

RESOLUTION NO. 2015-95

A RESOLUTION AUTHORIZING AN AGREEMENT FOR PROFESSIONAL SERVICES WITH ENVIRONMENTAL STRATEGIES & APPLICATIONS, INC., MIDDLESEX, NJ, FOR REMEDIAL INVESTIGATION OF GROUNDWATER CONTAMINATION BETWEEN THE PUBLIC WORKS YARD AND MUNICIPAL WELL #13, IN THE AMOUNT OF \$358,700.00.

WHEREAS, there exists a need for Professional Services for Remedial Investigation of Groundwater Contamination between the Public Works Yard and Municipal Well #13; and

WHEREAS, the City of Vineland has a need to acquire such professional services as a Non-Fair and Open Contract pursuant to N.J.S.A. 19:44A-20.5; and

WHEREAS, the purchasing agent has determined and certified in writing that the value of said services will exceed \$17,500.00; and

WHEREAS, Environmental Strategies & Application, Inc., Middlesex, NJ has submitted a proposal indicating they will provide the professional services in an amount not to exceed \$358,700.00, for the contract period March 1, 2015 through February 29, 2016; and

WHEREAS, Environmental Strategies & Applications, Inc. has completed and submitted a Business Entity Disclosure Certification for Non-Fair and Open Contract which certifies that Environmental Strategies & Applications, Inc. has not made any reportable contributions to a political or candidate committee in the City of Vineland in the previous one year and that the contract will prohibit Environmental Strategies & Applications, Inc. from making any reportable contributions through the term of the contract to a political or candidate committee in the City of Vineland; and

WHEREAS, the availability of funds for said Professional Services Contract to be awarded herein have been certified by the City Comptroller; and

WHEREAS, the Local Public Contract Law (N.J.S.A. 40A:11-1, et seq) requires that the Resolution authorizing the award of contract for Professional Services without competitive bidding and the contract itself must be available for public inspection.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Vineland as follows:

1. That the Mayor and Clerk are hereby authorized and directed to execute a Non-Fair and Open Agreement pursuant to N.J.S.A. 19:44A-20.5 with Environmental Strategies & Application, Inc., Middlesex, NJ for Professional Services for Remedial Investigation of Groundwater Contamination between the Public Works Yard and Municipal Well #13, in an amount not to exceed \$358,700.00, for the contract period March 1, 2015 through February 29, 2016.
2. That this Agreement is awarded without competitive bidding as a Professional Services in accordance with N.J.S.A. 40A:11-5(1)(a) of the Local Public Contracts Law because said services to be rendered or performed require knowledge of an advanced type in a field of learning acquired by a prolonged formal course of specialized instruction distinguished from general academic instruction or apprenticeship and training.
3. That the Business Disclosure Entity Certification, the Political Contribution Disclosure Form and the Determination of Value be placed on file with the Resolution.
4. That a Notice of this action shall be printed once in the Daily Journal.

Adopted:

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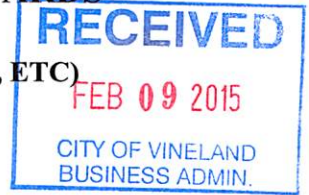
President of Council

ATTEST:

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City Clerk

**REQUEST FOR RESOLUTION FOR CONTRACT AWARDS  
UNDER 40A:11-5 EXCEPTIONS  
(PROFESSIONAL SERVICES, EUS, SOFTWARE MAINTENANCE, ETC)**



2/9/15  
(DATE)

1. Service (detailed description): Remedial investigation of groundwater contamination between VPW yard and Municipal well #13.

2. Amount to be Awarded: \$ 358,700.00

- Encumber Total Award
- Encumber by Supplemental Release

3. Amount Budgeted: \$ 358,700.00

4. Budgeted: By Ordinance No. 2014-23  
Or Grant: Title & Year \_\_\_\_\_

5. \*\*Account Number to be Charged: 021-0-00-00-0000-2-5518601

6. Contract Period: February 2015 - May 2016 - per Brian Myers 3-1-15 - 2-29-16

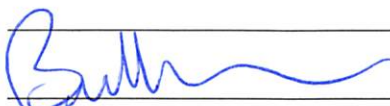
7. Date To Be Awarded: February 24, 2015

8. Recommended Vendor and Address: Environmental Strategies & Applications, Inc.  
495 Union Ave, Suite 1D, Middlesex, NJ 08846

9. Justification for Vendor Recommendation: (attach additional information for Council review)  
ESA has been working on this project since the early 90's. ESA is very knowledgeable of the site and the ongoing situation regarding the groundwater contamination.

