## Conceptual Remedial Plan Post Permitting Projected Remedial and Compliance Costs - Ranges Former Bird Property Marshall and Prentice Streets, Holliston, MA

| General Site                             | Low Range                     |          |         |             | High                         | High Range           |             |  |
|--|-------------------------------|----------|---------|-------------|------------------------------|----------------------|-------------|--|
| Tier Ext., Mod.& Permit (as appropriate) |                               | \$       | 5,000   |             |                              | \$ 7,000             |             |  |
| MCP Phase II CSA                         |                               | \$       | 10,000  |             |                              | \$ 12,000            |             |  |
| MCP Phase III Remedial Selection         |                               | \$       | 8,000   |             |                              | \$ 10,000            |             |  |
| MCP Phase IV Remedial Implement.Plan     |                               | \$       | 8,000   |             | or RAM Type Reports          | \$ 12,000            |             |  |
| MCP Phase IV CS & FIR                    |                               | \$       | 8,000   |             | as Applicable                | \$ 12,000            |             |  |
| MCP Phase V ROS                          |                               |          | -       |             | 3 Reports                    | \$ 18,000            |             |  |
| Wetlands Permitting, NOI, Rest.Plan      |                               | \$       | 12,000  |             |                              | \$ 15,000            |             |  |
| Meetings, ACO Covenant Not To Sue        |                               | \$       | 8,000   |             |                              | \$ 12,000            |             |  |
| PIP Participation, Meetings              |                               | \$       | 10,000  |             |                              | \$ 25,000            |             |  |
| DEP - BWSC Compliance Fees               |                               | \$       | 10,000  |             |                              | \$ 20,000            |             |  |
| Sub total                                |                               |          |         | \$ 79,000   |                              |                      | \$ 143,000  |  |
| AOC-1                                    |                               |          |         |             |                              |                      |             |  |
| Additional Sampling                      |                               | \$       | 12,000  |             |                              | \$ 40,000            |             |  |
| Stage II Environmental RC                |                               | \$       | 4,000   |             |                              | \$ 40,000            |             |  |
| Additional GW Wells                      |                               | \$       | 4,000   |             |                              | \$ 6,000             |             |  |
| Pump and Treat, GACV                     |                               | \$       | 15,000  |             |                              | \$ 25,000            |             |  |
| O&M                                      |                               | \$       | 5,000   |             |                              | \$ 10,000            |             |  |
|  | 4.000// UDO 4.0 /s/ /see shee |          |         |             |                              |                      |             |  |
| HRC Injections                           | ~4,000# HRC & 2 inj.trenches  | \$       | 25,000  |             | ~8,000# HRC & 3 inj.trenches | \$ 50,000            |             |  |
| Risk Characterization                    | Method III                    | \$       | 12,000  |             | Method II or III             | \$ 6,000             |             |  |
| GW Modeling                              | 120 hrs @ \$100/hr            | \$<br>\$ | 12,000  |             | 40 hrs @ \$100/hr            | \$ 4,000<br>\$ 7,000 |             |  |
| RAO                                      | Perm.or Temp.Solution         | \$       | 8,000   | \$ 97.000   | Attempt Perm.Solution        | \$ 7,000             | ¢ 450.000   |  |
| Sub total                                |                               |          |         | \$ 97,000   |                              |                      | \$ 156,000  |  |
| AOC-2                                    |                               |          |         |             |                              |                      |             |  |
| Additional Sampling                      |                               | \$       | 20,000  |             |                              | \$ 25,000            |             |  |
| Stage II Environmental RC                |                               | \$       | 4,000   |             |                              | \$ 4,000             |             |  |
| Additional GW Wells                      |                               |          | -       |             |                              | \$ 5,000             |             |  |
| Method III RC                            |                               | \$       | 6,000   |             |                              | \$ 6,000             |             |  |
| Cover Oversight                          |                               | \$       | 10,000  |             |                              | \$ 20,000            |             |  |
| Soil Cover                               | 3,000 ton @12/ton del.(1')    | \$       | 36,000  |             | 6,000 ton @12/ton del.(2')   | \$ 72,000            |             |  |
| Membrane Cap                             |                               | \$       | 250,000 |             |                              | \$ 300,000           |             |  |
| Soil Relocation (8,000 CY) & Cover       |                               | \$       | 60,000  |             |                              | \$ 90,000            |             |  |
| BWP Initial Site Assessment              |                               | \$       | 10,000  |             |                              | \$ 15,000            |             |  |
| Landfill Permitting Consultant           |                               | \$       | 25,000  |             |                              | \$ 50,000            |             |  |
| DEP - BWP Complaince Fees ISA & CSA      |                               | \$       | 7,000   |             |                              | \$ 7,000             |             |  |
| Dust Controls and Monitoring             |                               | \$       | 4,000   |             |                              | \$ 6,000             |             |  |
| Soil Disposal                            |                               | \$       | -       |             | 1,000 ton @ \$92/ton         | \$ 92,000            |             |  |
| AUL                                      |                               | \$       | 6,000   |             |                              | \$ 6,000             |             |  |
