



November 8, 2017

Adam Bachand
Bachand Real Estate Corp
1406 Belknap St
Superior, WI 54880

RE: **Public Bidding Deferred – Cost Cap Approved**
DNR BRRTS # 03-16-000069 PECFA # 54873-0057-11-A
Smiths Union 76, Hwy 53 & Hughes Avenue, Solon Springs

On October 30, 2017, the Wisconsin Department of Natural Resources (Department) received a scope of work (SOW) and cost estimate utilizing the chapter NR 747, Wisconsin Administrative Code, Usual and Customary Cost Schedule (Cost Schedule) for the site referenced above.

The Department has determined that the submitted SOW is reasonable and **approves** the additional costs. This costs approval is for the full VOC TO-15 parameter suite and not the PVOC + Naphthalene only analyses as requested. The bid deferment request per the Department for Sub-slab Vapor Sampling (SSVS) is for three installations in the building located on the subject property at 11427 S. Business Highway 53 in Solon Springs, and three sub-slab port locations in the building on the adjacent property to the north - 11423 S. Business Highway 53. Costs are approved for the change order request and one access agreement. A copy of the Department worksheet for the Cost Schedule tasks is enclosed for your reference.

Deferment Cost Cap Approved:

\$4,567.72

Be reminded that ch. NR 700 semi-annual progress reporting is required until this case is closed.

Note: A claim for PECFA reimbursement must be submitted within 180 days of incurring costs (i.e., completing a task). If a claim for costs incurred is not submitted within this deadline, the costs will not be eligible for PECFA reimbursement. If you need assistance with filing your claim, please contact Tim Prosa at (608) 261-7715.

Usual and customary costs for activities included in this approval in the amount of **\$783.72** will only be reimbursed at a rate equal to or less than what is allowed on the Cost Schedule, and are reimbursed based upon the Cost Schedule that is in effect at the time the activity is performed. Costs for activities not included in this approval are not reimbursable without prior Department authorization.

Regulatory Correspondence (Task 7, Activity RC05), Claim Submittal (Task 27, Activity CS05) and Standardized Invoice (Task 28, Activity SI05) costs are not included in the cap approved above. These activities will be reimbursed according to the task specifications and with submittal of proper supporting documentation at claim review time.

The Department approves a variance from the Cost Schedule for METCO project management costs for Sub-Slab Vapor Sampling (scheduling, preparation, coordination, and data reduction/analysis of vapor results) for four hours @ \$85/hour for a total of \$340.00. Costs for the Variance commodity provider sub-contractor quote for labor and materials and expenses in the amount of \$3,144.00 from Braun Intertec Corporation in La Crosse is approved. Additional costs are added to include full VOCs in the TO-15 suite of VOC parameters in lieu of PVOC + Naphthalene originally quoted. This adds \$300 to the quote provided previously by the Commodity Provider, Braun Intertec Corporation. The Braun Intertec Corporation quote includes costs for conducting water dam leak testing for leaks and shut-in testing to ensure the sub-slab vapor port sampling and connections are vacuum tight. The grand total for commodity then equals (\$3,444.00) plus consulting (\$340.00) approved variance costs is \$3,784.00. The commodity quote was provided using the commodity three-bid competitive quotes. See enclosure for additional detail on the commodity 3-bid quote. Do not include these approved variance costs of \$3,784.00 on the standardized invoice for usual and customary cost activities. Include these costs on a separate company invoice. When you submit the claim for these costs, please attach a copy of this letter and the attached worksheet for the claim reviewer's reference. Please be reminded that competitive commodity bidding documentation is required for variance costs to be eligible for reimbursement.

The Department considers the consultant the primary controller of costs during these activities. This approval does not guarantee eligibility of any specific costs that have been incurred or that may be incurred in the future. Final determination regarding the eligibility of costs will be made by the claim reviewer when the entire claim, including all invoices and reports, is submitted for payment.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address, or by email at Ralph.Smith@wisconsin.gov, or by telephone at (608) 261-6543.

