

June 29, 2020

Mr. John Hnat Wisconsin Department of Natural Resourses 2300 North Dr. Martin Luther King Jr. Drive Milwaukee, WI 53212

RE: Change Order #5, Revisions Master Drycleaning Inc. 6326 West Bluemound Road Wauwatosa, WI BRRTS # 02-41-545142

Dear Mr. Hnat:

Three additional wells (MW-15, MW-16, and MW-17) were installed in December 2018 to define the extent of soil and groundwater contamination at the site listed above. Based on the soil and groundwater results from these wells and results from previously installed wells, additional soil borings and groundwater monitoring wells will need to be installed to define the extent of contamination. Additionally, the cost of chemicals for the EZVI injection, described in Change Order #4, has increased. The additional cost is included in this change order. This report summarizes the scope of work and DERF budget needed to take this project to case closure.

The following DERF-eligible tasks, actions, and costs are proposed:

- Task 0/Task 100: Project Management
- Task 3/Task 103: Addition of EZVI/DHC Bacteria
- Task 105: Well Installation and Soil Sampling to Delineate Extent
- Task 6/106: Groundwater Monitoring
- Task 7/107: Groundwater Monitoring Status Reports
- Task 9/109: Well Abandonment

Details follow on a Task by Task basis.

DERF Scope of Work

Task 0/Task 100: Project Management

Due to the increased scope, additional time is needed to continue correspondence, off-site property owner sharing of information, access to the City of Wauwatosa right of way for well installations and permits/permission, updates, bidding, and overall management of the project scope and budget.

Task 3/Task 103: Addition of EZVI/DHC Bacteria

Fehr Graham was notified by the chemical contractor that the cost of the chemicals for the EZVI injection, described in Change Order #4, has increased. The scope for this task has not changed.

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Task 105: Well Installation and Soil Sampling to Delineate Extent

Additional soil and groundwater investigation north of MW-16 and to the west of North 64th Street is proposed. Three, 2.5-inch outside diameter macrocore geoprobe borings will be advanced at locations approximately 100 feet north MW-16, approximately 60 feet west of SMW-10, and approximately 40 feet west of SMW-14. Existing monitoring well SMW-13 already defines the extent of impacts straight north of well SMW-11.

The three proposed wells (MW-18, MW-19, and MW-20) will be installed within the west side of N. 64th Street right of way in the grass buffer just west of 64th Street and permission will be obtained from the City of Wauwatosa. Proposed well MW-18 will be installed in the right of way adjacent to 519 N. 64th Street. Proposed well MW-19 will be installed in the right of way adjacent to 533 N. 64th Street. Proposed well MW-20 will be installed in the right of way adjacent to 559 N. 64th Street.

At each drilling location, a boring will be advanced to a depth of 20 feet, geologically logged, and a small diameter monitoring well will be installed with a 10-foot screened interval and filter pack sand/bentonite surface seal. The wells will be completed flush with the ground surface and protected using a 4-inch diameter traffic weight cover. Two soil samples per boring will be retained for laboratory analysis of VOCs (six total).

The wells will be added to the monitoring well network for the site and will be surveyed and developed. On May 28, 2018, the WDNR provided a variance from the NR141 well construction code that is necessary for use of small diameter wells MW-15, MW-16, and MW-17. Another variance from the NR141 well construction code is requested for the installation of monitoring wells MW-18, MW-19, and MW-20.

The three new monitoring wells (MW-18 to MW-20) are proposed to be installed during the previously approved EZVI and DHC bacteria geoprobe injection. The injection was approved as part of Change Order #4.

Task 106: Groundwater Monitoring

Following injection, two more rounds of groundwater sampling are expected to be necessary, one a minimum of four months after the proposed injection, and the second approximately eight months after injection. These two rounds of groundwater sampling have already been approved in Change Order #4 and the costs of sampling the additional three proposed wells will be added to the approved costs. Sampling will be completed from all 22 existing and three proposed wells, and will include testing for field parameters, water level elevations, and laboratory analysis of VOCs.

