



October 30, 2018

Mr. Harold Shipshock  
c/o Mr. Tom Shipshock  
Master Drycleaning, Inc.  
N57 W266389 Mt. Du Lac Drive  
Sussex, WI 53089

Subject: Approval of Change Order #4, Additional Investigation and Remedial Actions, Master Drycleaners, 6326 Bluemound Road, Wauwatosa, WI

FID: 241398630  
BRRTS: 02-41-545142

Dear Mr. Shipshock:

On October 15, 2018, the Wisconsin Department of Natural Resources (DNR) received from Fehr Graham Engineering & Environmental (Fehr Graham) on your behalf, the proposal titled, "Additional Investigation and Remedial Action, Master Cleaners Remediation" as Change Order #4. The proposal is approved by the DNR and you may proceed with the proposed scope-of-work.

The proposed additional scope-of-work includes the following tasks:

- Task 0/Task 100: Project Management
- Task 105: Well Installation and Groundwater Sampling to Delineate Extent
- Task 103: Addition of EZVI and DHC Bacteria with RA Documentation Report
- Task 6/Task 106: Groundwater Monitoring
- Task 7/Task 107: Groundwater Monitoring Status Reports
- Task 8/Task 108: Closure Request, increased requirements since original bid
- Task 9/ Task 109: Well Abandonment, increased costs associated with additional wells

Cost approved for this Change Order #4 is \$37,605 for consulting and \$37,099 for subcontractors. The total cost approved for this Change Order #4 is \$74,604. The total cost approved to date for this site is \$260,071.80.

#### Monitoring Well Variance

The use of 1-inch diameter groundwater monitoring wells, or 1-inch prepacked monitoring wells was approved on May 30, 2018 by email.

Please be aware that you are required to comply with all applicable statutes and administrative rules including the NR 700, Wisconsin Administrative Code (WAC) series, hazardous waste management and wastewater discharges.

This approval does not guarantee the reimbursement of costs under the Dry Cleaning Environmental Response Program. Final determination regarding the eligibility of costs for reimbursement will be made at the time of claim review.

Master Drycleaning Proposal  
Change Order #4  
6326 W Bluemound Rd  
Wauwatosa, WI  
FID: 241398630  
BRRTS: 02-41-545142

The Department appreciates the actions you have taken to investigate and remediate the contamination at this site. If you have any questions or comments, please feel free to contact me at the above address or at (414) 263-8644. Please refer to the FID number at the top of this letter in any future correspondence. Future correspondence should be sent directly to the Remediation and Redevelopment Program Associate Jennifer Dorman (414-263-8683) at the above address.

Sincerely,



John J. Hnat, P.G., C.P.G.  
Project Manager/Hydrogeologist  
Southeast Region  
Remediation and Redevelopment Program

Attachments:

- Table A: Additional Remedial Action Cost Estimate
- Remedial Action Change Order #4L October 15, 2018
- Reimbursement Cost Detail Linking Spreadsheet Form 4400-214D

C: Sandra Chancellor – Community Finance, DNR Central Office CF/2  
Don Gallo & Michelle Williams – Axley Attorneys  
Laura Conklin & Andy Buddle – City of Wauwatosa Health Department  
Ken Ebbott – Fehr Graham  
WDNR SER Files

REMEDIAL ACTION CHANGE ORDER # 4: October 15, 2018  
 Master Cleaners, Wauwatosa, WI BRRTS # 02-41-545142

DESCRIPTION	Unit Price	Quant.	Units	Total ADDL Cost	Prior Apprvd Cost	TOTAL COST
<b>CONSULTANT SERVICES</b>						
Task O / 100: Project Management	See Table A			5120	10620	15740
Task A : Remove DCM				0	0	0
Task B : Geoprobe Borings Inside Bldg				0	1685	1685
Task C : Subslab Vapor Sample / Analysis				0	1765	1765
Task C1: Subslab Vapor Sample / Analysis Neighbor to East, 2nd North				0	2305	2305
Task C2 : Subslab Vapor System Neighbor to North				0	1340	1340
Task C3 Subslab Vapor System Second Neighbor to North (if needed)				0	1340	1340
Task D Floor Drain Removal, Chem Treat Sub Building				0	2390	2390
Task E Vapor Mit System Instln with three comm tests and two chem tests				0	4750	4750
Task E1: Vapor Occupancy Request (not DERF Eligible)				0	1600	1600
Task 1 RA Report, WPDES Permit, Notifications, Access				0	5280	5280
Task 2 Pre-Inj. Baseline GW Sampling (18 wells) Indoor Util Locate				0	3087	3087
Task 3 Injection				0	10760	10760
Task 103 Addition of EZVI and DHC Bacteria with RA Doc Report	See Table A			13025	0	13025
Task 4 Post Inj GW Monitor 4 months				0	3431	3431
Task 5 Inj Doc Report				0	2880	2880
Task 105 Well Installation and GW Sampling to Delineate Extent	See Table A			4540	0	4540
Task 6 / 106 GW Monitoring	See Table A			2860	11478	14338
Task 7 / 107 GW Monitor Status	See Table A			5950	7790	13740
Task 8 / 108 Closure Request	See Table A			5400	6120	11520
Task 9/109 Well Abandonment	See Table A			710	2450	3160
Task F Addl Assessment Utility Corridors				0	2270	2270
Task G Landfill Disposal Approval				0	2020	2020
Task H Soil Excvn and Disposal				0	5800	5800
Task I Contingency Chemical Addn under Building Post Excvn				0	3550	3550
Task J Documentation Report				0	4980	4980
<b>Total Consultant</b>				<b>37605</b>	<b>99691</b>	<b>137296</b>

