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VS

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July 25, 2008

Mr. Brian Cass  
c/o Mr. Don Gallo  
Reinhart, Boerner, Van Deuren s.c.  
P. O. Box 2265  
Waukesha, WI 53187-2265

**RE: Proposal for DERF Site Investigation at OHM Holdings, LLC, Martinizing Dry Cleaners Located at 13405 Watertown Plank Road, Elm Grove, WI, WDNR BRRTS # Pending**

Dear Mr. Cass:

Thank you for requesting a proposal from Alpha Terra Science for the site investigation at the Martinizing Dry Cleaners location on Watertown Plank Road in Elm Grove, WI. We hope you find our proposal thorough and sensible.

For this project, previous work has been completed on neighboring properties that may provide valuable information that could minimize the scope of work that is needed. Additional review of these materials should be completed as part of the Work Plan portion of the project, and a scope of work should be determined based on the already available information. Some additional site investigation work will be necessary, and the following scope of work is proposed:

- Review WDNR files and information from adjacent property owners regarding private well sampling, hydrogeologic conditions, and the extent of known VOC contamination in groundwater.
- Preparation of a Site Investigation Work Plan.
- Access agreement from the adjacent property owner to allow sampling of the existing monitoring well located adjacent to the southwest corner of the OHM property.
- Advancement of five borings to a depth of 20 feet utilizing a Geoprobe for soil assessment purposes.
- Installation of two monitoring wells to 25 feet and one piezometer to 50 feet utilizing hollow stem augers. The depth to groundwater occurs at approximately 17 feet below grade.
- Field measurement of volatile compounds in soil using a photoionization detector.
- Retain 15 soil samples for laboratory analysis of volatile organic compounds (VOCs).

- Sample groundwater from the two new wells, the supply well, the existing well on the neighboring property, and the new piezometer. Conduct four quarterly groundwater sampling events from these five locations. This will include field measurement of geochemical parameters in the groundwater, including dissolved oxygen, oxidation reduction potential, pH, temperature, and conductivity, as well as collection of 24 groundwater samples for VOC analysis (includes a duplicate) over the course of a year.
- Retain and dispose of investigative waste (soil cuttings).
- During one round of groundwater sampling, analyze samples for geochemical parameters including iron, manganese, sulfate, nitrate plus nitrite nitrogen, methane, ethane, and ethene.
- Hydraulic conductivity testing at two select wells
- Install one-slab vapor probe and collect a vapor sample to determine whether indoor air issues need to be addressed.
- Data evaluation and interpretation
- Prepare a Site Investigation Report

### **BACKGROUND INFORMATION**

The Martinizing Dry Cleaners is located in a single-story stand-alone building and property at 13405 Watertown Plank Road in Elm Grove. The cleaner occupies the southeast corner of the intersection of Watertown Plank Road and an active rail line, and is on the northeast corner of a large retail shopping complex known as the Elm Grove Park and Shop.

The property history is not fully known, but based on review of historic aerial photographs, the building was constructed between 1963 and 1970. Prior to construction of the building, a rail siding crossed the property, servicing the feed mill located north of Watertown Plank Road. Drycleaning operations have occurred on the property for at least the past 25 years.

The facility is an active, wet drycleaner, with an operating machine that utilizes tetrachloroethene (PCE) as the cleaning solvent. The drycleaning machine is located in the south center of the building, and PCE delivery is via the double doors located along the building south wall. PCE storage is adjacent to the machine. Dumpsters are located south of the building near a storage shed on the southeast corner of the property.

Arcadis, Inc., (Arcadis) completed a Phase II investigation of the property in February of 2006. Two borings (GP-3 and GP-4) were advanced inside the building adjacent to the dry cleaning machine and two borings (GP-1 and GP-2) was advanced outside south of the building. Tetrachloroethene (PCE), a common drycleaning solvent, was detected in the soil from all four borings, at levels up to 97,000 ug/kg in the sample collected from boring GP-3 at a depth of 2-4 feet. Deeper soil from 8 to 10 feet outside the building at GP-2 contained 13,200 ug/kg PCE, and groundwater was encountered at a depth of 17 feet at borings GP-1 and GP-2. Grab water samples were obtained, with only a trace of PCE present, 1.8 ug/l at GP-1, and no detection at GP-2.

A release to the environment was reported to the Wisconsin Department of Natural Resources (WDNR). Due to the presence of contamination, a site investigation needs to be completed to determine the degree and extent of contamination in the soil and groundwater.

The detected concentrations of PCE in groundwater are not extremely elevated, although the levels in soil are relatively high. PCE degradation products trichloroethylene and cis 1,2-dichloroethene were present in the soil at more than one location, and were also detected in the groundwater at GP-1. The boring locations and select chemistry results are shown on Figure 1.

The soils at the site are predominantly silty clay or gravel fill underlain by sand at depths below 8 to 10 feet. Groundwater was present at a depth of 17 to 18 feet below grade at borings GP-1 and GP-2. Groundwater flow is expected to trend to the southwest, toward the controlled drainage way of Underwood Creek, which flow to the south. Underwood Creek was formerly a natural drainage located approximately 100 feet west of the current location.

