Variance Costs for Landfill Disposal of Petroleum Affected Soils**

700 Tons      X      \$30 per Ton                      =                      Total      \$21,000

**Consultant Remedial Excavation Oversight**

40 Hours X \$112.96 per Hour = \$4518.40

\*See Page 2 for an explanation of remedial excavation and anticipated time to complete it

**Consultant Remedial Documentation Report**


13 Hours X \$112.96 per Hour = \$1468.48

**Total Variance \$53,886.88**

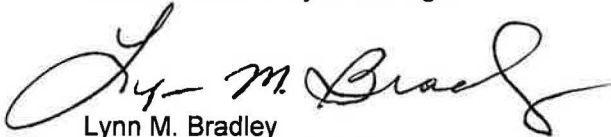
General Engineering looks forward to your response. Please do not hesitate to contact me with any questions or concerns.

Respectfully submitted,

**GENERAL ENGINEERING COMPANY**



Brian Youngwirth  
Environmental Project Manager



Lynn M. Bradley  
Environmental Project Manager

Attached: Remedial Excavation Bid Document and Associated Bids  
UCCS Standardized Invoice  
Figure and Tables

c: Michael R. Skaife, 6832 Highway 18, Fennimore, Wisconsin 53809

**USUAL AND CUSTOMARY COSTS  
STANDARDIZED INVOICE**

# Usual and Customary Standardized Invoice #26

## July 2019 - December 2019



PECFA #: 53809-9640-32  
 BRRTS #: 03-22-178494  
 Site Name: Speaker Property  
 Site Address: 6832 State Highway 18

Vendor Name: \_\_\_\_\_  
 Invoice #: \_\_\_\_\_  
 Invoice Date: \_\_\_\_\_  
 Check #: \_\_\_\_\_

U&C Total \$ 2,213.23  
 Variance to U&C Total \$ 53,886.88  
 Grand Total \$ 56,100.11

TASK	TASK DESCRIPTION	SERVICES	ACTIVITY CODE	ACTIVITY REFERENCE CODE DESCRIPTION	UNIT	MAX UNIT COST	UNITS	TOTAL MAX
1	GW Sampling		GS05	Sample Collection	Well	\$ 74.62	\$ -	-
1	GW Sampling		GS06	Sample Collection in well w/LNAPL	Well	\$ 90.07	\$ -	-
1	GW Sampling		GS10	Incremental Sample Collection (natural attenuation)	Well	\$ 49.10	\$ -	-
1	GW Sampling		GS15	Incremental Sample Collection (cadmium & lead)	Well	\$ 27.04	\$ -	-
1	GW Sampling		GS20	Measure Water Levels (for wells not being sampled)	Well	\$ 15.14	\$ -	-
1	GW Sampling		GS25	Primary Mob/Demob	Site	\$ 690.92	\$ -	-
1	GW Sampling		GS30	Temporary Well Abandonment	Well	\$ 27.80	\$ -	-
2	O & M Reporting		OMR05	Semi-Annual GW Monitoring (Form 4400-194)	Report	\$ 848.44	\$ -	-
2	O & M Reporting		OMR10	Semi-Annual GW Monitoring (Form 4400-194) with LNAPL Removal per RR-628	Report	\$ 1,071.66	\$ -	-
3	LNAPL Assessment & Removal		LAR06	LNAPL Sample Collection (1 per site, unless otherwise directed)	Site	\$ 70.30	\$ -	-
3	LNAPL Assessment & Removal		LAR10	Primary Mob/Demob	Site	\$ 569.88	\$ -	-
4	Waste Disposal	Consultant	WD05	Consultant Coordination	Site	\$ 141.24	\$ -	-
4	Waste Disposal	Commodity	WD10	GW Sample and/or Purge	Drum	\$ 43.37	\$ -	-
4	Waste Disposal	Commodity	WD15	Drill Cuttings	Drum	\$ 111.39	\$ -	-
4	Waste Disposal	Commodity	WD17	Landfill Environmental Fee (provide documentation)	ACTUAL COST			
4	Waste Disposal	Commodity	WD20	Free Product	Drum	\$ 122.32	\$ -	-
4	Waste Disposal	Commodity	WD25	Primary Mob/Demob	Site	\$ 316.47	\$ -	-
5	Closure Request		CR05	Primary Closure Request	Submittal	\$ 2,781.00	\$ -	-
5	Closure Request		CR15	Continuing Obligation Packet Submittal (For Source Property)	Packet	\$ 522.58	\$ -	-
5	Closure Request		CR20	Continuing Obligation Packet Submittal (For off-site Properties)	Per Additional Property	\$ 229.39	\$ -	-
5	Closure Request		CR25	Closure Request Following SIR	Submittal	\$ 1,287.50	\$ -	-
5	Closure Request		CR30	PE review and certification of closure packet	Site	\$ 1,129.60	\$ -	-
6	Letter Report/Addendum		LRA05	Letter Report/Addendum	Letter	\$ 1,070.47	\$ -	-
7	Regulatory Correspondence		RC05	Regulatory Correspondence	Letter/Status Update	\$ 132.81	\$ -	-

TASK	TASK DESCRIPTION	SERVICES	ACTIVITY CODE	ACTIVITY REFERENCE CODE DESCRIPTION	UNIT	MAX UNIT COST	UNITS	TOTAL MAX
8	Well Abandonment	Consultant	WAB05	Coordination	Site	\$ 162.86	\$ -	-
8	Well Abandonment	Consultant	WAB10	Water column < 30 ft	Ft	\$ 2.60	\$ -	-
8	Well Abandonment	Consultant	WAB15	Water column > 30 ft (requires pumping [s. NR 141.25 (2) (d)])	Ft	\$ 9.08	\$ -	-
8	Well Abandonment	Consultant	WAB20	Bentonite Pellets (50lb bag - 1/4" pellet)	Bag	\$ 11.14	\$ -	-
8	Well Abandonment	Consultant	WAB25	Portland Cement (94lb bag)	Bag	\$ 8.44	\$ -	-
8	Well Abandonment	Consultant	WAB30	Primary Mob/Demob	Site	\$ 398.48	\$ -	-
8	Well Abandonment	Consultant	WAB31	Primary Mob/Demob w/ vapor point abandonment	Site	\$ 563.48	\$ -	-
8	Well Abandonment	Consultant	WAB32	Vapor Point Abandonment	Point	\$ 81.58	\$ -	-
8	Well Abandonment	Commodity	WAB35	Well Abandonment Mob/Demob	Site	\$ 453.81	\$ -	-
8	Well Abandonment	Commodity	WAB40	Well Abandonment (2 inch)	Ft	\$ 5.74	\$ -	-
8	Well Abandonment	Commodity	WAB45	Well Abandonment (4 inch)	Ft	\$ 6.71	\$ -	-
8	Well Abandonment	Commodity	WAB50	Well Abandonment (6 inch)	Ft	\$ 8.22	\$ -	-
9	Investigation Workplan Preparation		IWP05	Investigation Workplan Preparation	Report	\$ 1,495.18	\$ -	-
10	Initial Site Survey	Consultant	IS05	Coordination of Initial Site Survey (features + well elevations)	Survey	\$ 120.70	\$ -	-
10	Initial Site Survey	Consultant	IS10	Subsequent Surveys	Well	\$ 113.45	\$ -	-
10	Initial Site Survey	Commodity	IS15	Initial Survey	Survey	\$ 1,206.85	\$ -	-
11	Potable Well Field Reconnaissance		PWFR05	Potable Well Field Reconnaissance	Site	\$ 601.01	\$ -	-
12	Direct Push	Consultant	DP05	0 - 24 ft bgs W/ Continuous Soil Sampling	Ft	\$ 5.52	\$ -	-
12	Direct Push	Consultant	DP10	> 24 ft bgs W/ Continuous Soil Sampling	Ft	\$ 6.17	\$ -	-
12	Direct Push	Consultant	DP15	GW Profiling (No Soil Sampling)	Ft	\$ 2.38	\$ -	-
12	Direct Push	Consultant	DP20	GW Sample Collection	Each	\$ 37.18	\$ -	-
12	Direct Push	Consultant	DP25	Temporary Well Installation	Each	\$ 51.40	\$ -	-
12	Direct Push	Consultant	DP30	Primary Mob/Demob	Site	\$ 563.31	\$ -	-
12	Direct Push	Commodity	DP35	0 - 24 ft bgs W/ Continuous Soil Sampling	Ft	\$ 7.14	\$ -	-
12	Direct Push	Commodity	DP40	> 24 ft bgs W/ Continuous Soil Sampling	Ft	\$ 9.30	\$ -	-
12	Direct Push	Commodity	DP45	GW Profiling (no soil sampling)	Ft	\$ 6.71	\$ -	-
12	Direct Push	Commodity	DP50	GW Sample Collection (cost for tubing)	Ft	\$ 0.43	\$ -	-
12	Direct Push	Commodity	DP55	Expendable Drive Point	Each	\$ 14.92	\$ -	-
12	Direct Push	Commodity	DP60	Borehole Abandonment	Ft	\$ 1.30	\$ -	-
12	Direct Push	Commodity	DP65	Concrete Penetration	Each	\$ 20.70	\$ -	-
12	Direct Push	Commodity	DP70	GW Sample Collection	Each	\$ 40.45	\$ -	-
12	Direct Push	Commodity	DP75	Temporary Well Installation	Ft	\$ 5.41	\$ -	-
12	Direct Push	Commodity	DP80	Mob/Demob (Includes decon)	Site	\$ 578.66	\$ -	-