Task 107: Groundwater Monitoring Status Reports

Upon receipt of each round of the laboratory analyses, the data will be tabulated and plotted. After the additional soil borings and injection is complete, a summary report, including the results of the soil and groundwater chemistry testing from the new locations, will be sent to the DNR.

As has been performed after each sample event, information will be sent to the private well owners that have monitoring wells on their property.

After each full round of groundwater sampling, the data will be processed and a summary sent to the DNR via email. Assuming the results appear suitable, a request for case closure will be recommended after the second.

Masters Drycleaning Change Order #5 Revision Page 3

A majority of the reporting costs were approved in Change Order #4, and the costs of data entry, evaluation, and reporting for the additional three wells will be added to the approved costs.

Task 109: Well Abandonment

With the installation of additional monitoring wells, three wells, there will be more cost associated with well abandonment upon closure of the project.

Schedule

Assuming approval can be provided in June 2020, the project schedule is broken out as follows:

June 2020	Approval
July 2020	Injection and Additional Soil Borings/Well Installation
November 2020	Groundwater Sampling All Wells, 4 months after Injection
November 2020	Data Evaluation/Reporting
March 2021	Groundwater Sampling All Wells, 8 months after Injection
March 2021	Data Evaluation/Report/Closure Potential
May 2021	If approved by DNR, Closure Request Submittal
July 2021	DNR Closure Provided
August 2021	Well Abandonment, VPLE Insurance Requested
September 2021	WDNR Issues VPLE Certificate of Closure

Authorization

I trust this information meets your needs and look forward to approval of the attached cost estimate and budget request.