- Non-Fair & Open (Pay-to-Play documents required)
- Fair & Open: How was RFP advertised? \_\_\_\_\_

10. Evaluation Performed by: Mike Russo

11. Approved by: 

12. Attachments:

- Awarding Proposal
- Other: \_\_\_\_\_

- **Send copies to:**  
**Purchasing Division**  
**Business Administration**

**\*\* If more than one account #, provide break down**



# ENVIRONMENTAL STRATEGIES & APPLICATIONS, INC.

December 12, 2014

Mr. Brian Myers, P.E.  
640 E. Wood Street  
P.O. Box 1508  
Vineland, New Jersey 08362-1508

**Re: Supplemental Groundwater Delineation Activities  
Offsite Groundwater Impacts  
City of Vineland Department of Public Works  
1086 East Walnut Road  
Vineland, New Jersey  
NJDEP PI No. 031681  
ESA Proposal No. 14-4732**

Dear Mr. Myers:

Environmental Strategies and Applications, Inc. (ESA) is pleased to submit this proposal to the City of Vineland ("Client") for Remedial Investigation (RI) activities that include the additional delineation of groundwater impacts emanating from the City of Vineland Department of Public Works (DPW).

## **1 Background**

Impacts at the DPW were first discovered when underground storage tanks (USTs) were removed in the 1990's. Investigations and remedial efforts aimed at cost conservation have been ongoing since then. Approximately four years ago methyl tertiary butyl ether (MTBE) impacts were discovered in Municipal Potable Well 13 (MPW-13). It was suspected that the impacts might have arisen from the DPW, and this proved to be correct. Consequently, regulatory pressure has compelled the Client to address the source area in a more aggressive fashion.

## **2 Scope of Work Understanding**

As you are aware, contaminated groundwater identified at the DPW was confirmed to have migrated offsite to the south towards MPW-13. This flow component was caused by the active pumping of MPW-13, which also caused the plume to migrate downward. The resulting cone of depression and associated contamination was defined by ESA (both horizontally and vertically) via the installation and sampling of the series of temporary wellpoints and subsequent permanent groundwater monitor wells. Understanding the limits of the groundwater impact between the DPW and Municipal Well 13 allowed ESA to develop the September 30, 2013 Scope of Work to address the offsite groundwater impact.

The supplemental installation and sampling of monitor well OS-5-6 south of MPW-13 determined that the plume has migrated to the south of MPW-13. This may be due to the relaxation of the cone of depression in the area of MPW-13 once pumping was halted.

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**Brian Myers, PE**  
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The initial delineation of the groundwater impact allowed ESA to map a narrow, elongated plume in a direct line from the DPW to MPW-13. Because of the lengthy period of time that the production well has been shut down, the mechanism drawing the plume is no longer present. Thus the southerly migration of the groundwater impact may have slowed; however, the plume may instead have migrated perpendicular to the established plume axis, resulting in a wider plume. Additionally, without the production well pulling the plume downward, because the constituents of the plume are lighter than water the plume may also now have a shallower component.

### **3 Scope of Work**

The New Jersey Department of Environmental Protection (NJDEP) Site Remediation Reform Act (SRRA) requires the complete horizontal and vertical delineation of the groundwater impact. This Scope of Work was developed to accomplish this requirement. Additionally, given the length of time that has elapsed since the last round of groundwater sampling, we need to be sure that the plume has not migrated beyond the limits previously defined.

#### **3.1 Monitor Well Baseline Groundwater Sampling**

It is important that an updated round of groundwater data be obtained. This will allow ESA to evaluate if the groundwater impact has migrated outward from the existing monitor wells installed along the horizontal plume limits previously defined.

ESA will select and sample seven (7) of the existing monitor wells. Groundwater samples will be submitted to the New Jersey certified laboratory for volatile organic compound (VO+Tics) analysis.

#### **3.2 Temporary Wellpoint Groundwater Delineation**

If it is determined that the horizontal delineation monitor wells are now impacted, this Scope of Work includes the installation and sampling of a series of temporary wellpoints (TWP). ESA anticipates installing a minimum of six (6) TWPs, with the option to install up to 14 TWPs if necessary, as outlined below.

