From: Hodgson, Scott A. <Scott.Hodgson@terracon.com>

Sent: Friday, March 8, 2024 8:25 AM

**To:** Schultz, Josie M - DNR

**Cc:** mark.woppert@smoke-out.net; crdockry@gmail.com

**Subject:** Smoke-Out Revised DERF CO 2 Costs

Attachments: WDNR.DERF.Change Order 2.030724rev.pdf; Smokeout2024.Form.4400-

214D.LSS Change Order.030724rev.pdf; Fig 3.Proposed Sample

locations.030824rev.pdf

Follow Up Flag: Follow up Flag Status: Flagged

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Josie,

Attached are a revised Detailed Cost Summary, Linking Spreadsheet, and Proposed Sample Locations Map for the Work Plan and DERF Change Order 2 per our March 7, 2024, phone conversation. As discussed, we added installation and sampling of sub-slab vapor point VP-9 at the approximate location of the sewer line break in the Badger Scale space. We also added a passive indoor air sample in the office area of Smoke-Out at the location of previous sample IA-1. The additional scope was added on line 4.c6 Additional Vapor Sampling, which included additional Terracon time for installing and sampling sub-slab vapor point VP-9 and laboratory analysis. The total increase on this line was \$1,010.00 which was also reflected on the line for major task "Groundwater Sampling-Post-Injection Quarterly Sampling Rounds (6) and Annual Sampling Rounds (2); SSDS Vacuum Monitoring; and Vapor Monitoring" on the Linking Spreadsheet.

Please let me know if you have any questions.

Scott A. Hodgson, P.G. Senior Project Manager I Environmental Services



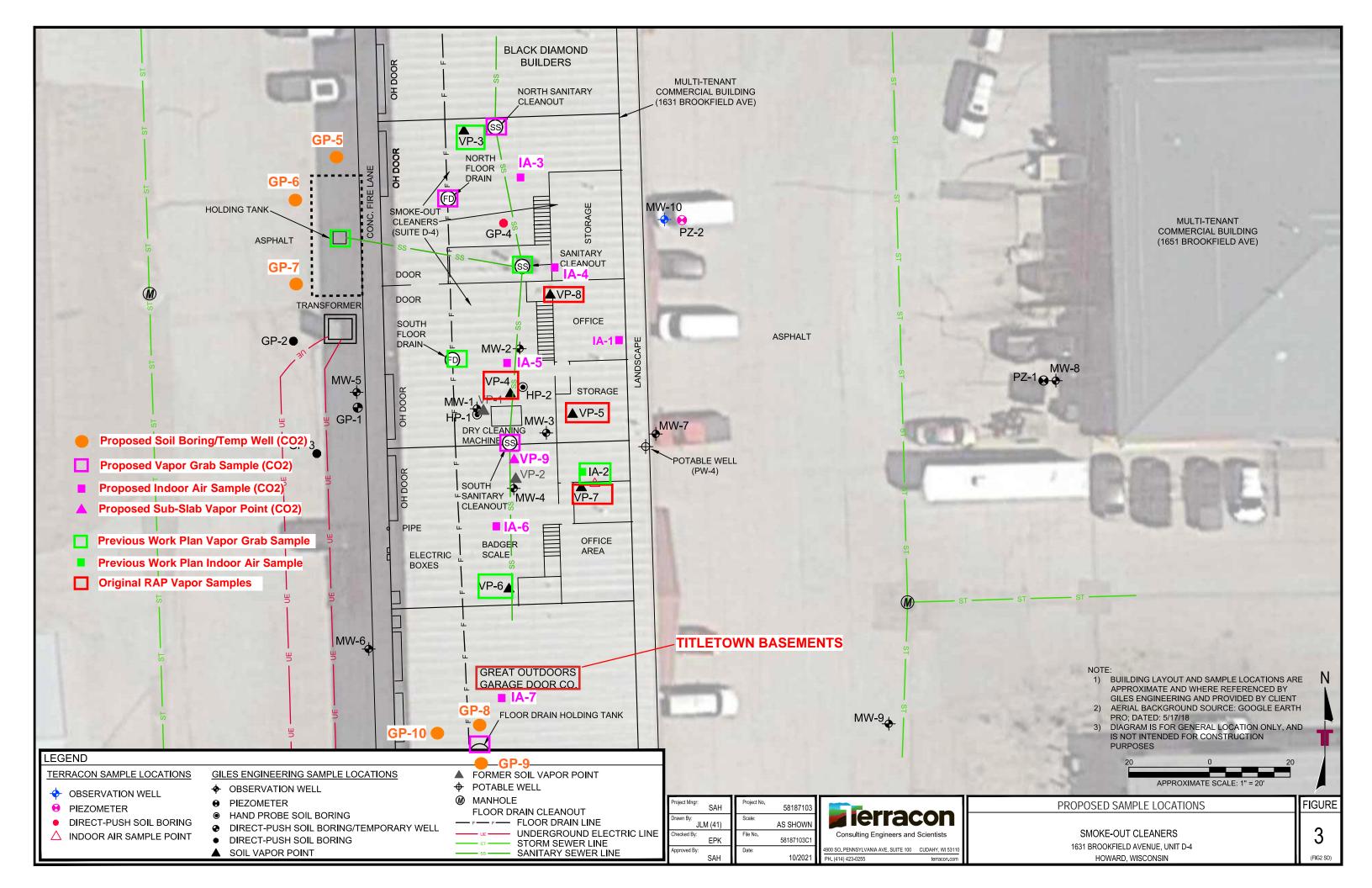
4900 South Pennsylvania Avenue, Suite 100 I Cudahy, Wisconsin 53110 **New Address!** D (414) 209-7640 I M (920) 791-9206 Scott.Hodgson@terracon.com I Terracon.com



