

**FIRST ADDENDUM TO THE AGREEMENT  
BY AND BETWEEN  
THE CITY OF LAKEWOOD  
AND  
EA Group**

1. This Addendum to the Agreement for Pre-Demolition Survey and Abatement Design for 14519 Detroit Avenue-Lakewood Hospital Site dated April, 2017 ("Agreement"), is entered into on this 12<sup>th</sup> day of July, 2018.
2. The City and EA Group wish to amend Section 1 of the Agreement as follows:

**Section 1. SCOPE OF SERVICES AND GENERAL CONDITIONS**

EA GROUP does hereby promise and agree to provide services as described in EA GROUP's proposals (copies of which are attached hereto as Exhibit "A" and Exhibit "A1"). The scope of work shall include Option B within Task III, Monitoring Wells.

3. The City and EA GROUP wish to amend Section 3 of the Agreement as follows:

**Section 3. COMPENSATION**

For performing the services referenced in Section 1 above, the City will pay and EA GROUP will accept an amount no to exceed *Forty Thousand Seven Hundred Ten and no/100 (\$40,710.00)*. This amount shall include all direct costs, indirect costs, other direct costs, and profit. Said cost may not be exceeded without prior written authorization by the City.

Except as may otherwise be stipulated in a separate written agreement between the City and EA GROUP, invoices shall be submitted based on the deliverable and payment section below:


1. \$25,250.00 of fee to be paid upon *Task 1: Building Survey: Asbestos, Hazardous Materials, Universal Wastes*, as outlined in Exhibit A, being complete and provided to the City.
2. \$4,600.00 of the fee to be paid upon *Task 2: Abatement Project Design*, as outlined in Exhibit A, being complete and provided to the City.
3. \$10,860 of the fee to be paid upon *Task I: Site Clearance and Planning and Task II: Soil Borings, Task III: Groundwater Well installation, Sampling (Option B: Monitoring Wells), Task IV: Analysis of Samples and Task V: Reporting* as outlined in Exhibit A1 and as modified by the correspondence, being complete and provided to the City.

All payments for the foregoing compensation shall be made no more frequently than thirty (30) days from date of approved invoice, and only upon sufficient invoice in accordance with the City's ordinary purchase order and accounts payable system.

IN WITNESS WHEREOF, the parties hereto have affixed their hands and seals at the City of Lakewood, Ohio this 18<sup>th</sup> day of July, 2018.

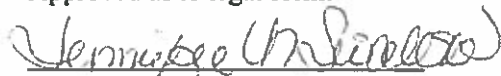
CITY OF LAKEWOOD, OHIO

EA GROUP

  
7/12/2018  
Michael P. Summers, Mayor  
Kevin M. Butler, Acting A

  
Patrick Herbert, President

Approved as to legal form:

  
7/12/2018  
Jennifer L. Swallow



# EA GROUP

Environmental Analysis  
and Management

## PROPOSAL

January 4, 2018

Mr. Alex Harnocz  
City of Lakewood  
12650 Detroit Ave.  
Lakewood, Ohio 44107

RE: Soil and Groundwater Sampling  
Underground Storage Tank Area  
Lakewood Hospital Property

Dear Mr. Harnocz:

In response to your request we have prepared the following proposal for sampling and analysis of soil and groundwater around the Underground Storage Tanks (USTs) at Lakewood Hospital. The objective of the proposed sampling is to assess whether there is any significant leakage of diesel fuel contamination from the UST installation into the surrounding soils and groundwater.

### SCOPE OF SERVICES

#### Task I: Site Clearance and Planning

Our project manager will contact the Ohio Utility Protection Service (OUPS) to request location and marking of utilities. This proposal also includes a line items for a private utility location service to locate and mark underground utilities that may exist between the hospital building and Detroit Road, if deemed necessary. Topographic maps and available utility plans will be reviewed.

Based on the site evaluation we will select up to four (4) locations for placement of soil borings, three of which will be developed as groundwater monitoring wells.

#### Task II Soil Borings

We will direct the advancement of soil borings in the designated locations, to an estimated depth of 20 feet or less. Soil samples will be collected continuously and soil boring logs will be recorded for each location.

Soil samples will be collected in pre-cleaned glassware, fitted with teflon lined lids. Two soil samples will be collected from each split-spoon for on-site headspace analysis along with a split for possible submission to the laboratory. All sampling and drilling equipment will be decontaminated prior to each boring and between all individual sample collection and sampling procedures. A photoionization detector



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(PID) will be used to field screen samples prior to submission of samples for laboratory analysis. A total of approximately four (4) soil samples will be submitted for analysis.