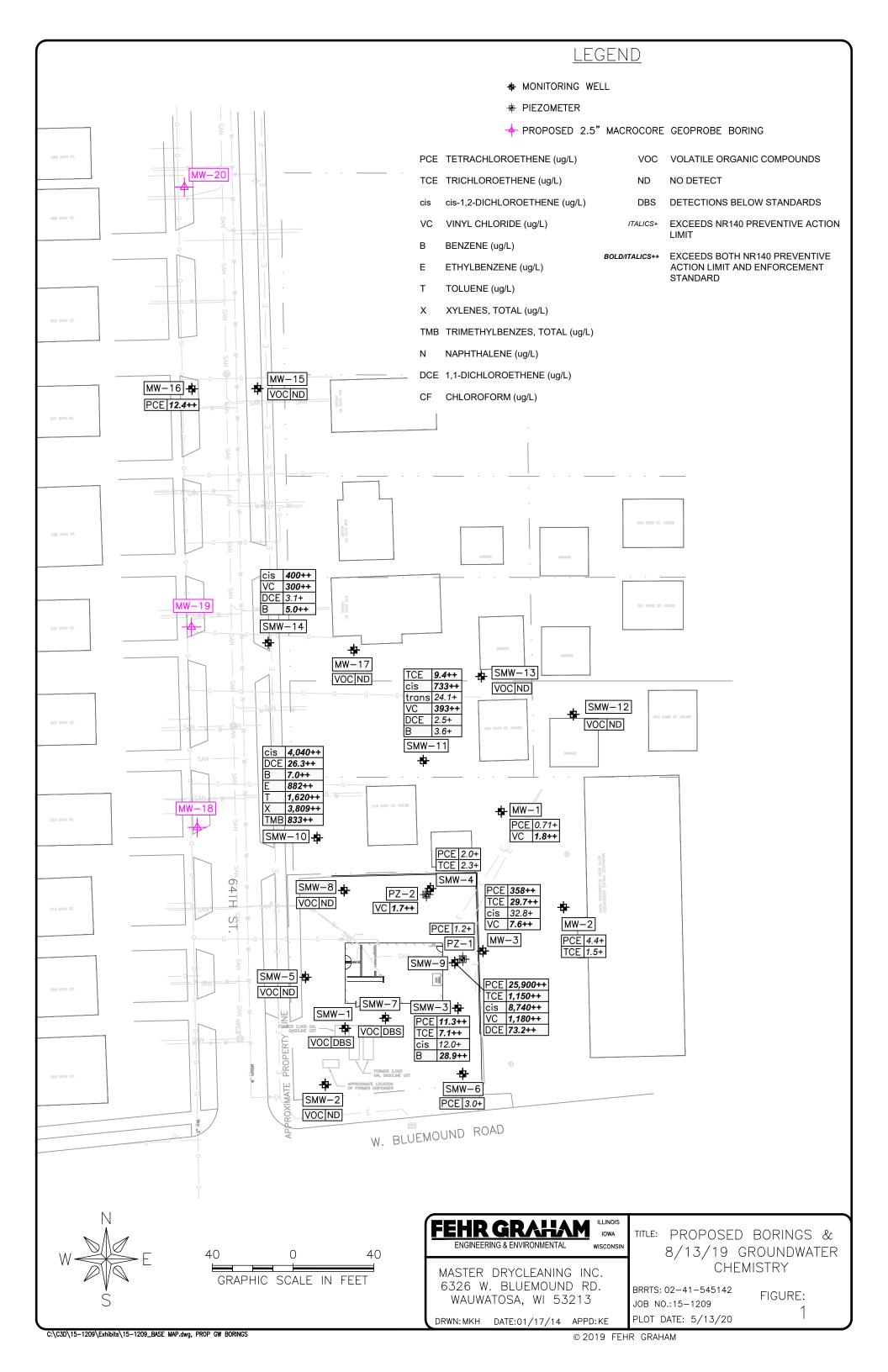
Sincerely,

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Matt Dahlem, PG Branch Manager

Attachments:

Figure 101: Proposed Additional Monitoring Well Locations Table A: Change Order #5, Revision, June 29, 2020 DERF Change Order # 5 June 29, 2020 DERF Linking Spreadsheet June 29, 2020



TEM DESCRIPTION	Unit Price	Quantity	Units	Total Cost
Consultant Services				
ask 0 / Task 100: Project Management	* (0 0 0	4.0		* 4 * **
Sr. Hydrogeologist	\$100.00	10	hour	\$1,000.0
Administrative Subtotal Task	\$60.00	4	hour	\$240.0 \$1,240.0
ask 3 / Task 103: Addition of EZVI / DHC Bacteria				
Additional costs for injection chemicals	\$ 000.00	4	I	\$000 0
Additional Chemical Cost Subtotal Task	\$800.00	1	lump	\$800.0 \$800.0
Task 105: Well Installation and Soil Sampling to Delineate	Extont			φουυ.υ
Free Geoprobe Borings with 1-inch wells (MW-18 to MW-20)		OW Drill De	welon Surve	V
Sr. Hydrogeologist (access, utilities)	\$100.00	10 10	hour	\$1,000.0
	φ100.00	10	noui	ψ1,000.0
Field Technician / Geologist (travel, drill)	\$70.00	8	hour	\$560.0
Field Technician / Geologist (travel, develop, survey)	\$70.00	8	hour	\$560.0
Drafting	\$60.00	4	hour	\$240.0
Subtotal Task				\$2,360.0
Task 106: Groundwater Monitoring Additional budget for 3 additional wells for 2 rounds				
Sr. Hydrogeologist	\$100.00	4	hour	\$400.0
Field Technician / Geologist (GW Samples)	\$60.00	6	hour	\$360.0
Drafting	\$60.00	2	hour	\$120.0