A series of TWPs will be installed and sampled perpendicular to the established southerly axis of the plume. ESA anticipates installing two (2) temporary wellpoints (TWP) within the Sacred Heart Cemetery, with the option to install an additional four (4) TWPs.

Because monitor well OS-5-6, located south of MPW-13, showed contamination, ESA will install two (2) TWPs south of OS-5-6 to delineate the southerly horizontal and vertical extent of the plume in that direction. This Scope of Work includes the optional installation of two (2) additional TWPs to the south of OS-5-6, if necessary.

ESA also anticipates installing one (1) TWP to the east of OS-5-6 and one (1) TWP to the west of OS-5-6. To ensure that the potential horizontal migration in the area of MPW-13 is defined,

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**Brian Myers, PE**  
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this Scope of Work includes the optional installation of an additional two (2) TWP's to the east and/or west of OS-5-6, if necessary.

Two (2) groundwater samples will be collected from each of the TWP's for analysis targeting VO+Tics.

ESA will utilize the same sampling protocols that successfully defined the plume in November 2010 and in August 2011, as summarized below.

**3.2.1 Temporary Wellpoint Advancement**

Each boring will be advanced to at least 165 ft. below ground surface (bgs), coincident with the total depth of MPW-13, using direct push technologies via a Geoprobe® 8040 Truck Mounted Rig or equal, and a SP-22 Sampler.

**3.2.2 Discrete Groundwater Sample Methodology**

To collect groundwater samples via the SP-22 Sampler, a clean unit will be threaded onto the leading end of a probe rod and driven to the desired sampling interval (i.e., initially to 165 ft. bgs or greater). While the sampler is driven to depth, O-ring seals at the drive head and the expendable drive point will provide a watertight system. Once the desired sampling interval is reached, chase rods will be sent down the borehole until the leading rod contacts the bottom of the sampler screen. The tool string will then be retracted while the screen is held in place with the chase rods. As the tool string is retracted, the expendable point will be released from the sampler sheath. An O-ring on the screen head will maintain the seal at the top of the screen. As a result, any liquid entering the sampler during screen deployment must first pass through the screen. The tool string and sheath will then be retracted the full length of the screen. The SP-22 Sampler utilizes a screen with a standard slot size of 0.004 in. (0.1 mm) and an exposed length of 41 in. (1041 mm).

Sample collection will be undertaken by lowering through the rods a length of dedicated polyethylene tubing with a check valve at the end. To ensure that a representative sample of groundwater is collected from the targeted interval, a quantity of groundwater equivalent to greater than three (3) volumes within the tubing will be purged before collection of the groundwater sample for analyses. The tubing will then be purged and groundwater a sample will be drawn by oscillating the tubing until enough sample is collected for laboratory analysis.

**3.2.3 Soil Boring Abandonment**

Once the final sample is collected, the SP-22 sampler will be removed, the drill rods re-driven to the deepest depth at each location, and the boring will be tremi-grouted from the bottom upwards using bentonite slurry as the rods are retracted via the tool string.

### **3.3 Monitor Well Installation and Sampling**

Based on the results of the baseline monitor well and temporary wellpoint groundwater sampling outlined above, ESA will install up to three (3) monitor wells at the following locations, if applicable:

- One (1) monitor well will be installed to the east of the plume axis within the cemetery, if required;
- One (1) monitor well will be installed to the west of the plume axis within the cemetery, if required; and,
- One (1) monitor well will be installed to the south of existing monitor well OS-5-6.

This Scope of Work also includes a contingency budget to install an additional four (4) monitor wells to be utilized only if the temporary wellpoint sampling identifies additional hot-spot zones that require monitoring.

Installation of the wells will be performed by a licensed New Jersey well driller at the locations and depths based on the results of the discrete groundwater samples. Following installation, the wells will be surveyed by a licensed New Jersey land surveyor for location and elevation.

Following the required 2-week equilibration period, ESA will collect groundwater samples from up to 10 monitor wells chosen from within the study area. Groundwater samples will be analyzed for VO+Tics analyses.