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Dry Cleaner Environmental Response Program

Site Name: Smoke-Out Cleaners

BRRTS #: 02-05-552214

Type of Action: Remedial Action

TASKS				BUDGET						INVC								
Bid / Budgeted Description	Rem	nedial Action		nge Order 2 Var 2024)	INSERT	To: Appro Bud	oved	Previous Claims (If applicable)		Provider Name, Invoice #, Billing Date	Provider Name, Invoice #, Billing Date	Provider Name, Invoice #, Billing Date	INSERT	Total In	nvoiced sts	Use (-)	Remaining to indicate over-run	% Task Complete, Remarks
Consultant Costs																		
HASP, Access, Work Plan, Soil Borings and Monitoring Well Construction; Baseline GW Monitoring; and Preparation of Remedial Action Plan	\$	13,000.00	6	2,780.00	¢	\$ 15,7	790.00							¢		6	15 790 00	Task % Complete
Permit Applications	\$	1,435.00	Φ	2,760.00	φ-		435.00							\$	-	\$	1,435.00	rask // Complete
SSDS Installation, Injection Coordination and Fieldwork	\$	5,649.00					649.00							\$		\$	5,649.00	
Groundwater Sampling-Post-Injection Quarterly Sampling Rounds (6) and Annual Sampling Rounds (2); SSDS Vacuum Monitoring; and Vapor Monitoring	\$	17,505.00	\$	12,466.00		\$ 29,9	971.00							\$	-	\$	29,971.00	
Purge Water Disposal	\$	673.00					673.00							\$	-	\$	673.00	
Project Management, Data Tabulation and Analysis	\$	12,645.00	\$	10,160.00			305.00							\$	-	\$	22,805.00	
ReportingRADR, GWMR, and Semi-annual Electronic Reporting	\$	10,836.00	\$	21,831.00		\$ 32,6	667.00							\$	-	\$	32,667.00	
Closure Request Preparation and SSDS/Well/Sub-slab Vapor Point Abandonment	\$	7,603.00	\$	7,292.00		\$ 14,8	395.00							\$		\$	14,895.00	
						\$	-							\$	-	\$	-	
						\$	-							\$	-	\$	-	
						\$	-							\$	-	\$	-	
Consultant Cost Total	\$	69,346.00	\$	54,529.00	\$-	\$ 123,8	375.00	\$ -						\$	-	\$	123,875.00	
Sub-Contractor Costs																		
SSDS Contractor	\$	3,000.00	\$	2,500.00	\$ -	\$ 5,	500.00							\$	-	\$	5,500.00	
Injection Contractor	\$	24,500.00				\$ 24,	500.00							\$	-	\$	24,500.00	
Driller/Well Abandonment Contractor	\$	9,900.00	\$	4,000.00		\$ 13,9	900.00							\$	-	\$	13,900.00	
Purge Water Disposal	\$	900.00				\$ 9	900.00							\$	-	\$	900.00	
Laboratory	\$	11,560.00	\$	6,454.00		\$ 18,0	014.00							\$	-	\$	18,014.00	
Plumber			\$	3,200.00		\$ 3,2	200.00							\$	-	\$	3,200.00	
Septic Hauler			\$	450.00		\$ 4	450.00							\$	-	\$	450.00	
Sub-Contractor Cost Total	\$	49,860.00	\$	16,604.00	\$-	\$ 66,	464.00	\$ -						\$	-	\$	66,464.00	
DERF ELIGIBLE SUB-TOTALS	\$	119,206.00	\$	71,133.00	\$ -	\$ 190,	339.00	\$ -	\$ -	\$ -	<b>.</b>	\$ -	\$-	\$		\$	190,339.00	