Other nearby sites have completed environmental testing that may prove valuable for the OHM site investigation. WDNR records and site observations reveal five properties where soil and groundwater information may be available. These include the Clark gas station adjacent to the site to the east; two Reinders cases to the north of Watertown Plank Road where chlorinated solvents and petroleum compounds have been present, including one case where private wells have been tested; a nearly closed DERF site (Professional Cleaners) located 600 feet southwest; and the adjacent property to the south, where a monitoring well and drums of investigative waste are present, likely from testing completed by a private party as part of a property transaction several years ago.

## **OBJECTIVE**

The purpose of the project is to define the extent of PCE and related breakdown products in the site soil, vapor, and groundwater. Sufficient detail is needed to evaluate remedial options, if needed.

## **PROPOSED SCOPE OF WORK AND DERF DECLARATION**

The scope of work and cost estimate has been broken down on a task-by-task basis for your convenience.

As required by the WDNR, the following statements must be included in environmental services proposals for DERF projects. Services will be performed in accordance with Chapters NR 169, NR 140, NR 141, and NR 700 *et seq* of the Wisconsin Administrative Code. Alpha Terra Science will provide to the WDNR, upon request, all documents and records related to the contracted services. We will make available to the WDNR for inspection and copying, upon request, all documents and records related to the contract services. Alpha Terra has not prepared this bid in collusion with any other consultant submitting a bid on this site and all services will be performed in an ethical, professional and timely manner.

Insurance information for Alpha Terra Science is provided and includes our standard Certificate of Insurance. Alpha Terra Science has and will maintain the necessary insurance and deductible coverages specified by NR169.

As the project unfolds and results become known, the site conditions may necessitate changes to the project. To maintain DERF eligibility, all changes to the scope of the project and the budget will be discussed and approved by you and the WDNR project manager prior to implementation.

We have reviewed the provided information and are aware of the site conditions. Per NR169.23(3)(b), we are fully informed about the project scope, have the expertise to analyze alternatives and design the most suitable response actions, and will provide the necessary staff to plan, design, construct and complete the site investigation.

#### Task 1: Preparation/Approval of an NR 716 Site Investigation Work Plan

Per WDNR regulations, a Site Investigation Work Plan Report will be prepared and submitted to the WDNR for review and approval. The Work Plan will include information included in this proposal, with additional background regarding local geology, property history, sampling methods, and information from adjacent investigations.

File reviews will be performed at the WDNR offices to obtain information from the adjacent properties. This information will be helpful in defining hydrogeologic conditions (direction of groundwater flow, hydraulic conductivity, depth to bedrock, etc.), potential off-site sources of solvent contamination, the location and test results of VOC testing from private supply wells, and other information.

Discussions will be held with the drycleaning operator to determine potential contaminant release areas and historic operating practices. Diggers Hotline will be contacted to determine utility locations (water, sewer, electric, natural gas, etc).

The Work Plan can be initiated within one week of signed authorization to proceed on the project, and will require several weeks to perform the file review and process the information. Approval of the Work Plan by the WDNR is a requirement for reimbursement under DERP. The WDNR project manager has up to 45 days to respond to the Work Plan and the site investigation will not be initiated until this approval is obtained.

#### Task 2: Boring Installations

The objective of this phase of the project is to define the horizontal and vertical extent of contamination in the soil. Soil contamination was identified at all four borings on the property. Using a Geoprobe (direct push style) drill rig, five borings will be advanced to a depth of twenty feet at the proposed locations on Figure 1 (GP-5 thru GP-9). The borings are located on the building perimeter and the southern and eastern property perimeter. Proposed monitoring well MW-3 will define the extent of soil contamination to the north.

During drilling of all borings, continuous soil samples will be collected for soil classification and field screening for the presence of VOCs using a photoionization detector (PID). Two soil samples from each boring will be retained for laboratory analysis of VOCs, for a total of ten samples. Anticipated sample depths will be from 4 to 6 feet below grade and above the water table at 14 to 16 feet below grade. The borings will be abandoned upon completion.

### Task 3: Well Installation, Development and Surveying

Groundwater contamination was detected at low concentrations in the site groundwater. It will be necessary to install NR 141 monitoring wells to define the extent of groundwater contamination and assess contaminant trends over time in the groundwater.

One monitoring well exists in an anticipated downgradient location off the property southwest corner, and it is expected permission can be obtained to use this well for groundwater monitoring purposes. The site is serviced by a supply well, and monitoring of the groundwater from the supply well is also proposed to assist in the site investigation.

Two water table monitoring wells and one piezometer will be installed to create a groundwater monitoring well network. The drilling will be conducted using a traditional truck-mounted drill rig with hollow stem augers. An 8-inch diameter boring will be drilled, with continuous soil samples retained unless the boring is adjacent to a previously logged Geoprobe boring. As described previously, soil samples will be field screened for the presence of VOCs. The monitoring wells will be advanced to an estimated depth of 25 feet below grade, with a 2-inch diameter Schedule 40 PVC well installed per NR141 code requirements. The piezometer will be advanced to 50 feet below grade, with a 5-foot screened interval. All wells will be installed flush with the ground surface, with traffic weight protective covers.

Five soil samples for lab analysis of VOCs will be obtained from the well borings, including a deep sample near the piezometer base.

The proposed well locations will depend on the findings of the Geoprobe borings and the information from nearby site investigation results. Anticipated locations include one upgradient location north of the building in the plantings near the building north wall, and two locations adjacent to the south wall of the building at the anticipated source area (Figure 1).