Subtotal Task	<i>Q</i> QQQQ	-	noui	\$880.0
ask 7 / Task 107: Groundwater Monitoring Status Report	S			
Additional budget for off site wells comm., samples, data eval	uation and rep	porting		
Sr. Hydrogeologist (off site letters)	\$100.00	4	hour	\$400.0
Sr. Hydrogeologist (status reports)	\$100.00	16	hour	\$1,600.0
Field Technician / Geologist (Data Entry)	\$70.00	10	hour	\$700.0
Drafting	\$60.00	10	hour	\$600.0 \$2 200 0
Subtotal Task Task 9 / 109: Well Abandonment				\$3,300.0
Additional time for additional wells since original bid				
Sr. Hydrogeologist	\$100.00	1	hour	\$100.0
Field Technician / Geologist	\$70.00	5	hour	\$350.0
Supplies	\$25.00	1	each	\$25.0
Subtotal Task				\$475.0
CONSULTING SERV	ICES TOTAL			\$9,055.0
Contractor Services				
ask 105: Well Installation and Soil Sampling to Delineate	Extent			
Three Geoprobe Borings with 1-inch wells (MW-18 to MW-20)), access in R	OW, Drill, De	velop, Surve	У
Geoprobe Contractor				
Mob	\$500.00	1	day	\$500.0
Drill / Sample	\$9.50	60	foot	\$570.0
Well Install	\$9.20	60	foot	\$552.0
Flush Mount Covers	\$135.00	3	each	\$405.0
Decon	\$75.00	1	day	\$75.0
aboratory		-		
VOCs - Soil	\$52.00	6	each	\$312.0
Subtotal Task				\$2,414.0
ask 6 / Task 106: Groundwater Monitoring				
Additional budget for 3 additional wells for 2 rounds				
aboratory	<i><i>6 6</i> 6 6 6 6 6 6 6 6 6 16 1</i>	0	00-b	#000 0
VOCs - Groundwater Subtotal Task	\$50.00	6	each	\$300.0 \$300.0
				φυυυ.υ