Non-DERF Eligible Expenses							
Claim Preparation							\$ -
Closure Fees (\$1,700)							\$ -
Non-DERF Cost Total	\$ -	\$ -	\$ -	\$ -	\$ -		\$ -
INVOICE GRAND TOTAL	\$ -	\$ -	\$ -	\$ -	\$ -	##	\$ -

Check Numbers

Check Date

## DERF Change Order 2: Detailed Cost Summary--Supplemental Vapor Intrusion Investigation; SSDS Decommissioning; Soil Borings; Lab Costs

										001	os Decoil	33.011	iiig, ooi		go, Luc	, 00013									
				1	Terracon Total Subcontractor																				
																	Numb	er of Analyse	es						
TASK Description	Unit	Estimated Quantity	Senior Principal \$ 230.00	Principal/ Senior Professional \$ 180.00	Project Manager \$ 125.00	Senior Staff Professional F \$ 105.00	Staff Professional II \$ 95.00	Admin. Project Manager \$ 100.00	Drafts Person \$ 75.00	Expenses and WDNR Fees	Terracon Total	Drilling or Well Abandonment	SSDS Removal Contractor or Plumber or Sewage Hauling or Survey Contractor	GW VOC + Dups + trip (extra cost [now \$74] over nitial \$62.00 cost) \$ 12.00	Ethene (extra cost above initial \$59.00 cost)	TOC (extra [now \$42] cost above initial \$30.00	cost)	New Soil VOC + Dry Wt \$ 80.00	VOC + Dups/trip		15 PCE list (Summa extra tests)	17 PCE list (Passive, extra tests)	Laboratory	Subcontractors Total	DERF CO#2 TOTAL
1 Additional Soil Borings/Mo	nitoring w	ell Const	ruction/Rem	edial Action	Plan (RAP)																				
c1 Piping and Holding Tank Soil DERF Borings and Temporary CO2 Monitoring Wells	Each	1		5	5	17				\$ 95.00	\$ 2,780.00	\$4,000.00						6	6				\$ 444.00	\$ 4,444.00	\$ 7,224.00
2 Remedial Action Plan (RAP	)-complet	ed																							
3 Implementation of RAP-con	npleted																								
4 Groundwater and SSDS Va	cuum Moi	nitoring		ı	1					ı					ı	1		1	1						
<sup>1</sup> Additional Terracon and Laboratory Costs for the b1 remaining Annual Groundwater DERF Sampling Round (March CO2 2024)**	r Each	1		3	3	12	12			\$ 585.00	\$ 661.00			15	5	5	5		1				\$ 310.00	\$ 310.00	\$ 971.00
<sup>2</sup> Additional Terracon and c2 Laboratory Costs for the Last o DERF the Original Three Proposed	ıf																								
CO2 Vapor Sampling Events**	Each	1		1		8				\$ 345.00	\$ 310.00									4			\$ 300.00	\$ 300.00	\$ 610.00