Soil cuttings displaced during drilling will be drummed and stored on-site until they can be properly discarded. Upon receipt of the laboratory analytical results, the drummed soil can be approved for landfill disposal. Generation of five drums of soil cuttings is anticipated. Disposal costs in this proposal assume the soil will be characterized as non-hazardous waste.

Upon installation, the monitoring wells will be surveyed and developed per NR141 code. The wells will be bailed or pumped using a submersible pump until 10 well volumes of water have been removed, or the wells have been bailed dry.



#### Task 4: Groundwater Monitoring (Four Quarterly Sample Events) and Hydraulic Conductivity Testing

After the NR 141 wells have been installed and developed, groundwater will be sampled from all three NR141 wells, the existing monitoring well, and the existing supply well for four quarters. Dedicated bailers or other sampling devices will be used at all wells to prevent the potential for cross-well contamination. Field measurement of stable water elevations will be completed prior to sampling, and downhole monitoring of field geochemical parameters (pH, temperature, dissolved oxygen, oxidation reduction potential, conductivity) will be performed in the 2-inch wells.

Laboratory analysis will include testing for VOCs from all five locations and a duplicate sample, for a total of six VOC samples per event. A trip blank sample will also be run for quality control purposes. During the second or third groundwater sampling event, laboratory analysis will also be completed for geochemical parameters. Testing for methane, ethane, ethene, sulfate, nitrate plus nitrogen, and dissolved iron and manganese will be performed. These parameters can help determine if the site will be a good candidate for reductive dechlorination.

Hydraulic conductivity testing of the two monitoring wells will be completed using baildown and recovery methods.

#### Task 5: Sub-slab Vapor Assessment

The WDNR requires evaluation for the presence of sub-slab vapor contamination as part of an indoor air assessment. One sub-slab vapor probe will be installed near the center of the building so this assessment can be completed. The concrete will be penetrated using a hammer drill and then a copper and brass fitting will be cemented into the hole, with a threaded cap. Vapor samples of the sub-slab air will be obtained using summa-type canisters for laboratory analysis of VOCs by method TO-15.

#### Task 6: Data Evaluation and Interpretation

Once the soil, groundwater, and vapor sample laboratory results are received, the data will be tabulated, mapped, and interpreted. Modifications to the scope of work may be necessary to complete the site investigation. The information from the investigation will be conveyed to the WDNR and the client if necessary to propose any modifications. If the site appears suitable for closure, discussions will be held with you and the WDNR regarding the type of closure and the requisite materials.

#### Task 7: Site Investigation Report Preparation

When investigative activities are complete a Site Investigation Report will be prepared. The report will present the investigation findings in a concise manner, and will include all supporting data.

If the extent of contamination has been adequately defined, and some sort of remediation is warranted, a Remedial Action Options (RAO) report will need to be completed. Further consultant proposals will need to be obtained prior to implementation of the remedial action, per the requirements of DERP.

#### Task 8: Project Management

Project management activities include bidding the drilling and laboratory services, scheduling, management, invoicing, budget tracking, and subcontractor invoice evaluation. Alpha Terra Science will track the project budget on a monthly basis versus the approved amount on our invoices.

#### ESTIMATED COSTS

The site investigation cost estimate (Tasks 1 to 8) for the work described above is shown on Table 1. Mileage, travel, and per diem (meals) are not eligible expenses under the DERF program, and we do not charge for these items on any DERF project.

Drilling and laboratory charges (subcontractor services) will be invoiced directly to you for payment. Alpha Terra Science will review the invoices for compliance with the bid rates and quantities prior to submittal to you for payment.

Alpha Terra Science will not exceed this cost without your notification and approval. All the proposed investigation costs are expected to be eligible for DERP reimbursement.

#### DERP ISSUES AND DEDUCTIBLE

The State has a reimbursement fund called DERF that helps pay for most of the cost of cleaning up contamination from dry cleaner sites. The program is administered by the WDNR and has a program deductible of \$10,000, with eligible expenses above \$10,000 covered at a rate of 100% up to a total cost of \$200,000. Some matching coverage is required for expenses above \$200,000. The maximum eligible reimbursement amount is \$500,000 per site.

Investigation and clean up at drycleaner facilities can be costly, and if there is significant contamination, completion of the project in a manner that will maximize your reimbursement is essential. Our objective at Alpha Terra Science is to complete all tasks in a manner that minimizes your out-of-pocket expenses. We will comply with the requirements of ch NR 169, NR 140, and NR 700 to make sure expenses are eligible for reimbursement when it is time to file a reimbursement claim.

DERF claims can be submitted at certain milestones during the project, to allow you to get reimbursement for funding of subsequent environmental activities. Several DERF claims will be submitted during the life of a typical project.

## SCHEDULE

Work could proceed immediately upon award of the project. Details regarding the schedule are provided below:

Background Information and Work Plan Preparation	2 - 3 weeks
WDNR Review and Approval of Work Plan	Up to 45 days after submittal
Obtain Geoprobe bids, coordinate	2 weeks
Geoprobe Soil Borings	1 day
Laboratory Results from Geoprobe Borings / Data Eval	3-4 weeks after drilling
Monitoring Well Installation / Development	2 days
Groundwater Sampling	Quarterly for one year
Data Evaluation	On-going
Site Investigation Report	Late 2009

## QUALIFICATIONS

All Alpha Terra Science staff members working on the technical aspects of the project have college degrees in geology, hydrogeology, or engineering and a minimum of 15 years experience in environmental consulting. We will provide qualified technical reviewers to advise the owner on the project, and will work toward the remedial goal of closure. Our track record on previous DERF sites includes a 100% rate of reimbursement, with no ineligible expenses.