<b>CONTRACTOR SERVICES</b>						
Task A Remove DCM				0	0	0
Task B Geoprobe Borings Inside Bldg				0	1853	1853
Task C Subslab Vapor Sample / Analysis				0	576	576
Task C1: Subslab Vapor Sample / Analysis Neighbor to East				0	1152	1152
Task C2 : Subslab Vapor System Neighbor to North				0	2750	2750
Task C3 Subslab Vapor System Second Neighbor to North (if needed)				0	2750	2750
Task D Floor Drain Removal, Chem Treat Sub-Building				0	8473.5	8473.5
Task E Vapor Mit System Instln with three comm tests and two chem tests				0	3726	3726
Task 2 Pre-Inj Baseline GW Sample (18 wells) Indoor Util locate				0	1300	1300
Task 3 Injection Outside				0	14723.5	14723.5
Task 103 Addition of EZVI/ DHC Bacteria	See Table A			32587		32587
Task 4 Post Inj Monitor 4 months Lab GW				0	900	900
Task 105 Well Installation and GW Sampling to Delineate Extent	See Table A			3812	0	3812
Task 6 GW Monitoring	See Table A			700	6000	6700
Task F Addl Assessment Utility Corridors				0	3903	3903
Task H Soil Excvn and Disposal				0	31195	31195
Task I Contingency Chemical Addn under Building Post Excvn				0	6375	6375
<b>Total Contractor</b>				<b>37099</b>	<b>85677</b>	<b>122776</b>

<b>TOTALS</b>				<b>74704</b>	<b>185368</b>	<b>260072</b>
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Master Drycleaners Inc. approves of the site remediation costs described above and authorizes Fehr Graham to proceed with these activities. Fehr Graham shall not exceed any of these costs without receiving written authorization. The terms and conditions of the original contract for this project will apply to these services.

Master Drycleaners Inc. \_\_\_\_\_ Date \_\_\_\_\_

This approval does not guarantee the reimbursement of costs. Final determination regarding the eligibility of costs will be determined at the time of claim review.

*J. Hnat* \_\_\_\_\_ Date 10/30/2018  
 Mr. J. Hnat, WDNR Project Manager

*Kendrick A. Ebbott* \_\_\_\_\_ Date 15-Oct-18  
 Mr. Kendrick A. Ebbott, Fehr Graham

