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Cost Estimate (Track 1 Cleanup Remedial Actions and OM&M)

Total Project Milestones					
ID	Task Mode	Task Name	Cost	Start	Finish
1		TABLE 1 - REMEDIAL ACTION SCHEDULE	\$3,214,550.00	Tue 2/18/14	Tue 3/28/17
2		BCP APPLICATION TASKS	\$28,000.00	Mon 11/10/14	Tue 1/13/15
3		Application Preparation (including compilation of supporting data)	\$20,000.00	Mon 11/10/14	Tue 11/25/14
4		Application Submission	\$5,000.00	Wed 11/26/14	Mon 12/1/14
5		Execute BCP Agreement	\$0.00	Tue 1/13/15	Tue 1/13/15
6		Fact Sheet, ENB and Newspaper Publishing	\$3,000.00	Mon 12/1/14	Fri 12/5/14
7		30-Day Comment Period	\$0.00	Mon 12/8/14	Thu 1/8/15
8		RAWP SCOPE OF WORK (Pending Track 1 RAWP Approval and Implementation)	\$2,928,650.00	Tue 2/18/14	Thu 4/14/16
9		LONG-TERM REMEDIAL SYSTEM OM&M - (1st Year of OM&M)	\$287,900.00	Thu 1/1/15	Thu 4/14/16
10		Estimated Electrical Operating Expense (12 Months of Operation)	\$12,000.00	Wed 4/15/15	Thu 4/14/16
11		Estimated Sanitary Sewer Discharge Expense (12 Months of Operation)	\$25,000.00	Wed 4/15/15	Thu 4/14/16
12		Restart Remedial System (Following BCA Execution)	\$30,000.00	Thu 3/5/15	Thu 4/30/15
13		System Maintenance for Resuming Operation	\$8,500.00	Thu 3/5/15	Wed 4/15/15
14		Waste Stream Characterization and Disposal (2014 Waste Carbon and Misc. System Waste)	\$20,000.00	Thu 3/5/15	Thu 4/30/15
15		Remote Telemetry System Maintenance	\$1,500.00	Mon 3/30/15	Mon 4/20/15
16		Treatment System Sampling and OM&M	\$164,900.00	Thu 1/1/15	Fri 3/4/16
17		Monthly System Sampling Events (12x per year)	\$42,000.00	Wed 4/15/15	Wed 4/15/15
18		March	\$3,500.00	Tue 3/10/15	Tue 3/10/15
19		April	\$3,500.00	Mon 4/13/15	Mon 4/13/15
20		May	\$3,500.00	Mon 5/11/15	Mon 5/11/15
21		June	\$3,500.00	Wed 6/10/15	Wed 6/10/15
22		July	\$3,500.00	Mon 7/13/15	Mon 7/13/15
23		August	\$3,500.00	Mon 8/10/15	Mon 8/10/15
24		September	\$3,500.00	Thu 9/10/15	Thu 9/10/15
25		October	\$3,500.00	Mon 10/12/15	Mon 10/12/15
26		November	\$3,500.00	Tue 11/10/15	Tue 11/10/15
27		December	\$3,500.00	Thu 12/10/15	Thu 12/10/15
28		January 2016	\$3,500.00	Mon 1/11/16	Mon 1/11/16
29		February 2016	\$3,500.00	Wed 2/10/16	Wed 2/10/16
30		2015 Quarterly Effluent NYC DEP Discharge Parameter Sampling (Addtl' Cost)	\$3,600.00	Tue 3/10/15	Thu 9/10/15
31		1st Quarter 2015	\$900.00	Tue 3/10/15	Tue 3/10/15
32		2nd Quarter 2015	\$900.00	Wed 6/10/15	Wed 6/10/15
33		3rd Quarter 2015	\$900.00	Thu 9/10/15	Thu 9/10/15
34		4th Quarter 2015	\$900.00	Thu 9/10/15	Thu 9/10/15
35		Perform Targeted High-Vac Events on Remote Wells	\$0.00	Tue 3/10/15	Wed 2/17/16
36		Annual Maintenance Activities (2015)	\$119,300.00	Thu 1/1/15	Fri 3/4/16
37		System Components Cleaning	\$15,000.00	Thu 1/1/15	Thu 12/31/15
38		Carbon Change-Out Activities (Assumes 4x per year)	\$80,000.00	Thu 1/1/15	Thu 12/31/15
39		Non-Routine Equipment Maintenance Activities	\$20,000.00	Thu 3/5/15	Fri 3/4/16
40		Telemetry Maintenance Fee	\$800.00	Thu 3/5/15	Fri 3/4/16
41		DOT Permitting Fees	\$3,500.00	Thu 3/5/15	Fri 3/4/16
