

## Laube-Anderson, Shanna L - DNR

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**From:** Kelly Hayden <khayden@gilesengr.com>  
**Sent:** Monday, April 06, 2020 2:52 PM  
**To:** Laube-Anderson, Shanna L - DNR  
**Cc:** Kevin Bugel  
**Subject:** FW: 1730 State St.

Hi Shanna

I am working with Kevin on this Change Order for the Martinizing Dry Cleaner in Racine. I am in the process of revising the text and figures to reflect your comments, but I did have a few questions/comments I'd like to clarify with you before I send over the revised version. I have put my comments below in red

Thank you and I hope all is well

Kelly Hayden  
Environmental Scientist II



N8 W22350 Johnson Dr., Suite A1

Waukesha, WI 53186-1679

P: (262) 544-0118

F: (262) 549-5868

[www.gilesengr.com](http://www.gilesengr.com)

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**From:** Laube-Anderson, Shanna L - DNR [mailto:Shanna.LaubeAnderson@wisconsin.gov]  
**Sent:** Tuesday, May 07, 2019 11:58 AM  
**To:** Kevin Bugel  
**Subject:** 1730 State St.

Kevin,

I have been going over the latest change order for the Martinizing Dry Cleaner and have some questions/comments/concerns/necessary changes. These are just preliminary questions I have and there may be more once it is discussed with my peers. At this time these items need to be addressed before I have enough information to discuss with other staff.

I see you are requesting costs for 50 groundwater samples, please discuss in the text that 40 of these are required for the wells currently installed and the additional 10 would be for sampling of additional wells that may need to be installed after the first round of groundwater data is collected from the existing wells.

The request includes the cost for 32 samples from the original 8 wells and 18 samples for the additional 6 wells that may be installed. To hopefully clarify I have included the minimum number and maximum number of samples that will be

*do max that we will hopefully get this ST done*

collected and stated that cost for groundwater samples assumes the 6 additional wells are installed. Would you prefer a minimum cost and a maximum cost? meaning one cost estimate for sampling 8 wells and one for sampling 14?

- 2. Why are you proposing that sampling the monitoring wells is going to take 28 hours each time (totaling 86 hours?) yet only 14 hours to redevelop the wells and collect the first round of samples? Why is the time to go back to collect groundwater samples so much more than the time to develop the wells and collect the first round of groundwater samples? This needs to be corrected or it can't be approved like it is. TASK 08 on Table 1 indicates that there will be 6 trips to collect 3 rounds of groundwater samples. It really takes 2 days to collect groundwater samples? That is still not a total of 28 hours per event. I could agree to 12 hours per sampling event (total of 36) after the wells have been redeveloped.
- 3. The 14 hours for redevelopment includes gauging and surveying but does not include the first round of groundwater sampling, we had planned an additional 14 hr trip for the first round of groundwater samples. I reduced the hours a little bit to include two hours for prep and cleanup instead of 4 to reduce total hours. This makes 13 hours for development and survey of the 8 wells and 12 hours for the first groundwater sampling event. For the remaining three sampling events I assumed that the additional 6 wells will be installed, making the total number of wells to sample 14. We usually plan 1 hr per well for low-flow sampling budgeting (includes unsecuring cover, water level gauging, purging, water sampling, and resecure the cover), so with the 14 well network sampling would take 14 hours for sampling plus prep and travel time for a total of 18 hours per event. With the reduction in prep/cleanup time the total hours comes to 66. Again, I could provide a min and a max for hours to account for 8 or 14 wells if you would prefer.

Need soil data - 9-10 wells in bldg

If you are asking for \$6000 for drilling more wells and borings then you have to talk about that in the text. I know we talked about this at our meeting. Since you are requesting these costs then I suggest you collect some soil samples from beneath the building. Right now the only soil data from beneath the building is what was collected when MW-1 and MW-4 were installed. A couple boring/soil samples between the two wells would also assist in locating the vapor points and the system. Plus it would give us a better idea of what is under the building.

The soil sampling proposed was from the proposed well locations, I have clarified that in the scope. If we need to add soil samples beneath the building there will be additional costs. Right now the only planned work inside the building were sub-slab vapor points which are installed with hand tools. To collect soil samples we would need to get a drill rig in there. I believe the only soil samples collected from beneath the building are from MW-1. Were you thinking doing a boring to the north (between MW-1 and MW-2) and one to the south of MW-1 (between MW-1 and MW-4)?

- 4. I need a figure showing where you are proposing to do the vapor samples as well as a plan for where the sub-slab system will be installed and what you feel the zone of influence will be. Add the locations for the borings suggested in #3 to the figure as well.
- 5. Working on this
- 5. I also need the breakdown of what has been approved for costs to date as well as what has been spent. We have had this discussion before that you need to include that information so that I have a grand total to include in the letter. Kevin has determined that billing to date is \$35,306

Not sure about this one but from skimming through the guidance document it looks like you can't charge a higher rate than what you originally bid for staff time and the amounts are higher per hour in this request than they were in the past. So make sure this is allowable before you resubmit with the other changes or explanations or it may have to be rebid.

I have revised the Sr. Project Manager rate to \$115 and Staff Hydrogeologist to \$65, I believe these are the original rates

Mileage is non-reimbursable, double check the math on that line too. Appears you are planning on 11 trips to this site, explain that please, I can count out 9.

We had been planning on 11 trips: 1. Well re-development & surveying 2. Initial groundwater sampling event 3. Sub-slab vapor sampling in on-site and off-site buildings 4. Oversee sub-slab system install 5. Install/survey up to 6 new groundwater wells 6-11. Three groundwater sampling events, each requiring two trips (assuming 14 wells)

get a plan for the design of this system since it will be installed in an existing building - needs approval -

Trips 2 and 3 for the initial groundwater sampling (8 hr + prep and travel) and sub-slab vapor sampling (3 hrs + prep and travel) could potentially be combined to make it 10 trips instead

8. One figure for each, soil and groundwater, is needed and should include ALL VOC's include the petroleum.
9. Working on this

Remember to check groundwater elevations as the contamination concentrations to do agree with the assessment that groundwater is flowing to the south.

We will revise the flow direction map after the first groundwater sampling event

Please address these items and resubmit the Change Order, with all of these addressed in one document, to me for review.

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**Shanna L. Laube-Anderson**

Hydrogeologist – Remediation and Redevelopment

Wisconsin Department of Natural Resources

141 NW Barstow Street, Room 180

Waukesha, WI 53188

262-574-2142

Shanna.Laubeanderson@wisconsin.gov