TASK	TASK DESCRIPTION	SERVICES	ACTIVITY CODE	ACTIVITY REFERENCE CODE DESCRIPTION	UNIT	MAX UNIT COST	UNITS	TOTAL MAX
13.a	Drilling In Unconsolidated Soils - With Soil Sampling	Consultant	DR05	0 - 25 ft bgs	Ft	\$ 5.56	\$ -	-
13.a	Drilling In Unconsolidated Soils - With Soil Sampling	Consultant	DR10	26 - 50 ft bgs	Ft	\$ 5.84	\$ -	-
13.a	Drilling In Unconsolidated Soils - With Soil Sampling	Consultant	DR15	51 - 75 ft bgs	Ft	\$ 7.52	\$ -	-
13.a	Drilling In Unconsolidated Soils - With Soil Sampling	Consultant	DR20	Primary Mob/Demob	Site	\$ 652.34	\$ -	-
13.b	Drilling In Unconsolidated Soils - Without Soil And/Or GW Sampling	Consultant	DR25	Consultant Oversight	Ft	\$ 1.63	\$ -	-
13.b	Drilling In Unconsolidated Soils - Without Soil And/Or GW Sampling	Consultant	DR30	Primary Mob/Demob	Site	\$ 555.68	\$ -	-
13.c	Drilling In Bedrock	Consultant	DR35	Consultant Oversight	Ft	\$ 6.39	\$ -	-
13.c	Drilling In Bedrock	Consultant	DR40	Primary Mob/Demob	Site	\$ 652.34	\$ -	-
13.d	Drilling In Unconsolidated Soils - With Soil Sampling	Commodity	DR45	0 - 25 ft bgs	Ft	\$ 17.20	\$ -	-
13.d	Drilling In Unconsolidated Soils - With Soil Sampling	Commodity	DR50	26 - 50 ft bgs	Ft	\$ 18.93	\$ -	-
13.d	Drilling In Unconsolidated Soils - With Soil Sampling	Commodity	DR55	51 - 75 ft bgs	Ft	\$ 22.18	\$ -	-
13.e	Drilling In Unconsolidated Soils - Without Soil And/Or GW Sampling	Commodity	DR60	Drilling in Unconsolidated Soils	Ft	\$ 12.33	\$ -	-
13.f	Drilling In Bedrock	Commodity	DR65	Drilling in Bedrock	Ft	\$ 34.18	\$ -	-
13.f	Drilling In Bedrock	Commodity	DR70	Bedrock Drilling Setup Charge	Each	\$ 166.88	\$ -	-
13.f	Drilling In Bedrock	Commodity	DR75	Air Compressor	Day	\$ 439.20	\$ -	-
14	Monitoring Well Installation	Consultant	MWI05	0 - 25 ft bgs	Ft	\$ 4.01	\$ -	-
14	Monitoring Well Installation	Consultant	MWI10	26 - 75 ft bgs	Ft	\$ 2.81	\$ -	-
14	Monitoring Well Installation	Commodity	MWI15	2 inch PVC Casing	Ft	\$ 17.20	\$ -	-
14	Monitoring Well Installation	Commodity	MWI20	Well Development	Well	\$ 152.06	\$ -	-
14	Monitoring Well Installation	Commodity	MWI25	Mob/Demob (For development of grout or slurry sealed wells	Site	\$ 603.49	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT05	Drill Rig Mob/Demob	Mob/Demob	\$ 1,059.72	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT10	Well Cover/flushmount	Each	\$ 208.73	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT15	Stickup Well Cover	Each	\$ 168.83	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT20	Bumper Guard Posts	Each	\$ 71.38	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT21	Drum, 55 gal. DOT steel	Each	\$ 56.78	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT25	Commodity Service Provider Per Diem (drilling and direct push)	Person	\$ 209.38	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT30	Well Repair	Well	\$ 86.95	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT35	Borehole Abandonment	Foot	\$ 5.62	\$ -	-
15	Misc. Drilling Activities & Supplies		MDT40	Concrete Penetration	Each	\$ 75.06	\$ -	-

TASK	TASK DESCRIPTION	SERVICES	ACTIVITY CODE	ACTIVITY REFERENCE CODE DESCRIPTION	UNIT	MAX UNIT COST	UNITS	TOTAL MAX
15	Misc. Drilling Activities & Supplies		MDT41	Private Utility Locate	ACTUAL COST			\$ -
15	Misc. Drilling Activities & Supplies		MDT45	Padlocks	Each	\$ 8.22		\$ -
16	Hand Auger Boring		HA05	Hand Augering	Boring	\$ 92.69		\$ -
16	Hand Auger Boring		HA10	Primary Mob/Demob	Site	\$ 611.12		\$ -
17	Surface Soil/Sediment/Water Sampling		SSWS05	Sampling	Sample Location	\$ 22.18		\$ -
17	Surface Soil/Sediment/Water Sampling		SSWS10	Primary Mob/Demob	Site	\$ 497.70		\$ -
19	Hydraulic Conductivity Testing		HCT05	Hydraulic Conductivity Testing	Well	\$ 60.35		\$ -
19	Hydraulic Conductivity Testing		HCT10	Primary Mob/Demob	Site	\$ 718.07		\$ -
20	Soil Boring/Monitoring Well Permits		SBMWP05	Soil Boring/Monitoring Well Permit	Permit	\$ 253.50		\$ -
20	Soil Boring/Monitoring Well Permits		SBMWP10	Permit Fee (copy of permit & fee receipt required)	Permit Fee			
21	Access Agreements		AA05	Access Agreements	Property	\$ 414.00		\$ -
22	Soil Investigation Report		SIR05	Soil Investigation Report	Report	\$ 3,430.85		\$ -
23	Soil And GW Investigation Report		SGIR05	Soil and GW Investigation Report	Report	\$ 5,114.31		\$ -
24	Limited Soil Excavation	Consultant	LSE05	Consultant Oversight for Limited Soil Excavation	Ton	\$ 5.09		\$ -
24	Limited Soil Excavation	Consultant	LSE10	Primary Mob/Demob	Site	\$ 915.11	1	\$ 915.11
24	Limited Soil Excavation	Commodity	LSE13	Laboratory (see task 24 total on Lab Schedule)	Lab Schedule		0	\$ -
24	Limited Soil Excavation	Commodity	LSE15	Limited Soil Excavation	Ton	\$ 61.80		\$ -
24	Limited Soil Excavation	Commodity	LSE16	Landfill Environmental Fee (provide documentation)	ACTUAL COST			
25	Remediation System Shut Down		SSD05	Permanent	Site	\$ 1,128.33		\$ -
25	Remediation System Shut Down		SSD10	Temporary	Site	\$ 339.16		\$ -
25	Remediation System Shut Down		SSD15	Primary Mob/Demob	Site	\$ 520.91		\$ -
27	Claim Submittal		CS05	Claim Submittal	Claim	\$ 603.48		\$ -
28	Standardized Invoice		SI05	Standardized Invoice	Invoice	\$ 18.17		\$ -
30	Meeting With Regulators		MR05	Meeting with Regulators	Meeting	\$ 359.71		\$ -
31	Consultant Overnight Per Diem		COPD05	Overnight	Night	\$ 125.09	4	\$ 500.36
33	Schedule Of Laboratory Maximums	Commodity		Laboratory (see task 33 total on Lab Schedule)	Lab Schedule			\$ 797.76
34	Consultant Incremental Mob/Demob		IMD05	Incremental Mob/Demob	Site	\$ 295.80		\$ -
35	Cap Maintenance Plan		CMP05	Cap Maintenance Plan	Plan	\$ 329.64		\$ -
36	Change Order Request		COR05	Change Order Request (cost cap exceedance requests)	Change Order	\$ 393.23		\$ -
37	Vapor Point Installation & Sampling		VIS05	Installation & Sampling (up to 5 points)	Point	\$ 510.26		\$ -
37	Vapor Point Installation & Sampling		VIS10	Mob/Demob (up to 5 points)	Site	\$ 813.95		\$ -
Variance	Excavation-GEC			GEC Excavation Oversight	Hours	\$ 112.96	40	\$ 4,518.40
Variance	Landfill			Landfill Disposal Fees	Tons	\$ 30.00	700	\$ 21,000.00
Variance	Excavator			Excavation Subcontractor Costs	Tons	\$ 36.00	700	\$ 25,200.00



TASK	TASK DESCRIPTION	SERVICES	ACTIVITY CODE	ACTIVITY REFERENCE CODE DESCRIPTION	UNIT	MAX UNIT COST	UNITS	TOTAL MAX
Variance	Excavator			Retaining Wall Replacement	Lump	\$ 1.00	1500	\$ 1,500.00
Variance	Excavator			Permitting fees	Lump	\$ 1.00	200	\$ 200.00
Variance	Remedial Documentation Report			Report	Hours	\$ 112.96	13	\$ 1,468.48

# Usual and Customary Standardized Invoice #26

## July 2019 - December 2019 (Interim)



RR-111a

**TOTAL LAB CHARGES ##### TASK 33 32 ##### TASK 24 0 \$ -**

MATRIX	REF CODE	REIMBURSABLE ANALYTE	UNITS	MAX COST	SAMPLES	TOTAL	MAX COST	SAMPLES	TOTAL
AIR	A1	Benzene	SAMPLE	\$ 46.29		\$ -			
AIR	A2	BETX	SAMPLE	\$ 50.94		\$ -			
AIR	A3	GRO	SAMPLE	\$ 47.48		\$ -			
AIR	A4	VOC's	SAMPLE	\$ 74.09		\$ -			
WATER	W1	GRO/PVOC	SAMPLE	\$ 30.07		\$ -			
WATER	W2	PVOC	SAMPLE	\$ 27.80		\$ -			
WATER	W3	PVOC + 1,2 DCA	SAMPLE	\$ 45.10		\$ -			
WATER	W4	PVOC + Naphthalene	SAMPLE	\$ 31.26		\$ -			
WATER	W5	VOC	SAMPLE	\$ 74.09		\$ -			
WATER	W6	PAH	SAMPLE	\$ 75.17		\$ -			
WATER	W7	Lead	SAMPLE	\$ 12.76		\$ -			
WATER	W8	Cadmium	SAMPLE	\$ 13.96		\$ -			
WATER	W9	Hardness	SAMPLE	\$ 12.76		\$ -			
WATER	W10	BOD, Total	SAMPLE	\$ 24.34		\$ -			
WATER	W11	Nitrate	SAMPLE	\$ 11.58		\$ -			
WATER	W12	Total Kjeldahl	SAMPLE	\$ 20.88		\$ -			
WATER	W13	Ammonia	SAMPLE	\$ 17.42		\$ -			
WATER	W14	Sulfate	SAMPLE	\$ 10.50		\$ -			
WATER	W15	Iron	SAMPLE	\$ 10.50		\$ -			
WATER	W16	Manganese	SAMPLE	\$ 10.50		\$ -			
WATER	W17	Alkalinity	SAMPLE	\$ 10.50		\$ -			
WATER	W18	methane	SAMPLE	\$ 47.48		\$ -			
WATER	W19	Phosphorous	SAMPLE	\$ 18.60		\$ -			
WATER	W20	VOC Method 524.2	SAMPLE	\$ 181.59		\$ -			
WATER	W21	EDB Method 504	SAMPLE	\$ 98.31		\$ -			
SOILS	S1	GRO	SAMPLE	\$ 25.52		\$ -	MAX COST	SAMPLES	TOTAL
SOILS	S2	DRO	SAMPLE	\$ 31.26		\$ -	\$ 25.52		\$ -
SOILS	S3	GRO/PVOC	SAMPLE	\$ 28.98		\$ -	\$ 31.26		\$ -
SOILS	S4	PVOC	SAMPLE	\$ 26.60		\$ -	\$ 28.98		\$ -
SOILS	S5	PVOC + 1,2 DCA + Naphthalene	SAMPLE	\$ 50.94		\$ -	\$ 26.60		\$ -
SOILS	S6	PVOC + Naphthalene	SAMPLE	\$ 37.10	16	\$ 593.60	\$ 50.94		\$ -
SOILS	S7	VOC	SAMPLE	\$ 74.09		\$ -	\$ 37.10		\$ -
SOILS	S8	SPLP Extraction VOC only	SAMPLE	\$ 52.13		\$ -	\$ 74.09		\$ -
SOILS	S9	PAH	SAMPLE	\$ 75.17		\$ -	\$ 52.13		\$ -
SOILS	S10	Lead	SAMPLE	\$ 12.76	16	\$ 204.16	\$ 75.17		\$ -
SOILS	S11	Cadmium	SAMPLE	\$ 15.04		\$ -	\$ 12.76		\$ -
SOILS	S12	Free Liquid	SAMPLE	\$ 11.58		\$ -	<b>TASK 24 TOTAL</b>		<b>\$ -</b>
SOILS	S13	Flash Point	SAMPLE	\$ 26.60		\$ -			
SOILS	S14	Grain Size - dry	SAMPLE	\$ 44.02		\$ -			
SOILS	S15	Grain Size - wet	SAMPLE	\$ 59.05		\$ -			
SOILS	S16	Bulk Density	SAMPLE	\$ 13.96		\$ -			