Additional Vapor Monitoring-3 events (Badger Scale passive c3 10-day Indoor; Smoke-out DERF garage floor drain [south], CO2 sanitary cleanout, VP-3; VP-6)	Each	1		5		17				\$ 345.00	\$ 3,030.00										5	1	\$ 1,900.00	\$ 1,900.00	\$ 4,930.00
Emptying the holding tank, and collecting a headspace air c4 sample from the holding tank (1 DERF event; Mar 2024 as part of CO2 scheduled VI sampling)		1		3	3	5					\$ 1,065.00		\$450.00								1		\$ 300.00	\$ 750.00	\$ 1,815.00
c5 Sanitary Piping Repair and DERF Dranjer floor drain covers with CO2 Plumber (Separate Mob)	Event	1		3	3	12				\$ 200.00	\$ 2,000.00		\$3,200.00										\$ -	\$ 3,200.00	\$ 5,200.00
Additional vapor sampling (4 c6 grab; 6 passive IA; 1 subslab) DERF with separate mob to retrieve CO2 passive samplers	Event	1		3		14	6			\$ 300.00	\$ 2,880.00										5	6	\$ 3,900.00	\$ 3,900.00	\$ 6,780.00
DERF CO2 SSDS removal oversight  5 IDW Disposal	Each	1	1	3	3	10					\$ 1,820.00		\$2,500.00										\$ -	\$ 2,500.00	\$ 4,320.00
Project 6 Management/Reporting																									
a1 CO2 Additional Project Management	t Each	1	3	30	)		10	10			\$ 8,040.00												\$ -	\$ -	\$ 8,040.00
b1 DERF Boring Logs; Data Tabulation CO2 and Analysis	Each	1		3	3 2		14				\$ 2,120.00												\$ -	\$ -	\$ 2,120.00
d1 <sup>3</sup> Groundwater Monitoring and DERF Remediation Report (after post- CO2 injection monitoring round 8)*	Each	1	2	4	ł.	23	5	5	8		\$ 1,036.00												\$ -	\$ -	\$ 1,036.00
f1 Change Order #2 Scope CO2 Development and Work Plan	Each	1	2	40							\$ 7,890.00												\$ -	\$ -	\$ 7,890.00
Documentation of the SVII and g AVII (as part of the DERF Groundwater Monitoring and CO2 Remediation Report)		1	4	15		30	12	2	10		\$ 8,860.00													\$ -	
DERF Owner/Occupant Results CO2 Notification Letters (4)  I System Decommissioning CO2 Report	Each Each	1	1	4	ļ	12	2	1	6		\$ 2,430.00 \$ 1,615.00												\$ - \$ -	\$ - \$ -	\$ 2,430.00 \$ 1,615.00
COZINOPOR	Lacii					/					UU.C10,1 Q												φ -	Ψ -	Ψ 1,010.00

Smoke-Out Cleaners--1631 Brookfield Avenue, Unit D-4, Howard, Wisconsin Project #58187103 BRRTS #02-05-552214

## **DERF Change Order 2: Detailed Cost Summary--Supplemental Vapor Intrusion Investigation;** SSDS Decommissioning; Soil Borings; Lab Costs

