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

February 13, 2019

Tim Zeichert  
Wisconsin Department of Natural Resources  
101 S. Webster Street, PO Box 7921  
Madison, WI 53707-7921

**Subject:** Ellis Hand Car Wash – Bid Deferment/Variance Request for excavation/  
disposal project, and additional groundwater monitoring.  
BRRTS #: 03-41-402801, PECFA #: 53209-6623-35

Dear Mr. Zeichert,

At the request of the WDNR, a bid deferment/variance request (using Usual & Customary schedule of charges) is being submitted for site remediation and continued groundwater monitoring at the subject property located at 2335 W. Atkinson Avenue in Milwaukee, Wisconsin. The cost estimate will include: [1] conduct Geoprobe project with up to two borings to 8 feet for GRO, TCLP Lead & Benzene for waste disposal characterization to get landfill disposal approval (if required), [2] excavation and disposal of approximately 1,220 tons (see attached site layout map) of petroleum impacted soil, with up to 21 confirmation soil samples for PVOC, Naphthalene, and Lead analysis, [3] abandonment of monitoring wells MW-1 & MW-2, [4] drilling project to reinstall monitoring wells MW-1 & MW-2, [5] surveying, [6] three rounds of post-excavation groundwater monitoring from all site monitoring wells (6 total) for PVOC and Naphthalene analysis and include Dissolved Lead analysis in MW-1R, [7] waste disposal (from drilling project), [8] Letter Report following first round, and [9] Groundwater Monitoring Report following the third round. The cost estimate is as follows:

Geoprobe Project	\$ 1,398.97
Private Locate	\$ (actual cost)
Soil Excavation/Disposal Project (commodity)	\$ 80,786.25 (variance)
Soil Excavation/Disposal Project (consulting)	\$ 4,706.50 (variance)
Soil Excavation/Disposal Mob/Demob (consulting)	\$ 915.11
Consultant Overnight (3)	\$ 375.27
Well Abandonment (MW-1 & MW-2)	\$ 81.38
Drilling Project (replace MW-1 & MW-2)	\$ 3,522.31
Surveying	\$ 220.30

Groundwater monitoring (3 quarterly events)	\$ 3,455.61
Laboratory Analysis (soil & gw)	\$ 1,943.03
Waste Disposal (from drilling project)	\$ 928.31
Reports (2)	\$ 1,863.02
Change Order Request	\$ <u>1,000.00 (variance)</u>
Total	\$101,196.06

METCO is requesting a bid deferment/variance in the amount of **\$101,196.06** to complete the above workscope. Upon state and client approval of the proposed workscope and budget, METCO will proceed with the project.

Attached are a map with proposed excavation area, excavation/disposal cost estimate (commodity & consulting), and draft standardized invoice form for the above workscope as required. For further information regarding the site history and collected data, please see the *Site Investigation Report* dated 10/23/18 (METCO).

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](mailto:jasonp@metcohq.com).

