

SCS ENGINEERS

February 20, 2014
File No. 25212159.0

Ms. Nancy D. Ryan, Hydrogeologist
Bureau for Remediation and Redevelopment
Wisconsin Department of Natural Resources
2300 N. Dr. Martin Luther King, Jr. Drive
Milwaukee, WI 53212

Subject: DERF Claim 1 – Task % Complete
Queens Way Cleaners (former), aka Speedy Lube
117 East Capitol Drive, Milwaukee, Wisconsin
BRRTS #02-41-182420

Dear Nancy:

Enclosed is the revised DERF Reimbursement Cost Detail Linking Spreadsheet - Form 4400-214D, for the former Queens Way Cleaners site. The form has been revised to include the “% Task Complete” column, which was omitted from the original submittal. I apologize for the inconvenience. The % complete refers to the work scope outlined in the April 3, 2013 work plan and completed by the claim cutoff date of September 30, 2013.

Additional site investigation groundwater investigation and vapor intrusion assessment are being planned as we discussed after your receipt of the Site Investigation Status Update dated September 18, 2013. The scope of work will likely include the installation of approximately six water table wells and three piezometers in bedrock at off-site locations, and vapor intrusion monitoring at three off-site locations. Figure 1 shows proposed well locations and summarizes recent groundwater quality data. Figure 2 summarizes data for tetrachloroethylene in soil. This information is included here only as an indication of the additional scope of the site investigation that will be proposed in Change Order 3/Work Plan for Additional Site Investigation.

Please see the spreadsheet for comments on task completion. Below is additional information regarding the work completed. Task numbers are as laid out in the April 3, 2013 work plan.

Task 4 – Well and Boring Installation

Monitoring wells and a piezometer were not installed as planned because the depth to groundwater is deeper than was anticipated based on the existing wells and the depth to bedrock is shallower. Following is a summary of proposed and completed subtasks:



Subtask	Proposed	Completed
Install borings to 12 ft.	7	8 to depths of 7 to 20 ft.
Soils analysis for VOCs	20	20
Inspect, repair, redevelop existing wells	5	5
Monitoring wells to 16 ft.	3	2 to depths of 21 and 24 ft.
Piezometers to 35 ft.	1	0
Total feet of drilling	167	156
Total feet of well installation	83	45

Task 5 – Groundwater Sampling

Two rounds of groundwater monitoring have been conducted. Monitoring has not been conducted as planned because the wells were not installed as planned. Following is a summary of proposed and completed subtasks:

Subtask	Proposed	Completed
VOC Analysis, groundwater & QA/QC samples	41	8
Natural Attenuation parameter	10	0

Task 7 – Site Investigation Report

Investigation results obtained to date have been reported to the WDNR. This includes boring logs and abandonment forms, groundwater and soil analysis data, water levels and a groundwater flow map, site and sampling location maps, laboratory reports, etc. These documents will be expanded and revised as the site investigation proceeds, and additional elements will be added to meet the NR 716 requirements for a site investigation report.

Please let me know if you need further explanation of the work completed or planned and the costs incurred. We appreciate your prompt review of the claim. Please contact me at 608.216.7331 or bsocha@scsengineers.com if you have any questions or comments. Thank you.

Sincerely,



Betty J. Socha, PhD, PG
Senior Project Manager
SCS ENGINEERS

cc: Ms. Cathy Burrow, Bureau of Community Financial Assistance
Mr. Lou Dodulik, Mudroch & Dodulik, S.C.
Mr. Don Gagas, DFG Environmental, Inc.