42		Monthly Treatment System Operation Report	\$51,000.00	Tue 3/10/15	Wed 2/10/16
57		Annual Hazardous Waste Summary Report (For Waste Generated prior year)	\$5,000.00	Fri 1/1/16	Fri 3/25/16
58		TRACK 1 RAWP ACTIVITIES (Fyn Paint)	\$2,422,500.00	Mon 4/20/15	Fri 10/30/15
59		Building Demolition and Waste Disposal Costs	\$509,200.00	Mon 4/20/15	Fri 8/14/15
60		Plan Preparation, Permitting and Agency Approvals	\$55,000.00	Mon 4/20/15	Fri 6/19/15
61		Outstanding RCRA Closure Activities	\$50,000.00	Fri 5/1/15	Mon 6/1/15
62		Site preparation & Building Demolition Activities	\$206,400.00	Wed 7/15/15	Fri 8/14/15

Total Project Milestones					
ID	Task Mode	Task Name	Cost	Start	Finish
63		Demolition Debris Waste Characterization Laboratory Analysis	\$20,000.00	Wed 7/15/15	Fri 8/14/15
64		Disposal of Hazardous Building Demolition Debris (~300 tons)	\$73,800.00	Wed 7/15/15	Fri 8/14/15
65		Disposal of Non-Hazardous Building Demolition Debris (~400 tons)	\$50,000.00	Wed 7/15/15	Fri 8/14/15
66		Supervision, Health and Safety Oversight and Equipment	\$46,500.00	Wed 7/15/15	Fri 8/14/15
67		Project Management	\$7,500.00	Mon 4/20/15	Fri 8/14/15
68		Onsite Excavation, Waste Disposal and Restoration Costs	\$1,913,300.00	Mon 4/20/15	Fri 10/30/15
69		Site preparation (fencing and clearance)	\$5,000.00	Fri 8/14/15	Wed 8/26/15
70		Plan Preparation, Permitting and Agency Approvals	\$55,000.00	Mon 4/20/15	Fri 6/19/15
71		Removal and Disposal Three (3) fuel oil ASTs (Basement) and Three (3) 550-Gallon USTs (1st Floor)	\$45,100.00	Fri 8/14/15	Wed 8/26/15
72		Shoring to 30 ft bg; 400 lft (linear feet) at \$450 per lft	\$180,000.00	Mon 8/17/15	Mon 8/31/15
73		Soil excavation (5,500 tons), labor and equipment	\$129,200.00	Mon 8/31/15	Thu 10/15/15
74		Water treatment (additional temporary equipment [one month] beyond remedial trailer)	\$60,000.00	Wed 9/16/15	Thu 10/15/15
75		Waste Characterization Laboratory Analysis	\$15,000.00	Wed 8/26/15	Thu 10/8/15
76		Soil disposal, hazardous, 2,500 tons at \$246 per ton	\$615,000.00	Mon 8/31/15	Thu 10/15/15
77		Soil disposal, non-hazardous, 3,000 tons at \$125 per ton	\$375,000.00	Mon 8/31/15	Thu 10/15/15
78		Confirmation Samples - Surveying and Laboratory Analysis	\$20,000.00	Mon 9/28/15	Wed 10/7/15
79		Excavation Extent Demarcation Layer Installation and Survey	\$12,000.00	Thu 10/15/15	Fri 10/23/15
80		Backfill (5,500 tons), \$44 per ton - 1/2-inch gravel	\$242,000.00	Wed 10/21/15	Fri 10/30/15
81		Backfill installation/compaction	\$15,000.00	Wed 10/21/15	Fri 10/30/15
82		Supervision, Health and Safety Oversight and Equipment	\$110,000.00	Fri 8/14/15	Fri 10/30/15
83		Project Management	\$35,000.00	Fri 8/14/15	Fri 10/30/15
84		PREPARATION OF SITE MANAGEMENT REPORT	\$24,000.00	Tue 9/15/15	Wed 12/23/15
85		Prepare and Submit Site Management Report to NYSDEC	\$19,000.00	Tue 9/15/15	Fri 10/30/15
86		NYSDEC Approval of Site Management Plan	\$0.00	Mon 11/16/15	Tue 11/24/15
87		Public Notice and Citizen Participation Activities	\$5,000.00	Mon 11/9/15	Wed 12/23/15
88		PREPARATION OF FINAL ENGINEER REPORT	\$23,000.00	Tue 9/15/15	Mon 12/14/15