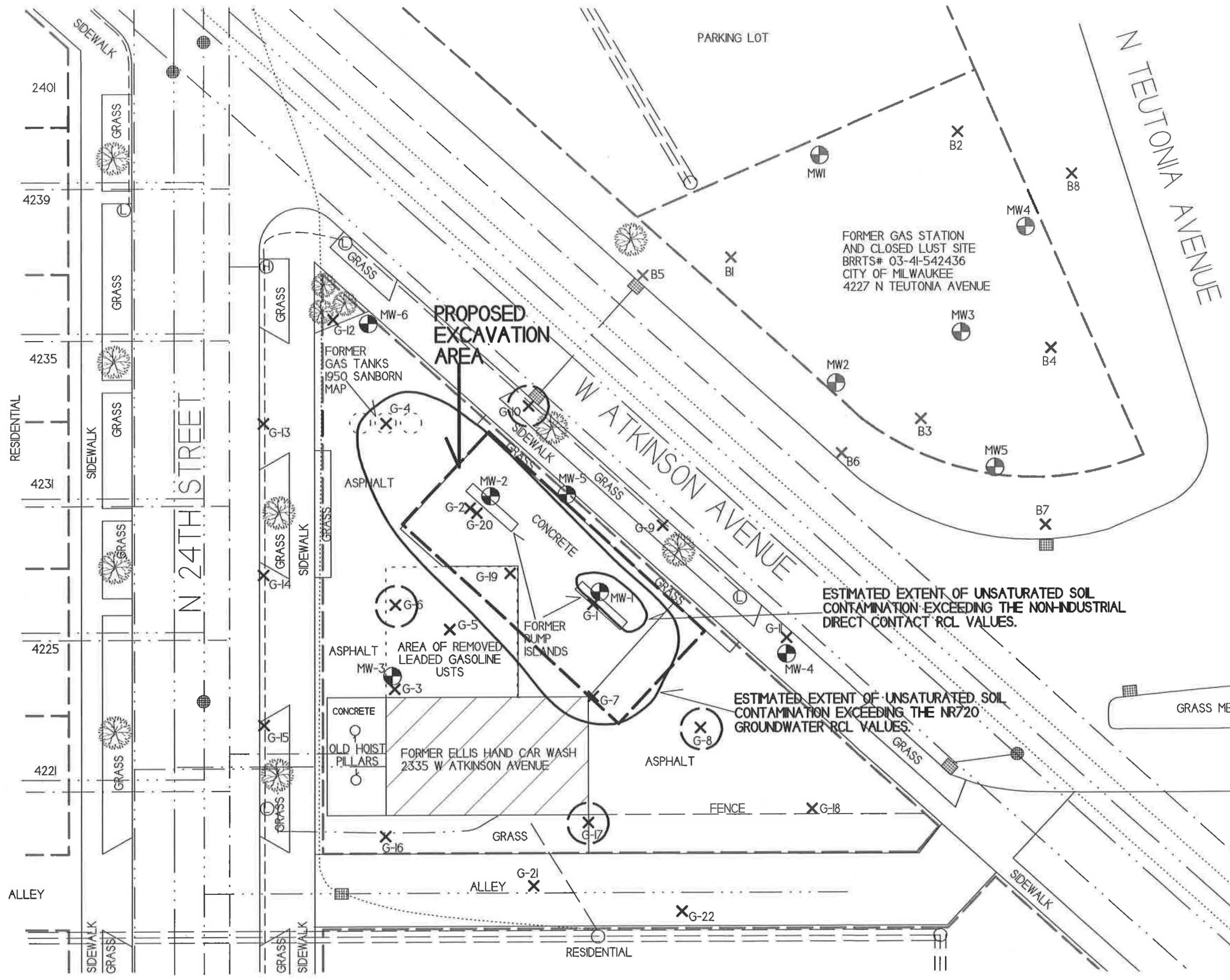
Sincerely,



Jason T. Powell  
Staff Scientist

Attachments

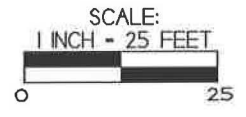
c: Donald Miller – New Hope Missionary Baptist Church of Milwaukee



B.2.a. SOIL CONTAMINATION		
ELLIS HAND CAR WASH		
	709 Gillette St. Suite 3 La Crosse, WI 54603 Tel: (608) 781-8879 Fax: (608) 781-8893	MILWAUKEE, WISCONSIN DRAWN BY: ED DATE: 12/15/16

- NOTE: INFORMATION BASED ON AVAILABLE DATA ACTUAL CONDITIONS MAY DIFFER
- ✕ - SOIL BORING LOCATION - CITY OF MILWAUKEE LUST SITE
  - ⊕ - FORMER MONITORING WELL LOCATION - CITY OF MILWAUKEE LUST SITE
  - ✕ - SOIL BORING LOCATION
  - — — — — - PROPERTY BOUNDARY
  - — — — — - WATER LINE
  - — — — — - SEWER LINE
  - — — — — - NATURAL GAS LINE
  - — — — — - BURIED ELECTRIC LINE
  - — — — — - OVERHEAD UTILITIES
  - — — — — - TELEPHONE/CABLE LINE

- - ESTIMATED EXTENT OF UNSATURATED SOIL CONTAMINATION EXCEEDING THE NR720 GROUNDWATER RCL VALUES. (LEAD ONLY)
- - UTILITY POLE
- ⊙ - STREET LIGHT
- ⊕ - FIRE HYDRANT
- ⊙ - SEWER MAN HOLE
- - STORM DRAIN