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Enclosures: Form 4400-214D
Figure 1 – Proposed Monitoring Well Locations
Figure 2 – Tetrachloroethylene (PCE) in Soil

I:\25212159\Correspondence-Agency\Ryan DERF Claim 1 % Task Complete_140220_ltr.doc

Site Name: Queens Way Cleaners
 BRRTS #: 02-41-182420
 Type of Action: Site Investigation

TASKS	BUDGET			Previous Claims (If applicable)	INVOICES													
	Bid / Budgeted Amount	Scoping	Total Approved Budget		Envirogen 3307 04/25/03	SCS 203957 12/31/12	SCS 203470 12/31/12	SCS 204417 01/31/13	SCS 209813 04/30/13	SCS 216897 04/30/13	SCS 212294 05/31/13	SCS 213323 06/30/13	Pace 134075172 07/24/13	SCS 215146 07/31/13	On-Site 6506 07/31/13	WLSH 308711-2 08/10/13	SCS 216947 08/31/13	
Consultant Costs																		
Workplan Development	\$ 5,417.00		\$ 5,417.00			\$ 3,190.00			\$ 1,705.00	\$ 586.50								
Historic Information	\$ 2,126.00		\$ 2,126.00						\$ 540.00		\$ 845.00							
Access	\$ 2,150.00		\$ 2,150.00								\$ 1,430.00	\$ 1,622.00		\$ 65.00				
Well and Boring Installation	\$ 6,172.00		\$ 6,172.00								\$ 551.00	\$ 130.00		\$ 3,609.00				
Groundwater Sampling	\$ 6,376.00		\$ 6,376.00								\$ 935.00	\$ 1,760.50					\$ 964.50	
Soil Gas/Vapor Survey/Reporting	\$ 2,870.00		\$ 2,870.00								\$ 37.50	\$ 195.00		\$ 1,050.00			\$ 455.00	
SI Report Preparation	\$ 7,856.00		\$ 7,856.00								\$ 27.50						\$ 990.00	
Project Management	\$ 3,315.00		\$ 3,315.00								\$ 108.00	\$ 260.00		\$ 325.00			\$ 715.00	
Equipment/Expenses	\$ 1,265.00		\$ 1,265.00								\$ 303.50	\$ 129.07		\$ 406.00				
Scoping		\$ 1,210.00	\$ 1,210.00							\$ 1,210.00								
			\$ -															
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			\$ -															
Consultant Cost Total	\$ 37,547.00	\$ 1,210.00	\$ 38,757.00	\$ -	\$ -	\$ 3,190.00	\$ -	\$ -	\$ 2,245.00	\$ 1,796.50	\$ 4,237.50	\$ 4,096.57	\$ -	\$ 5,455.00	\$ -	\$ -	\$ 3,124.50	
Sub-Contractor Costs																		
Drilling	\$ 4,210.00		\$ 4,210.00												\$ 3,357.00			
Analytical	\$ 6,064.00		\$ 6,064.00									\$ 360.00	\$ 1,200.00		\$ 1,600.00	\$ 120.00		
Waste Disposal/Coord/Transport	\$ 672.00		\$ 672.00															
Private Utility Locate	\$ 500.00		\$ 500.00															
Scoping		\$ 1,790.00	\$ 1,790.00		\$ 1,790.00													
			\$ -															
			\$ -															
Sub-Contractor Cost Total	\$ 11,446.00	\$ 1,790.00	\$ 13,236.00	\$ -	\$ 1,790.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 360.00	\$ 1,200.00	\$ -	\$ 3,357.00	\$ 1,600.00	\$ 120.00	
DERF ELIGIBLE SUB-TOTALS	\$ 48,993.00	\$ 3,000.00	\$ 51,993.00	\$ -	\$ 1,790.00	\$ 3,190.00	\$ -	\$ -	\$ 2,245.00	\$ 1,796.50	\$ 4,237.50	\$ 4,456.57	\$ 1,200.00	\$ 5,455.00	\$ 3,357.00	\$ 1,600.00	\$ 3,244.50	
Non-DERF Eligible Expenses																		
Mileage												\$ 184.76		\$ 371.78			\$ 31.64	
CO to Original Proposal						\$ 1,105.00	\$ 710.00		\$ 130.00	\$ 512.50	\$ 42.34			\$ 798.35			\$ 1,452.00	
Non-DERF Cost Total					\$ -	\$ -	\$ -	\$ 1,105.00	\$ 710.00	\$ -	\$ 130.00	\$ 697.26	\$ 42.34	\$ -	\$ 1,170.13	\$ -	\$ -	\$ 1,483.64
INVOICE GRAND TOTAL					\$ -	\$ 1,790.00	\$ 3,190.00	\$ 1,105.00	\$ 710.00	\$ 2,245.00	\$ 1,926.50	\$ 4,934.76	\$ 4,498.91	\$ 1,200.00	\$ 6,625.13	\$ 3,357.00	\$ 1,600.00	\$ 4,728.14

