March 11, 2024

Mr. Jonathan Love
Environmental Science Specialist
Petroleum Tank Cleanup Section
Montana Department of Environmental Quality
P.O. Box 200901
Helena MT 59620-0901

RE: Additional Corrective Action Work Plan for Petroleum Release at the Former Bair's Truck Stop (Former Broadway Truck Stop)
315 13th Street West, Hardin, Big Horn County, Montana
Facility ID #02-05752, TID-17781, Release #2603, WP ID #34805

Owner/ Responsible Party:	Broadway Truck Stops 6409 E. Sharp Avenue Spokane, WA 99212	**Consultant/ Work Plan Preparer:**	Pioneer Technical Services, Inc. Charles L. Peterson, P.G. 2310 Broadwater Ave, Suite 1 Billings, MT 59102 cpeterson@pioneer-technical.com

Dear Mr. Love:

On behalf of Broadway Truck Stops, Pioneer Technical Services, Inc. prepared the following Additional Corrective Action Work Plan and cost estimate for performing additional corrective action work at the former Broadway Truck Stop in Hardin, Montana. As requested in correspondence dated January 22, 2024, from the Montana Department of Environmental Quality, our scope of work and associated proposed costs are outlined below.

If you have any questions concerning this project or the proposed scope of work, please contact me at (406) 702-2430 or cpeterson@pioneer-technical.com.

Sincerely,

Pioneer Technical Services, Inc.

Charles L. Peterson, P.G.
Program Manager

Attachment 1: Figures
Attachment 2: Cost Estimates
Attachment 3: Subcontractor Bids

cc: Mr. Damon Borden, Broadway Truck Stops, 6409 E Sharp Avenue, Spokane, WA 99212

EXECUTIVE SUMMARY

The purpose of this document is to provide an Additional Corrective Action Work Plan (work plan) for the former Broadway Truck Stop (Facility ID #02-05752) facility (Site), as requested in electronic correspondence from the Montana Department of Environmental Quality (DEQ) dated January 22, 2024. The purpose of the proposed work activities is to significantly clean up the release and help determine a pathway to remediation and closure.

This work plan involves several cleanup actions at the Site: excavation and landfill disposal of petroleum-impacted soil, application of a remediation fluid, well abandonment, repairs to existing wells, installation of additional wells, and conducting two semi-annual groundwater monitoring events using the repaired, new, and existing monitoring wells following excavation of impacted soil and remediation fluid application.

Three separate areas of petroleum impacts from past Site usage have been identified at the facility: the former underground storage tank (UST) basin, the former diesel supply piping and dispenser island (eastern), and the former gasoline pump island (western) location. All three of these areas contain subsurface soil with residual petroleum impacts above respective DEQ risk-based screening levels. The petroleum-impacted soil is actively contributing dissolved-phase petroleum hydrocarbons to the Site's groundwater.

Release #2603 occurred in 1995 and was initially investigated in November 1996 with the installation of five groundwater monitor wells labeled MW-1, MW-2, MW-3, MW-4, and MW-5. Groundwater monitoring occurred from that time until 2012 when an additional remedial investigation (RI) was completed and three additional wells were installed, labeled as FJ-06-12, FJ-07-12, and FJ-08-12. Groundwater monitoring occurred in 2014 and again more recently in 2023. During the 2023 monitoring event, it was discovered that that wells MW-2, MW-5, and FJ-06-12 had damaged flush mount covers and need repair.

The previous property owner, Broadway Group, sold the facility to Town Pump at the end of 2023. The Broadway Group has retained responsibility for Release #2603, and Pioneer Technical Services, Inc. (Pioneer) prepared this work plan on their behalf. Town Pump has ceased the sale of fuel, emptied the USTs, and is planning to remove the USTs and all associated piping and equipment.

Discussions between the DEQ, Broadway Group, and Town Pump defined the scope of this work plan, which is to remove petroleum-impacted soil immediately following the removal of the tank systems followed by application of a remediation fluid, additional well abandonment, repair and replacement of existing wells, and semi-annual groundwater monitoring.

The DEQ outlined these recommendations in the work plan request letter dated January 22, 2024. These recommended actions include the excavation and landfill disposal of petroleum-impacted soil, remediation fluid application, monitoring well network fortification and semi-annual groundwater monitoring and reporting. These activities are detailed in the following work plan.

1 FACILITY SUMMARY AND CURRENT CONDITIONS

Site Description

The location and layout of the subject facility are shown on Figure 1 and Figure 2, in Attachment 1. The current use of the property is as a liquor store and sandwich shop. Retail gasoline and diesel storage and dispensing has ceased at the facility. The previous use of the facility for the last 50 years has been as a convenience store, retail and commercial fueling station, and a courtesy semi-truck parking area for commercial long-haul vehicles. As shown on Figure 2, the facility consists of a rectangular-shaped parcel with two unique halves. The western half of the parcel is occupied by a store building, former retail dispenser islands with a canopy, former commercial dispenser islands with no canopy, an UST basin, and asphalt covering the remaining open space. The eastern half of the parcel is an open gravel parking area used for temporary parking of commercial vehicles. The location of the UST basin, dispenser islands, and other Site features are provided on Figure 2.

Currently, eight groundwater monitoring wells exist at the facility. The groundwater monitoring well network is considered inadequate since the downgradient extent of the dissolved-phase plume is not well defined. The existing well network is also considered inadequate to monitor the effectiveness of the cleanup activities proposed herein.

