

March 3, 2022

Maine Department of Environmental Protection 17 State House Station Augusta, Maine 04333

Re: Revised Cost Estimate and Scope for RFB # 32 – Site Remediation Charlotte Smith Property, 881 Main Street Meddybemps, Maine

Dear Maine Department of Environmental Protection:

Campbell Environmental Group, Inc. (CEG) has prepared this revised scope of work and cost estimate on your behalf. This includes the oversight of remedial activities, confirmation sampling, and preparation of the final report addressing the cleanup of the above referenced site. The costs are estimated to cover work completed up to January 28, 2022 and some cursory work to be completed within the next two weeks.

If you have any questions or require additional information, please contact us at 207-253-1990.

Sincerely,

Impbell

Richard Campbell, Maine Certified Geologist President

1.0 ASSUMPTIONS

Campbell Environmental Group, Inc. (CEG) previously assumed the following:

- Maine Department of Environmental Protection (MEDEP) will authorize CEG to draft a Self-Implementing Plan (SIP) to address polychlorinated biphenyls (PCBs) at the site and that the United States Environmental Protection Agency (US EPA) will approve the SIP within two weeks of submittal. Based on the PCB concentrations previously determined to be on-site, the SIP will not include any airborne dust monitoring and, therefore, no costs have been included to address this issue. If dust monitoring is required as part of the US EPA approval, additional costs will be necessary.
- One round of Characterization sampling based on approval of the SIP which will require 27 PCB samples, including 2 duplicate samples for quality control. The characterization sampling will be conducted at depths of approximately 1 foot below grade. In addition, one round of cleanup confirmation samples will be collected totaling an estimated 45 samples; and
- The goal of remediation is for all remaining soils to have total PCB concentrations less than 1
 ppm to meet the <u>High Occupancy Use with No Land Use Restrictions</u>; however, if through
 confirmation sampling per 40 CFR Part 761, Subpart O, the PCB concentrations persist and
 continued removal is determined to not be cost effective, deed restrictions or other methods for
 limiting exposure shall be evaluated or potentially implemented with MEDEP approval.

These assumptions were the basis for the previous cost estimate submitted on September 3, 2021. The primary difference from today is the inclusion of the barn for remediation and the expansion of the PCB impacted zone to include an area approximately eight times larger than previously estimated. The increased area of impacted soil has resulted in the need for additional sampling to address waste profiling, soil characterization and cleanup confirmation, as well as the restoration of the expanded area, additional grubbing and erosion control, and removal and disposal of additional PCB-impacted soil.

2.0 CLEAN-UP PLAN SCOPE OF WORK

The proposed work plan includes only the tasks where additional costs are estimated relative to the original cost estimate. The schedule originally proposed will also need to be adjusted to compensate for the USEPA Self-Implementing Plan approval delays. No additional scope items or costs are necessary for Task 1: Contact MEDEP, Task 2: Pre-removal Meeting, Task 3: Coordinate with DigSafe, Task 8: Well Abandonment, and Task 10: Report

Task 4: Mobilization & Site Preparation

Allstate Environmental Services (AES) and CEG personnel addressed a significantly expanded area requiring remediation of PCB-impacted soil. Numerous trees were cut down and stacked in the southwest corner of the site. Mr. Chip Smith indicated he would use the hardwood and therefore, downed trees were not removed from the site.



Task 5: PCB Impacted Material Removal

Additional time was necessary to remove over double the amount of soil anticipated from an area approximately eight times larger than originally estimated. The number of samples collected for soil characterization significantly exceeded the 27 samples originally estimated. Additionally, cleanup confirmation sampling will significantly increase compared to the original estimation of 45 samples.

Task 6: Asbestos Abatement

Eastern Maine Environmental performed asbestos testing on the barn prior to demolition. This work was not included in the original estimate. The barn was also demolished and transported to Juniper Ridge Landfill as solid waste and the equivalent of 7 roll-offs of metal were removed from the site, exceeding the original estimate of 1 roll-off. A cost for the disposal of approximately three tons of tires has yet to be received and is not included.

Task 7: Chlorinated Solvent Removal

Allstate Environmental Services (AES) and CEG personnel will remediate the remaining solvent-impacted soil located below the former house foundation during the removal of polychlorinated biphenyl (PCB)-impacted soil that still needs to be addressed at the site. This will eliminate the need to remobilize to the site.

We will remove the backfill currently filling the south western portion of the foundation. The area to be remediated was backfilled using the southern wall of the concrete foundation followed by the addition and compaction of clean backfill. AES will remove the backfilled soil and concrete in the southwestern end of the foundation and place it on the ground surface to be reused once the additional solvent impacted soil has been excavated. CEG will evaluate ambient air and soil conditions during soil removal using a photoionization detector. We anticipate removing approximately 30 tons of additional impacted soil, which constitutes approximately two additional feet of soil from below the southwestern portion of the foundation. The soil will be transported to a licensed facility for disposal. Following excavation, two samples will be collected for laboratory analysis of volatile organic compounds (VOCs) using EPA Method 8260. The samples will be expedited to allow for rapid turnaround time and the excavation will remain open until the laboratory data is obtained and AES is able to schedule returning to the site. If the sample results are within Maine Department of Environmental Protection Leaching to Groundwater Remedial Action Guidelines, the area will be backfilled using the previously excavated concrete and soil as well as additional soil to compensate for the excavated 30 tons of impacted soil.

Task 9: Site Restoration

AES will restore the site following the procedures outlined in the RFB. Due to the time of the year, we will be unable to restore the site during the winter and a spring mobilization will be necessary.



3.0 COST ESTIMATE

Out of Scope Costs detailed on Invoice #2736 - \$31,591.74 Out of Scope Costs detailed on Invoice #2745 - \$33,335.82

Estimated Remaining:

Out of Scope Costs for Allstate Environmental Services - \$79,200.00 Out of Scope Costs for Waste Management Anticipated - \$15,000.00 Out of Scope Costs for Absolute Resource Associates (lab) - \$10,796.50 Out of Scope Costs to complete the PCB removal - \$9,052.00 Out of Scope Costs for Allstate Environmental Services - Additional solvent removal - \$17,380.00 Out of Scope Costs for Waste Management - Additional solvent removal - \$14,619.00 Out of Scope Costs for Absolute Resource Associates (lab) – Additional solvent removal - \$440.00 Out of Scope Costs for CEG – Additional solvent removal - \$3,269.40

Total Out Of Scope Costs: \$214,684.46

CEG anticipates the project can be completed as described for a total of approximately \$490,108.71, including all out of scope costs.