Alpha Terra Science is a qualified environmental consulting firm with extensive experience in environmental assessments, site investigation, and remediation, particularly under the state reimbursement programs. We are the leading provider of consulting services for the Agricultural Chemical Reimbursement Program (ACCP), which is a reimbursement program for fertilizer and pesticide releases that is even more stringent in their reimbursement rules than the drycleaning fund. We have also completed hundreds of projects under the PECFA program.

Alpha Terra Science is located in both Plymouth and Mosinee, Wisconsin and serves clients throughout the state. The distinguishing characteristics of investigations and reports completed by Alpha Terra are the thoroughness and professional presentation of findings. We are a smaller firm with highly skilled and dedicated individuals with extensive experience in environmental evaluations.

The following paragraphs provide a synopsis of the qualifications of key staff for this project. References for Alpha Terra Science are attached.

**Kendrick Ebbott** is a Certified Ground-Water Professional and Wisconsin Professional Geologist with over 20 years of professional consulting experience. Mr. Ebbott's areas of specialty include soil and groundwater remediation and site investigation related to a wide variety of contaminants. His project experience includes extensive work with DERP, PECFA and ACCP sites.



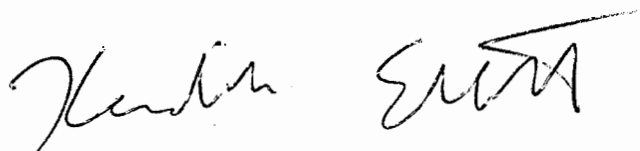
**Amy Haak** is a Wisconsin Professional Geologist and hydrogeologist with over 15 years of consulting experience. Ms. Haak has managed PECFA, Brownfield and ACCP projects, and specializes in obtaining case closure at facilities where difficult conditions persist. She has extensive experience with the investigation and remediation of petroleum, chlorinated compound, and agrichemical releases, as well as sites with multiple contaminant types.

**Kyle Kutcher**, Environmental Technician, has earned a B.S. degree in Geology with an emphasis in Hydrogeology at the University of Wisconsin - Oshkosh. He has completed many hydrogeology courses in college including Physical, Chemical and Field Hydrogeology. Mr. Kutcher completes many of the field activities including drilling, soil and groundwater sampling, and remediation system operations and maintenance.

**Jerry Phelan** holds a B.S. in Mechanical Engineering from the University of Wisconsin - Madison. He has managed projects in environmental investigation and has designed/installed a wide variety of remediation systems. Using his 25 years of experience, he has supervised teams of environmental professionals including engineers, hydrogeologists, scientists, and technicians. Mr. Phelan will provide engineering oversight where necessary for this project.

I hope you agree that this proposal provides a cost effective way to evaluate the environmental issues at your site. If you have any questions, please give me a call. I look forward to hearing from you.

Sincerely,



Kendrick Ebbott, P.G.  
Geologist

Attachments: Figure 1: Site Layout and Proposed Boring Locations  
Table 1: Site Investigation Cost Estimate  
DERP Bid Summary Sheets  
Fee Schedule  
Rental Equipment and Field Supplies Rate Sheets

cc: Ms. Victoria Stovall, DNR

WATERTOWN PLANK ROAD

ACTIVE RAIL LINES

ASPHALT

Entry Drive

CONCRETE SIDEWALK

Grass

Light Post

RR GATE




Tree

Tree

Grass

ELECT SIGN

# LEGEND

- GP-2  Proposed Geoprobe Boring
- MW-3  Proposed Monitoring Well
- HP-2  INSTALLED BORING
- 2-4' 97,000 SOIL SAMPLE INTERVAL CONCENTRATION OF PCE (ug/kg)
- PCE 1.8 GRAB GROUNDWATER PCE CONCENTRATION (ug/L)

ASPHALT

MW-3

PLANTINGS

Canopy  
Door

Drive Thru  
Canopy

OHM  
13405 Watertown  
Plank Road

ASPHALT

ASPHALT

Grass

GP-4

4-6' 1600

GP-6

GP-5

DCM

PCE  
Storage

GP-3

2-4' 97,000

Boiler

BR  
Elect  
Meter

Gas  
Meter

UG Elect

Supply  
Well

ASPHALT

ASPHALT

GP-1

2-4' 25,000  
PCE 1.8

MW-1

PZ-2

Gas

UG Elect

GP-7

UNDERWOOD CREEK  
(Subsurface, Concrete-Lined  
Drainageway)

CONC  
POST  
(old sign  
support?)