2401  
4239  
4235  
4231  
4225  
4221  
ALLEY

RESIDENTIAL  
RESIDENTIAL  
RESIDENTIAL  
RESIDENTIAL  
RESIDENTIAL  
RESIDENTIAL

N 24TH STREET

W ATKINSON AVENUE

N TEUTONIA AVENUE

FORMER GAS STATION AND CLOSED LUST SITE  
BRRTS# 03-41-542436  
CITY OF MILWAUKEE  
4227 N TEUTONIA AVENUE

PROPOSED EXCAVATION AREA

FORMER GAS TANKS  
1950 SANBORN MAP

AREA OF REMOVED LEADED GASOLINE USTS

FORMER ELLIS HAND CAR WASH  
2335 W ATKINSON AVENUE

ESTIMATED EXTENT OF UNSATURATED SOIL CONTAMINATION EXCEEDING THE NON-INDUSTRIAL DIRECT CONTACT RCL VALUES.

ESTIMATED EXTENT OF UNSATURATED SOIL CONTAMINATION EXCEEDING THE NR720 GROUNDWATER RCL VALUES.

GRASS MEDIAN

RESIDENTIAL

Ellis Hand Car Wash - Milwaukee WI (1220 ton)

Mobilization	1	3250-	3250-
Excavate Concrete	1	750-	750-
Haul Concrete	1	1800-	1800-
Concrete Disposal	1	750-	750-
Excavate C Soil	1220	3.50	4270-
Haul C Soil	1220	16.00	19520-
Soil Disposal	1220	23.50	28670-
Fill	1065	15.25	16241.25
Rock	155	18.00	2790-
Backfill & Compact	1220	2.25	2745-
			<u>\$80,286.25</u>

DKS Construction Services, Inc.  
2520 Wilson Street  
Menomonee WI 54751  
2-8-2019

## Consulting Variances

### Soil Excavation/Disposal Project (Consulting)

Project Management: 6 hours @ \$94.13/hour

Waste Disposal Documents: 4 hours @ \$94.13/hour

Prepare for project: 4 hours @ \$94.13/hour

Fieldwork: 36 hours (up to 3 days) @ \$94.13/hour

Total Consulting Costs for Excavation/Disposal Project: \$4,706.50

Please note: overnight per diem, mob/demob, and equipment for the excavation project has been included in the U&C standardized invoice (24 LSE10 & 31 COPD05) attached.