| RAO                                      | Perm or Temp Solution         | \$       | 10,000  |             | Attempt Perm. Solution       | \$ 8,000             |             |  |
| BWP Comprehensive Site Assessment        |                               | \$       | 10,000  |             |                              | \$ 12,000            |             |  |
| Sub total                                |                               | <u> </u> | - 1     | \$ 448,000  |                              |                      | \$ 706,000  |  |
| AOC-3                                    |                               |          |         |             |                              |                      |             |  |
| Additional Sampling                      |                               | \$       | 20,000  |             |                              | \$ 30,000            |             |  |
| Soil Borings                             |                               | \$       | 20,000  |             |                              | \$ 6,000             |             |  |
| Risk Characterization                    | Method III                    | \$       | 12,000  |             | Method II or III             | \$ 6,000             |             |  |
| Dust Controls and Monitoring             | Method III                    | \$       | 2,000   |             | Method II of III             | \$ 2,000             |             |  |
| Soil Relocation (10,000 CY Total)        | 8,700 CY relocate             | \$       | 85,000  |             | 5,000 CY relocate            | \$ 75,000            |             |  |
| Soil Disposal Out of State Landfill      | 0,700 OT Telocate             | \$       |         |             | 1,000 ton @ \$92/ton         | \$ 92,000            |             |  |
| Soil Disposal Instate Landfill           | 2,000 ton @ \$29/ton          | \$       | 88,000  |             | 4,000 ton @ \$29/ton         | \$ 116,000           |             |  |
| Soil Stabilization                       | 1,000 ton @ \$30/ton          | \$       | 30,000  |             | 4,000 1011 @ \$25/1011       | \$ 110,000           |             |  |
| Stabilization Excavation                 | 1,000 1011 @ \$30/1011        | \$       | 3,000   |             |                              | \$-<br>\$-           |             |  |
|  | 45.000 L @#40/L               | э<br>\$  |         |             | 15 000 100 @@10/000 101      | \$ 180,000           |             |  |
| Soil Fill<br>RAO                         | 15,000 ton @\$12/ton del.     |          | 180,000 |             | 15,000 ton @\$12/ton del.    |                      |             |  |
| RAU<br>Sub total                         | Attempt Perm.Solution         | \$       | 8,000   | \$ 428.000  | Perm.Solution                | \$ 8,000             | \$ 515.000  |  |
|  |                               |          |         | \$ 428,000  |                              |                      | \$ 515,000  |  |
| AOC-4 (Combines AOC #4 & #5)             |                               |          |         |             |                              |                      |             |  |
| Additional Sampling                      |                               | \$       | 8,000   |             |                              | \$ 10,000            |             |  |
| Stage II Environmental RC                |                               | \$       | 4,000   |             |                              | \$ 6,000             |             |  |
| Additional GW Wells                      |                               | \$       | 5,000   |             |                              | \$ 5,000             |             |  |
| Risk Characterization                    | Method III                    | \$       | 12,000  |             | Method II or III             | \$ 6,000             |             |  |
| Soil Fill (16,000 sq ft - est. max.)     | 1,000 ton @\$12/ton del.(1')  | \$       | 12,000  |             | 2,000 ton @\$12/ton del.(2') | \$ 24,000            |             |  |
| Debris Relocation & Cover Construction   |                               | \$       | 8,000   |             |                              | \$ 12,000            |             |  |
| Soil Disposal Instate Landfill           |                               | \$       | -       |             | 3,000 ton @ \$29/ton         | \$ 87,000            |             |  |
| Soil Stabilization                       | 2,000 ton @ \$30/ton          | \$       | 60,000  |             | 3,000 ton @ \$30/ton         | \$ 90,000            |             |  |
| Stabilization Excavation                 |                               | \$       | 5,000   |             |                              | \$ 8,000             |             |  |
| Dust Controls and Monitoring             |                               | \$       | 1,000   |             |                              | \$ 1,000             |             |  |
| Fence - Restrict Access                  |                               | \$       | 10,000  |             |                              | \$-                  |             |  |
| AUL (assumes concurent w/ AOC#2)         |                               | \$       | 6,000   |             |                              | \$ 6,000             |             |  |
| Erosion Control                          | Fence only                    | \$       | 5,000   |             | For whole excavation area    | \$ 30,000            |             |  |
| Wetlands Restoration                     |                               | \$       | 15,000  |             |                              | \$ 30,000            |             |  |
| RAO                                      | Perm.or Temp.Solution         | \$       | 12,000  |             | Attempt Perm.Solution        | \$ 8,000             |             |  |
| Sub total                                |                               |          |         | \$ 163,000  |                              |                      | \$ 323,000  |  |
|  |                               |          |         | • · • ·     |                              |                      |             |  |
| SUB TOTAL                                | ļ                             |          |         | \$1,215,000 |                              |                      | \$1,843,000 |  |
| 15% Contingency                          |                               |          |         | \$ 182,250  |                              |                      | \$ 276,450  |  |
| TOTAL                                    |                               | \$       |         | 1,397,250   |                              | \$                   | 2,119,450   |  |
| <u> </u>                                 |                               |          |         |             |                              |                      | ,           |  |
|  | 1                             |          |         |             | 1                            |                      |             |  |
| Post Closure Monitoring (\$4,000/qtr)    | 5 years                       | \$       | 80,000  |             | 20 years                     | \$ 320,000           |             |  |