GP-2

8-10' 13,200  
PCE <0.50

UG Elect

Dumpsters

Power  
Pole

GP-9

GP-8

Shed

Trees

EXISTING  
MONITORING  
WELL

MW-A

ASPHALT

FIVE DRUMS OF  
SOIL CUTTINGS  
AND WATER

Trees

Approx Property Line



SCALE = 1"=20'

TITLE: SITE LAYOUT AND PROPOSED BORING LOCATIONS

SITE: OHM DRYCLEANING  
13405 WATERTOWN PLANK, ELM GROVE

REV DATE DESCRIPTION APPVD  
DERF SITE INVESTIGATION



DATE: 07/22/08  
FILE CODE: Site Layout 20 scale.srf  
DRAWN BY: KAE  
FIGURE 1

**TABLE 1**  
 Site Investigation Cost Estimate: July 24, 2008  
 Martinizing Cleaners, Elm Grove

ITEM DESCRIPTION	Unit Price	Quantity	Units	Total Cost
<b>CONSULTING SERVICES</b>				
<b>Task 1: NR 716 Work Plan and File Review</b>				
Sr. Hydrogeologist	\$95.00	6	hour	\$570.00
Geologist	\$70.00	12	hour	\$840.00
Drafting	\$55.00	3	hour	\$165.00
References	\$50.00	1	lump	\$50.00
Administrative Assistant	\$40.00	0.5	hour	\$20.00
<i>Subtotal Task</i>				<b>\$1,645.00</b>
<b>Task 2: Boring Installation (5 borings)</b>				
Sr. Hydrogeologist	\$95.00	2	hour	\$190.00
Sr. Tech.-Drill/soil sample	\$70.00	10	hour	\$700.00
Sr. Tech -Borelogs, Sample Ship, Forms	\$70.00	3	hour	\$210.00
PID	\$75.00	1	day	\$75.00
Field Supplies - Gloves, Ice	\$25.00	1	each	\$25.00
<i>Subtotal Task</i>				<b>\$1,200.00</b>
<b>Task 3: Monitoring Well Installation (3 wells), Development &amp; Survey</b>				
Sr. Hydrogeologist	\$95.00	2	hour	\$190.00
Sr. Tech.-Drill/soil sample/Well Install	\$70.00	12	hour	\$840.00
Sr. Tech.-Well Develop, Survey	\$70.00	8	hour	\$560.00
Sr. Tech -Borelogs, Sample Ship, Forms	\$70.00	4	hour	\$280.00
Sr. Tech.-Drum Disposal, Set-up / Completion	\$70.00	2	hour	\$140.00
PID	\$75.00	1	day	\$75.00
Water Level Indicator	\$21.00	1	day	\$21.00
Survey Equipment	\$35.00	1	day	\$35.00
Bailers	\$25.00	4	each	\$100.00
12 V Pump	\$55.00	1	day	\$55.00
Field Supplies - Rope, Gloves, Ice	\$50.00	1	each	\$50.00
<i>Subtotal Task</i>				<b>\$2,346.00</b>
<b>Task 4: Groundwater Monitoring (4 quarterly rounds, 4 - 2" wells, 1 supply well)</b>				
Sr. Hydrogeologist	\$95.00	2	hour	\$190.00
Sr. Technician - Sample	\$70.00	8	hour	\$560.00
Sr. Technician - Ship Samples, Forms	\$70.00	2	hour	\$140.00
Water Level Indicator	\$21.00	1	day	\$21.00
12 V Pump	\$55.00	1	day	\$55.00
Multi-parameter water quality meter	\$125.00	1	day	\$125.00
Field supplies - Misc	\$100.00	1	each	\$100.00
Event Subtotal				\$1,191.00
<b>Events</b>				<b>4</b>
Sr. Hydrogeologist - Hyd Cond.	\$95.00	3	hour	\$285.00
Sr. Tech - Hydraulic Conductivity Testing	\$70.00	3	hour	\$210.00
Pressure Transducer/ data logger	\$150.00	1	day	\$150.00
Filters (one event)	\$20.00	4	each	\$80.00
Peristaltic Pump (one event)	\$40.00	1	day	\$40.00
<i>Subtotal Task</i>				<b>\$5,529.00</b>
<b>Task 5: Install &amp; Sample Vapor Probe</b>				
Sr. Hydrogeologist	\$95.00	2	hour	\$190.00
Sr. Tech.-Install/ sample probe	\$70.00	4	hour	\$280.00
PID	\$75.00	1	day	\$75.00
Hammer Drill	\$80.00	1	day	\$80.00
Vapor Sample Materials	\$15.00	1	each	\$15.00
<i>Subtotal Task</i>				<b>\$640.00</b>
<b>Task 6: Data Evaluation and Interpretation</b>				
Sr. Hydrogeologist	\$95.00	12	hour	\$1,140.00
Sr. Technician	\$70.00	4	hour	\$280.00
Drafting	\$55.00	4	hour	\$220.00
Administrative Assistant	\$40.00	1	hour	\$40.00
<i>Subtotal Task</i>				<b>\$1,680.00</b>
<b>Task 7: Site Investigation Report Preparation</b>				
Sr. Hydrogeologist / Engineer	\$95.00	24	hour	\$2,280.00
Sr. Technician	\$70.00	12	hour	\$840.00
Drafting	\$55.00	8	hour	\$440.00
Administrative Assistant	\$40.00	1	hour	\$40.00
<i>Subtotal Task</i>				<b>\$3,600.00</b>
<b>Task 8: Project Management, Access for Off-Site Well Sampling</b>				
Sr. Hydrogeologist	\$95.00	16	hour	\$1,520.00
<i>Subtotal Task</i>				<b>\$1,520.00</b>
<b>CONSULTING SERVICES TOTAL</b>				<b>\$18,160.00</b>