MATRIX	REF CODE	REIMBURSABLE ANALYTE	UNITS	MAX COST	SAMPLES	TOTAL	MAX COST	SAMPLES	TOTAL
SOILS	S17	Permeability	SAMPLE	\$ 42.83		\$ -			
SOILS	S18	Nitrogen as Total Kjeldahl	SAMPLE	\$ 20.88		\$ -			
SOILS	S19	Nitrogen as Ammonia	SAMPLE	\$ 17.42		\$ -			
SOILS	S20	% Organic Matter	SAMPLE	\$ 30.07		\$ -			
SOILS	S21	TOC as NPOC	SAMPLE	\$ 59.05		\$ -			
SOILS	S22	Soil Moisture Content	SAMPLE	\$ 7.03		\$ -			
SOILS	S23	Air Filled Porosity	SAMPLE	\$ 26.60		\$ -			
SOILS	S24	% Total Solids	SAMPLE	\$ 7.03		\$ -			
SOILS	S25	Field Capacity	SAMPLE	\$ 28.98		\$ -			
SOILS	S26	TCLP Lead	SAMPLE	\$ 85.65		\$ -			
SOILS	S27	Cation Exchange (Ca, MG, & K)	SAMPLE	\$ 27.80		\$ -			
SOILS	S28	TCLP Cadmium	SAMPLE	\$ 85.65		\$ -			
SOILS	S29	TCLP Benzene	SAMPLE	\$ 85.65		\$ -			
		Viscosity + Density							
LNAPL	LFPS01	Interfacial tension I (LNAPL/water [dyne/cm])	SAMPLE	\$ 578.17		\$ -			
		Interfacial tension II (LNAPL/air [dyne/cm])							
		Interfacial tension III (water/air [dyne/cm])							
<b>TASK 33 TOTAL</b>						<b>\$ 797.76</b>			

LABOR RATES FOR U & C SCHEDULE		SCHEDULE 25	SCHEDULE 26
		1/2019 to 6/2019	7/2019 to 12/2019
LABOR CATEGORY	DESCRIPTION	Maximum Reimbursable Hourly Labor Rate (Effective January 1)	Maximum Reimbursable Hourly Labor Rate (Effective July 1)
PRINCIPAL	Administrative and/or professional head of organization. Typically has a financial interest in the company. Direct professional staff; serve as technical expert or coordinator of complex sites. This rate has not been used in the computation of maximum reimbursable amounts for tasks defined as part of the usual and customary cost schedule.	\$ 138.06	\$ 138.06
SENIOR PROFESSIONAL	Senior technical leader. Develops technical and budgetary approach to work orders. Duties include aquifer characterization, review of technical reports and remedial action plans, modeling. Provides project supervision and management. Performs design and investigation work in technically complex situations often requiring innovative applications. Fieldwork is limited to performing or overseeing extremely complex activities. This maximum reimbursable rate has not been used in the computation of reimbursable amounts for tasks defined as part of field activities. This rate should be used for Professional Engineer oversight to meet Wis. Admin. Code ch. NR 712	\$ 112.96	\$ 112.96
PROJECT MANAGER	Has responsibility for managing entire project, including estimating costs within the project, controlling the project budget and ensuring that PECFA statute and rules are followed. May be involved in the development of approaches to site remediation, data analysis and interpretation, and report review. Coordinates and communicates with agency personnel, consultants and claimant. Not expected to conduct field. This maximum reimbursable rate has not been used in the computation of reimbursable amounts for tasks defined as part of field activities.	\$ 112.96	\$ 112.96
STAFF PROFESSIONAL	Implements field work for on-site investigation and remediation activities including site characterization, drilling supervision, monitoring well installation and sampling activities. Assists in modeling, hydrogeologic data analysis, and report preparation. Consults with higher level professional staff.	\$ 94.13	\$ 94.13
FIELD PROFESSIONAL	Ability to conduct hydrogeological investigations relating to leaking UST's and must be experienced in overseeing a wide variety of drilling operations, monitor well installations, sample logging and collection and data acquisition and interpretation and have the ability to design, perform and interpret aquifer tests.	\$ 81.58	\$ 81.58
FIELD TECHNICIAN	Performs assigned fieldwork and routine labor tasks. Assists in equipment installation and maintenance, and subcontractor oversight. Assists with well development, sampling and monitoring, static water level measurements and free product removal. Assists with field supervision of subcontractors.	\$ 62.76	\$ 62.76
DRAFTING	Technically familiar with basic engineering principles and construction methodologies. Works independently; work product reviewed by Professional Engineer. Proficient with AutoCAD or other forms of Computer Aided Design Drafting.	\$ 69.03	\$ 69.03
WORD PROCESSOR	Operates computer for word processing and spreadsheet entry. Assists technical and senior personnel with report production, correspondence preparation, and data entry.	\$ 43.93	\$ 43.93
CLERICAL	Performs general office work, typing, filing, and document reproduction.	\$ 43.93	\$ 43.93
NOTES:			
1) These labor rates include the cost of equipment and supplies used to complete office and field tasks and which are not included on the usual and customary equipment schedule. Separate costs for field and office equipment and supplies that do not appear on the usual and customary equipment schedule are not reimbursable.			
2) Reimbursement is based on the maximum rate allowed for a task, not the rate of the individual performing the work. For example, the maximum reimbursement rate for performing monitoring well sampling activities is an amount that corresponds with a Field Technician rate. However, there is no injunction against an individual with a higher reimbursable rate performing the task. (In other words, any individual that qualifies to perform a given task may perform that task, but reimbursement will be based on the hourly or unit rate for the task, not the pay rate of the individual performing the work.)			
3) Owners/operators who are or have personnel qualified to perform any of the tasks defined herein and who use their employees to perform these tasks will only be reimbursed for their cost to perform the task. (i.e., Wis. Admin. Code § NR 747.30(1)(e)(4) applies.)			
4) These labor categories - FIELD PROFESSIONAL, STAFF PROFESSIONAL, SENIOR PROFESSIONAL include the following disciplines: Hydrogeologist, Geologist, Scientist and Engineer			

**WIEDERHOLT BID**

**EXCAVATION BID - SPEAKER PROPERTY - MT IDA WI**

**PROJECT:** Hugo Speaker Property  
**LOCATION:** 6832 State Hwy 18, Mt. Ida, Wisconsin

**Date:** 8/8/2019  
**PM:** Lynn Bradley

**Excavation Work**

Item	Amount	Units	Rate	Total
1. Excavation of approximately 625 to 700 tons of petroleum affected soils, transport to La Crosse County Landfill, backfill and compaction of the site. The upper 12 inches of backfill should consist of compacted 3/4 inch crushed gravel in the drive area and the upper 2 inches of backfill on the upper level of the excavation and beyond the drive area at the northwest end of the excavation should consist of topsoil seeded with grass. (Include the number of trucks anticipated to be used per day in bullet 4).	700	Tons	36-	25,200-
2. Replacement of the retaining wall utilizing an erosion control method similar to rip rap.	1	Lump	1500-	1500-
3. Cost of Trucks for Licensing at LaCrosse Landfill (See Bid Form). \$25 per truck for 3 days.	8	Trucks	\$25.00	200-
4. # of Trucks/Approximate Days 8 truck / 6 days total				
<b>Estimated Sub-Total:</b>				26,900-
<b>Total Estimated Costs</b>				26,900-

Contractor: Wiederholt Enterprises, LLC Lynn Bradley

Signature: Jim Wiederholt

Date: 8-13-19

**General Engineering Company**  
 916 Silver Lake Drive  
 Portage, WI 53901  
 Phone: 608-742-2169 Fax: 608-742-2592

General Engineering Company  
P.O. Box 340  
916 Silver Lake Drive  
Portage, WI 53901



608-742-2169 (Office)  
608-742-2592 (Fax)  
[gec@generalengineering.net](mailto:gec@generalengineering.net)  
[www.generalengineering.net](http://www.generalengineering.net)

*Engineers • Consultants • Inspectors*

August 8, 2019

Tim Wiederholt  
[Wiederholtenterprisesllc@outlook.com](mailto:Wiederholtenterprisesllc@outlook.com)  
521 N Randolph Street  
Cuba City, WI 53807

RE: Excavation Bid  
Hugo Speaker Property  
6832 U.S. Highway 18  
Mount Ida, Wisconsin  
PECFA No. 53809-9640-32  
WDNR BRRTS #03-22-178494

Dear Tim,

General Engineering Company is obtaining bids for the excavation, disposal, backfilling, and compaction of approximately 625 to 700 tons (700 tons will be used for this bid document) of petroleum affected soils at the Hugo Speaker Property, located at 6832 State Hwy 18, in the Town of Mount Ida, Grant County, Wisconsin. In addition, a retaining wall will be removed during the excavation and must be replaced with an erosion control measure similar to rip rap. The activities are being performed due to a release of gasoline from two former 500-gallon leaded and unleaded gasoline underground storage tanks (USTs). The excavation activities are planned to be performed up to depths of 10 to 14 feet below the ground surface. Groundwater may be encountered near the termination depth of the excavation but is not anticipated to be of sufficient volume to require disposal or substantially impede the excavation activities. There is minimal unaffected overburden soils anticipated during the excavation activities. The excavation is planned to be shallower in the area of the structures as to not compromise the foundation of the home or root system of a large tree near the excavation. Please note the bolded area in bullet 2 on page 2 regarding excavation safety and retaining wall replacement.

- The contaminated soils must be properly excavated and transported to a landfill that is licensed to accept petroleum affected soils. Due to its proximity to this site, the most cost-effective option for disposal appears to be La Crosse County Landfill in La Crosse, Wisconsin. The landfill is approximately 89 miles in each direction, so it is expected that the "turn-around" time for each load will be approximately 4 hours. **Please note there will be a charge of \$25 per truck to enter the landfill (for 3-day permit). Please include this in the estimate.**

**La Crosse County Landfill  
3200 Berlin Drive  
La Crosse, WI 54601-1818**

Portage

Black River Falls

La Crosse



Consulting Engineering • Structural Engineering • Building Design • Environmental Services • Building Inspection • GIS Services  
Grant Procurement & Administration • Land Surveying • Zoning Administration • Mechanical, Electrical, & Plumbing Services



- The contractor is responsible for backfilling, compacting and leaving the property in a similar state as prior to excavation. The upper 12 inches of backfill of the drive area should consist of compacted ¾ inch crushed gravel. The upper 2 inches of the backfill area on the upper level of the excavation and beyond the drive area northwest of the excavation should consist of topsoil seeded with grass.
- A retaining wall is currently present separating a lower elevation driveway area extending to the garage from the upper primary ground surface elevation. In addition, a large tree is present toward the western boundary of the planned excavation and the residence is located near the eastern boundary of the planned excavation. Two photographs of the drive area, retaining wall, and tree are attached. **The integrity of the structure and stability of the large tree near the excavation limits must be considered at all times during the excavation activities and the excavation activities will be terminated at any locations or depths deemed unsafe by the excavation contractor. In addition, the retaining wall will need to be replaced using an erosion control method such as rip rap. Please include the estimated number of days to complete the project along with the estimated number of trucks planned to be utilized for hauling each day.**

A brief description of the site and relevant investigation activities performed at the site are described below:

### **Background**

The project site is located at 6832 U.S. Highway 18 in Mount Ida, Wisconsin. More specifically, the property is located within the Northwest ¼ of the Northwest ¼ of Section 29, Township 06 North, Range 03 West, Grant County, Wisconsin. A site location map is shown in Figure 1, Attachment A.

