City of Jacksonville, Florida

Lenny Curry, Mayor

Department of Public Works
Solid Waste Division
1031 Superior Street
Jacksonville, FL 32254
(904) 255-7500
www.coj.net

ONE CITY. ONE JACKSONVILLE.

TO: **Greg Pease, Chief, Procurement Division**

THRU: **John Pappas, P.E., Director, Department of Public Works**

FROM: **Jeffrey S. Foster, P.G., Solid Waste Environmental Engineering Manager**
Will Williams, Chief, Solid Waste Division for

DATE: **November 28, 2018**

SUBJECT: **First Contract Extension Request Environmental Consulting, Testing and O&M Services**
Jacksonville Shipyards
Mechling Engineering & Consulting, Inc.
Contract #10082, RFP P-30-14

The Department of Public Works (DPW) respectfully requests a contract extension for the first of two (2) one (1) year contract renewals for Contract Number 10082. The contract extension request is from December 20, 2018 through December 19, 2019 for Mechling Engineering & Consulting, Inc. for the environmental consulting, testing, operation and maintenance services for the Jacksonville Shipyards project. The contract extension is needed to implement interim source removal actions in two on-site areas (#80 and #84) and complete remedial action design as per the Florida Department of Environmental Protection review of the Site Assessment Report and Report Addendums. Mechling Engineering and Consulting, Inc.'s proposal for these services is attached as Exhibit D and the pricing proposal is attached as Exhibit E. Since work activities at the site are dictated by the long term development plans for the entire site, individual discrete task item activities covered within the proposal are funded by increases in the existing Purchase Order (PO504606).

As part of the contract extension request, the Department of Public Works also seeks to increase the maximum indebtedness of the contract. A total fee increase of $1,175,000.00 is requested to bring the new maximum indebtedness to the City in the amount of $1,925,000.00. Sufficient funding is available in JECP32CSHIP-09910-JEE074-02 and would be transferred to JECP32CSHIP-06522-JEE074-02 under a separate MBRC request and subsequent city council approval. Nothing herein shall be amended, modified or otherwise revised without prior PSEC and Mayor's approval. Please notify the Solid Waste Division when this item will be placed on the agenda so a representative of Solid Waste and DPW can attend.

Jsf/JF Attachments

CC: Nickii Brookins, SWD
Ann Brackin, DPW
Eric Fuller, SWD
Guy Parola, COJ
Tom Daly, COJ

Mechling Engineering & Consulting, Inc.

1714 Belmonte Avenue
Jacksonville, Florida 32207

phone 904.346.5468
fax 800.705.1968

October 17, 2018

Mr. Eric Fuller
Environmental Programs Manager
City of Jacksonville
214 North Hogan St, 10th Floor
Jacksonville, Florida 32202

RE: Request to Renew Contract for Environmental Consulting, Testing and O&M Services
Jacksonville Shipyards
City of Jacksonville P-30-14

Dear Mr. Fuller:

Mechling Engineering appreciates the opportunity to serve you and the City of Jacksonville for the Jacksonville Shipyards contract for Environmental Consulting, Testing and O&M Services. Our contract with the City expires on December 19, 2018. The contract allows the City to engage Mechling Engineering for two additional one-year renewal periods upon mutual agreement of the parties.

Mechling Engineering agrees to the terms in the existing contract and requests the City exercise the first of the two allowed renewals through December 19, 2019.

Thank you for your assistance in this matter. Please contact me at 904-346-5468 or mmechling@mechlingeng.com with any questions.

Sincerely,

Mechling Engineering & Consulting, Inc.

Mark Mechling, P.E., LEED AP
President

Exhibit D

Mechling Engineering & Consulting, Inc.

1714 Belmonte Avenue
Jacksonville, FL 32207

phone 904.346.5468
fax 800.705.1968

REVISION A
October 24, 2018

Mr. Eric Fuller
Environmental Programs Manager
City of Jacksonville
214 North Hogan St, 10th Floor
Jacksonville, Florida 32202

RE: Proposed Scope of Work and Cost Estimate for Environmental Consulting Services
Jacksonville Shipyards
City of Jacksonville P-30-14

Dear Mr. Fuller:

We appreciate the continued opportunity to provide environmental consulting services associated with site rehabilitation of the Jacksonville Shipyards Property. As requested, we have prepared proposed scopes of work and cost estimates for the anticipated tasks required by the City of Jacksonville.

