

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
101 S. Webster Street
Box 7921
Madison WI 53707-7921

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



May 22, 2020

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 #5, Additional Well Installation and Soil Sampling, Master Drycleaners, 6326 Bluemound Road, Wauwatosa, WI FID: 241398630, BRRTS: 02-41-545142

Dear Mr. Shipshock:

On May 13, 2020, the Wisconsin Department of Natural Resources (DNR) received from Fehr Graham Engineering & Environmental (Fehr Graham) on your behalf, the proposal titled, "Change Order #5, Master Drycleaning, Inc." The Change Order #5 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 Soil Sampling to Delineate Extent
- Task 6/Task 106: Groundwater Monitoring
- Task 7/Task 107: Groundwater Monitoring Status Reports
- Task 9/ Task 109: Well Abandonment, increased costs associated with additional wells

Cost approved for this Change Order #4 is \$8,255 for consulting and \$2,714 for subcontractors. The total cost approved for this Change Order #5 is \$10,969. The total cost approved to date for this site is \$271,040.80.

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.

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.

Master Drycleaners
Change Order #5
6326 W. Bluemound Rd.
Wauwatosa, WI
FID: 241398630, BRRTS: 02-41-545-142

Future correspondence should be sent directly to the Remediation and Redevelopment Program Associate Jennifer Dorman (414-263-8683) at the above address.

Sincerely,

A handwritten signature in black ink on a light-colored background. The signature is cursive and appears to read "John J. Hnat".

John J. Hnat, PG, CPG
Project Manager/Hydrogeologist
Southeast Region
Remediation & Redevelopment Program

Attachments:

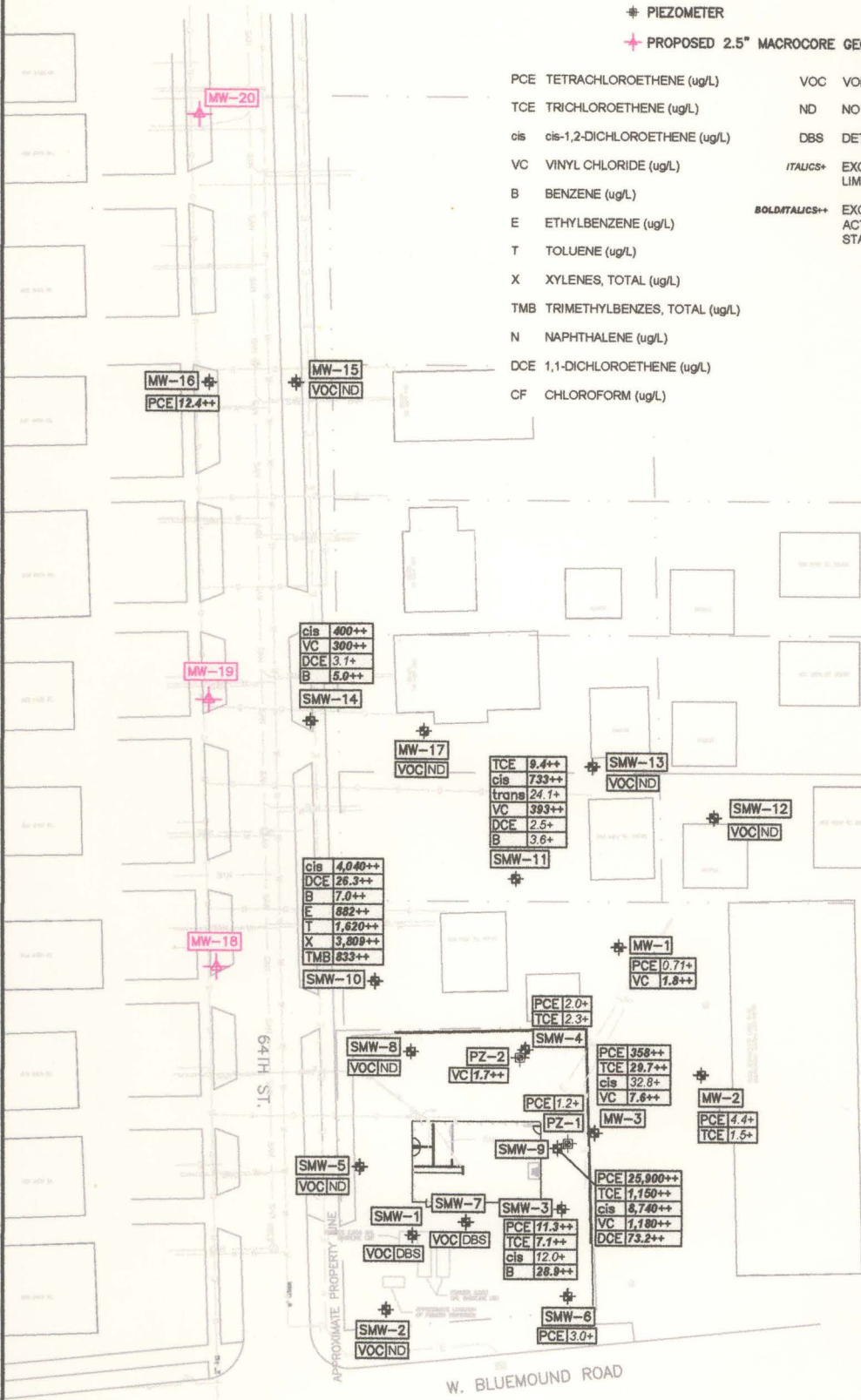
- Proposed Borings & 8/13/19 Groundwater Chemistry, Master Drycleaning, Inc., Fehr Graham, dated May 13, 2020
- Table A: Remedial Action Plan Report Cost Estimate: DERF Eligible Items
- DERF Change Order #5: May 13, 2020, Master Cleaners, Wauwatosa, WI BRRTS # 02-41-545142
- Master Drycleaning BRRTS #: 02-41-545142 Remedial Action DERF Linking Spreadsheet