							Terrac	on				Terracon Total					Sul	bcontractor								
					Principal/		Terrac	on	Admin.			Terracon Total	Drilling or Well Abandonment	Plumber or Sewage Hauling or	Dups + trip Et (extra cost Et [now \$74] (ext	thene [no	Dis C (extra Fe bw \$42] cos t above i	Number of Ar ssolved (extra t above nitial New S		Vapor:TO- 15 short list (extra cost above initial	Vapor:TO- 15 PCE list	Vapor:TO- 17 PCE list				
TASK	Description	Unit	Estimated Quantity	Senior Principal \$ 230.00	Senior Professional \$ 180.00	Project Manager \$ 125.00	Senior Staff Professional \$ 105.00	Staff Professional II \$ 95.00	Project Manager \$ 100.00	Drafts Person \$ 75.00	Expenses and WDNR Fees			Survey Contractor		ve initial initia .00 cost) c 11.00 \$		12.00 VOC + cost) Wt 3.00 \$ 80	Ory VOC +	\$225.00	(Summa	(Passive,		Subcontractors Total	DERF	CO#2 TOTAL
7	Site Closure																									
	<sup>4</sup> Closure Request Form 4400- a 202 and Documentation F (Difference between new and																									
CC	2 old rates)**	Each	1	2	8		30		2	12	\$ 1,700.00	\$ 950.00											\$ -	\$ -	\$	950.00
a	2 old rates)** Additional Closure Request 1 Form 4400-202 and 2 Documentation	Each	1	2	7		15	10	2	6	, , , , , , , , , , , , , , , , , , , ,	\$ 4,895.00											\$ -	\$ -	\$	4,895.00
DER	b Offsite Property Covner/Occupant Notifications***	Each	1		2		6		1	2		\$ 172.00											\$ -	\$ -	\$	172.00
DER	1 F Additional Offsite Property 2 Owner/Occupant Notifications	Each	1		2		6	3		_		\$ 1,275.00											\$ -	\$ -	\$	1,275.00
5	Change Order #1-Dec 2016 Annual Sampling and Reporting		, ·,				,					1,210.00							,	•	•		,	Ţ	*	1,210100
	CO #2 Totals			18	143	2	224	74	23	44	528.00	\$53,829.00	\$4,000.00	\$6,150.00									\$ 7,154.00	\$ 17,304.00	\$	71,133.00

1.c1 Photoionization Detector, 1 day
 4.b1 Water quality meter, electronic water level indicator, and low-flow pump, and in-line filters (2 days)

4.c2. PID and air sampling kit, 1 day

4.c3. PID and air sampling kit, 1 day

4.c5. Dranjer covers (4)

4.c6. Vapor sampling plugs and micellaneous supplies for additional grab samples and 1 sub-slab vapor point 7.a. WDNR Closure and GIS fees

<sup>1</sup>Total given is the difference between the new rates and the original rates for the last groundwater sampling round and is the additional cost requested (total previously approved plus additional cost is \$3,525.00).

<sup>2</sup>Total given is the difference between the new rates and the original rates for the last of the three original vapor sampling round and is the additional cost requested (total previously approved plus additional cost is \$1,365.00).

<sup>3</sup>Total given is the difference between the new rates and the original rates for preparing the Groundwater Monitoring and Remediation Report and is the additional cost requested (total previously approved plus additional cost is \$5,170.00).

<sup>4</sup>Total given is the difference between the new rates and the original rates for preparing the closure request and is the additional cost requested (total previously approved plus additional cost is \$7,850.00).

<sup>5</sup>Total given is the difference between the new rates and the original rates for preparing the offsite propoerty owner/occupant notifications and is the additional cost requested (total previously approved plus additional cost is \$1,240.00).

APPROVED BY:		Date:	
	Agent/Responsible Party		

Expense Unit Rates										
Water Level Indicator	\$35/Day	PID	\$95/Day							
Bailers	\$15/Each	Rotary Hammer Drill	\$10/Day							
Water Quality Meter	\$150/Day	Sub-slab Vapor Point	\$95/Each							
Low-flow Pump	\$45/Day	Air Sampling Kit	\$250/Day							
0.45 um filter	\$25/Each	Pressure Field Ext Kit	\$30/Day							
Dedicated Purge Pump	\$200/Each	Landfill Gas Meter	\$130/Day							
Mileege	CO 77/Mile	Decision	\$100/Each							