The subject site is located in a rural area and is currently occupied by a residence on the southcentral portion of the property. The surrounding properties are comprised of residential properties to the west; vacant or wooded land to the north; dense wooded land followed by residential property to the east; and US Highway 18, followed by residential properties to the southwest.

According to Wisconsin Department of Agriculture, Trade, and Consumer Protection (DATCP) records, one (1) 500-gallon single wall tank containing unleaded gasoline and one (1) 500 gallon single wall tank containing leaded gasoline are registered to the site as closed/removed on December 9, 1997. The tanks were formerly located to the west of the southwest corner of the existing residential structure and the dispensers were located along the southwestern portion of the property to the south of the tanks. The locations of the former USTs are shown on Figure 2, Attachment A.

The WDNR was reportedly notified of a release on December 12, 1997, and a responsible party (RP) letter was sent on December 23, 1997. The case remained idle for several years and a push action was taken by the WDNR on December 27, 2004 followed by a deed affidavit for enforcement on March 28, 2005, and an additional push action on October 9, 2009. As a result, General Engineering Company was retained in May of 2010 to perform a soil and groundwater investigation at the site.

As part of the initial site investigation activities, six (6) soil probes, designated GP-1 to GP-6, were advanced on September 23, 2010. Due to the uneven and steep terrain, an all-terrain soil probe unit advanced seven additional probes, designated GP-7 to GP-13, on October 14, 2010 to further evaluate the extent of affected soil. The probes were advanced until refusal on bedrock at depths ranging from 4 feet to 14 feet below ground surface. Eight additional soil probes (GP-14 to GP-21) were advanced on April 29, 2019 near the location of the former tanks and beyond them toward the south, west, and



northwest. The soils at the probe locations generally consisted of gravel or grass/topsoil underlain by variable natural soils consisting of reddish brown and brown silty clay, silty sand, and sandy silt with varying amounts of gravel extending to sandstone bedrock at depths of 4 to 14 feet below grade.

Eight monitoring wells (MW-1 to MW-8) and a temporary monitoring well (TW-1) were also installed near the former tank area and beyond it to the south, west, northwest and north between 2010 and 2019. The monitoring wells were advanced through the upper unconsolidated soils and into bedrock. Groundwater has been encountered within bedrock at depths ranging from approximately 15 to 40 feet below grade with the exception of TW-1 (within the planned excavation area), where groundwater was encountered at a depth of approximately 12.5 feet below grade on June 11, 2019. The level of groundwater within TW-1 was approximately 1 foot above the refusal depth of 13.5 feet.

The soil and groundwater investigation activities have identified an area of highly impacted soils and groundwater extending from the tank area toward the west and northwest. Petroleum contaminant concentrations of petroleum volatile organic compounds (PVOCs) and naphthalene well above the respective NR 720 residual contaminant levels (RCLs) have been identified at GP-7, GP-10, GP-14, GP-15, GP-16, and GP-17. Benzene concentrations up to 63,000 micrograms per kilograms ( $\mu\text{g}/\text{kg}$ ) were detected within the soil sample at GP-14 at a depth of 12 to 13.5 feet. Benzene was detected within groundwater at TW-1 at a concentration of 26,900 micrograms per liter ( $\mu\text{g}/\text{L}$ ). Soil analytical tables are provided in Attachment B. The locations of the soil probes, soil borings, and monitoring wells are shown on Figure 2, Attachment A.

Due to the presence of accessible soils at concentrations well above the NR 720 soil to groundwater or cancer RCLs, a remedial excavation is planned to be performed. The estimated limits of the remedial excavation are shown on Figure 5, Attachment A.

#### **BID REQUIREMENTS:**

Please complete the attached bid form and return it by e-mail at [lbradley@generalengineering.net](mailto:lbradley@generalengineering.net) no later than August 15, 2019.

General Engineering Company  
Attention: Lynn Bradley  
PO Box 340  
Portage, WI 53901

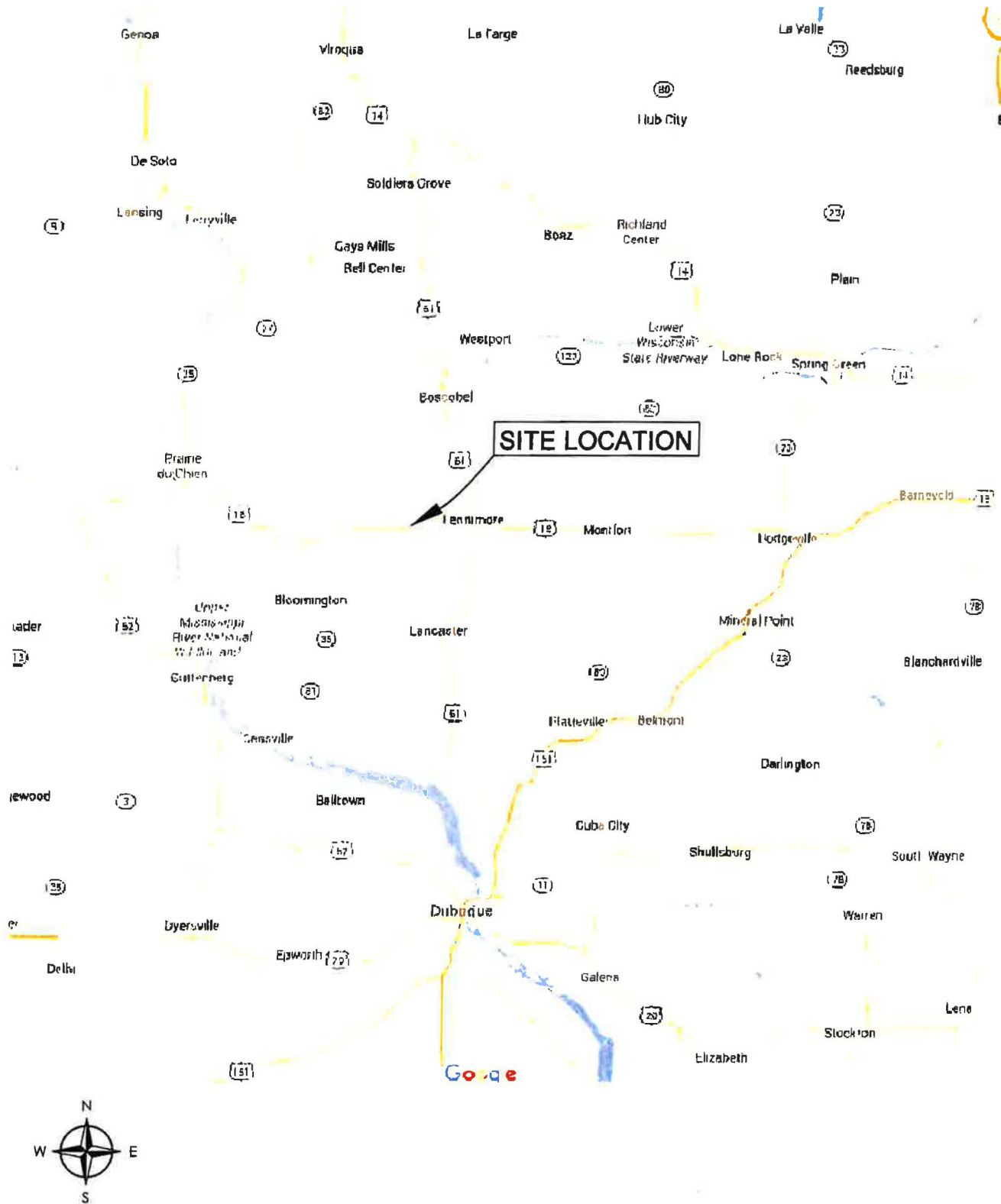
If you have any questions regarding this, please contact me.

Respectfully submitted,

#### **GENERAL ENGINEERING COMPANY**

  
Lynn Bradley  
Environmental Project Manager

Attachment A - Figures  
Attachment B - Tables  
Photographs



**General Engineering Company**

P.O. Box 340 • 916 Silver Lake Dr. • Portage, WI 53901  
 808-742-2189 (Office) • 808-742-2502 (Fax)  
 www.generalengineering.net

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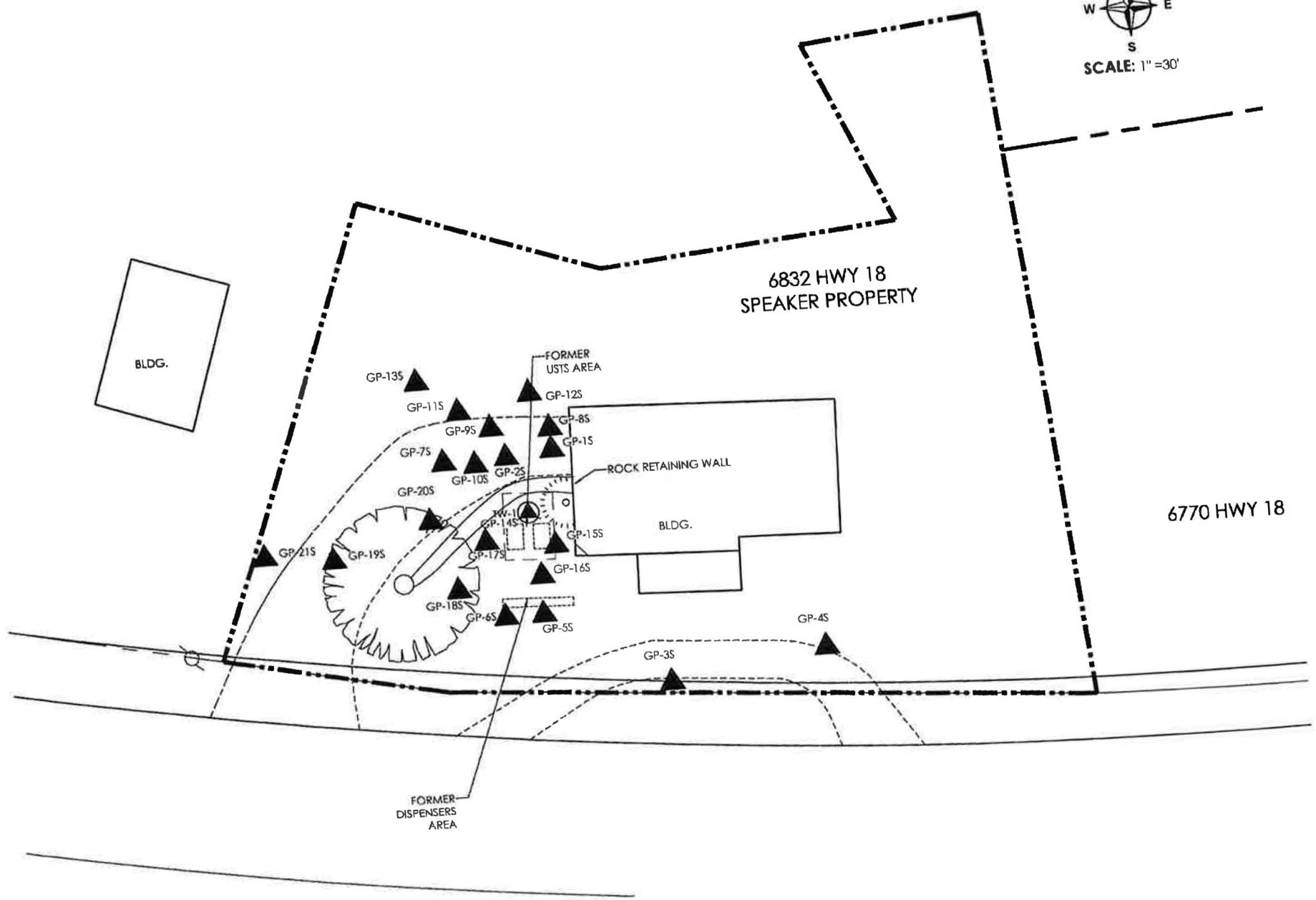
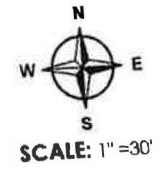
**SITE LOCATION MAP**