89		Prepare and Submit Final Engineer Report to NYSDEC	\$23,000.00	Tue 9/15/15	Fri 11/20/15
90		NYSDEC Approval of Site Management Plan	\$0.00	Fri 11/20/15	Mon 12/14/15
91		INSTITUTIONAL CONTROL ACTIVITIES	\$5,000.00	Wed 12/23/15	Wed 12/23/15
92		Deed Restriction Filing	\$5,000.00	Wed 12/23/15	Wed 12/23/15
93		POST-EXCAVATION FIELD ACTIVITIES (Pending Effectiveness Evaluation) - If Required by NYSDEC	\$45,500.00	Tue 2/18/14	Tue 11/24/15
94		In-Situ Chemical Oxidation (RegenOx) Activities	\$12,000.00	Tue 2/18/14	Wed 2/19/14
95		Application within Fyn Paint UST Excavation	\$12,000.00	Mon 11/9/15	Tue 11/10/15
96		Site-Wide Soil Vapor Intrusion Investigation	\$33,500.00	Tue 9/1/15	Tue 11/24/15
97		Finalize Access Agreements (Offsite Property Owners)	\$6,000.00	Tue 9/1/15	Tue 10/13/15
98		Perform Soil Vapor Intrusion Sampling	\$21,000.00	Mon 10/12/15	Wed 10/21/15
99		Site-Wide Soil Vapor Intrusion Report	\$6,500.00	Wed 10/21/15	Tue 11/24/15
100		LONG-TERM SITE GW MONITORING ACTIVITIES (2015 to 2016) - If Required by NYSDEC	\$120,750.00	Mon 3/23/15	Thu 2/18/16
101		2015 Monitoring Period	\$51,750.00	Mon 6/15/15	Thu 2/18/16
102		2nd Quarter Sampling Event	\$17,250.00	Mon 6/15/15	Fri 8/14/15
103		Quarterly Groundwater Sampling	\$9,250.00	Mon 6/15/15	Thu 6/18/15
104		GW Analytical Cost	\$3,500.00	Mon 6/15/15	Thu 6/18/15
105		Quarterly Groundwater Reporting	\$4,500.00	Mon 6/15/15	Fri 8/14/15
106		3rd Quarter Sampling Event	\$17,250.00	Tue 9/22/15	Mon 11/23/15
107		Quarterly Groundwater Sampling	\$9,250.00	Tue 9/22/15	Fri 9/25/15
108		GW Analytical Cost	\$3,500.00	Tue 9/22/15	Fri 9/25/15
109		Quarterly Groundwater Reporting	\$4,500.00	Tue 9/22/15	Mon 11/23/15
110		4th Quarter Sampling Event	\$17,250.00	Tue 12/15/15	Thu 2/18/16

Total Project Milestones					
ID	Task Mode	Task Name	Cost	Start	Finish
111		Quarterly Groundwater Sampling	\$9,250.00	Tue 12/15/15	Fri 12/18/15
112		GW Analytical Cost	\$3,500.00	Tue 12/15/15	Fri 12/18/15
113		Quarterly Groundwater Reporting	\$4,500.00	Tue 12/15/15	Thu 2/18/16
114		2016 Monitoring Period	\$69,000.00	Mon 3/23/15	Wed 2/17/16
115		1st Quarter Sampling Event	\$17,250.00	Mon 3/23/15	Fri 5/22/15
116		Quarterly Groundwater Sampling	\$9,250.00	Mon 3/23/15	Thu 3/26/15
117		GW Analytical Cost	\$3,500.00	Mon 3/23/15	Thu 3/26/15
118		Quarterly Groundwater Reporting	\$4,500.00	Mon 3/23/15	Fri 5/22/15
119		2nd Quarter Sampling Event	\$17,250.00	Mon 6/22/15	Fri 8/21/15
120		Quarterly Groundwater Sampling	\$9,250.00	Mon 6/22/15	Thu 6/25/15
121		GW Analytical Cost	\$3,500.00	Mon 6/22/15	Thu 6/25/15
122		Quarterly Groundwater Reporting	\$4,500.00	Mon 6/22/15	Fri 8/21/15
123		3rd Quarter Sampling Event	\$17,250.00	Mon 9/21/15	Fri 11/20/15
124		Quarterly Groundwater Sampling	\$9,250.00	Mon 9/21/15	Thu 9/24/15
125		GW Analytical Cost	\$3,500.00	Mon 9/21/15	Thu 9/24/15
126		Quarterly Groundwater Reporting	\$4,500.00	Mon 9/21/15	Fri 11/20/15
127		4th Quarter Sampling Event	\$17,250.00	Mon 12/14/15	Wed 2/17/16
128		Quarterly Groundwater Sampling	\$9,250.00	Mon 12/14/15	Thu 12/17/15