**TABLE 1**  
 Site Investigation Cost Estimate: July 24, 2008  
 Martinizing Cleaners, Elm Grove

<b>COMMODITY SERVICES : BILLED DIRECTLY TO CLIENT</b>				
<b>Task 2: Boring Installation (5 borings)</b>				
Geoprobe Drilling Services				
Mobilization	\$250.00	1	lump	\$250.00
Drill and Sample (5 @ 20' )	\$6.00	100	foot	\$600.00
Decontamination	\$50.00	1	each	\$50.00
Concrete Penetration	\$25.00	0	each	\$0.00
<i>Subtotal Geoprobe Drilling</i>				<b>\$900.00</b>
Laboratory Services				
VOC- Soil	\$52.00	10	each	\$520.00
<i>Subtotal Lab</i>				<b>\$520.00</b>
<i>Subtotal Task</i>				<b>\$1,420.00</b>
<b>Task 3: Monitoring Well Installation (3 wells) Development, Surveying</b>				
Drilling Services				
Mobilization	\$750.00	1	lump	\$750.00
Drill and Sample (2 @ 25'; 1 @ 50' )	\$15.00	100	foot	\$1,500.00
Well Installation	\$15.00	100	foot	\$1,500.00
Decontamination	\$50.00	1	each	\$50.00
Flush Mount Covers	\$150.00	3	each	\$450.00
Drums	\$55.00	5	each	\$275.00
<i>Subtotal Drilling</i>				<b>\$4,525.00</b>
Laboratory Services				
VOC- Soil	\$52.00	6	each	\$312.00
<i>Subtotal Lab</i>				<b>\$312.00</b>
Investigative Waste Disposal - 5 Drums Soil (assume non-hazardous)				
Non-Haz Disposal Drums Soil	\$65.00	5	each	\$325.00
Pick-up / Transport Non Haz	\$150.00	1	each	\$150.00
Fuel Surcharge	\$65.00	1	lump	\$65.00
<i>Subtotal Disposal Nonhazardous</i>				<b>\$540.00</b>
<i>Subtotal Task</i>				<b>\$5,377.00</b>
<b>Task 4: Groundwater Monitoring (4 quarterly rounds)</b>				
Laboratory Services per Round				
VOC- 6 wells + duplicate	\$50.00	6	each	\$300.00
			Event Subtotal	\$300.00
			<b>Events</b>	<b>4</b>
NA Parameters - One Event Only (methane, ethane, ethene, iron, manganese, nitrate/nitrite, sulfate, BOD, COD)	\$77.00	5	each	\$385.00
<i>Subtotal Lab</i>				<b>\$1,585.00</b>
<b>Task 5: Install and Sample Vapor Probe</b>				
Laboratory Services				
VOC - Summa TO-15	\$250.00	1	each	\$250.00
<i>Subtotal Lab</i>				<b>\$250.00</b>
<i>Subtotal Task</i>				<b>\$250.00</b>
<b>COMMODITY SERVICES TOTAL</b>				<b>\$8,632.00</b>
<b>TOTAL PROJECT COST</b>				<b>\$26,792.00</b>

**DERF Site Investigation Bid Summary  
 Consultant Selection Cover Sheet**

Notice: Use this form to notify the Department of Natural Resources of the consultant you are selecting to conduct a site investigation and to submit and summarize the bids required in the Dry Cleaner Environmental Response Fund (DERF) Program. This form is authorized under s. 292.65, Wis. Stats. and s. NR 169.23, Wis. Adm. Code. Completion of this form is mandatory for any person applying for DERF reimbursement. Persons who do not submit a completed form will not be eligible for reimbursement under DERF. Personal information will be used to manage the DERF program, and be made available to requesters under Wisconsin's Open Records laws (ss. 19.32-19.39, Wis. Stats.) and requirements.

Complete the following information and submit it to your DNR regional project manager. Copy this form as necessary.

Site Information		
Site name: Martinizing Dry Cleaners	Facility Name: OHM Holdings, LLC, Martinizing Dry Cleaners, 13405 Watertown Plank Road, Elm Grove, WI	BRRTS # Pending

Consultant Selected	
Consultant Name: Alpha Terra Science	Consultant Address: 1237 Pilgrim Road, Plymouth, WI 53073

Summary of Costs:			
Consultant Name: Alpha Terra Science		Consultant Name:	
Consulting costs:	16030.00	Consulting costs:	
Drilling costs:	5425	Drilling costs:	
Analytical costs:	2667	Analytical costs:	
Miscellaneous costs:	2670	Miscellaneous costs:	
Total Costs:	26792.00	Total Costs:	

Consultant Name:	
Consulting costs:	
Drilling costs:	
Analytical costs:	
Miscellaneous costs:	
Total Costs:	

Optional 4th bid information:		
Consultant Name:		
Consulting costs:		
Drilling costs:		
Analytical costs:		
Miscellaneous costs:		
Total Costs:		

Justification for Selection:

**Applicant Information and Certification**

I certify that the information contained above is true and correct to the best of my knowledge.