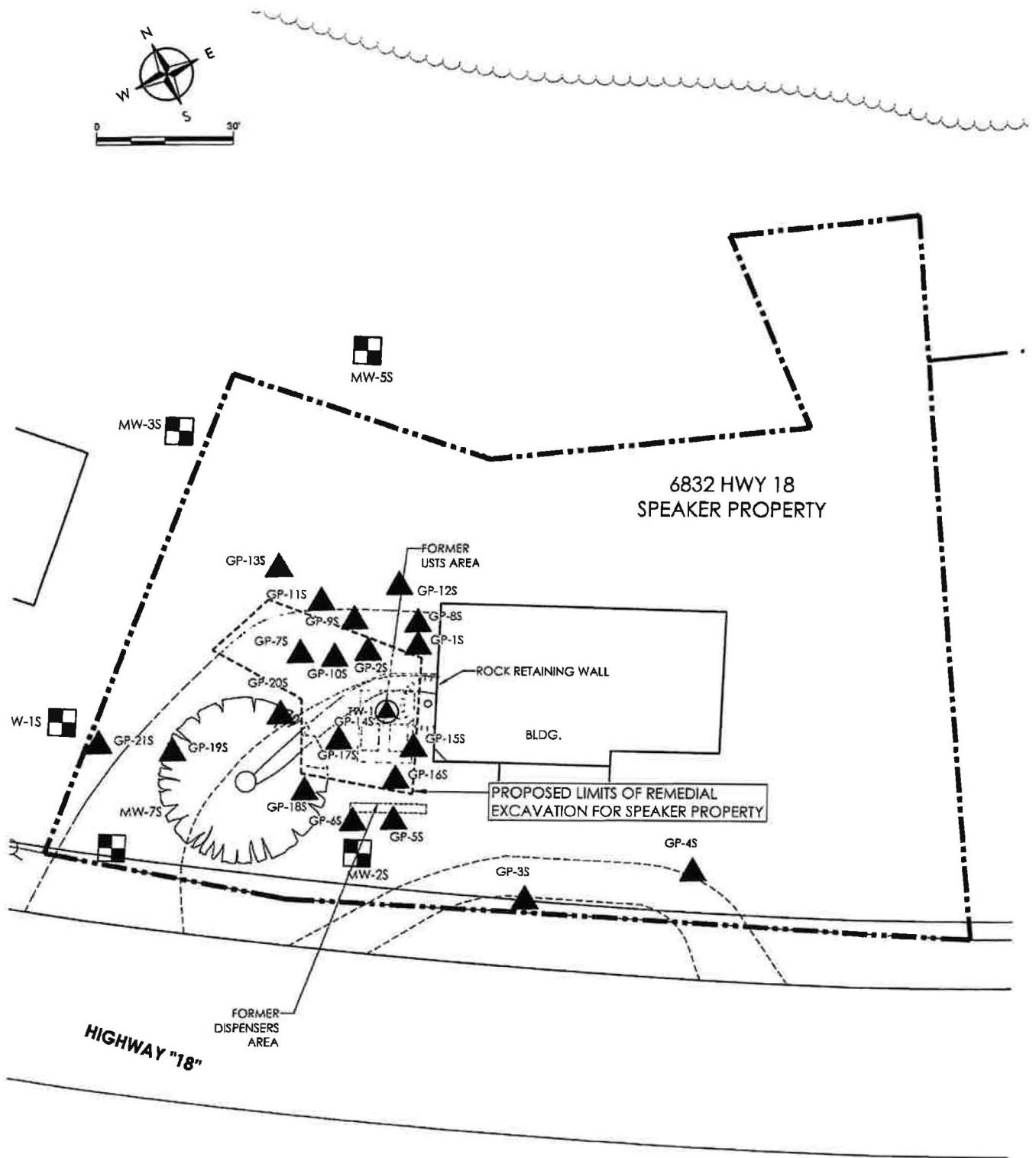
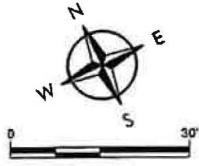
**Speaker Property &  
 Lutzen Property (Former Kreyer County Store)**  
 Town of Mount Ida  
 Grant County, WI



DRAWN BY	KP
REVIEWED BY	LMB
ISSUE DATE	Oct 2018
GEC FILE NO.	0710-199
SHEET NO.	

**FIGURE 1**





LEGEND	
MW-2S	MONITORING WELL LOCATION SPEAKER PROPERTY
- - - - -	APPROXIMATE PROPERTY LINE

**General Engineering Company**  
 P.O. Box 340 • 916 Silver Lake Dr. • Portage, WI 53801  
 608-742-2188 (Office) • 800-742-2582 (Fax)  
 www.generalengneering.net

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**PROPOSED ESTIMATED LIMITS  
 OF REMEDIAL EXCAVATION  
 SPEAKER PROPERTY**

TOWN OF MT. IDA  
 GRANT COUNTY, WI

<b>GEC</b>
DRAWN BY KP
REVIEWED BY LMB
ISSUE DATE JULY 2019
GEC FILE NO. 0610-133
SHEET NO.
<b>FIGURE 3</b>

**TABLE 1  
SUMMARY OF SOIL ANALYTICAL RESULTS  
SPEAKER PROPERTY  
0610-133**

Sample No.	NR 720 NON CANCER RCL (ug/kg)	NR 720 CANCER RCL (ug/kg)	NR 720 Direct Contact RCL (ug/kg)	NR 720 Soil to Groundwater RCL (ug/kg)	GP-1	GP-2	GP-3	GP-4	GP-5	GP-6	GP-7	GP-8	GP-8	GP-9	GP-9	GP-10	GP-11	GP-12	GP-13	MW-7	MW-8		
Sampling Date					09/23/10	09/23/10	09/23/10	09/23/10	09/23/10	09/23/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	05/21/18	05/21/18	06/07/18	
Sample Depth (feet)					6-7 (U)	9-10 (U)	3-4 (U)	13-14 (U)	11-12 (U)	11-12 (U)	13-14 (U)	3-4 (U)	8-9 (U)	3-4 (U)	8-9 (U)	9-10 (U)	9-10 (U)	9-10 (U)	9-10 (U)	7-9 (U)	11-11.5 (U)	6-8 (U)	
<b>GASOLINE RANGE ORGANICS (GRO), DIESEL RANGE ORGANICS (DRO) (mg/kg)</b>																							
GRO	NE	NE	NE	NE	<3.6	<3.6	<3.1	<3.5	<3.8	<3.4	1010	<3.1	<3.4	<3.0	<3.0	45.9	<3.1	<3.3	<3.6	NA	NA	NA	
<b>PETROLEUM VOLATILE ORGANIC COMPOUNDS (PVOC) PLUS NAPHTHALENE AND 1,2 DICHLOROETHANE (DCA) (ug/kg)</b>																							
Benzene	106,000	1,600	1,600	5.1	<25	<25	<25	<b>41.3J</b>	<25	<25	<b>1,240</b>	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	
1,2 Dichloroethane	43,700	652	652	2.8	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	<38	<38	<25
Ethylbenzene	4,080,000	8,020	8,020	1,570	<25	<25	<25	<25	<25	<25	<b>27,100</b>	<25	<25	<25	<25	1100	<25	<25	<25	<25	<35	<35	<25
Methyl tert-butyl ether	22,100,000	63,800	63,800	27	<25	<25	<25	<25	<25	<25	<200	<25	<25	<25	<25	<25	<25	<25	<25	<25	<50	<50	<25
Naphthalene	178,000	5,520	5,520	658.2	<25	<b>5,750</b>	<25	<25	<25	<25	<b>9,300</b>	<b>1,320</b>	<25	61.7J	<25	<b>753</b>	<25	<25	<25	<25	<94	<94	<25
Toluene	5,240,000	NE	818,000	1,107	<25	<25	<25	38.6J	<25	<25	<b>8,660</b>	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
1,2,4-Trimethylbenzene	373,000	NE	219,000	1,382	<25	<25	<25	<25	<25	<25	<b>63,300</b>	<25	<25	<25	<25	<b>4,600</b>	<25	<25	<25	<25	<25	<25	<25
1,3,5-Trimethylbenzene	339,000	NE	182,000		<25	<25	<25	<25	<25	<25	<25	<b>20,900</b>	<25	<25	<25	<25	<b>1,420</b>	<25	<25	<25	<25	<25	<25
Xylenes, -m, -p	818,000	NE	260,000	3,960	<75	<75	<75	<75	<75	<75	<b>127,800</b>	<75	<75	<75	<75	<b>5,154</b>	<75	<75	<75	<116	<116	<75	
Xylenes, -o																							

mg/kg = milligrams per kilogram

ug/kg = micrograms per kilogram

RCL = Residual Contaminant Level

U=Unsaturated

NS = Parameter not analyzed

NE = NR 720 RCL not established

J = Analyte detected above laboratory limit of detection but below limit of quantitation.

Bold indicates analytical results exceed NR 720 RCL.