Sincerely,



Ralph N. Smith
Hydrogeologist
Remediation and Redevelopment Program

Enclosure: Usual and Customary Cost Schedule Worksheet
Commodity Bid Quote from Braun Intertec Corporation

cc: Jason Powell – METCO (via email and USPS)
Judy Fassbender – DNR (via email)



Excellence through experience™

709 Gillette St., Ste #3 ♦ La Crosse, WI 54603 ♦ 1-800-552-2932 ♦ Fax (608) 781-8893 Email: rona@metcohq.com ♦ www.metcohq.com

October 30, 2017

Ralph Smith
Wisconsin Department of Natural Resources
101 S. Webster Street, PO Box 7921
Madison, WI 53707

Subject: Smith's Union 76 Station – Bid Deferment Request for Sub-Slab Vapor Sampling.
BRRTS #: 03-16-000069, PECFA #: 54873-0057-11-A

Dear Mr. Smith,

At the request of the WDNR, METCO is submitting a bid deferment for Sub Slab Vapor Sampling (SSVS) at the subject property located at 11427 S. Business Highway 53 in Solon Springs, Wisconsin. This includes: installing and collecting three sub slab vapor samples from each the source property building and neighboring property to the north building (11423 S. Business Highway 53) for TO-15 (PVOC+Naphthalene) analysis.

Access Agreements	\$ 401.94
SSVS (Commodity)	\$3,484.00 (variance)
Change Order Request	<u>\$ 381.78</u>
Total	\$4,267.72

METCO is requesting a bid deferment in the amount of \$4,267.72 to complete the above activities. Once the above work and associated costs are approved, METCO will proceed with the project.

Attached are a site map with proposed SSVS locations and draft standardized invoice form for the above work scope as required.

Should you have any questions, comments, or recommendations please contact me at our La Crosse office (608) 781-8879 or email at jasonp@metcohq.com.

Sincerely,

Jason T. Powell
Staff Scientist

Attachment: Standardized Invoice Form

c: Adam Bachand – Client

Sub-Slab Vapor Sampling Cost Estimate (Subcontracted)
Including TO-15 Analysis (VOC)

Braun Intertec	\$3,144.00
REI	\$3,600.00
SCS Engineers	\$4,500.00

METCO Project Management Costs for Sub-Slab Vapor Sampling (scheduling, preparation, coordination, and data reduction/analysis of vapor results): 4 hours @ \$85/hour = \$340

Commodity	\$3,144.00
Consulting	<u>\$ 340.00</u>
Total	\$3,484.00

Braun Intertec Corporation
608.781.7277
2309 Palace Street, La Crosse, Wisconsin 54603

2017.10.27 - Vapor Quote
Smith's Union 76 Station (Former)
11427 S. Business Hwy 53
Solon Springs, WI 54873

Vapor Intrusion Sampling	Quantity	Price	Extension
Field Work			
Env Tech III	13	88	1144
Vehicle	400	0.6	240
Equipment			
Vapor Point	6	50	300
PID	0.5	100	50
Project Manager and Reporting			
Project Manager	1	120	120
Project Assistant	0		
Expenses			
Per Diem	0	135	0
Lab	6	215	1290
T&M Est. Total			53,444.00

**B.3.b. GROUNDWATER
ISOCONCENTRATION (3/9/16)**

SMITH'S UNION 76 STATION

199 Gilman Road, Suite 101
La Crosse, WI 54601
Tel: (608) 785-8879
Fax: (608) 781-8893

METCO

SOLON SPRINGS,
WISCONSIN

BRUNNEN 800 850 8476
SPRINGER 800 850 8476

NOTE: INFORMATION BASED ON AVAILABLE
DATA. ACTUAL CONDITIONS MAY DIFFER

- ===== OVERHEAD LINES
 - BURIED ELECTRIC
 - TELEPHONE LINE
 - NATURAL GAS
 - SANITARY SEWER
 - PROPERTY LINE
- - SOIL BORING LOCATION (TWIN CITY TESTING - 1990)
 - - MONITORING WELL LOCATION
 - - GEOPROBE BORING LOCATION
 - - POTABLE WELL LOCATION
 - ▲ - PROPOSED SUB-SLAB VAPOR SAMPLING LOCATION

SCALE:
1 INCH = 40 FEET