TABLE A: Additional Remedial Action Cost Estimate; DERF Eligible Items				
Additional GW Investigation, Monitoring, Injection, Reporting 10/15/2018				
Master Drycleaner, 6326 W. Bluemound Road, Wauwatosa, WI				
ITEM DESCRIPTION	Unit Price	Quantity	Units	Total Cost
<b>CONSULTING SERVICES</b>				
<b>Task 100: Project Management (2 years)</b>				
Sr. Hydrogeologist or Engineer	\$100.00	30	hour	\$3,000.00
Field Technician / Geologist	\$70.00	20	hour	\$1,400.00
Administrative	\$60.00	12	hour	\$720.00
<b>Subtotal Task</b>				<b>\$5,120.00</b>
<b>Task 105: Well Installation and One Round GW Sample all 22 Wells to Delineate Extant</b>				
Three Geoprobe Borings / 1 inch Wells, Access ROW /Private Property, Drill, Develop, Survey, Sample				
GW Sample all new and existing wells - 22 wells, 2 duplicates = 24 per round				
Sr. Hydrogeologist (access, utilities)	\$100.00	12	hour	\$1,200.00
Field Technician / Geologist (drill, dev, survey)	\$70.00	14	hour	\$980.00
Field Technician / Geologist (GW Sample)	\$70.00	24	hour	\$1,680.00
Field Supplies	\$20.00	22	well	\$440.00
Drafting	\$60.00	4	hour	\$240.00
<b>Subtotal Task</b>				<b>\$4,540.00</b>
<b>Task 106 GW Monitoring Two Rounds All 22 Wells</b>				
Two rounds monitoring 22 wells each event but have budget for one round still				
Sr. Hydrogeologist	\$100.00	6	hour	\$600.00
Field Technician Sample Addl Wells, WL's	\$70.00	22	hour	\$1,540.00
Technician Addl ship, prep	\$70.00	4	hour	\$280.00
Field Supplies	\$20.00	22	well	\$440.00
<b>Subtotal Task</b>				<b>\$2,860.00</b>
<b>Task 107: Data Evaluation and Interpretation, Status Reports</b>				
Addl Time for private wells commun., and addl samples, addl Data eval, report				
Sr. Hydrogeologist - neighbor letters	\$100.00	24	hour	\$2,400.00
Sr. Hydrogeologist status report	\$100.00	16	hour	\$1,600.00
Field Technician Data Entry, Tables	\$70.00	15	hour	\$1,050.00
Drafting	\$60.00	15	hour	\$900.00
<b>Subtotal Task</b>				<b>\$5,950.00</b>
<b>Task 108: Closure Request</b>				
Addl Time due to DNR Increased Requirements since original bid				
Sr. Hydrogeologist	\$100.00	16	hour	\$1,600.00
Field Technician Data Entry, Tables	\$70.00	20	hour	\$1,400.00
Drafting	\$60.00	40	hour	\$2,400.00
<b>Subtotal Task</b>				<b>\$5,400.00</b>
<b>Task 109: Well Abandonment</b>				
Addl Time for additional wells since original bid				
Sr. Hydrogeologist	\$100.00	1	hour	\$100.00
Field Technician	\$70.00	8	hour	\$560.00
Supplies	\$50.00	1	lump	\$50.00
<b>Subtotal Task</b>				<b>\$710.00</b>
<b>CONSULTANT SERVICES TOTAL</b>				<b>\$24,580.00</b>
<b>CONTRACTOR</b>				
<b>Task 105: Well Installation and One Round GW Sample all 22 Wells to Delineate Extant</b>				
Three Geoprobe Borings with 1 inch Wells				
Geoprobe Contractor				
Mob	\$500.00	1	Lump	\$500.00
Drill / Sample	\$10.00	60	foot	\$600.00
Well Install	\$10.00	60	foot	\$600.00
Flush Mount Covers	\$150.00	3	each	\$450.00
Decon	\$75.00	2	hour	\$150.00
Laboratory				
Soil VOCs	\$52.00	6	each	\$312.00
GW VOCs (all wells, 2 dup)	\$50.00	24	each	\$1,200.00
<b>Subtotal Task</b>				<b>\$3,812.00</b>
<b>Task 106 GW Monitoring Two Rounds All 22 Wells</b>				
Two rounds monitoring 22 wells each event but have budget for one round still				
Laboratory	\$50.00	14	each	\$700.00
<b>Subtotal Task</b>				<b>\$700.00</b>
<b>CONTRACTOR SERVICES TOTAL</b>				<b>\$4,512.00</b>
<b>TOTAL ESTIMATED COST</b>				<b>\$29,092.00</b>

<b>CONTINGENCY FOR ADDITIONAL INJECTION</b>				
<b>Task 103: Geoprobe Injection EZVI and DHC Bacteria with Doc Report</b>				
Pre Monitor Post Monitor, 3 days inject, RA Doc Report				
Sr. Hydrogeologist Off Site Access	\$100.00	16	hour	\$1,600.00
Sr. Hydrogeologist	\$100.00	40	hour	\$4,000.00
Field Technician / Geologist	\$70.00	56	hour	\$3,920.00
Field Technician / Geologist (rpt)	\$70.00	24	hour	\$1,680.00
Drafting	\$60.00	12	hour	\$720.00
YSI Meter, Water Level Meter, 4 Gas	\$196.00	5	day	\$980.00
Field Supplies	\$25.00	5	day	\$125.00
<b>Subtotal Task</b>				<b>\$13,025.00</b>
<b>CONSULTING SERVICES TOTAL</b>				<b>\$13,025.00</b>
<b>CONTRACTOR</b>				
<b>Task 103: Geoprobe Injection EZVI and DHC Bacteria</b>				
Chemicals with Shipping				
EZVI 700 gal, 3 totes, Innoculum 8 Liters	\$16,250	1	lump	\$16,250.00
ISCR Amendment, Field Assist one day	\$750	1	day	\$750.00
Shipping	\$1,500	1	lump	\$1,500.00
Geoprobe Contractor				
Daily plus Mob, Indoor Inject	\$14,087	1	lump	\$14,087.00
<b>Subtotal Task</b>				<b>\$32,587.00</b>
<b>TOTAL ESTIMATED INJECTION CONTINGENCY COST</b>				<b>\$45,612.00</b>
<b>TOTAL ESTIMATED COST ADDL ASSESSMENT PLUS ADDL INJECTION</b>				<b>\$74,704.00</b>