**TABLE 1  
SUMMARY OF SOIL ANALYTICAL RESULTS  
SPEAKER PROPERTY  
0610-133**

Sample No. Sampling Date Sample Depth (feet)	NR 720 NON CANCER RCL (ug/kg)	NR 720 CANCER RCL (ug/kg)	NR 720 Direct Contact RCL (ug/kg)	NR 720 Soil to Groundwater RCL (ug/kg)	GP-14		GP-15		GP-16		GP-17		GP-18		GP-19		GP-20		GP-21	
					04/29/19		04/29/19		04/29/19		04/29/19		04/29/19		04/29/19		04/29/19		04/29/19	
					2-4 (U)	12-13.5 (U)	2-4 (U)	12-13.5 (U)	5-7 (U)	10-12 (U)	2-4 (U)	11-13 (U)	5-7 (U)	10-12 (U)	5-7 (U)	10-11 (U)	3-5 (U)	8-9 (U)	3-5 (U)	5-7 (U)
<b>PETROLEUM VOLATILE ORGANIC COMPOUNDS (PVOC) PLUS NAPHTHALENE (DCA) (µg/kg)</b>																				
Benzene	106,000	1,600	1,600	5.1	<25	<b>83,000</b>	<b>90</b>	<b>30,400</b>	<b>10,500</b>	<b>65,000</b>	<25	<b>20,200</b>	<25	<25	<25	<25	<25	<25	<25	<25
Ethylbenzene	4,080,000	8,020	8,020	1.570	<25	<b>135,000</b>	69	<b>77,000</b>	<b>140,000</b>	<b>154,000</b>	<25	<b>101,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
Methyl tert-butyl ether	22,100,000	63,800	<b>63,800</b>	27	<25	<1,250	<25	<1,250	<1,250	<1,250	<25	<1,250	<25	<25	<25	<25	<25	<25	<25	<25
Naphthalene	178,000	5,520	5,520	658.2	293	<b>38,000</b>	122	<b>20,900</b>	<b>53,000</b>	<b>38,000</b>	<25	<b>30,900</b>	<25	<25	<25	<25	<25	<25	<25	<25
Toluene	5,240,000	NE	818,000	1.107	34J	<b>360,000</b>	350	<b>156,000</b>	<b>263,000</b>	<b>440,000</b>	<25	<b>67,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
1,2,4-Trimethylbenzene	373,000	NE	219,000	1,382	83	<b>390,000</b>	430	<b>227,000</b>	<b>800,000</b>	<b>340,000</b>	<25	<b>232,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
1,3,5-Trimethylbenzene	339,000	NE	182,000		48	<b>127,000</b>	171	<b>74,000</b>	<b>281,000</b>	<b>109,000</b>	<25	<b>80,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
Xylenes, -m, -p	818,000	NE	260,000	3,960	114	<b>984,000</b>	980	<b>514,000</b>	<b>1,390,000</b>	<b>840,000</b>	<75	<b>499,000</b>	<75	<75	<75	<75	<75	<75	<75	<75
Xylenes, -o																				

mg/kg = milligrams per kilogram  
µg/kg = micrograms per kilogram  
RCL = Residual Contaminant Level  
U=Unsaturated  
NS = Parameter not analyzed  
NE = NR 720 RCL not established  
J = Analyte detected above laboratory limit of detection but below limit of quantitation  
Bold indicates analytical results exceed NR 720 RCL

**Site Photographs**

**6832 U.S. Highway 18  
Mount Ida, Grant County, WI**



**PHOTOGRAPH OF LARGE TREE, HOUSE, AND RETAINING WALL PRESENT  
WITHIN/NEAR THE LIMITS OF THE PLANNED EXCAVATION**



**PHOTOGRAPH FROM NEAR RESIDENCE UP THE DRIVE AREA TOWARD HIGHWAY 18**

**SCHAPER EXCAVATING AND PETROLEUM BID**



## EXCAVATION BID - SPEAKER PROPERTY, MT. IDA WU

**PROJECT:** Speaker Property  
**LOCATION:** 6832 State Hwy 18, Mt. Ida, Wisconsin

**Date** 8/8/2019  
**PM** Lynn Bradley

### Excavation Work

Item	Hours		Rate	Total
1. Excavation of approximately 625 to 700 tons of petroleum affected soils, transport to La Crosse County Landfill, backfill and compaction of the site. <b>The upper 12 inches of backfill should consist of compacted 3/4 inch crushed gravel in the drive area and the upper 2 inches of backfill on the upper level of the excavation and beyond the drive area at the northwest end of the excavation should consist of topsoil seeded with grass.</b> (Include the number of trucks anticipated to be used per day in bullet 4).	700	Tons	\$69.00	\$ 48,300.00
2. Replacement of the retaining wall utilizing an erosion control method similar to rip rap	1	Lump	\$1,275.00	\$ 1,275.00
3. Cost of Trucks for Licensing at LaCrosse Landfill (See Bid Form). \$25 per truck for 3 days.	8	Trucks	\$25.00	\$ 200.00
3 # of Trucks/Approximate Days 5 days total for project				
<b>Estimated Sub-Total</b>				<b>\$49,775.00</b>
<b>Total Estimated Costs</b>				<b>\$49,775.00</b>

Lynn Bradley  
 General Engineering Company  
 916 Silver Lake Drive  
 Portage, WI 53901  
 Phone: 608-742-2169 Fax: 608-742-2592

SCHAPER EXCAVATING AND PETROLEUM

General Engineering Company  
P.O. Box 340  
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Portage, WI 53901



608-742-2169 (Office)  
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[gec@generalengineering.net](mailto:gec@generalengineering.net)  
[www.generalengineering.net](http://www.generalengineering.net)

*Engineers • Consultants • Inspectors*

August 8, 2019

Mr. Richard Schaper  
Schaper Excavating and Petroleum  
W4396 County Road E  
Pardeeville, WI 53901

RE: Excavation Bid  
Hugo Speaker Property  
6832 U.S. Highway 18  
Mount Ida, Wisconsin  
PECFA No. 53809-9640-32  
WDNR BRRTS #03-22-178494

Dear Mr. Schaper,

General Engineering Company is obtaining bids for the excavation, disposal, backfilling, and compaction of approximately 625 to 700 tons (700 tons will be used for this bid document) of petroleum affected soils at the Hugo Speaker Property, located at 6832 State Hwy 18, in the Town of Mount Ida, Grant County, Wisconsin. In addition, a retaining wall will be removed during the excavation and must be replaced with an erosion control measure similar to rip rap. The activities are being performed due to a release of gasoline from two former 500-gallon leaded and unleaded gasoline underground storage tanks (USTs). The excavation activities are planned to be performed up to depths of 10 to 14 feet below the ground surface. Groundwater may be encountered near the termination depth of the excavation but is not anticipated to be of sufficient volume to require disposal or substantially impede the excavation activities. There is minimal unaffected overburden soils anticipated during the excavation activities. The excavation is planned to be shallower in the area of the structures as to not compromise the foundation of the home or root system of a large tree near the excavation. Please note the bolded area in bullet 2 on page 2 regarding excavation safety and retaining wall replacement.

- The contaminated soils must be properly excavated and transported to a landfill that is licensed to accept petroleum affected soils. Due to its proximity to this site, the most cost-effective option for disposal appears to be La Crosse County Landfill in La Crosse, Wisconsin. The landfill is approximately 89 miles in each direction, so it is expected that the "turn-around" time for each load will be approximately 4 hours. **Please note there will be a charge of \$25 per truck to enter the landfill (for 3-day permit). Please include this in the estimate.**

**La Crosse County Landfill  
3200 Berlin Drive  
La Crosse, WI 54601-1818**

Portage • Black River Falls • La Crosse



Consulting Engineering • Structural Engineering • Building Design • Environmental Services • Building Inspection • GIS Services  
Grant Procurement & Administration • Land Surveying • Zoning Administration • Mechanical, Electrical, & Plumbing Services



- The contractor is responsible for backfilling, compacting and leaving the property in a similar state as prior to excavation. The upper 12 inches of backfill of the drive area should consist of compacted ¾ inch crushed gravel. The upper 2 inches of the backfill area on the upper level of the excavation and beyond the drive area northwest of the excavation should consist of topsoil seeded with grass.
- A retaining wall is currently present separating a lower elevation driveway area extending to the garage from the upper primary ground surface elevation. In addition, a large tree is present toward the western boundary of the planned excavation and the residence is located near the eastern boundary of the planned excavation. Two photographs of the drive area, retaining wall, and tree are attached. **The integrity of the structure and stability of the large tree near the excavation limits must be considered at all times during the excavation activities and the excavation activities will be terminated at any locations or depths deemed unsafe by the excavation contractor. In addition, the retaining wall will need to be replaced using an erosion control method such as rip rap. Please include the estimated number of days to complete the project along with the estimated number of trucks planned to be utilized for hauling each day.**

A brief description of the site and relevant investigation activities performed at the site are described below:

### **Background**

The project site is located at 6832 U.S. Highway 18 in Mount Ida, Wisconsin. More specifically, the property is located within the Northwest ¼ of the Northwest ¼ of Section 29, Township 06 North, Range 03 West, Grant County, Wisconsin. A site location map is shown in Figure 1, Attachment A.

The subject site is located in a rural area and is currently occupied by a residence on the southcentral portion of the property. The surrounding properties are comprised of residential properties to the west; vacant or wooded land to the north; dense wooded land followed by residential property to the east; and US Highway 18, followed by residential properties to the southwest.

According to Wisconsin Department of Agriculture, Trade, and Consumer Protection (DATCP) records, one (1) 500-gallon single wall tank containing unleaded gasoline and one (1) 500 gallon single wall tank containing leaded gasoline are registered to the site as closed/removed on December 9, 1997. The tanks were formerly located to the west of the southwest corner of the existing residential structure and the dispensers were located along the southwestern portion of the property to the south of the tanks. The locations of the former USTs are shown on Figure 2, Attachment A.

The WDNR was reportedly notified of a release on December 12, 1997, and a responsible party (RP) letter was sent on December 23, 1997. The case remained idle for several years and a push action was taken by the WDNR on December 27, 2004 followed by a deed affidavit for enforcement on March 28, 2005, and an additional push action on October 9, 2009. As a result, General Engineering Company was retained in May of 2010 to perform a soil and groundwater investigation at the site.

As part of the initial site investigation activities, six (6) soil probes, designated GP-1 to GP-6, were advanced on September 23, 2010. Due to the uneven and steep terrain, an all-terrain soil probe unit advanced seven additional probes, designated GP-7 to GP-13, on October 14, 2010 to further evaluate the extent of affected soil. The probes were advanced until refusal on bedrock at depths ranging from 4 feet to 14 feet below ground surface. Eight additional soil probes (GP-14 to GP-21) were advanced on April 29, 2019 near the location of the former tanks and beyond them toward the south, west, and northwest. The soils at the probe locations generally consisted of gravel or grass/topsoil underlain by

variable natural soils consisting of reddish brown and brown silty clay, silty sand, and sandy silt with varying amounts of gravel extending to sandstone bedrock at depths of 4 to 14 feet below grade.

Eight monitoring wells (MW-1 to MW-8) and a temporary monitoring well (TW-1) were also installed near the former tank area and beyond it to the south, west, northwest and north between 2010 and 2019. The monitoring wells were advanced through the upper unconsolidated soils and into bedrock. Groundwater has been encountered within bedrock at depths ranging from approximately 15 to 40 feet below grade with the exception of TW-1 (within the planned excavation area), where groundwater was encountered at a depth of approximately 12.5 feet below grade on June 11, 2019. The level of groundwater within TW-1 was approximately 1 foot above the refusal depth of 13.5 feet.