# Usual and Customary Standardized Invoice #25

## January 2019 - June 2019



RR-107a

TOTAL LAB CHARGES \$ 1,943.03 TASK 33 71 \$ 1,943.03 TASK 24 0 \$ -

MATRIX	REF CODE	REIMBURSABLE ANALYTE	UNITS	MAX COST	SAMPLES	TOTAL	MAX COST	SAMPLES	TOTAL
AIR	A1	Benzene	SAMPLE	\$ 44.94		\$ -			
AIR	A2	BETX	SAMPLE	\$ 49.46		\$ -			
AIR	A3	GRO	SAMPLE	\$ 46.10		\$ -			
AIR	A4	VOC's	SAMPLE	\$ 71.93		\$ -			
WATER	W1	GRO/PVOC	SAMPLE	\$ 29.19		\$ -			
WATER	W2	PVOC	SAMPLE	\$ 26.99		\$ -			
WATER	W3	PVOC + 1,2 DCA	SAMPLE	\$ 43.79		\$ -			
WATER	W4	PVOC + Naphthalene	SAMPLE	\$ 30.35	21	\$ 637.35			
WATER	W5	VOC	SAMPLE	\$ 71.93		\$ -			
WATER	W6	PAH	SAMPLE	\$ 72.98		\$ -			
WATER	W7	Lead	SAMPLE	\$ 12.39	3	\$ 37.17			
WATER	W8	Cadmium	SAMPLE	\$ 13.55		\$ -			
WATER	W9	Hardness	SAMPLE	\$ 12.39		\$ -			
WATER	W10	BOD, Total	SAMPLE	\$ 23.63		\$ -			
WATER	W11	Nitrate	SAMPLE	\$ 11.24		\$ -			
WATER	W12	Total Kjeldahl	SAMPLE	\$ 20.27		\$ -			
WATER	W13	Ammonia	SAMPLE	\$ 16.91		\$ -			
WATER	W14	Sulfate	SAMPLE	\$ 10.19		\$ -			
WATER	W15	Iron	SAMPLE	\$ 10.19		\$ -			
WATER	W16	Manganese	SAMPLE	\$ 10.19		\$ -			
WATER	W17	Alkalinity	SAMPLE	\$ 10.19		\$ -			
WATER	W18	methane	SAMPLE	\$ 46.10		\$ -			
WATER	W19	Phosphorous	SAMPLE	\$ 18.06		\$ -			
WATER	W20	VOC Method 524.2	SAMPLE	\$ 176.30		\$ -			
WATER	W21	EDB Method 504	SAMPLE	\$ 95.45		\$ -			
SOILS	S1	GRO	SAMPLE	\$ 24.78	2	\$ 49.56	\$ 24.78		\$ -
SOILS	S2	DRO	SAMPLE	\$ 30.35		\$ -	\$ 30.35		\$ -
SOILS	S3	GRO/PVOC	SAMPLE	\$ 28.14		\$ -	\$ 28.14		\$ -
SOILS	S4	PVOC	SAMPLE	\$ 25.83		\$ -	\$ 25.83		\$ -
SOILS	S5	PVOC + 1,2 DCA + Naphthalene	SAMPLE	\$ 49.46		\$ -	\$ 49.46		\$ -
SOILS	S6	PVOC + Naphthalene	SAMPLE	\$ 36.02	22	\$ 792.44	\$ 36.02		\$ -
SOILS	S7	VOC	SAMPLE	\$ 71.93		\$ -	\$ 71.93		\$ -
SOILS	S8	SPLP Extraction VOC only	SAMPLE	\$ 50.61		\$ -	\$ 50.61		\$ -
SOILS	S9	PAH	SAMPLE	\$ 72.98		\$ -	\$ 72.98		\$ -
SOILS	S10	Lead	SAMPLE	\$ 12.39	21	\$ 260.19	\$ 12.39		\$ -
SOILS	S11	Cadmium	SAMPLE	\$ 14.60		\$ -			
SOILS	S12	Free Liquid	SAMPLE	\$ 11.24		\$ -			
SOILS	S13	Flash Point	SAMPLE	\$ 25.83		\$ -			
SOILS	S14	Grain Size - dry	SAMPLE	\$ 42.74		\$ -			
SOILS	S15	Grain Size - wet	SAMPLE	\$ 57.33		\$ -			
SOILS	S16	Bulk Density	SAMPLE	\$ 13.55		\$ -			
SOILS	S17	Permeability	SAMPLE	\$ 41.58		\$ -			
SOILS	S18	Nitrogen as Total Kjeldahl	SAMPLE	\$ 20.27		\$ -			
SOILS	S19	Nitrogen as Ammonia	SAMPLE	\$ 16.91		\$ -			
SOILS	S20	% Organic Matter	SAMPLE	\$ 29.19		\$ -			
SOILS	S21	TOC as NPOC	SAMPLE	\$ 57.33		\$ -			
SOILS	S22	Soil Moisture Content	SAMPLE	\$ 6.83		\$ -			
SOILS	S23	Air Filled Porosity	SAMPLE	\$ 25.83		\$ -			
SOILS	S24	% Total Solids	SAMPLE	\$ 6.83		\$ -			
SOILS	S25	Field Capacity	SAMPLE	\$ 28.14		\$ -			
SOILS	S26	TCLP Lead	SAMPLE	\$ 83.16	1	\$ 83.16			
SOILS	S27	Cation Exchange (Ca, MG, & K)	SAMPLE	\$ 26.99		\$ -			
SOILS	S28	TCLP Cadmium	SAMPLE	\$ 83.16		\$ -			
SOILS	S29	TCLP Benzene	SAMPLE	\$ 83.16	1	\$ 83.16			
		Viscosity + Density							
LNAPL	LFPS01	Interfacial tension I (LNAPL/water [dyne/cm])	SAMPLE	\$ 561.33		\$ -			
		Interfacial tension II (LNAPL/air [dyne/cm])							
		interfacial tension III (water/air) [dyne/cm]							
<b>TASK 33 TOTAL</b>						<b>\$</b>	<b>1,943.03</b>		

MAX COST	SAMPLES	TOTAL	
\$ 24.78		\$ -	
\$ 30.35		\$ -	
\$ 28.14		\$ -	
\$ 25.83		\$ -	
\$ 49.46		\$ -	
\$ 36.02		\$ -	
\$ 71.93		\$ -	
\$ 50.61		\$ -	
\$ 72.98		\$ -	
\$ 12.39		\$ -	
<b>TASK 24 TOTAL</b>			<b>\$ -</b>