

Scope of Work & Cost Estimate Technical Support Jackson Street Site – Seattle, WA

INTRODUCTION

Kennedy/Jenks Consultants understands that the Washington State Department of Ecology (Ecology) is seeking funding for performance of site investigation and characterization of the Jackson Street site located at 2020 S. Jackson Street in Seattle, Washington. We understand the goal is to assess the current conditions of the Jackson Street property and assess whether the site is suitable for a No Further Action (NFA) consideration.

The proposed scope of work includes following primary tasks.

Task 1: Project Management, File Review, and Initial Site Visit

Task 2: Site Investigation Activities

Task 3: Prepare Letter Report

The proposed scope of services is outlined below.

SCOPE OF SERVICES

The following task descriptions for this work assignment are based on our conversations with Ecology staff.

Task 1: Project Management, File Review, and Initial Site Visit

This task includes 1) project management and invoicing, 2) initial file review and coordination with Ecology, and 3) an initial site visit. Details regarding our proposed scope of work are outline below:

Project Management

- Performing ongoing internal project management, including project setup with the project team.
- Communicating with Ecology’s project manager as needed to complete the project and meet project objectives. For cost estimating purpose, we have assumed up to 6 hours total for all project-related coordination including an initial site visit (if warranted).
- Preparing monthly invoice with a progress report. The invoice and progress reports will include an Excel spreadsheet with the following information:
 - A list of hours worked by each staff member along with their job title/role on the project.

- The hours and expenditures for each task and the total project, to the end of monthly reporting period.
- A Word document with written narrative progress update.

Task 2: Site Investigation Activities

Task 2 will include performance of the following field investigation activities:

- Coordinating with the Ecology and the property owner regarding investigation scheduling, property access, and related issues.
- Performing an underground utility assessment prior to invasive work. This will include contacting the local underground alert, contracting with a private utility locator, and advancing the first part of the borings using an air-knife or similar vacuum extraction tool.
- Mobilization of a drill-rig to install up to three soil borings to a maximum depth of 40 feet below ground surface (bgs).
- Performance of soil and reconnaissance groundwater sampling. Soil samples will be collected at each boring location at 5-foot depth intervals. All recovered soil cores will be logged in the field using the USCS soil classification system. In addition, recovered soils samples will be screened for presence of organic compounds using a photoionization detector (PID). Field screening will also include hydrocarbon screen test and water sheen tests. Attempts will be made to collect reconnaissance groundwater samples at each boring location. Actual collection of reconnaissance groundwater samples will be dependent on the availability and depth to groundwater at each boring location.
- Analysis of one soil and one reconnaissance groundwater sample from each boring for NWTPH-Dx and diethylene glycol monobutyl ether (a chemical found in oven cleaner).
- Waste disposal of investigation-derived wastes (soil cuttings and purge water) as a non-hazardous material. We have assumed that all waste drums will be stored onsite at a central location pending offsite disposal as a non-hazardous waste.

We have assumed that Ecology will be responsible for arranging access to the site and coordination with the property owner regarding performance of all work activities and schedules.

Task 3: Prepare Letter Report

Kennedy/Jenks Consultants will prepare a brief Investigation and Site Conditions Report that summarizes the field activities and investigation results for work performed in Tasks 1 and 2 above. In general, the report will provide the following:

- A summary of the investigation work performed and the results of those investigations. This will include up to three maps showing the site location, relevant site features, and sampling locations.

- We will provide a tabular summary of the analytical results. The table will compare detected soil and groundwater concentrations to relevant Model Toxics Control Act (MTCA) Method A and B cleanup levels for unrestricted land use.
- Identification of potential data gaps.

The draft Investigation and Site Conditions Report will be submitted to Ecology for review and comment under a schedule that is mutually acceptable to Ecology. Based on Ecology's comments on the draft report, a final report will be prepared.

COST ESTIMATE

The estimated level of effort and costs for performing Tasks 1 through 3 are provided in Attachment A. The actual level of effort and costs may vary depending on the specific assistance requested by Ecology, availability of certain contractors and other related project constraints. We have assumed funding for this project may be transferred amongst the various tasks depending on the specific project needs. We have also assumed that the project costs (direct costs, subcontractor costs, and labor cost) may vary from what is shown in Attachment A; however, the overall project budget/proposed fee will not be exceeded without written approval from Ecology.

Attachment A: Proposal Fee Estimate

CLIENT Name: Washington Dept. of Ecology - NWRO
 PROJECT Description: Technical Support - Jackson Street Site
 Proposal/Job Number: F17015 Date: 1/25/17

Estimated Hourly Rates	Eng-Sci-8	Eng-Sci-6	Eng-Sci-5	Eng-Sci-4	Eng-Sci-3	Eng-Sci-2	Project Admin.	Total	KJ	Sub	Sub	KJ	KJ	KJ	KJ		Total Expenses	Total Labor + Expenses
Classification:								Hours	Total Labor Fees	Driller/Surveyor/Utilities/Other	Mobile/Fixed Lab Fees	Sub-Markup 5%	ODCs Fees	ODCs Markup 5%	Mileage (\$0.54 / mile)	Cost		
Hourly Rate:	\$195	\$165	\$150	\$135	\$110	\$75	\$75											
Jackson Street Site																		
Task 1: Project Management, File Review, and Initial Site Visit	3						3	6	\$810			\$0		\$0	40	\$22	\$22	\$832
Task 2: Site Investigation Activities (drilling/waste disposal)	1				20	0	6	27	\$2,845	\$15,200		\$760	\$400	\$20	60	\$32	\$16,412	\$19,257
Task 3: Prepare Letter Report	1				8		8	17	\$1,675	\$0	\$915	\$46		\$0		\$0	\$961	\$2,636
Subtotal	5	0	0	0	28	0	17	50	\$ 5,330	\$15,200	\$915	\$806	\$400	\$20	100	\$54	\$17,395	\$22,725