Project Understanding

The Jacksonville Shipyards property (Shipyards Property) is currently owned by the City of Jacksonville, Florida (City). The City assumed ownership of the parcels of land which make up the Shipyards Property (750 and 950 East Bay Street) in 2010 through Special Warranty Deeds upon the bankruptcy of the former owner. As such, the City is the current responsible party for site rehabilitation associated with historic environmental impacts. Site rehabilitation includes tasks anticipated under Florida Administrative Code Chapter 62-780, *Contaminated Site Cleanup Criteria*, such as groundwater monitoring, site investigation, interim source removal plans and actions, and other tasks.

This proposal provides scopes of work and cost estimates for services anticipated by the City to comply with Florida Department of Environmental Protection (FDEP) requirements.

Groundwater Assessment Summary

The groundwater assessment for the Shipyards Property revealed isolated groundwater impacts. Recent monitoring results show that the majority of groundwater impacts across the Property will qualify for no further action without groundwater restrictions. Three areas, labeled as Area 80, Area 84, and the Former Fuel Tank Farm Area, have groundwater contaminant concentrations in excess of certain Groundwater Cleanup Target Levels (GCTLs) and Natural Attenuation Default Concentrations (NADCs). Note: closure of the Former Fuel Tank Farm Area is being addressed under a shared cost agreement between the City and the FDEP and is not included in this proposal.

Active remediation will be required to address the groundwater impacts in Areas 80 and 84 to reduce contaminant concentrations to levels acceptable for conditional or unconditional no further action approval by FDEP.

Summary and Explanation of Proposed Tasks

Task 20 Data Collection

This task will include investigation associated with interim source removal planning for Area 80 and Area 84. This task will include:

- Establishment of a location grid tied to on-site landmarks to be used for documenting investigation results and source removal planning and execution;
- A ground penetrating radar study to determine the locations of debris that may limit a "dig and haul" remedial approach for these areas;
- Soil borings to "ground truth" the findings of the ground penetrating radar study;
- Four lithologic borings to confirm the depth to the hydrogeologic confining unit;
- Groundwater monitoring to delineate free product and groundwater impacts. We propose to utilize a direct push rig to install temporary monitoring wells at 10 locations in Area 80 and 10 locations in Area 84. Both a shallow well and a deep well will be installed at each of the 20 locations, for a total of 40 temporary wells.

  The temporary wells will be constructed with 1 ¼-inch diameter PVC. Shallow wells will be installed to a depth of 13 feet and include 10 feet of 0.01-inch slotted screen. Deep wells will be installed to a depth determined by the four lithologic borings (anticipated to be approximately 40 feet below land surface);
- Free product thickness will be measured in each well;
- Groundwater samples will be collected and submitted for laboratory analysis;
- We propose analysis of each sample for BTEX/MTBE by EPA Method 8021; TRPH (by the FL-PRO Method); SVOCs by EPA Method 8270; TOC by EPA Method 415.1; iron and manganese by EPA Method 6010; nitrate by EPA Method 353.2; alkalinity by SM2320B; Biological Oxygen Demand by SM 5210B; Chemical Oxygen Demand by EPA Method 410.4; and sulfate by EPA Method 300.0;
- A top of casing elevation survey will be performed for each well for use in determining groundwater flow direction; and
- Slug test wills be performed at two locations to determine hydraulic conductivity and groundwater velocity.

Task 21 Preparations of Interim Source Removal Plans for submittal to the City and FDEP

This task will include the preparation of Interim Source Removal Proposals (ISRPs) as described in FAC 62-780.525, Interim Source Removal, for Areas 80 and 84. The ISRPs will be based on site assessment data from site assessment activities during 2015-2018, data derived from Task 20, and bench-scale testing (if required). After approval by the City, the final plans and will be submitted for FDEP approval.