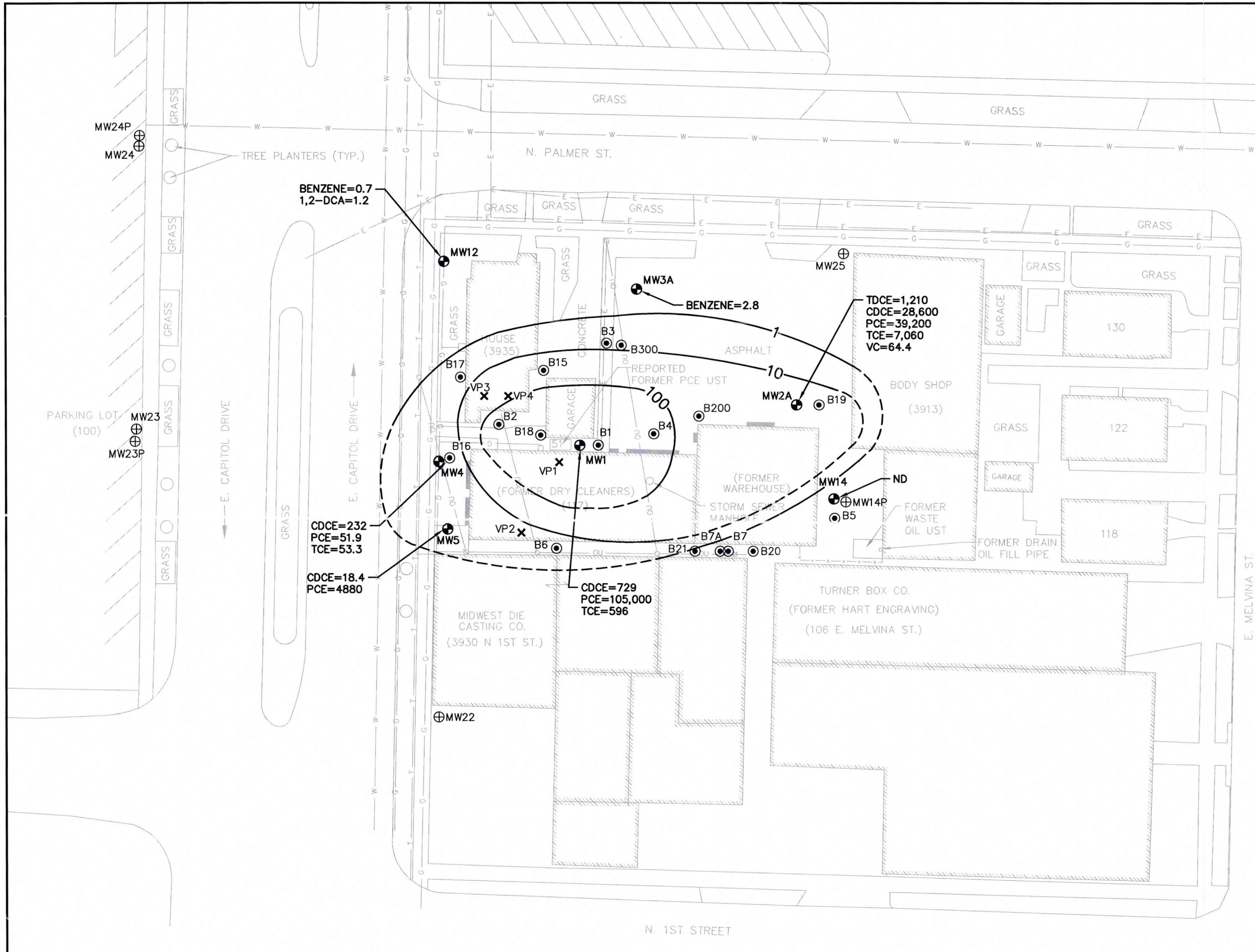
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**Dry Cleaner Environmental Response Program
Reimbursement Cost Detail Linking Spreadsheet Form 4400-214D (R 05/12)**