129		GW Analytical Cost	\$3,500.00	Mon 12/14/15	Thu 12/17/15
130		Quarterly Groundwater Reporting	\$4,500.00	Mon 12/14/15	Wed 2/17/16
131		LONG-TERM REMEDIAL SYSTEM OM&M - (2nd Year of OM&M) ***As Per Con Edison Settlement Agreement***	\$257,900.00	Wed 4/15/15	Tue 3/28/17
132		Estimated Electrical Operating Expense (12 Months of Operation)	\$12,000.00	Wed 4/15/15	Thu 4/14/16
133		Estimated Sanitary Sewer Discharge Expense (12 Months of Operation)	\$25,000.00	Wed 4/15/15	Thu 4/14/16
134		Treatment System Sampling and OM&M	\$164,900.00	Thu 3/10/16	Wed 3/8/17
135		Monthly System Sampling Events (12x per year)	\$42,000.00	Thu 3/10/16	Mon 2/13/17
136		March	\$3,500.00	Thu 3/10/16	Thu 3/10/16
137		April	\$3,500.00	Mon 4/11/16	Mon 4/11/16
138		May	\$3,500.00	Tue 5/10/16	Tue 5/10/16
139		June	\$3,500.00	Mon 6/13/16	Mon 6/13/16
140		July	\$3,500.00	Mon 7/11/16	Mon 7/11/16
141		August	\$3,500.00	Wed 8/10/16	Wed 8/10/16
142		September	\$3,500.00	Mon 9/12/16	Mon 9/12/16
143		October	\$3,500.00	Mon 10/10/16	Mon 10/10/16
144		November	\$3,500.00	Thu 11/10/16	Thu 11/10/16
145		December	\$3,500.00	Mon 12/12/16	Mon 12/12/16
146		January 2017	\$3,500.00	Tue 1/10/17	Tue 1/10/17
147		February 2017	\$3,500.00	Mon 2/13/17	Mon 2/13/17
148		2015 Quarterly Effluent NYC DEP Discharge Parameter Sampling (Addtl' Cost)	\$3,600.00	Thu 3/10/16	Tue 12/13/16
149		1st Quarter 2016	\$900.00	Thu 3/10/16	Thu 3/10/16
150		2nd Quarter 2016	\$900.00	Fri 6/10/16	Fri 6/10/16
151		3rd Quarter 2016	\$900.00	Tue 9/13/16	Tue 9/13/16
152		4th Quarter 2016	\$900.00	Tue 12/13/16	Tue 12/13/16
153		Perform Targeted High-Vac Events on Remote Wells	\$0.00	Thu 3/10/16	Tue 2/14/17
154		Annual Maintenance Activities (2016)	\$119,300.00	Thu 3/10/16	Wed 3/8/17
155		System Components Cleaning	\$15,000.00	Thu 3/10/16	Wed 3/8/17
156		Carbon Change-Out Activities (Assumes 4x per year)	\$80,000.00	Thu 3/10/16	Wed 3/8/17
157		Non-Routine Equipment Maintenance Activities	\$20,000.00	Thu 3/10/16	Wed 3/8/17
158		Telemetry Maintenance Fee	\$800.00	Thu 3/10/16	Wed 3/8/17

Total Project Milestones

ID	Task Mode	Task Name	Cost	Start	Finish
159		DOT Permitting Fees	\$3,500.00	Thu 3/10/16	Wed 3/8/17
160		Monthly Treatment System Operation Report	\$51,000.00	Thu 3/10/16	Mon 2/13/17
161		12 Monthly Reports (per year)	\$45,000.00	Thu 3/10/16	Mon 2/13/17
162		March	\$3,750.00	Thu 3/10/16	Thu 3/10/16
163		April	\$3,750.00	Mon 4/11/16	Mon 4/11/16
164		May	\$3,750.00	Tue 5/10/16	Tue 5/10/16
165		June	\$3,750.00	Mon 6/13/16	Mon 6/13/16
166		July	\$3,750.00	Mon 7/11/16	Mon 7/11/16
167		August	\$3,750.00	Wed 8/10/16	Wed 8/10/16
168		September	\$3,750.00	Mon 9/12/16	Mon 9/12/16
169		October	\$3,750.00	Mon 10/10/16	Mon 10/10/16
170		November	\$3,750.00	Thu 11/10/16	Thu 11/10/16
171		December	\$3,750.00	Mon 12/12/16	Mon 12/12/16
172		January	\$3,750.00	Tue 1/10/17	Tue 1/10/17
173		February	\$3,750.00	Mon 2/13/17	Mon 2/13/17
174		Annual Treatment System Operation Summary Report	\$6,000.00	Fri 12/23/16	Thu 2/2/17
175		Annual Hazardous Waste Summary Report (For Waste Generated prior year)	\$5,000.00	Tue 1/3/17	Tue 3/28/17