### **3.4 Remedial Investigation Report/Classification Exemption Area**

SRRA requires that all remedial investigation (RI) activities (i.e., delineation of all media) for older cases be completed by May 7, 2014. ESA applied to the NJDEP for a 2-year extension to complete the RI, which was approved. Currently there is no process to extend the May 7, 2016 RI deadline.

Therefore, this Scope of Work is developed to ensure that the May 7, 2016 RI deadline is met. Accordingly, ESA will revise the existing RI report to incorporate the soil and groundwater investigation activities that have been performed to date. The RI report will also include preparation of a Classification Exemption Area (CEA) for the delineated groundwater contamination.

### **3.5 Remedial Action Workplan**

Following completion of the RI outlined herein, and after the RI report is completed, ESA will compile a Remedial Action Workplan (RAW) outlining the selected remedial strategy, as summarized below:

- Excavation at the DPW of impacted soils from the UST source area; and,
- Insitu Chemical Oxidation/Bioremediation of groundwater via injections downgradient of the DPW source area.

The RAW will be prepared in accordance with the NJDEP Technical Requirements for Site Remediation (TRSR; N.J.A.C. 7:26E), Subchapter 6; Sections 6.1 through 6.6, and submitted to the NJDEP for review.

The RAW will set forth the proposed remedial actions in detail, including but not limited to, present infrastructure locations, well construction designs, reagents and concentrations to be used, and recommended monitoring and sampling. The RAW will also include a request for a Discharge to Groundwater Permit By Rule (PBR), which is required prior to implementing the referenced injections.

**4 Estimated Prices**

Below are price estimates for the remedial investigation and reporting activities presented above.

**PRICE SCHEDULE**

<b>Task No.</b>	<b>Task Description</b>	<b>Estimated Price</b>
Task 1	Baseline Groundwater Sampling Event	\$5,200
Task 2	Discrete Temporary Wellpoint Groundwater Sampling (up to 14 locations)	\$155,500
Task 3	Installation of monitor wells (seven [7] total)	\$154,000
Task 4	Groundwater Monitor Well Sampling (up to 10 monitor wells)	\$6,000
Task 5	Remedial Investigation Report/Classification Exception Area and Forms	\$15,500
Task 6	Remedial Action Workplan, Public Notification and Permit By Rule application	\$10,000
Task 7	Project Management and LSRP Oversight	\$12,500
<b>Total</b>		<b>\$358,700.00</b>

**5 PROPOSAL ASSUMPTIONS**

The following project-specific parameters form the basis of the above pricing. Any deviations from the following may affect project prices.

- ESA will contact the public utility mark-out service (NJ One-Call). ESA will not be responsible for utilities not identified by the owner or the mark-out service. The pricing above assumes no interference from underground or overhead utilities.
- ESA has thus far performed all work for the Client via professional services contracts. Accordingly, this proposal has been priced in the same fashion and does not account for Prevailing Wage rates.
- If bonding is required, all costs may increase by 2.5%.
- Additional permitting, if required, is not included in this proposal. Additional required permitting will be handled on a Change Order basis.
- Work will be performed during regular weekday business hours.
- ESA will have free and clear access to each work zone. Any access agreements will be obtained by others. ESA can assist in developing access agreements, if requested.
- ESA requires that water, electric and sanitary facilities are available on site.

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**Brian Myers, PE**  
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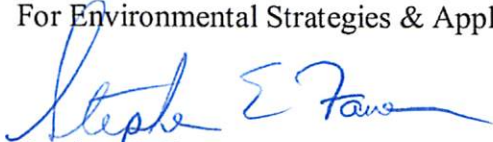
- ESA's soil disposal prices assumes that all gasoline-impacted soil is non-hazardous, free of large debris (pieces must not exceed 2 ft. in diameter), and does not contain PCBs.

**6 Standard Terms and Conditions**

The above price is contingent upon ESA's *Standard Terms and Conditions* attached hereto.

Please signify your acceptance of this proposal and authorization for ESA to proceed by signing this proposal and returning it to ESA. Thank you for inviting ESA to bid on this assignment.

Sincerely,  
For Environmental Strategies & Applications, Inc.