		DERF COST BREAKOUT (this claim)										
SCS 219004 09/30/13	INSERT	Total Invoiced Costs	A Soil Investigation	B Soil Remediation	C Groundwater Investigation	D Groundwater Remediation	E Air/Vapor Investigation	F Air/Vapor Remediation	G Lab & Other Analysis	H Miscellaneous Costs	Budget Remaining Use (-) to indicate cost over-run	% Task Complete, Remarks (% Complete refers to current approved work scope. A change order and workplan are being prepared for additional off- site investigation of groundwater and vapors.)
		\$ 5,481.50	\$ 392.10		\$ 4,208.30		\$ 881.10				\$ (64.50)	101% (Site investigation workplan dated 4/3/2013)
\$ 390.00		\$ 1,775.00	\$ 703.25		\$ 909.74		\$ 162.01				\$ 351.00	80% (Information obtained, write-up to be done, yet)
		\$ 3,117.00	\$ 1,017.33		\$ 1,017.34		\$ 1,082.33				\$ (967.00)	145%(Budget adjustment will be made in the change order)
		\$ 4,290.00	\$ 1,478.50		\$ 2,811.50						\$ 1,882.00	70% (Proposed piezometer & 1 well not installed. Additional wells and piezometers are proposed.)
\$ 54.00		\$ 3,714.00			\$ 3,714.00						\$ 2,662.00	40% (2 of 4 rounds completed, but not all wells installed as planned.)
\$ 65.00		\$ 1,802.50					\$ 1,802.50				\$ 1,067.50	80% (Not all reporting costs included in claim 1)
\$ 1,040.00		\$ 2,057.50	\$ 1,015.00		\$ 1,042.50						\$ 5,798.50	25% (Results to date reported in update 9/13/2013)
		\$ 1,408.00	\$ 438.75		\$ 888.00		\$ 81.25				\$ 1,907.00	45% (On-going)
		\$ 838.57								\$ 838.57	\$ 426.43	70% (Not all groundwater monitoring has been completed)
		\$ 1,210.00	\$ 605.00		\$ 605.00						\$ -	100%
		\$ -									\$ -	
		\$ -									\$ -	See correspondence dated Feb. 20, 2014 for additional information.
		\$ -									\$ -	
		\$ -									\$ -	
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		\$ -									\$ -	
\$ 1,549.00	##	\$ 25,694.07	\$ 5,649.93	\$ -	\$ 15,196.38	\$ -	\$ 4,009.19	\$ -	\$ -	\$ 838.57	\$ 13,062.93	
		\$ 3,357.00	\$ 1,475.00		\$ 1,432.00					\$ 450.00	\$ 853.00	80% (Piezometer & 1 well not installed)
		\$ 3,280.00						\$ 3,280.00			\$ 2,784.00	55% (All planned soils analysis completed, 1/4 of planned groundwater)
		\$ -									\$ 672.00	0% (Arrangements in progress)
		\$ -									\$ 500.00	Completed, not invoiced by subcontractor
		\$ 1,790.00			\$ 1,790.00						\$ -	100% Complete
		\$ -									\$ -	
		\$ -									\$ -	
\$ -	##	\$ 8,427.00	\$ 1,475.00	\$ -	\$ 3,222.00	\$ -	\$ -	\$ -	\$ 3,280.00	\$ 450.00	\$ 4,809.00	
\$ 1,549.00	##	\$ 34,121.07	\$ 7,124.93	\$ -	\$ 18,418.38	\$ -	\$ 4,009.19	\$ -	\$ 3,280.00	\$ 1,288.57	\$ 17,871.93	