**Task III: Groundwater Well Installation and Sampling**

Two Options are presented, and associated fees are listed below.

**Option A: Temporary Wells**

If a single sampling event is acceptable, we can elect to install ¾ inch temporary wells, which will be sampled and removed at the completion of the site work. If sufficient water collects within the temporary wells, we will sample the water for analysis.

**Option B: Monitoring Wells**

Under this option we will install two inch monitoring wells, finished at ground level with flush mount box and locking caps. These wells may remain in place for resampling at a later date, and then be removed during site development.

Monitoring wells will be properly developed no less than 24 hours after completion of the drilling activities in order for the groundwater to stabilize and sampled no less than 24 hours after well development. The depth to water and depth of well will be measured at each well.

The water samples will be placed in coolers and promptly delivered to our certified laboratories for analysis. Properly completed chain-of-custody forms will accompany the samples. A total of three (3) water samples (per sampling event) will be analyzed in this task.

Auger cuttings, decon water and purge and development water will be containerized in DOT approved 55 gallon drums and left on site. This Scope of Services does not include disposal or characterization of wastes generated during the investigation. Costs for disposal of these materials can be provided at your request. A cost estimate for non-hazardous disposal is provided under the Fees section of this proposal.



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**Task IV: Analysis of Samples**

Samples will be properly preserved and containerized and returned to EA Group's VAP certified laboratory for analysis.

Soil samples will be analyzed for:

- Total Petroleum Hydrocarbons, Diesel Range (TPH-DRO, Method 8015 Mod.)
- BTEX and MTBE (Method 8260B)
- Polycyclic Aromatic Hydrocarbons (BUSTR list, Method 8270B)

Water samples will be analyzed for:

- BTEX and MTBE (Method 8260B)
- Polycyclic Aromatic Hydrocarbons (BUSTR list, Method 8270B)

**Task V: Reporting**

A report will be completed describing the field activities performed and a summary of analytical results. All boring logs, field and laboratory analytical data, sample location maps and chain-of-custody forms will be included in the final report. Analytical results will be compared to relevant BUSTR action levels.

**FEES**

**Option A: Temporary Wells:**

Site Clearance and Planning:	.....	\$ 400.00
Drilling:	.....	1,700.00
Project Management and Sampling	.....	900.00
Temporary Wells:	.....	400.00
Analytical:		
Soil:	4 samples @ \$300.00/sample.....	1,200.00
Groundwater:	3 samples @ \$220.00/sample.....	660.00
Waste Disposal (estimated):	.....	400.00
Data Review/Report Development:	.....	500.00
Private Utility Locating Service:	.....	<u>1,900.00</u>
<b>Option A Total:</b>	.....	<b><u>\$8,060.00</u></b>



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Option B: Installed Monitoring Wells:

Site Clearance and Planning:	.....	\$ 400.00
Drilling:	.....	3,600.00
Project Management and Sampling:	.....	1,600.00
Monitoring Well Materials:	.....	900.00
Develop and Sample Wells:	.....	400.00
Analytical:		
Soil:	4 samples @ \$300.00/sample.....	1,200.00
Groundwater:	3 samples @ \$220.00/sample.....	660.00
Waste Disposal (estimated):	.....	400.00
Data Review/Report Development:	.....	500.00
Private Utility Locating Service:	.....	<u>1,900.00</u>
<b>Option B Total:</b>	.....	<b><u>\$11,560.00</u></b>

We appreciate the opportunity to provide this proposal. If you have any questions or require additional information, please feel free to call me.

Sincerely,

EA GROUP

Patrick G. Herbert  
President

**From:** Pat Herbert  
**To:** Harnocz, Alex; Sylvester, Bryce  
**Cc:** "Bonnie Renbarger"; "Tim Bowen"  
**Subject:** Soil and Groundwater Sampling at the Hospital Site  
**Date:** Thursday, July 12, 2018 8:21:55 AM

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Alex and Bryce:

I am working on coordinating this. We will contact Ohio Utility Protection Service today, and I have also authorized Arrowmark (private locator) to proceed with supplemental inspection via GPR and magnetic to mark out all underground utilities, UST, etc. Cost for that will be \$1200, less than the estimated \$1900.

Once the site is fully inspected and marked we will select boring/well locations and proceed to do the borings, GPD Timmerman is the drilling contractor.

Will keep you in the loop.

Patrick Herbert  
President  
EA Group

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