The soil and groundwater investigation activities have identified an area of highly impacted soils and groundwater extending from the tank area toward the west and northwest. Petroleum contaminant concentrations of petroleum volatile organic compounds (PVOCs) and naphthalene well above the respective NR 720 residual contaminant levels (RCLs) have been identified at GP-7, GP-10, GP-14, GP-15, GP-16, and GP-17. Benzene concentrations up to 63,000 micrograms per kilograms ( $\mu\text{g}/\text{kg}$ ) were detected within the soil sample at GP-14 at a depth of 12 to 13.5 feet. Benzene was detected within groundwater at TW-1 at a concentration of 26,900 micrograms per liter ( $\mu\text{g}/\text{L}$ ). Soil analytical tables are provided in Attachment B. The locations of the soil probes, soil borings, and monitoring wells are shown on Figure 2, Attachment A.

Due to the presence of accessible soils at concentrations well above the NR 720 soil to groundwater or cancer RCLs, a remedial excavation is planned to be performed. The estimated limits of the remedial excavation are shown on Figure 5, Attachment A.

#### **BID REQUIREMENTS:**

Please complete the attached bid form and return it by e-mail at [lbradley@generalengineering.net](mailto:lbradley@generalengineering.net) no later than August 15, 2019.

General Engineering Company  
Attention: Lynn Bradley  
PO Box 340  
Portage, WI 53901

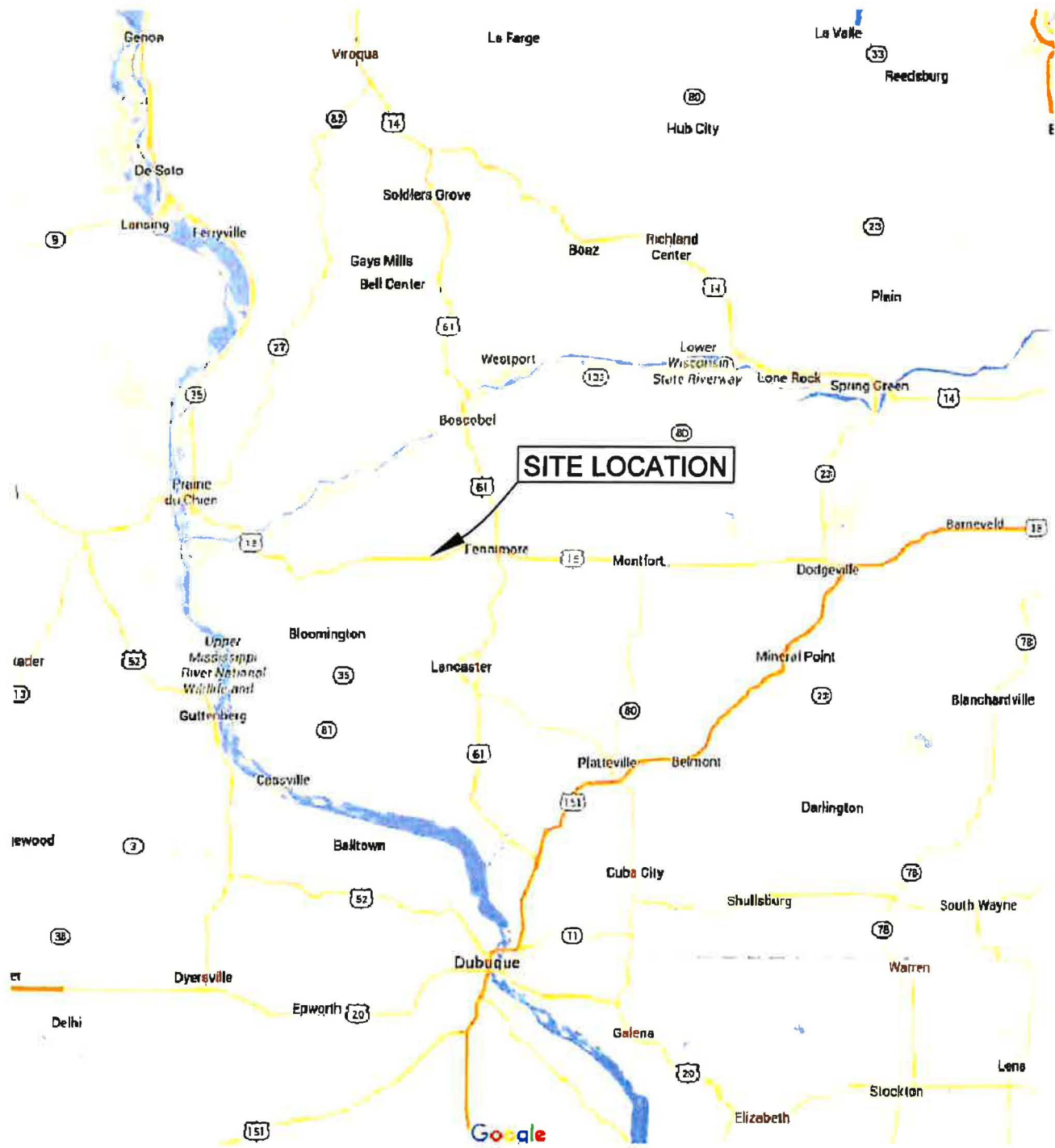
If you have any questions regarding this, please contact me.

Respectfully submitted,

**GENERAL ENGINEERING COMPANY**

  
Lynn Bradley  
Environmental Project Manager

Attachment A - Figures  
Attachment B - Tables  
Photographs



**General Engineering Company**

P O Box 340 • 616 Silver Lake Dr • Portage, WI 63801  
 808-742-2198 (Office) • 608-742-2582 (Fax)  
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**SITE LOCATION MAP**

**Speaker Property &  
 Lutzen Property (Former Kreyer County Store)**  
 Town of Mount Ida  
 Grant County, WI

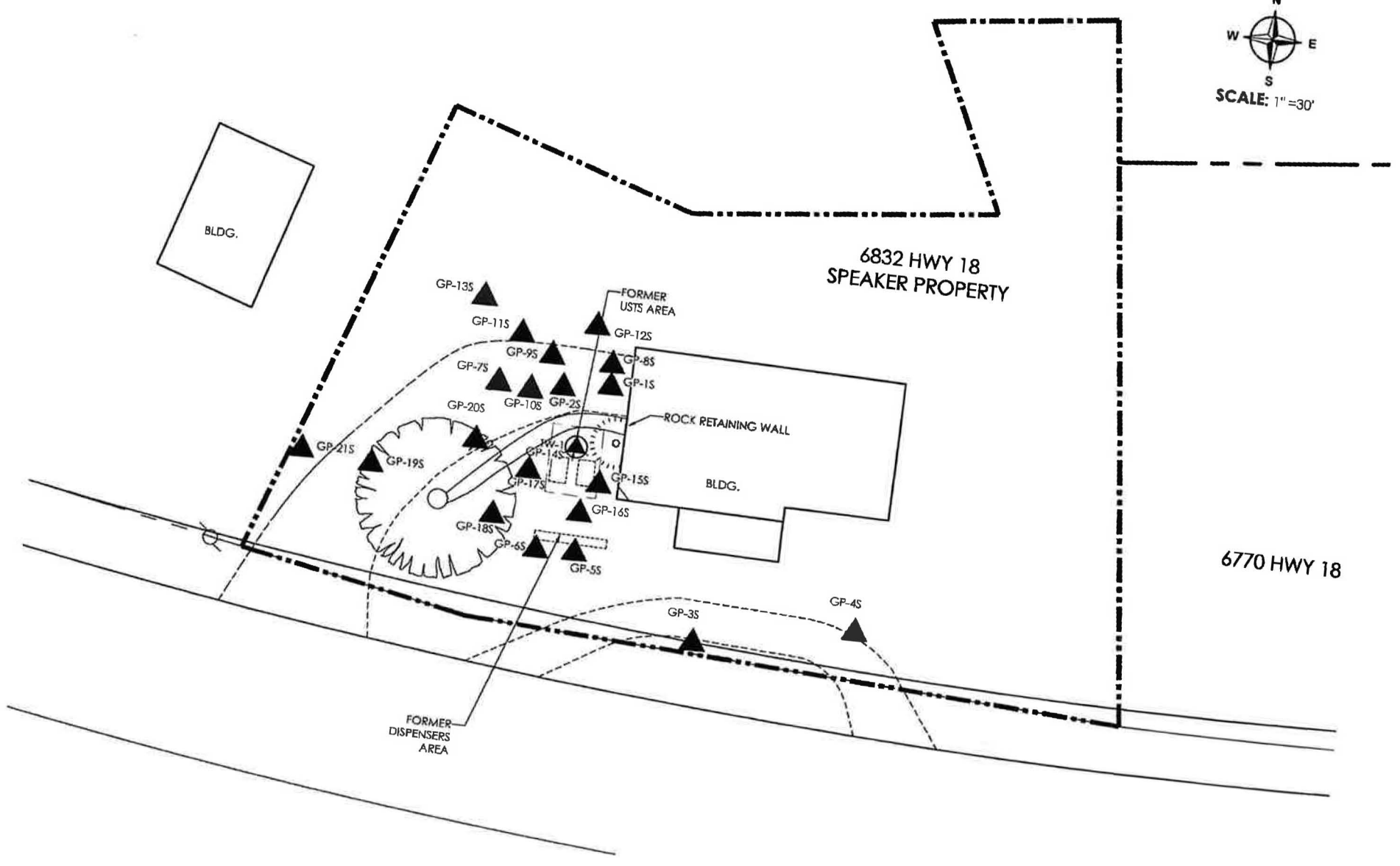


DRAWN BY	KP
REVIEWED BY	LMB
ISSUE DATE	Oct 2016
GEC FILE NO	0710-190
SHEET NO	

**FIGURE 1**



SCALE: 1" = 30'



BLDG.