Total DERF Eligible Costs This Claim \$ 34,121.07

		\$ 588.18
		\$ 4,750.19
\$ -	##	\$ 5,338.37
\$ 1,549.00	##	\$ 39,459.44

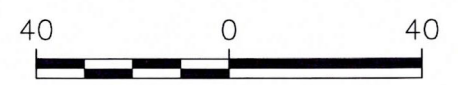


- LEGEND**
- OU— OVERHEAD ELECTRIC
 - E— UNDERGROUND ELECTRIC
 - G— UNDERGROUND GAS LINE
 - T— UNDERGROUND TELEPHONE
 - ⊕ EXISTING MONITORING WELL
 - ⊙ EXISTING BORING
 - ⊕ PROPOSED MONITORING WELL
 - (3913) PROPERTY ADDRESS
 - OVERHEAD DOOR
 - ⊘ POWER POLE
 - × SUB-SLAB VAPOR SAMPLING LOCATION
 - 10--- CONTOUR OF PCE CONCENTRATION (mg/l) (05/30/2013)

- NOTES:**
1. UTILITY LOCATIONS ARE APPROXIMATE.
 2. SAMPLING LOCATIONS ARE COMPILED FROM VARIOUS SOURCES AND ARE APPROXIMATE.

GROUNDWATER CONCENTRATIONS (µg/l)(5/30/2013)

TDCE= TRANS-1,2-DICHLOROETHENE
 CDCE= CIS-1,2-DICHLOROETHENE
 PCE= TETRACHLOROETHENE
 TCE= TRICHLOROETHENE
 VC= VINYL CHLORIDE
 ND= NO DETECTION
 DCA= DICHLOROETHANE