Stephen E. Fauer  
President

Attachments: ESA Terms and Conditions  
ESA Fee Schedule

Accepted By: \_\_\_\_\_  
City of Vineland Date



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## SUPPLEMENTAL GROUNDWATER DELINEATION ACTIVITIES

CITY OF VINELAND - DEPARTMENT OF PUBLIC WORKS  
1086 EAST WALNUT ROAD

FEBRUARY 2015

### INTRODUCTION

As background for this proposal (ESA 12/12/14 Proposal), the contamination of the Public Works Facility was first discovered when underground storage tanks (USTs) were removed in the 1990's. Since that time, investigations and remedial efforts have been on-going. Approximately 4 years ago, MTBE impacts were discovered in Municipal Well No. 13. Additional delineation and investigation, with significant regulatory pressure, occurred and we had reached a point in September 2013 where we were endeavoring to move to the next phase of investigative and remedial activities for the Public Works Facility. The City's consultant presented a proposal to accomplish remedial activities. At the time, the 9/30/13 proposal presented 3 alternatives that ranged in cost from \$2.1M to \$2.7M.

The City held a meeting in December 2013 to discuss the original proposal and options for the next phase of remedial work to occur on the Public Works Facility site. As a result of the meeting and the option selected, a revised proposal was presented to the City in January 2014 (1/9/14 \$2.643M). Additionally, as a result of the meeting, a task to install a down-gradient monitoring well was taken out of the proposal and a purchase order was issued to accomplish that task.

In February 2014, due to the lack of response to move forward with the investigative and remedial activities proposal, the City's consultant filed an extension with NJDEP. As this is an active case with NJDEP, a previously adopted law required the completion of the remedial investigation by March 7, 2014. However, on January 17, 2014, the Governor signed a law, which allows persons responsible for conducting remediation to qualify for a two year extension, provided that the applicant continues to comply with the conditions imposed by N.J.S.A. 58:10C-27.a.(3). The City received the extension; therefore, we have until May 7, 2016 to complete the remedial investigation.

In May 2014, the City finally began work on adopting a bond ordinance for the environmental work, which includes the excavation at the Public Works Facility and necessitates the demolition of the existing garage facility. The relocation of the

garage facility and demolition are not being handled through this office. At the 6/24/14 Council Meeting, the bond Ordinance No. 2014-23 was passed for the amount of \$3,200,000/\$3,040,000.

In August 2014, we requested award of the consultant's proposal from January 2014. During this process, the Purchasing Department raised concern and questions related to the applicability of the professional services scope for the project. We met in September to discuss with the City Solicitor, and he has since sent a letter to the State for interpretation of some of the provisions and scope of work for professional services. As of the date of this correspondence, the City has not received a determination. Additionally, issues with the relocation of the garage facility have not been resolved.

## PROPOSAL

Therefore, in discussions with the City's consultant and in an effort to move forward with portions of the proposal, the City's consultant has provided a revised proposal. As you will see in the proposal, contaminated groundwater from the Public Works Facility migrated offsite to the south towards Municipal Well No. 13. The cone of depression and associated contamination was defined both horizontally and vertically by installing and sampling a series of temporary well points and permanent groundwater monitoring wells.

A supplemental installation and sampling of a down-gradient monitoring well, south of Municipal Well No. 13, determined that the plume has migrated south of that well. This may be due to the easing of the cone of depression for Municipal Well No. 13 since the pumping has ceased. The initial delineation of contamination was a narrow, elongated plume in direct vertical and horizontal alignment with Municipal Well No. 13. Because of the lengthy period of time since the production well has been off-line, the plume may have migrated both horizontally and vertically.

The December 2014 proposal (12/12/14 \$358,700) from the consultant includes the sampling of seven (7) existing monitoring wells and based on those results, the installation and sampling of up to three (3) additional monitoring wells if required. There would also be the installation and sampling of six (6) additional temporary well points and based on those results, the installation and sampling of up to fourteen (14) additional temporary well points if required. The proposal also includes revising the Remedial investigation report and the compilation of the Remedial Action Workplan.

## RECOMMENDATION

It is my recommendation to move forward with this latest proposal to address concerns related to whether or not the plume has migrated. It also moves us closer to compliance with NJDEP's deadline. The City still needs to determine what to do about the garage facility and when the site would be ready for the on-site remediation work as soon as possible. It should be noted that while this proposal further pins down the Remedial Action Workplan for the plume, it does not address the on-site contamination. The longer the garage facility discussion continues without resolution, the greater the potential for the plume to migrate and lead to additional contamination and costlier remedial activities. The actual remedial activities associated with the plume should only begin once the on-site contamination has been excavated and removed.