	s described above and authorizes Fehr Graham to proceed wit costs without receiving written authorization. The terms and this project will apply to these services.
Master Cleaners Inc.	Date
	s. Final determination regarding the eligibility of costs will be ime of claim review.
Mr. J. Hnat, WDNR Project Manager	Date
Mr. Matt Dahlem, Fehr Graham	Date

O:\Master Drycleaning\15-1209\BUDGET\COST EST-CHANGE ORDER\CO # 5 Additional Well Installation May 2020\Revision\May 2020 Additional SI Cost Estimate Revision.xlsxTable A Cost Estimate

CHANGE ORDER # 5 REVISION: June 29, 2020

Master Cleaners, Wauwatosa, WI BRRTS # 02-41-545142

DESCRIPTION	U	nit Price	Quant.	Units	Total ADDL Cost	Prior Apprvd Cost		TOTAL COST
CONSULTANT SERVICES								
Task O / 100: Project Management	Se	e Table A			1240	15740		16980
Task A : Remove DCM						0	\vdash	0
Task B: Geoprobe Borings Inside Bldg Task C: Subslab Vapor Sample / Analysis						1685 1765	\vdash	1685 1765
						6071	┝──┦	1705
Task C1: Subslab Vapor Sample / Analysis Neighbor						2205		2205
to East, 2nd North						2305	\vdash	2305
Task C2 : Subslab Vapor System Neighbor to North						1340		1340
Task C3 Subslab Vapor System Second Neighbor to								1040
North (if needed)						1340		1340
Task D Floor Drain Removal, Chem Treat Sub	-						┢──┦	1010
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	\square	1600
Task 1 RA Report, WPDES Permit, Notifications,						5000		5000
						5280	┝──┦	5280
Task 2 Pre-Inj. Baseline GW Sampling (18 wells)								
Indoor Util Locate Task 3 Injection			_			3087	\vdash	3087
Task 3 Injection Task 103 Addition of EZVI and DHC Bacteria with						10760	┝──┦	10760
RA Doc Report						13025		13025
·							\vdash	
Task 4 Post Inj GW Monitor 4 months						3431	\square	3431
Task 5 Inj Doc Report						2880	\vdash	2880
Task 105 Well Installation and GW Sampling to Delineate Extent	6				0000	4540		c000
Task 6 / 106 GW Monitoring		ee Table A			2360 880	4540 14338	\vdash	6900 15218
Task 7 / 107 GW Monitor Status		e Table A			3300	14338	┝──┦	17040
					3300		\vdash	
Task 8 / 108 Closure Request						11520	\square	11520
Task 9/109 Well Abandonment	Se	e Table A			475	3160	\square	3635
							\vdash	0
Task F Addl Assessment Utility Corridors						2270	\square	2270
Task G Landfill Disposal Approval			_			2020	\square	2020
Task H Soil Excvn and Disposal						5800	\vdash	5800
Task I Contingency Chemical Addn under Building Post Excvn						2550		2550
Task J Documentation Report						3550 4980	┝──┦	3550 4980
Total Consultant					8255		\vdash	145551
					0200	101200		140001
CONTRACTOR SERVICES								
Task A Remove DCM						0		0
Task B Geoprobe Borings inside Bldg						1853		1853
Task C Subslab Vapor Sample / Analysis Task C1: Subslab Vapor Sample / Analysis Neighbor						576	┝──┦	576
to East						1152		1152
						1152	\vdash	1132
Task C2 : Subslab Vapor System Neighbor to North						2750		2750
Task C3 Subslab Vapor System Second Neighbor to	-					2,00	┢──┦	2100
North (if needed)						2750		2750
Task D Floor Drain Removal, Chem Treat Sub-								2.00
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)							\square	
Indoor Util locate						1300		1300
Task 3 Injection Outside						14723.5	\square	14723.5
Task 103 Addition of EZVI/ DHC Bacteria	Se	e Table A			800	32587		33387
Task 4 Post Inj Monitor 4 months Lab GW						900		900
Task 105 Well Installation and GW Sampling to							$ \top$	
Delineate Extent		ee Table A			2414	3812	\square	3812
Task 6 GW Monitoring	Se	e Table A			300	6700	\square	6700
Task F Addl Assessment Utility Corridors						3903	\square	3903
Task H Soil Excvn and Disposal						31195	\vdash	31195
Task I Contingency Chemical Addn under Building						0075		0075
Post Excvn						6375		6375