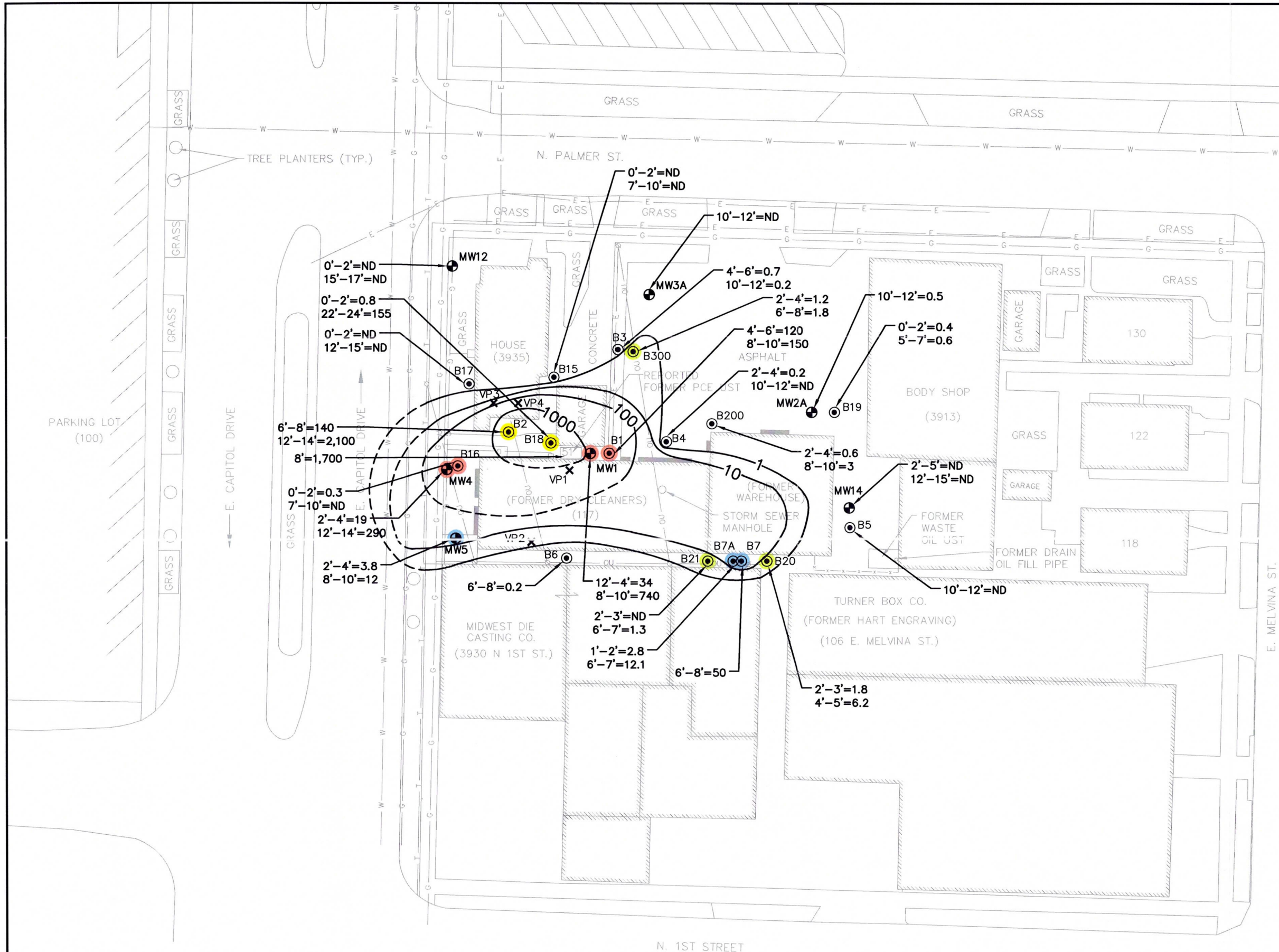


SCALE: 1" = 40'

PROJECT NO. 25212159.00	DRAWN BY: AHB/BJM	SCS ENGINEERS 2830 DAIRY DRIVE MADISON, WI 53718-6751 PHONE: (608) 224-2830	CLIENT HUNN FAMILY TRUST 946 ELM GROVE ROAD ELM GROVE, WISCONSIN	SITE FORMER QUEENS WAY CLEANERS 117 E. CAPITOL DRIVE MILWAUKEE, WI	PROPOSED MONITORING WELL LOCATIONS	FIGURE
DRAWN: 12/03/13	CHECKED BY: BJS					1
REVISED: 12/06/13	APPROVED BY: BJS 12/9/13					

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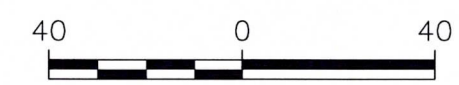
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LEGEND

- OU — OVERHEAD ELECTRIC
- E — UNDERGROUND ELECTRIC
- G — UNDERGROUND GAS LINE
- T — UNDERGROUND TELEPHONE
- ⊕ — EXISTING MONITORING WELL
- ⊙ — EXISTING BORING
- (3913) — PROPERTY ADDRESS
- — OVERHEAD DOOR
- ⊗ — POWER POLE
- ✕ — SUB-SLAB VAPOR SAMPLING LOCATION
- — >1000 PPM PCE
- — >100 PPM PCE
- — >10 PPM PCE
- — >1 PPM PCE
- — 100 — PCE CONCENTRATION (mg/Kg)
- — 10'-12'=0.5 — DEPTH (FT)=PCE (μg/Kg)

- NOTES:**
- PCE=TETRACHLOROETHYLENE
ND=NOT DETECTED
 - UTILITY LOCATIONS ARE APPROXIMATE.
 - SAMPLING LOCATIONS ARE COMPILED FROM VARIOUS SOURCES AND ARE APPROXIMATE.



SCALE: 1" = 40'

PROJECT NO. 25212159.00	DRAWN BY: AHB/BJM	ENGINEER	 2830 DAIRY DRIVE MADISON, WI 53718-6751 PHONE: (608) 224-2830	CLIENT	HUNN FAMILY TRUST 946 ELM GROVE ROAD ELM GROVE, WISCONSIN	SITE	FORMER QUEENS WAY CLEANERS 117 E. CAPITOL DRIVE MILWAUKEE, WI	TETRACHLOROTHENE (PCE) IN SOIL	FIGURE
DRAWN: 12/03/13	CHECKED BY: BJS								2
REVISED: 12/06/13	APPROVED BY: BJS 12/09/13								

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