Task 22A Interim Source Removal, Area 80, and

Task 22B Interim Source Removal, Area 84

The scopes of work for interim source removal will be defined under Task 21. Cost estimates for interim source removal are based on the options described in the *Preliminary Remedial Alternatives Screening Report for the Shipyards Property* (Mechling Engineering, 2015). The estimates include one year of post source removal groundwater monitoring. These cost estimates are subject to change based on the final ISRPs.

Task 23 April 2019 Semi-Annual Monitoring Event

This task will be conducted per the requirements of the October 2018 modifications to the Groundwater Monitoring Plan. For sample locations that include metals as target analytes, we will collect filtered groundwater samples for laboratory analysis if stabilized turbidity values exceed 10 Nephelometric Turbidity Units (NTUs).

Upon receipt of laboratory analysis results, we will compile a draft Semi-Annual Groundwater Monitoring Report for City review and comment. A final report will be prepared upon receipt of City comments.

Task 24-26 October 2019, April 2020, and October 2020 Semi-Annual Monitoring Events

See Task 23 description.

Task 27 Meetings, Presentations, and Additional Tasks as Requested

This task has been included for scope items yet to be determined such as additional sampling or monitoring not yet anticipated, attendance at meetings with City and FDEP personnel, response to additional Request(s) for Additional Information (RFIs) from FDEP, preparation of presentations, additional cost estimates, and reports.

Exceptions

- Costs associated with assessment and remediation of the Former Fuel Tank Farm Area are not included in this proposal.
- Investigation and/or source removal planning associated with impacted surficial soils are not included in this proposal.
- Submerged lands are not included in this proposal.
- The budgets for Task 22A and 22B are subject to change depending upon the final ISRPs.

Cost Estimate / Authorization / Scheduling

Our estimated fee for the scopes of work identified is $928,019.70. Our services will be billed on a "time and materials" basis based on the negotiated unit rates for this project. Please see Attachment A for the number of proposed units and unit rates for each task.

Should additional tasks beyond the scope presented herein be requested, a cost estimate will be provided. Please provide the City's Purchase Order and your direction regarding task priorities to initiate the services proposed herein.

Closing

Please contact me at 904-346-5468 or mmechling@mechlingeng.com with any questions.

Sincerely,

Mechling Engineering & Consulting, Inc.

Mark Mechling, P.E., LEED AP
Principal

Exhibit E

ATTACHMENT A

COST ESTIMATE SPREADSHEET

ATTACHMENT A
CITY OF JACKSONVILLE P-30-14

Site Name: Jacksonville Shipyards
Contractor: Mechling Engineering & Consulting, Inc.
COJ PM: Eric Fuller
Department: Engineering
Description: Environmental Consulting, Testing and O&M Services
Date: 10/24/2018, REVISION A

Task 20 Data Collection
Task 21 Interim Source Removal Plans
Task 22A Interim Source Removal, Area 80
Task 22B Interim Source Removal, Area 84
Task 23 April 2019 Semi-Annual Monitoring Event
Tasks 24-26 Three Additional Semi-Annual Monitoring Events
Task 27 Additional Services

				Task 20	Task 21	Task 22A	Task 22B	Task 23	Tasks 24-26	Task 27
Labor Rate	Personnel Category		Totals	Task 20	Task 21	Task 22A	Task 22B	Task 23	Tasks 24-26	Task 27
$61.30	Principal (Partner or Senior Officer)		0							
$57.69	Registered Professional Engineer (PE)		130	50	70			10		
$54.28	Registered Professional Geologist (PG)		0							
$42.21	Engineer (non-registered)		40	20	20					
$41.97	Geologist (non-registered)		0							
$53.85	Senior Scientist		0							
$33.88	Project Scientist		392	168	200			24		
$58.01	Toxicologist		0							
$44.00	Chemist		0							
$25.60	Senior Field Technician		24					24		
$22.35	Field Technician		0							
$57.69	Project Manager		49	25	16			8		
$23.00	Staff Scientist		0							
$26.10	Draftsman/CADD Operator		22	10				12		
$17.26	Clerical		30	5	10			15		
	TOTAL HOURS		687	278	316			93		
	1) Bare Labor Cost		$27,002.27	$11,210.09	$12,754.14	$0.00	$0.00	$3,038.04	$0.00	$0.00
	2) Total Overhead	162.64%	$43,916.49	$18,232.09	$20,743.33	$0.00	$0.00	$4,941.07	$0.00	$0.00
	Profit Rate (lines 1 and 2)	10%	$7,091.88	$2,944.22	$3,349.75	$0.00	$0.00	$797.91	$0.00	$0.00
	Total Labor Cost		$78,010.64	$32,386.40	$36,847.22	$0.00	$0.00	$8,777.02	$0.00	$0.00