Applicant Name:		Date	
Street Address:	City :	State: WI	Zip Code:
Signature			

Department Use Only		
Project Manager Approval Signature	Phone Number	Date

If not approved, reason for non-approval:

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**Site Information**

Site Name: OHM Holdings, LLC, Martinizing Cleaners, Elm Grove, WI

Consultant Name: Alpha Terra Science

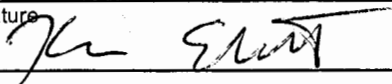
Applicant Name: Brian Cass

**Bid Summary**

<b>Drilling Costs Total =</b>	5425.00	
<b>Analytical Costs Total =</b>	2667.00	
<b>Consulting Costs Total =</b>	16030.00	
<b>Misc Costs Total =</b>	2670.00	
<b>Grand Total =</b>	26792.00	

I certify that the costs are an accurate estimate of my total projected costs for the site investigation and I understand and will adhere to s.292.65 Stats. and ch NR 169, Wis. Adm. Code.

Consultant Signature



Date:

7-25-08

Please attach to these forms a written narrative specifying how the tasks outlined in these sheets will be performed.



Drilling Costs						
Task	Interval	Number of Borings or Wells	Number of Days	Total Number Feet Drilled	Cost/feet, Day or Well	Total Cost
<b>Well installation and Completion</b>						
Monitoring Wells	0 to 40 feet	2	1	50	15	750
Piezometer	50 feet	1	1	50	15	750
Flush Mount Lids			3		150	450
Decontamination Costs			1		50	50
Mobilization Costs			1		750	750
<b>Auger Borings (continuous sampling)</b>						
Monitoring Wells	0 to 25 feet	2		50	15	750
Piezometer	0 to 50 feet	1		50	15	750
Borings						0
Decontamination Costs						
Mobilization Costs						
<b>Auger Borings (specify split spoon sampling interval)</b>						
Piezometer blind drill	0 ft to 32 ft					
	___ ft to ___ ft					
	> ___ ft					
Decontamination Costs						
Mobilization Costs						
<b>Direct Push Borings (per point)</b>						
Continous Sample	< _55_ ft depth	5		100	6	600
Well Install	_0 -32 ft depth	0		0	5	0
Grab Groundwater	< _55_ ft depth					0
Decontamination Costs			1		50	50
Mobilization Costs			1		250	250
<b>Well Development (if done by subcontractor)</b>						
	Monitoring Wells					
	Piezometers					
	Recovery Wells					
<b>Other</b>						
Drums		5			55	275
						0
Concrete Penetration		0			25	0
						0
						0
<b>Total Drilling Costs</b>						<b>5425</b>

Parameter	WI Certified Lab			Field Test/Field Kit			Mobile Lab			Total Costs
	\$/sample	# samples	Method Used	\$/sample	# samples	Method Used	\$/Sample \$/Day	# Samples # Days	Method Used	
Solids Analysis										
VOCs	52	16	8260							\$832.00
TCLP										\$0.00
RCRA Metals										\$0.00
Duplicate Analyses										\$0.00
Blank Analyses	0	2	8260							\$0.00
Other: (Specify)										\$0.00
<b>Water Analysis (low flow sampling assumed unless otherwise indicated at bottom of this sheet)</b>										
VOCs	50	20	8260							\$1,000.00
Nitrate*	8	5	353.2							\$40.00
Dissolved Oxygen*	0	16				Field				\$0.00
Temperature*	0	16				Field				\$0.00
Ferrous Iron*	8	5	8146							\$40.00
Sulfate*	8	5	375.4							\$40.00
Sulfide*										\$0.00
ORP*	0	16				Field				\$0.00
pH*	0	16				Field				\$0.00
TOC*	35		415.2							\$0.00
Alkalinity*	9		310.2							\$0.00
Chloride*	9		300							\$0.00
Spec. Conductance*	0	16				Field				\$0.00
Ethene/Ethane/Methane*	45	5	8015							\$225.00
Hydrogen*										\$0.00
Carbon Dioxide*										\$0.00
RCRA Metals										\$0.00
Duplicate Analyses (VOC)	50	4	8260							\$200.00
Blank Analyses	0	4	8260							\$0.00
Other: Manganese	8	5	6010B							\$40.00
										\$0.00
<b>Air Analysis</b>										
VOCs - Summa Canister	250	1	TO-15							\$250.00
TCE										\$0.00
PCE (minimum detection limit is <10 ppbv)										\$0.00
Other: (Specify)										\$0.00
										\$0.00
<b>Waste Analyses (soil/water)</b>										
										\$0.00
										\$0.00
<b>Miscellaneous (specify)</b>										
										\$0.00
<b>Charge for Mobile Lab (indicate # days and daily fee)</b>										
Total Analytical Costs										\$2,667.00

\* Natural Attenuation parameters required for consideration of NA as remedy.

Standard bailer purge sample method

Consultant Name: Alpha Terra  
 Site Name: Martinizing Cleaners, Elm Grove  
 BRRTS #: Pending  
 Date: July, 2008