cc: Tom Shipshock – email, tshipshock@hydro-flo.com
Sandra Chancellor - Community Finance, CF/2, email, sandra.chancellor@wisconsin.gov
Don Gallo - Axley Attorneys, email, dgallo@axley.com
Laura Conklin – City of Wauwatosa Health Department, email, lconklin@wauwatosa.net
Andy Buddle - City of Wauwatosa Health Department, email, abudde@wauwatosa.net
Matt Dahlem - Fehr Graham, email, mdahlem@fehr-graham.com

LEGEND

- ⊕ MONITORING WELL
- ⊕ PIEZOMETER
- ✦ PROPOSED 2.5" MACROCORE GEOPROBE BORING

PCE TETRACHLOROETHENE (ug/L)	VOC VOLATILE ORGANIC COMPOUNDS
TCE TRICHLOROETHENE (ug/L)	ND NO DETECT
cis cis-1,2-DICHLOROETHENE (ug/L)	DBS DETECTIONS BELOW STANDARDS
VC VINYL CHLORIDE (ug/L)	<i>ITALICS+</i> EXCEEDS NR140 PREVENTIVE ACTION LIMIT
B BENZENE (ug/L)	BOLDITALICS++ EXCEEDS BOTH NR140 PREVENTIVE ACTION LIMIT AND ENFORCEMENT STANDARD
E ETHYLBENZENE (ug/L)	
T TOLUENE (ug/L)	
X XYLENES, TOTAL (ug/L)	
TMB TRIMETHYLBENZES, TOTAL (ug/L)	
N NAPHTHALENE (ug/L)	
DCE 1,1-DICHLOROETHENE (ug/L)	
CF CHLOROFORM (ug/L)	