Exhibit E

ATTACHMENT A
CITY OF JACKSONVILLE P-30-14

Site Name: Jacksonville Shipyards
Contractor: Mechling Engineering & Consulting, Inc.
COJ PM: Eric Fuller
Department: Engineering
Description: Environmental Consulting, Testing and O&M Services
Date: 10/24/2018, REVISION A

Task 20	Data Collection
Task 21	Interim Source Removal Plans
Task 22A	Interim Source Removal, Area 80
Task 22B	Interim Source Removal, Area 84
Task 23	April 2019 Semi-Annual Monitoring Event
Tasks 24-26	Three Additional Semi-Annual Monitoring Events
Task 27	Additional Services

			Task 20	Task 21	Task 22A	Task 22B	Task 23	Tasks 24-26	Task 27
Equipment	Unit Rates								
P.I.D. Organic Vapor Analyzer (per day)	$75.00	$0.00							
Conductivity Meter, Ph meter, and DO	$105.00	$735.00	5				2		
Water Level Indicator (per day)	$30.00	$510.00	15				2		
Peristaltic Pump (per day)	$35.00	$245.00	5				2		
Hand Auger (per day)	$20.00	$0.00							
Silicon Sampling Tubing (per foot)	$3.60	$180.00	40				10		
Polyethylene Sample Tubing (per foot)	$0.30	$375.00	1100				150		
DI Water (each)	$1.20	$0.00							
Turbidity Meter (per day)	$35.00	$245.00	5				2		
Truck/vehicle (per day)	$100.00	$2,300.00	21				2		
Safety equipment and Expendables	$25.00	$575.00	21				2		
OVT Containers	$0.88	$0.00							
55-gallon drum (each)	$45.00	$1,170.00	25				1		
Survey equipment	$50.00	$50.00	1						
EQUIPMENT SUBTOTAL		$6,385.00	$5,599.00	$0.00	$0.00	$0.00	$786.00	$0.00	$0.00

	Unit Rates								
Soil Boring (per foot)	$10.00	$0.00							
Piezometer Installation (per foot)	$25.00	$27,500.00	1100						
Monitoring Well Installation (per foot)	$29.00	$0.00							
Direct Push Rig (soils) (includes mob) (per day)	$1,650.00	$4,950.00	3						
Mobilization - Drill Rig	$250.00	$0.00							
MW Head Protection at Grade	$165.00	$0.00							
MW Head Protection Above Grade	$215.00	$0.00							
Datalogger and transducer	$125.00	$125.00	1						

Exhibit E

ATTACHMENT A
CITY OF JACKSONVILLE P-30-14

Site Name: Jacksonville Shipyards
Contractor: Mechling Engineering & Consulting, Inc.
COJ PM: Eric Fuller
Department: Engineering
Description: Environmental Consulting, Testing and O&M Services
Date: 10/24/2018, REVISION A

Task 20	Data Collection
Task 21	Interim Source Removal Plans
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Task 27	Additional Services

			Task 20	Task 21	Task 22A	Task 22B	Task 23	Tasks 24-26	Task 27
Abandon 2" monitoring well	$7.00	$0.00							
Non-Hazardous Soil Disposal per Drum	$110.00	$2,200.00	20						
Temp Well Permit Fee (per 10 wells)	$170.00	$680.00	4						
Slug Test Equipment	$300.00	$300.00	1						
Liquid Disposal per Drum	$140.00	$840.00	5				1		
DRILLING SUBCONTRACTOR SUBTOTAL		$36,595.00	$36,455.00	$0.00	$0.00	$0.00	$140.00	$0.00	

