



Mr. Patrick Schloss
City of West Allis
7525 W. Greenfield Avenue
West Allis, WI 53214

REQUEST FOR CHANGE ORDER FOR REMEDIAL OVERSIGHT ASSISTANCE AT THE FORMER WASTE TRANSFER STATION AT 5032 WEST ROGERS STREET, WEST ALLIS, WISCONSIN

Dear Mr. Schloss:

In response to our recent discussion, Ramboll Americas Engineering Solutions, Inc. (Ramboll) has prepared this change order request for remedial oversight for the City of West Allis ("City") owned property located at 5032 West Rogers Street in West Allis, Wisconsin (the "site" or "property"). The following sections of this change order request provide the recommended scope of work, proposed schedule, cost estimate, and contract terms for this project.

January 7, 2025

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SCOPE OF WORK

Contaminated Soil Management Oversight

Prior investigations conducted at this site are summarized in a combined Site Investigation Report (SIR)/Remedial Action Options Report (RAOR), and Remedial Action Plan (RAP) prepared by Ramboll dated September 2024 (the "2024 SIR/RAOR/RAP"), prepared in accordance with Chapters NR 716, NR 722, and NR 724 of the Wisconsin Administrative Code (WAC). On the City's behalf, Ramboll submitted a Development at Historic Fill Site Exemption Request (HFE) and a Request to Manage Materials under WAC NR 718.12 or NR 718.15 to the Wisconsin Department of Natural Resources (WDNR) in October 2024. The SIR/RAOR/RAP and Request to Manage Materials under WAC NR 718.12 or NR 718.15 were approved by the WDNR on November 26, 2024, and the HFE was approved by the WNDR on December 3, 2024.

Ref. 1940106525

This change order request includes costs associated with Ramboll's intermittent oversight of the management of contaminated soils generated from the site during construction activities, in accordance with the WDNR-approved reports and plans described above. Following the completion of the demolition of the existing building, a removal of associated concrete foundations in early 2025, mass grading, and soil excavation for construction purposes will begin. General earthwork activities will be conducted by the City's General Contractor for the redevelopment. Soils excavated from designated areas of the adjoining former Teledyne site, as approved by the WDNR, may be used as structural fill or fill to achieve desired final site grade in accordance with the Request to Manage Materials under WAC NR 718.12 or NR 718.15, dated October 2024 and approved in November 2024. Soils excavated from any areas of the site will be disposed off site in a licensed landfill. Ramboll personnel will provide periodic oversight of excavation and stockpiling of soils to be disposed off site in a landfill and soil management activities involving the placement of soils from the adjoining former Teledyne site in accordance with the approved



Request to Manage Materials under WAC NR 718.12 or NR 718.15. Excess soil will either be stockpiled in accordance with WAC NR 718 requirements for eventual off-site disposal or will be direct loaded into construction vehicles for off-site disposal under an existing approved waste manifest (GFL, dated December 20, 2024). The Contractor will be responsible for ensuring that all excess soil leaving the site is properly manifested and conforms to the requirements of the waste soil profile. A log of all trucks and ticket numbers must be provided to Ramboll by the Contractor so that Ramboll can track the quantity of soil being transported from the site for off-site disposal in a landfill. Ramboll will be on site intermittently during excavation of soil to be disposed off site to oversee soil management activities and verify the completion of the remedial action in accordance with the approved SIR/RAOR/RAP. For the purposes of this change order request, Ramboll has assumed that full-time oversight of management of soil to be re-used on site and intermittent oversight of excavation of soil for off-site disposal will not exceed a total of 80 hours.

SCHEDULE

Ramboll will conduct the contaminated soil management oversight activities described immediately following receipt of authorization to proceed, anticipated to take place during the first and second quarters of 2025. Ramboll will notify the City in advance if additional oversight beyond the hours included in this change order request is required.

ESTIMATED CHANGE ORDER COST

The scope of services described herein will be completed on a time and materials basis in accordance with the Master Contract with the City, dated March 8, 2017, and the attached fee schedule, provided in our Proposal for Professional Consulting Services, dated August 24, 2022. The total estimated cost to complete the remedial oversight and reporting services, as presented herein is **\$15,700**.

Additional services, if requested, will be considered out of scope and will result in additional costs that will be billed on a time and materials basis, in accordance with the unit rates that are attached to this change order request and incorporated into the Master Contract.

Thank you for the opportunity to be of service. If you find this change order acceptable, please provide a Proceed Order, using the City’s standard procedure and referencing this request. If you have any questions or need further information, please contact us.

Sincerely,

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Attachment 1: Rate Schedule



ATTACHMENT 1
RATE SCHEDULE

Ramboll Project Fees

Ramboll proposes the following fee schedule for work conducted under RFP #22-006:

Table 1: Labor

Labor Category (Invoice Title)	Labor Rate	Estimated % Time
Project Principal (Principal)	\$200	1%
Senior Managing Consultant	\$175	2%
Managing Consultant	\$155	15%
Sr. Consultant 2	\$130	5%
Sr. Consultant 1	\$120	5%
Engineer/Geologist (Consultant 3)	\$110	20%
Engineer/Geologist (Consultant 2)	\$100	20%
Field Staff (Consultant 1)	\$85	20%
CAD/GIS Drafting	\$80	7%
Administrative Support	\$65	5%

Table 2: Field Instruments/Equipment¹

Description	Units	Unit Cost
PID (10.6 ev lamp)	day	\$70
Water Level Meter	day	\$30
0.45-micron filters	each	\$25
Peristaltic Pump	day	\$50
Concrete Corer	day	\$150
Personal Vehicle Mileage (federal rate) ²	mile	\$0.585

Notes:

1: Other supplies/equipment will be rented/purchased as needed and the invoices will be passed through to the WDNR with no mark-up applied.

2: Based on project needs, distance to site and other factors, Ramboll may elect to rent a vehicle for field work. Typical vehicle rental rates, based on our company preferred provider fee schedule are between \$40 and \$70/day. Gasoline is additional.

A 10% mark-up will be added to all subcontractor services.