**DERF Site Investigation Bid Summary**  
**Consultant Costs**  
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Position (specify)	Hourly Rate	Hours/Task																Total Costs		
		Workplan Development	Access	Receptor Survey	Waste Determination	Drilling Oversight	Soil Sampling	Drilling sampling	Well Development	Hydraulic Conductivity Test	Groundwater sampling	Soil gas/vapor intrusion survey	SSRCL calculations (contained out or remedial actions)	SI Report preparation	RAOR Report preparation	Project Management	Other (specify)			
																	Data evaluation/initial report		Survey Well Elevations	
Professional Staff																				
Sr Hydro	95	6	4			2		2		3	8	2		24		12	12			\$7,125.00
Geologist / Sr. Tech	70	12			2		3	4		3	8			12			4			\$3,360.00
																				\$0.00
																				\$0.00
																				\$0.00
Field Staff																				
Sr. Tech	70						10	12	5		32	4						3		\$4,620.00
																				\$0.00
																				\$0.00
																				\$0.00
Office Support Staff																				
Drafting	55	3												8			4			\$825.00
Administrative Assist.	40	0.5												1			1			\$100.00
																				\$0.00
																				\$0.00
																				\$0.00
<b>Total Consulting Costs</b>		<b>\$1,595</b>	<b>\$380</b>	<b>\$0</b>	<b>\$140</b>	<b>\$190</b>	<b>\$910</b>	<b>\$1,310</b>	<b>\$350</b>	<b>\$495</b>	<b>\$3,560</b>	<b>\$470</b>	<b>\$0</b>	<b>\$3,600</b>	<b>\$0</b>	<b>\$1,140</b>	<b>\$1,680</b>	<b>\$210</b>	<b>\$0</b>	<b>\$16,030</b>

Major Activity	Specifications	Commodity Unit (specify)	Unit Rate	Number of Units	Total Cost
IDW Disposal					
Drum Disposal Soil	Non-Hazardous	Drum	65	5	325
Drum Disposal - Groundwater	Non-Hazardous	Drum	120	0	0
Transport / Pickup	Non-Hazardous	Drum	150	1	150
Fuel surcharge		trip	65	1	65
<b>Equipment Rental (list and include shipping costs if applicable)</b>					
PID		day	75	3	225
Water Level Indicator		day	21	5	105
Peristaltic Pump		day	40	1	40
12 V DC Pump		day	55	5	275
Multi-parameter Water Quality Meter		day	125	4	500
Datalogger/ pressure transducer		day	150	1	150
<b>Field Supplies (list)</b>					
Hammer Drill		day	80	1	80
Vapor Probe Supplies		unit	15	1	15
Expendible Field Supplies- soil sampling: Ice, Gloves, etc		each	25	3	75
Dedicated Bailers		each	25	4	100
Filters		each	20	4	80
Expendible Field Supplies for GW sampling: Tubing, Ice, Gloves, etc		each	100	4	400
<b>Surveying</b>					
Survey Gear		day	35	1	35
<b>Personal Protection Equipment (list)</b>					
<b>Sample Shipping Costs</b>					
<b>Other (specify)</b>					
References		lump	50	1	50
<b>Total Miscellaneous Costs</b>					<b>\$2,670.00</b>

**Reminders:** DERF does not reimburse for attorney, closure or GIS fees. Mileage and meals are also non-reimbursable. Also, costs to prepare a reimbursement application and discuss the application with the department are not reimbursable. No expedited shipping w/o prior PM approval.

**Fee Schedule**

PROFESSIONAL CLASSIFICATION	LEVEL	HOURLY RATE
Engineers, Hydrogeologists, Geologists & Environmental Scientists	I	\$65
	II	\$75
	III	\$80
	IV	\$85
	V	\$95
Technician	I	\$60
	II	\$70
Drafter		\$55
Administrative Assistant	I	\$40

Expenses:     Equipment - see Rental Equipment Form  
               All other expenses at cost

Usage Date(s) \_\_\_\_\_  
 Sheet Total \$ \_\_\_\_\_  
 Initials \_\_\_\_\_

 Client \_\_\_\_\_  
 Activities \_\_\_\_\_

 TS Entry \_\_\_\_\_  
 Orig to client A/R \_\_\_\_\_  
 Project No. \_\_\_\_\_

	Unit	Cost/ Unit	# Units	Total Price	Notes
<b>Rental Equipment</b>					
PID	day	\$75			
Water Level Indicator	day	\$21			
12-Volt Submersible Pump	each	\$40			
Nomad Pump, multispeed, low flow	day	\$55			
Peristaltic Pump	day	\$40			
Double Diaphragm Pump, Air Operated	day	\$50			
YSI Multi-Parameter Chemistry Meter	day	\$125			
Interface Probe	day	\$70			
Hanna PH Meter	day	\$15			
Pressure Transducer & Datalogger	day	\$125			
Hand Auger	day	\$15			
Hi-Lift Jack	day	\$10			
Shop Vac	day	\$10			
SVE Pilot Test Equipment	day	\$200			
Metal Detector	day	\$47			
Survey Equipment	day	\$35			
MSA 4995 Meter	day	\$30			
MSA Escort Personal Sampling Pump	day	\$25			
Quest Audio Dosimeter	day	\$25			
Sound Level Meter	day	\$50			
Digital Camera	day	\$10			
<b>Rental Equipment Total:</b>					

	Unit	Cost/ Unit	# Units	Total Price	Notes
<b>Field Supplies</b>					
Bailer, Dedicated	each	\$25			
Bailer Rope	5 feet	\$1			
Bailer, Disposable	each	\$15			
Bentonite	bag	\$20			
Coliwasa, Disposable	each	\$10			
Coverall, Tyvek	each	\$15			
Distilled Water, Bulk Supply	gallon	\$1			
Gloves	10 pairs	\$5.00			
Soil Sample Syringes, Plastic	each	\$2			
Tubing (poly)	2 feet	\$1			
Water Sample Filter	each	\$20			
Ziploc Bags, Bulk Supply	15 each	\$3			
<b>Field Supplies Total:</b>					