Post Excvn		0511	6375	63/5
Total Contractor		3514	122776	126290
TOTALS		11769	260072	271841
Master Drycleaners Inc. approves of the site remediation co exceed any of these costs without receiving written authori		•		
Master Drycleaners Inc.	D	ate		
This approval does not guarantee the reimbursement of cos	ts. Final determination regarding the	eligibility of costs will be	determined at the time o	of claim review.
Mr. J. Hnat, WDNR Project Manager		ate		
ivii. J. filiat, work Froject wallayer	D			
Mr. Matt Dahlem, Fehr Graham		<u>13-May-20</u>		

O:\Master Drycleaning\15-1209\BUDGET\COST EST-CHANGE ORDER\CO # 5 Additional Well Installation May 2020\Revision\May 2020 Addl GW Monitoring Cost Estimate Revision.xlsxMay 2020 Addl GW Monitoring Cost Estimate Revision.xlsxCO # 5 05 13 2020

	Site Name: BRRTS #: Type of Action:	02-41-545142	2		BUDGET																																
1.1. 1.1. 1.1. 1.1. 1.	Bid / Budgeted Description	Bid / Budgetec Amount	RA CO #1, 1/19/16	RA CO # 2, 12/15	RA CO # 3, 16 7/15/17	RA, CO # 4 10/15/18 CO #5 6/29/2	Total Approved 020 Budget	Previous Claims (If applicable)	REMAINING BUDGET FI	FG FG	FG	FG	FG	FG	FG	FG	FG	FG Pace	e Analyti Pace A	Analyti Horizon Drilling	FG	FG FG	FG	FG	FG	FG FG	FG	Total Invoice	Costs		1 1						
	Invoice Date												4/30/2018		8/31/2018	9/30/2018	11/30/2018	12/31/2018 12/5	28/2018 1/7/20			2/28/2019 5/31/2019	8/31/2019	9/30/2019	10/31/2019 11/5	0/2019 3/31/20	20 5/29/2020		A Soi Investig	il Soil gation Remediation	C Groundwater Investigation	D Groundwater Air. Remediation Inves	E /Vapor Ai stigation Rem	F rVapor Lab rediation A	G b & Other Mise Analysis	H Bud cellaneous Use Costs c	get Remaining (-) to indicate ost over-run % Task Complete, Remarks
	Invoice Number			CLIENT	CLIENT				805	0541 80835	85 81516	82050	82522	83566	84575	85310	86057	86541 1840	0060904 194006	61172 1700	87168	87522 88907	90560	91028	91555 9	2096			_								
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Normal Normal Normal Normal Normal <td>SI by Sigma</td> <td></td>	SI by Sigma																																				
	Task 0: Project Management (3 years)	3,120.0	0 1,300.00	6,20	10.00	5,120.00 1,24	0.00 \$ 16,980.00	0 \$ 5,485.00	\$ 11,495.00 \$	350.00 \$ 2	200.00 \$ 300.00		\$ 715.00	\$ 1,755.00	\$ 1,165.00	\$ 500.00 \$	500.00										\$ 427.50	\$	112.50		s				\$	5,912.50 \$	5,582.50 100% Complete
	Task A: Remove Dry Clean Machine and Residual Chemicals	0.0	0.00	2	0.00		s -	s .	s .																			s								ş	
	Task B: Geoprobe Borings Inside Bldg	0.0	0 1,685.00	0	0.00																							s	- s							s	
	Task C Subslab Vapor Sample and Analysis	0.0	0 1,765.00		0.00		\$ 1,765.00	0 \$ -	\$ 1,765.00																			s				\$				s	
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	fask D : Floor Drain Removal, Chem Treat Sub Building	0.0	0 2,390.00				\$ 2,390.00	0 \$ -	\$ 2,390.00																			s		ş -						ş	2,390.00 100% Complete
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	ask F : Addl Assessment Utility Corr			2,25	0.00		\$ 2,270.00	0 S -	\$ 2,270.00																			s		s -						s	2,270.00 100% Complete
	ask G Landfill Disposal Approval ask H: Soil Excyn and Disposal		+	2,02	0.00	+	\$ 2,020.00	0 \$ -	\$ 2,020.00 \$ 5,800.00						+	├					+		-					s	-	s . s	+					\$	2,020.00 100% Complete 5,800.00 100% Complete
	ask I: Contingency Addition Chemical to Base			3,55	0.00	1 1	\$ 3,550.00	0 \$ 2,270.00	\$ 1,280.00			\$ 2,270.00																\$:	70.00		s	2,270.00				s	(990.00) 100% Complete
	ask J: Documentation Report			4,96	10.00	+ $+$ $-$	\$ 4,980.00	0 \$ 2,235.00					\$ 1,575.00	\$ 660.00	4	⊢ – ∣					+ $+$			<u>↓ </u>				\$	135.00	s .	+	\$	1,575.00 \$	660.00		s	
	ask 1: RA Report, WPDES Permit, Notifications, Access Agrmnt	5,280.0	0				\$ 5,280.00	o s -	\$ 5,280.00																			s	-	s -					1	s	5,280.00 0% Complete
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	ask 2: Preinj Baseline GW Sampling (18 wells) Indoor Util Locate	3,087.0	0		_	+	\$ 3,087.00	0 \$ -							+	├					+		-					s	-		s					s	3,087.00 0% Complete