MW-19
 cis 400++
 VC 300++
 DCE 3.7+
 B 5.0++
 SMW-14

MW-17
 VOC ND

MW-11
 TCE 9.4++
 cis 733++
 trans 24.1+
 VC 393++
 DCE 2.5+
 B 3.6+
 SMW-11

MW-18
 cis 4,040++
 DCE 26.3++
 B 7.0++
 E 882++
 T 1,620++
 X 3,809++
 TMB 833++
 SMW-10

MW-1
 PCE 0.77+
 VC 1.8++

SMW-4
 PCE 2.0+
 TCE 2.3+

MW-3
 PCE 358++
 TCE 28.7++
 cis 32.8+
 VC 7.6++

MW-2
 PCE 4.4+
 TCE 17.5+

SMW-5
 VOC ND

SMW-9
 PCE 17.2+
 TCE 12.0+
 cis 26.9++
 B 26.9++

SMW-8
 PCE 25,900++
 TCE 1,150++
 cis 8,740++
 VC 1,180++
 DCE 73.2++

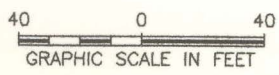
SMW-1
 VOC DBS

SMW-7
 VOC DBS

SMW-3
 PCE 17.3++
 TCE 7.1++
 cis 12.0+
 B 26.9++

SMW-2
 VOC ND

SMW-6
 PCE 3.0+



FEHR GRAHAM
 ENGINEERING & ENVIRONMENTAL

MASTER DRYCLEANING INC.
 6326 W. BLUEMOUND RD.
 WALWATOSA, WI 53213

DRWN:MKH DATE:01/17/14 APPD:KE

TITLE: PROPOSED BORINGS & 8/13/19 GROUNDWATER CHEMISTRY

BRRTS: 02-41-545142
 JOB NO.: 15-1209
 PLOT DATE: 5/13/20

FIGURE: 1

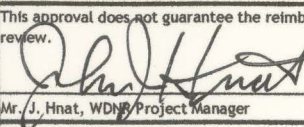
DESCRIPTION	Unit Price	Quant.	Units	Total ADDL Cost	Prior Apprvd Cost	TOTAL COST
CONSULTANT SERVICES						
Task O / 100: Project Management	See Table A			1240	15740	16980
Task A : Remove DCM					0	0
Task B: Geoprobe Borings Inside Bldg					1685	1685
Task C: Subslab Vapor Sample / Analysis					1765	1765
Task C1: Subslab Vapor Sample / Analysis Neighbor to East, 2nd North					2305	2305
Task C2 : Subslab Vapor System Neighbor to North					1340	1340
Task C3 Subslab Vapor System Second Neighbor to North (if needed)					1340	1340
Task D Floor Drain Removal, Chem Treat Sub Building					2390	2390
Task E Vapor Mit System Instln with three comm tests and two chem tests					4750	4750
Task E1: Vapor Occupancy Request (not DERF Eligible)					1600	1600
Task 1 RA Report, WPDES Permit, Notifications, Access					5280	5280
Task 2 Pre-Inj. Baseline GW Sampling (18 wells) Indoor Util Locate					3087	3087
Task 3 Injection					10760	10760
Task 103 Addition of EZVI and DHC Bacteria with RA Doc Report					13025	13025
Task 4 Post Inj GW Monitor 4 months					3431	3431
Task 5 Inj Doc Report					2880	2880
Task 105 Well Installation and GW Sampling to Delineate Extent	See Table A			2360	4540	6900
Task 6 / 106 GW Monitoring	See Table A			880	14338	15218
Task 7 / 107 GW Monitor Status	See Table A			3300	13740	17040
Task 8 / 108 Closure Request					11520	11520
Task 9/109 Well Abandonment	See Table A			475	3160	3635
						0
Task F Addl Assessment Utility Corridors					2270	2270
Task G Landfill Disposal Approval					2020	2020
Task H Soil Excvn and Disposal					5800	5800
Task I Contingency Chemical Addn under Building Post Excvn					3550	3550
Task J Documentation Report					4980	4980
Total Consultant				8255	137298	145551

CONTRACTOR SERVICES						
Task A Remove DCM					0	0
Task B Geoprobe Borings inside Bldg					1853	1853
Task C Subslab Vapor Sample / Analysis					576	576
Task C1: Subslab Vapor Sample / Analysis Neighbor to East					1152	1152
Task C2 : Subslab Vapor System Neighbor to North					2750	2750
Task C3 Subslab Vapor System Second Neighbor to North (if needed)					2750	2750
Task D Floor Drain Removal, Chem Treat Sub-Building					8473.5	8473.5
Task E Vapor Mit System Instln with three comm tests and two chem tests					3726	3726
Task 2 Pre-Inj Baseline GW Sample (18 wells) Indoor Util locate					1300	1300
Task 3 Injection Outside					14723.5	14723.5
Task 103 Addition of EZVI/ DHC Bacteria					32587	32587
Task 4 Post Inj Monitor 4 months Lab GW					900	900
Task 105 Well Installation and GW Sampling to Delineate Extent	See Table A			2414	3812	3812
Task 6 GW Monitoring	See Table A			300	6700	6700
Task F Addl Assessment Utility Corridors					3903	3903
Task H Soil Excvn and Disposal					31195	31195
Task I Contingency Chemical Addn under Building Post Excvn					6375	6375
Total Contractor				2714	122778	125490
TOTALS				10969	260072	271041

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 _____

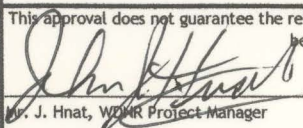
This approval does not guarantee the reimbursement of costs. Final determination regarding the eligibility of costs will be determined at the time of claim review.