6832 HWY 18  
SPEAKER PROPERTY

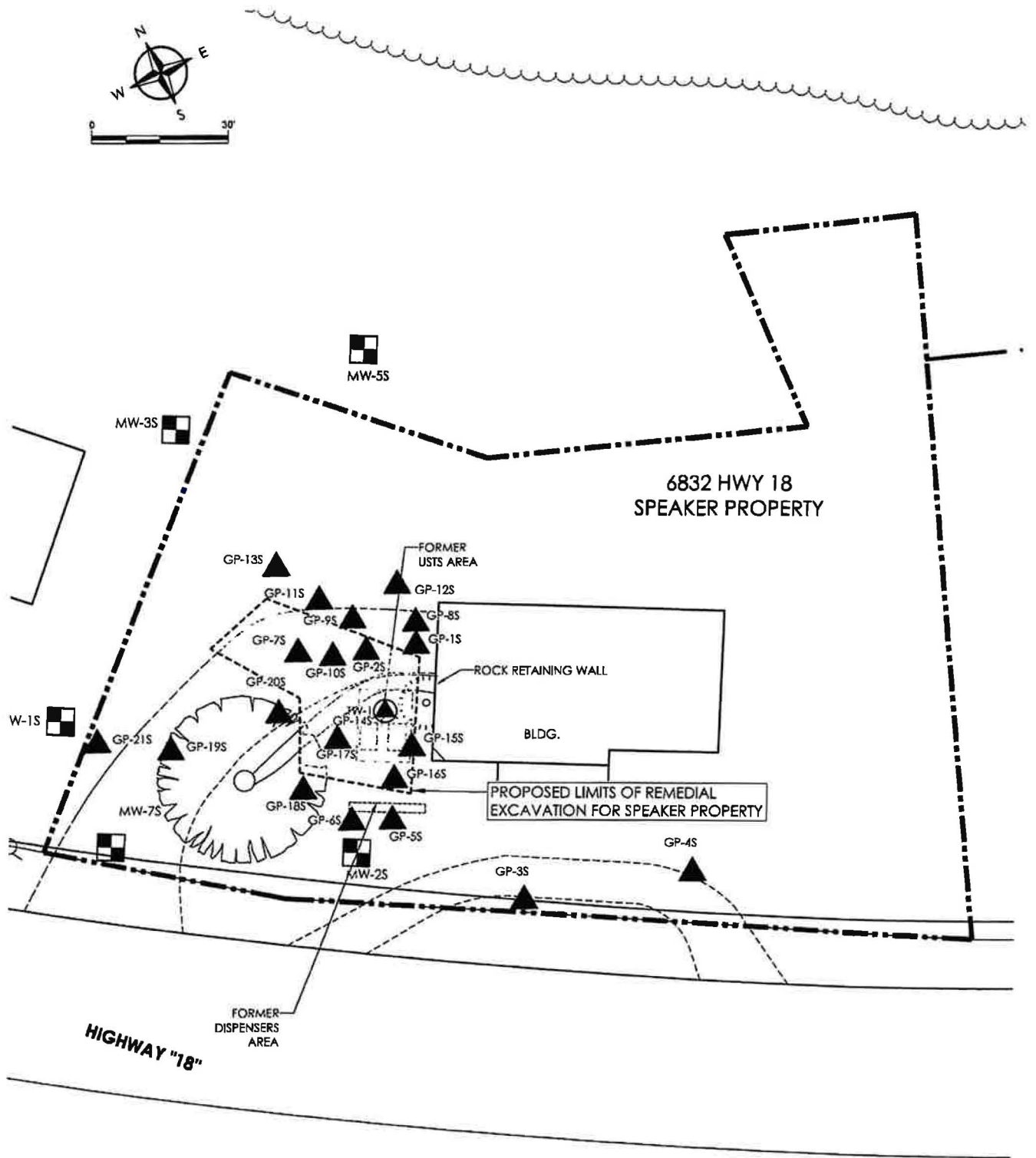
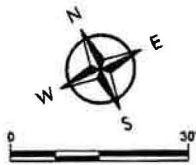
FORMER  
USTS AREA

ROCK RETAINING WALL

BLDG.

6770 HWY 18

FORMER  
DISPENSERS  
AREA



LEGEND	
MW-2S	MONITORING WELL LOCATION SPEAKER PROPERTY
- - - - -	APPROXIMATE PROPERTY LINE

**General Engineering Company**  
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 808-742-2168 (Office) • 808-742-2582 (Fax)  
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**PROPOSED ESTIMATED LIMITS  
 OF REMEDIAL EXCAVATION  
 SPEAKER PROPERTY**

TOWN OF MT. IDA  
 GRANT COUNTY, WI

<b>GEC</b>
DRAWN BY: KP
REVIEWED BY: LMB
ISSUE DATE: JULY 2019
GEC FILE NO.: 0610-133
SHEET NO.: <b>FIGURE 3</b>

**TABLE 1  
SUMMARY OF SOIL ANALYTICAL RESULTS  
SPEAKER PROPERTY  
0610-133**

Sample No.	NR 720 NON CANCER RCL (ug/kg)	NR 720 CANCER RCL (ug/kg)	NR 720 Direct Contact RCL (ug/kg)	NR 720 Soil to Groundwater RCL (ug/kg)	GP-1	GP-2	GP-3	GP-4	GP-5	GP-6	GP-7	GP-8	GP-8	GP-9	GP-9	GP-10	GP-11	GP-12	GP-13	MW-7	MW-8		
Sampling Date					09/23/10	09/23/10	09/23/10	09/23/10	09/23/10	09/23/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	10/14/10	05/21/18	05/21/18	06/07/18	
Sample Depth (feet)					6-7 (U)	9-10 (U)	3-4 (U)	13-14 (U)	11-12 (U)	11-12 (U)	13-14 (U)	3-4 (U)	8-9 (U)	3-4 (U)	8-9 (U)	9-10 (U)	9-10 (U)	8-10 (U)	9-10 (U)	7-9 (U)	11-11.5 (U)	8-8 (U)	
<b>GASOLINE RANGE ORGANICS (GRO), DIESEL RANGE ORGANICS (DRO) (mg/kg)</b>																							
GRO	NE	NE	NE	NE	<3.6	<3.6	<3.1	<3.5	<3.8	<3.4	1010	<3.1	<3.4	<3.0	<3.0	45.9	<3.1	<3.3	<3.6	NA	NA	NA	
<b>PETROLEUM VOLATILE ORGANIC COMPOUNDS (PVOC) PLUS NAPHTHALENE AND 1,2 DICHLOROETHANE (DCA) (ug/kg)</b>																							
Benzene	106,000	1,600	1,600	5.1	<25	<25	<25	<b>41.3J</b>	<25	<25	<b>1,240</b>	<25	<25	<25	<25	<25	<25	<25	<25	<25	<30	<30	<25
1,2 Dichloroethane	43,700	652	652	2.8	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	NS	<38	<38	<25
Ethylbenzene	4,080,000	<b>8,020</b>	8,020	1,570	<25	<25	<25	<25	<25	<25	<b>27,100</b>	<25	<25	<25	<25	1100	<25	<25	<25	<25	<35	<35	<25
Methyl tert-butyl ether	22,100,000	<b>63,800</b>	63,800	27	<25	<25	<25	<25	<25	<25	<200	<25	<25	<25	<25	<25	<25	<25	<25	<25	<50	<50	<25
Naphthalene	178,000	5,520	5,520	<b>658.2</b>	<25	<b>5,750</b>	<25	<25	<25	<25	<b>9,300</b>	<b>1,320</b>	<25	61.7J	<25	<b>753</b>	<25	<25	<25	<25	<94	<94	<25
Toluene	5,240,000	NE	<b>818,000</b>	1,107	<25	<25	<25	38.6J	<25	<25	<b>8,660</b>	<25	<25	<25	<25	<25	<25	<25	<25	<25	<32	<32	<25
<b>1,2,4-Trimethylbenzene</b>	373,000	NE	<b>219,000</b>	1,382	<25	<25	<25	<25	<25	<25	<b>63,300</b>	<25	<25	<25	<25	<b>4,600</b>	<25	<25	<25	<25	<25	<25	<25
<b>1,3,5-Trimethylbenzene</b>	339,000	NE	182,000		<25	<25	<25	<25	<25	<25	<25	<b>20,900</b>	<25	<25	<25	<25	<b>1,420</b>	<25	<25	<25	<25	<32	<32
Xylenes, -m, -p	818,000	NE	260,000	3,960	<75	<75	<75	<75	<75	<75	<b>127,800</b>	<75	<75	<75	<75	<b>5,154</b>	<75	<75	<75	<116	<116	<75	
Xylenes, -o																							

mg/kg = milligrams per kilogram  
 ug/kg = micrograms per kilogram  
 RCL = Residual Contaminant Level  
 U=Unsatuated  
 NS = Parameter not analyzed  
 NE = NR 720 RCL not established  
 J = Analyte detected above laboratory limit of detection but below limit of quantization.  
 Bold indicates analytical results exceed NR 720 RCL



**TABLE 1  
SUMMARY OF SOIL ANALYTICAL RESULTS  
SPEAKER PROPERTY  
0610-133**

Sample No. Sampling Date Sample Depth (feet)	NR 720 NON CANCER RCL (ug/kg)	NR 720 CANCER RCL (ug/kg)	NR 720 Direct Contact RCL (ug/kg)	NR 720 Soil to Groundwater RCL (ug/kg)	GP-14		GP-15		GP-16		GP-17		GP-18		GP-19		GP-20		GP-21	
					04/29/19		04/29/19		04/29/19		04/29/19		04/29/19		04/29/19		04/29/19		04/29/19	
					2-4 (U)	12-13.5 (U)	2-4 (U)	12-13.5 (U)	5-7 (U)	10-12 (U)	2-4 (U)	11-13 (U)	5-7 (U)	10-12 (U)	5-7 (U)	10-11 (U)	3-5 (U)	8-9 (U)	3-5 (U)	5-7 (U)
<b>PETROLEUM VOLATILE ORGANIC COMPOUNDS (PVOC) PLUS NAPHTHALENE (DCA) (ug/kg)</b>																				
Benzene	106,000	1,600	1,600	5.1	<25	<b>63,000</b>	<b>90</b>	<b>30,400</b>	<b>10,500</b>	<b>65,000</b>	<25	<b>20,200</b>	<25	<25	<25	<25	<25	<25	<25	<25
Ethylbenzene	4,080,000	8,020	8,020	1,570	<25	<b>135,000</b>	<b>69</b>	<b>77,000</b>	<b>140,000</b>	<b>154,000</b>	<25	<b>101,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
Methyl tert-butyl ether	22,100,000	63,800	63,800	27	<25	<1,250	<25	<1,250	<1,250	<1,250	<25	<1,250	<25	<25	<25	<25	<25	<25	<25	<25
Naphthalene	178,000	5,520	5,520	658.2	293	<b>38,000</b>	122	<b>20,900</b>	<b>53,000</b>	<b>38,000</b>	<25	<b>30,900</b>	<25	<25	<25	<25	<25	<25	<25	<25
Toluene	5,240,000	NE	818,000	1,107	34J	<b>360,000</b>	350	<b>156,000</b>	<b>263,000</b>	<b>440,000</b>	<25	<b>67,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
1,2,4-Trimethylbenzene	373,000	NE	219,000	1,382	83	<b>390,000</b>	430	<b>227,000</b>	<b>800,000</b>	<b>340,000</b>	<25	<b>232,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
1,3,5-Trimethylbenzene	339,000	NE	182,000		48	<b>127,000</b>	171	<b>74,000</b>	<b>291,000</b>	<b>109,000</b>	<25	<b>80,000</b>	<25	<25	<25	<25	<25	<25	<25	<25
Xylenes, -m, -p	818,000	NE	260,000	3,960	114	<b>984,000</b>	960	<b>514,000</b>	<b>1,390,000</b>	<b>840,000</b>	<75	<b>499,000</b>	<75	<75	<75	<75	<75	<75	<75	<75
Xylenes, -o																				

mg/kg = milligrams per kilogram  
 ug/kg = micrograms per kilogram  
 RCL = Residual Contaminant Level

U=Unsatuated

NS = Parameter not analyzed

NE = NR 720 RCL not established

J = Analyte detected above laboratory limit of detection but below limit of quantitation

Bold indicates analytical results exceed NR 720 RCL

Site Photographs

6832 U.S. Highway 18  
Mount Ida, Grant County, WI



PHOTOGRAPH OF LARGE TREE, HOUSE, AND RETAINING WALL PRESENT  
WITHIN/NEAR THE LIMITS OF THE PLANNED EXCAVATION



PHOTOGRAPH FROM NEAR RESIDENCE UP THE DRIVE AREA TOWARD HIGHWAY 18