Laboratory Analysis - Soils	Unit Rates	Totals							
5 Metals(As, Ba, Cu, Pb, Sb)	$80.00	$0.00							
13 Priority Pollutants Metals + barium	$110.00	$0.00							
EPA Method 6010 Arsenic	$10.00	$0.00							
EPA Method 7470 Mercury	$20.00	$0.00							
EPA Method 6010 Copper	$10.00	$0.00							
EPA Method 6010 Zinc	$10.00	$0.00							
Soil Digestion (metals only)	$5.00	$0.00							
EPA Method 8270 PAHS Only	$80.00	$0.00							
TRPH by FL-PRO Method Soils	$70.00	$0.00							
EPA Method 8021 (Arom+Halocarbons)	$70.00	$0.00							
EPA Method 8270 SVOCs	$150.00	$0.00							
EPA Method 8082 PCBs	$70.00	$0.00							
EPA Method 8081 OrgnoCl Pesticides	$85.00	$0.00							
EPA Method 8141 OrganoP Pesticides	$110.00	$0.00							
EPA Method 8290 Dioxins & Furans	$550.00	$0.00							
EPA Method 8260 VOCs	$90.00	$0.00							
EPA Method 8151 Chlorinated Herbicides	$125.00	$0.00							
EPA TCLP Extraction Metals	$40.00	$0.00							

Exhibit 'E'

ATTACHMENT A
CITY OF JACKSONVILLE P-30-14

Site Name: Jacksonville Shipyards
Contractor: Mechling Engineering & Consulting, Inc.
COJ PM: Eric Fuller
Department: Engineering
Description: Environmental Consulting, Testing and O&M Services
Date: 10/24/2018, REVISION A

Task 20	Data Collection
Task 21	Interim Source Removal Plans
Task 22A	Interim Source Removal, Area 80
Task 22B	Interim Source Removal, Area 84
Task 23	April 2019 Semi-Annual Monitoring Event
Tasks 24-26	Three Additional Semi-Annual Monitoring Events
Task 27	Additional Services

			Task 20	Task 21	Task 22A	Task 22B	Task 23	Tasks 24-26	Task 27
Laboratory Analysis -Waters	Unit Rates								
arsenic and lead	$20.00	$160.00					8		
EPA 8260 VOCs	$90.00	$630.00					7		
EPA Method 6010 Iron (dissolved)	$10.00	$400.00	40						
EPA Method 6010 Manganese (dissolved)	$10.00	$400.00	40						
EPA Method 353.2 Nitrate	$15.00	$600.00	40						
EPA Method 8270 PAHS Only	$80.00	$240.00					3		
TRPH by FL-PRO Method	$70.00	$3,220.00	40				6		
EPA Method 8021 (BTEX/MTBE)	$45.00	$1,800.00	40						
EPA Method 8021 (Halocarbons)	$50.00	$150.00					3		
EPA Method 8270 SVOCs	$150.00	$6,750.00	40				5		
EPA Method 8082 PCBs	$70.00	$0.00							
EPA Method 415.1 TOC	$23.00	$920.00	40						
SM2320B Alkalinity	$15.00	$600.00	40						
SM 5210B Biological Oxygen Demand	$20.00	$800.00	40						
EPA Method 410.4 Chemical Oxygen Demand	$16.00	$640.00	40						
EPA Method 300.0 Sulfate	$14.00	$560.00	40						
LABORATORY SUBCONTRACTOR SUBTOTAL		$17,870.00	$15,520.00	$0.00	$0.00	$0.00	$2,350.00	$0.00	
ADDITIONAL SERVICES									
Ground Penetrating Radar areas 80 and 84	$6,000.00	$6,000.00	1						
Pilot or Bench Scale Plan and Test, Two Areas	$12,000.00	$12,000.00		1					
Task 22A - ISR Area 80, estimated	$312,000.00	$312,000.00			1				
Task 22B - ISR Area 84, estimated	$398,000.00	$398,000.00				1			
Tasks 24-26 Three additional Semi-Annual Monitoring Events (same as Task 23)	$12,053.02	$36,159.06						3	
Task 27	$25,000.00	$25,000.00							1
ADDITIONAL SERVICES SUBTOTAL		$789,159.06	$6,000.00	$12,000.00	$312,000.00	$398,000.00	$0.00	$36,159.06	$25,000.00
TOTAL ESTIMATED FEE		**$928,019.70**	$95,960.40	$48,847.22	$312,000.00	$398,000.00	$12,053.02	$36,159.06	$25,000.00