 _____ Date 5/22/2020

Mr. J. Hnat, WDNB Project Manager

Mr. Matt Dahlem, Fehr Graham _____ Date 13-May-20

TABLE A: Remedial Action Plan Report Cost Estimate; DERF Eligible Items
 Additional Soil Borings and Well Installation 5/13/2020
 Master Drycleaner, 6326 W. Bluemound Road, Wauwatosa, WI

ITEM DESCRIPTION	Unit Price	Quantity	Units	Total Cost
Consultant Services				
Task 0 / Task 100: Project Management				
Sr. Hydrogeologist	\$100.00	10	hour	\$1,000.00
Administrative	\$60.00	4	hour	\$240.00
Subtotal Task				\$1,240.00
Task 105: Well Installation and Soil Sampling to Delineate Extent				
<i>Three Geoprobe Borings with 1-inch wells (MW-18 to MW-20), access in ROW, Drill, Develop, Survey</i>				
Sr. Hydrogeologist (access, utilities)	\$100.00	10	hour	\$1,000.00
Field Technician / Geologist (travel, drill)	\$70.00	8	hour	\$560.00
Field Technician / Geologist (travel, develop, survey)	\$70.00	8	hour	\$560.00
Drafting	\$60.00	4	hour	\$240.00
Subtotal Task				\$2,360.00
Task 6 / Task 106: Groundwater Monitoring				
<i>Additional budget for 3 additional wells for 2 rounds</i>				
Sr. Hydrogeologist	\$100.00	4	hour	\$400.00
Field Technician / Geologist (GW Samples)	\$60.00	6	hour	\$360.00
Drafting	\$60.00	2	hour	\$120.00
Subtotal Task				\$880.00
Task 7 / Task 107: Groundwater Monitoring Status Reports				
<i>Additional budget for off site wells comm., samples, data evaluation and reporting</i>				
Sr. Hydrogeologist (off site letters)	\$100.00	4	hour	\$400.00
Sr. Hydrogeologist (status reports)	\$100.00	16	hour	\$1,600.00
Field Technician / Geologist (Data Entry)	\$70.00	10	hour	\$700.00
Drafting	\$60.00	10	hour	\$600.00
Subtotal Task				\$3,300.00
Task 9 / 109: Well Abandonment				
<i>Additional time for additional wells since original bid</i>				
Sr. Hydrogeologist	\$100.00	1	hour	\$100.00
Field Technician / Geologist	\$70.00	5	hour	\$350.00
Supplies	\$25.00	1	each	\$25.00
Subtotal Task				\$475.00
CONSULTING SERVICES TOTAL				\$8,255.00
Contractor Services				
Task 105: Well Installation and Soil Sampling to Delineate Extent				
<i>Three Geoprobe Borings with 1-inch wells (MW-18 to MW-20), access in ROW, Drill, Develop, Survey</i>				
Geoprobe Contractor				
Mob	\$500.00	1	day	\$500.00
Drill / Sample	\$9.50	60	foot	\$570.00
Well Install	\$9.20	60	foot	\$552.00
Flush Mount Covers	\$135.00	3	each	\$405.00
Decon	\$75.00	1	day	\$75.00
Laboratory				
VOCs - Soil	\$52.00	6	each	\$312.00
Subtotal Task				\$2,414.00
Task 6 / Task 106: Groundwater Monitoring				
<i>Additional budget for 3 additional wells for 2 rounds</i>				
Laboratory				
VOCs - Groundwater	\$50.00	6	each	\$300.00
Subtotal Task				\$300.00
CONTRACTOR SERVICES TOTAL				\$2,714.00
TOTAL ESTIMATED COST				\$10,969.00
<p>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.</p>				
Master Cleaners Inc.			Date	
<p>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.</p>				
 Mr. J. Hnat, WDMR Project Manager			5/22/2020 Date	
Mr. Matt Dahlem, Fehr Graham			Date	