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	ask 4 Post Inj Monitor 2 weeks Field, 4 Monhs Lab GW, Field Vapor		0	l	_	+ $+$ $-$			\$ 3,431.00						+						+							s	-		\$	-				s	
	ask 5 inj Doc Report ask 105 Well Inst/ GW Sam Extnt	2,880.0	0	1	_	4540.00			\$ 2,880.00			-			1	<u> </u>	260.00	2.641.00			\$ 1,695.00		-	+ +				\$	-		\$ 4536.00					s ·	
	ask to well instition of events at 12 wells	8,718.0	0	2.76	0.00	2,860.00 88	0.00 \$ 15,218.00	0 \$ 4,526.00	\$ 2,374.00 \$ 13.373.00							*	250.00 \$	2,041.00			\$ 1,635.00 \$	450.00	\$ 1.395.00								\$ 1,845.00 S					s	(2,152.00) 100% Complete
	Task 7 GW Monitor Status	\$ 4,140.0	1	\$ 3,65	0.00	\$ 5,950.00 \$ 3,300	0.00 \$ 17,040.00	0 \$ 11,355.00	\$ 5,685.00 \$	620.00 \$ 2,9	935.00 \$ 550.00										\$ 1,560.00 \$	740.00 \$ 1,010.0	00 \$ 690.00	\$ 1,020.00 \$	\$ 1,775.00 \$	455.00		\$ 1	155.00		\$ 11,355.00 \$					\$	(5,670.00) 100% Complete
Imp I	Task 8 Closure Request w DNR Fees						\$ 11,520.00	0 s -	\$ 11,520.00																			s								\$	11,520.00 0% Complete
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		\$ 49,986.0	\$ 8,600.00	\$ 39,505	5.00 \$ 1,600.00	0 \$ 37,605.00 \$ 9,055	.00 \$ 145,551.00	0 \$ 27,716.00	\$ 117,835.00 \$	970.00 \$ 3,1	135.00 \$ 850.00	\$ 2,270.00	\$ 2,290.00	\$ 2,415.00	\$ 1,165.00	\$ 500.00 \$	750.00 \$	2,641.00 \$	- S	- \$ -	\$ 3,195.00 \$	1,190.00 \$ 1,010.0	\$ 2,085.00	\$ 1,020.00 \$	\$ 1,775.00 \$	455.00 \$	- \$ 427.50	\$ 21	43.50							ŝ	89,691.50
	ub-Contractor Costs																											s	-								
	ervice	s -																					-					s	-		+ +					\$	
	ask A: Remove Dry Clean Machine and Residual Chemicals							ş -																				s	-							\$	
	ask B: Geoprobe Borings Inside Bldg	0.0	0 \$ 1,391.00	s			\$ 1,391.00	0 \$ -	\$ 1,391.00																			s		s -						s	1,391.00 100% Complete
	b ek C Subelah Vanor Samela and Anabela		\$ 462.00	s			\$ 462.00	0 \$.	\$ 462.00																			s						\$		s	462.00 100% Complete
	sk C1: Subslab Vapor Sample and Analysis neighbor to East and 2nd		5 576.00	3	-																							•						Ŷ		•	
	ith .			\$ 1,15	2.00				\$ 1,152.00																			s	-					s	-	s	
	sk C2 Subslab Vapor System Neighbor to North			\$ 2,75	0.00		\$ 2,750.00	0 \$ -	\$ 2,750.00																			s								s	2,750.00 100% Complete
	sk C3 Substab Vapor System Second Heighbor to North	0.0	0 \$ 7550.00	\$ 2,75	1.00		\$ 2,750.00	0 5 -	\$ 7,550.00																			\$		8 .						s	2,750.00 100% Complete
	Mix, Inject			-			ş .	\$.	\$ -																			s		-						\$. 100% Complete
	Chemical and Ship		\$ 637.50	\$			\$ 637.50	0 \$ -	\$ 637.50																			s								\$	637.50 100% Complete
		0.0																										s				s		, in the second s		s	
	ddl Testing			\$ 651	0.00		\$ 650.00	i0 \$ -	\$ 650.00																			w,								\$	650.00 100% Complete
	ab VOCs Vapor			\$ 57	5.00		\$ 576.00	IO \$ -																				s						s	-	s	576.00 100% Complete
A A A A A A A A A A A A A A A A A	ask F : Addi Assessment Utility Corr			\$ 222	1.00		\$.	\$ -	\$																			s								ş	- 100% Complete
	Lab																	s	312.00									5 5	112.00					\$	312.00	s	
A A A A A A A A A A A A A A A A A	ask H: Soil Excvn and Disposal						\$.	ş .	\$.																			s		-	-						
	Landii			\$ 2,38	0.00		\$ 2,380.00	0 \$ -	\$ 2,380.00																			s		s -						s	2,380.00 100% Complete
	Lab			\$ 62	1.00		\$ 624.00	0 \$ ·	\$ 624.00																			s						\$		s	624.00 100% Complete
	ask I: Contingency Addition Chemical to Base																						-					5									
			1	\$ 2.35	0.00		\$ 2,350.00	0 \$ -	\$ 2,350.00																			3 53			s					s	2,350.00 100% Complete
	Chemcial		1	\$ 4,02	5.00		\$ 4,025.00	0 S -	\$ 4,025.00			1												1				s	-		s					s	4,025.00 100% Complete
	ask 2: Preini Baseline GW Samplion (18 wells) Indoor (18) Locato	1	1	1											1				1	1						1		s						1	1		
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