Exhibit E

EBO FORM 1
SCHEDULE OF SUBCONTRACTOR/SUBCONSULTANT PARTICIPATION

Name of Proposer: **Mechling Engineering & Consulting, Inc.**

Project Title: **Environmental Consulting, Testing, and O&M Services for the Jacksonville Shipyards**

Proposal Number: **P-30-14** Total Base Proposal Amount (if applicable): **Not Applicable**

***Please list all JSEBs first**

Full Company Name	JSEB Category (African-American, Women, Asian, Native American, Non-MBE or Hispanic)	Type of Work to be Performed	Total Contract Value or Percentage
Mechling Engineering & Consulting, Inc.	JSEB (Non-MBE)	Environmental Consulting, Testing, and O&M Services	To be determined
Kirby Development	JSEB (Non-MBE)	Constructability Reviews	To be determined

Attach additional list of subcontractors/sub-consultants as needed

CONSULTANT/SUBCONTRACTOR/SUPPLIER TOTAL VALUES	
African-American Participation Total	
Hispanic-American Participation Total	
Native-American Participation Total	
Asian-American Participation Total	
Woman Participation Total	
Non-MBE Participation Total	**To be determined**

The undersigned will enter into a formal Agreement with the JSEB Suppliers/Consultants/Subcontractors identified herein for work listed in this schedule conditioned upon execution of a contract with the City of Jacksonville. Under penalties of perjury I declare that I have read the foregoing conditions and instructions and the facts are true to the best of my knowledge and beliefs.

Signature of Proposer: _____ Title: President Date: November 27, 2018

Print Name: Mark Mechling, P.E.

PROCUREMENT DIVISION

Jacksonville
Where Florida Begins.

January 8, 2015

The Honorable Alvin Brown, Mayor
City of Jacksonville
4th Floor, St. James Building
Jacksonville, FL 32202

Dear Mayor Brown:

Ref: P-30-14 Environmental Consulting Testing and O&M Services for the Jacksonville Shipyards
Department of Public Works/Solid Waste Division

The Professional Services Evaluation Committee met today in Board Room 851 on the eighth floor of the Ed Ball Building, for the purpose of concluding fee and contract negotiations with the number one ranked company for the above-captioned project.

The following motion and/or recommendation was **adopted**:

That the City of Jacksonville enter into a Contract with Mechling Engineering & Consulting, Inc., for Environmental Consulting, Testing and O& M Services for the Jacksonville Shipyards, by: (i) incorporating the attached Scope of Services identified as Exhibit 'A'; (ii) incorporating the attached Fee Schedule identified as Exhibit 'B'; (iii) incorporating the attached JSEB and MBE participation Sheet identified as Exhibit 'C'; (iv) providing a not-to-exceed maximum indebtedness of $750,000.00; (v) providing the initial period of service from date of execution of contract to December 19, 2018, with two additional one-year renewal options upon satisfactory performance by the consultant. All other terms and conditions are per the RFP and the City's standard contract language. Nothing contained herein shall be amended, modified, or otherwise revised, without prior approval from the PSEC and the Mayor.

If the foregoing meets your approval, please affix your signature and return to my office.

Respectfully submitted,

Gregory Pease, Chief
Procurement Division
Chairman, Professional Services
Evaluation Committee

Cleveland Ferguson III
Deputy Chief Administrative Officer
For: Mayor Alvin Brown
Under Authority of:
Executive Order No. 2015-01

APPROVED:

Alvin Brown, Mayor

This 9th day of January, 2015

GP:

cc: Council Auditor
Sandra Stockwell, OGC
Philip Boston, GAD
Subcommittee Members