Site and Release Background Information

The former Bair's Truck Stop, also known as 'Broadway Truck Stop', was operated as a retail gasoline sales facility since at least the 1970s. Release #2603 was initially reported via a DEQ 24-Hour Release Report on May 24, 1995 (Mountain States Petroleum, 1995a). According to the 30-Day Release Report dated June 8, 1995, Release #2603 occurred from a hole in an 8,000-gallon gasoline tank labeled as Tank #2. The release was estimated to be approximately 1,700 gallons and occurred between November 1994 to May 1995 (Mountain States Petroleum, 1995b).

The release was initially investigated in November 1996 with the installation of five groundwater monitoring wells labeled MW-1, MW-2, MW-3, MW-4, and MW-5. Groundwater monitoring occurred from the that time until 2012 when an additional RI was completed and three additional wells were installed, labeled as FJ-06-12, FJ-07-12, and FJ-08-12. Groundwater monitoring occurred in 2014 and again more recently in 2023.

The Site is underlain by clay-rich, alluvial soil, and groundwater exists from 6 to 10 feet below ground surface (bgs). Sandy gravel exists at depths greater than 10 feet at the Site. Groundwater flow direction is toward the southeast. This area of Hardin is supplied by municipal city water services.

The previous investigative and monitoring reports indicate that Release #2603 has impacted soil and groundwater within and near the UST basin. Corrective actions to address the release have been limited to minor soil removal actions in the tank basin due to the continued use of the tank system. The proposed removal of the tank system will allow access to the remaining impacted

soil present within and near the UST basin and other source areas, such as the dispenser islands and supply piping chases.

2 Objectives of Additional Corrective Action Work Plan

The primary objective of the work plan is to safely and cost effectively remove and transport the petroleum-impacted subsurface soil from the Site for landfill disposal. Petroleum-impacted soil has been identified in three discrete areas: the UST basin, the western pump island, and the eastern pump island.

3 Cleanup Method Chosen

The excavation and landfill disposal of petroleum-impacted soil was selected as the most feasible, safe, and cost-effective method of addressing petroleum source areas at the Site. Pioneer recommends excavating petroleum-impacted soil immediately following tank and pipe removal activities at the Site. The proposed removal of the Site's underground infrastructure offers a safe and cost-effective opportunity to simultaneously remove the petroleum-impacted soil while the subsurface is exposed. The excavations will likely be advanced into the Site's saturated soil as shallow groundwater exists at the Site. Therefore, following soil excavation and prior to backfilling, we propose to apply a remediation fluid to address any remaining residual petroleum impacts to soil and groundwater. The groundwater monitoring well network needs repairs, and additional wells are expected to be needed to fully determine the magnitude and extent of the dissolved-phase plume. Once the well network is adequate, the Site will be placed on a groundwater monitoring schedule to monitor the natural attenuation of the plume.

4 Additional Corrective Action Work Plan Tasks

In summary, the scope for this work plan includes excavating and hauling petroleum-impacted soil to the nearby Big Horn County landfill for disposal, collecting discrete and composite soil confirmation soil samples, applying a remediation fluid to excavation, backfilling the areas with clean fill, restoring the Site to pre-excavation conditions, completing well repairs and new installations, and conducting two semi-annual groundwater sampling events and reporting.

Specifically, this work plan proposes the following actions to achieve these goals:

- Removing petroleum-impacted soil from the former eastern pump island area, western pump island area, and UST basin.
- Collecting discrete and composite soil confirmation samples from the base and sidewalls of the excavations.
- Applying the remediation fluid PetroFix® Remediation Fluid (PetroFix®) to the sidewalls and base of the excavation as designed by the manufacturer, REGENESIS, Inc, prior to backfilling the excavation.
- Backfilling the excavation with clean material.

- Loading, hauling, and disposing of approximately 800 cubic yards (cy) of petroleum-impacted soil at the landfill.
- Analyzing discrete and confirmation soil samples for petroleum constituents as required by the Montana Risk-Based Corrective Action (RBCA) Guidance for Petroleum Releases (DEQ, 2018 and 2020a).
- Abandoning, repairing, and installing additional groundwater monitoring wells to further expand the well network and performing semi-annual groundwater monitoring.
- Validating all laboratory analytical data using DEQ's Data Validation Summary Form.
- Discussing work plan tasks and results with DEQ's project manager; any modifications required to complete the work plan objectives will be submitted and agreed upon.
- Updating the Release Closure Plan (RCP) and discussing the results with DEQ's project manager.
- Submitting a Cleanup Report that details the results of the cleanup.
- Work plan and reports will be submitted electronically following the Petroleum Tank Cleanup Section submittal requirements.

These cleanup activities will be provided to remediate and resolve Release #2603. The work will include the following tasks:

The purpose of the work proposed herein is to perform the removal and landfill disposal of petroleum-impacted soil in the vicinity of the UST basin, eastern pump island, and western pump island at the Site. As requested by the DEQ, Pioneer proposes the following scope of work:

Task 1 Project Management, Permitting and Planning
Task 2 Soil Excavation, Haul & Landfill Disposal, and Remediation Fluid Application
Task 3 Monitoring Well Abandonment, Repair, and Installation
Task 4 Semi-Annual Groundwater Monitoring
Task 5 Reporting

The following sections describe each task for the proposed work along with Pioneer's cost estimate and proposed schedule.

4.1 Task 1 – Project Management and Planning

Task 1 Project Management and Planning work will include:

- Prepare a work plan and cost estimate.
- Develop bid requests for subcontractor solicitation.
- Landfill soil disposal acceptance and coordination.
- Subcontractor selection and oversight.

- Coordinate utility locates.
- Project scheduling.
- Prepare a Health and Safety Plan.
- Coordinate with subcontractors, owners, and regulators.
- Site work preparation.

The selected excavation contractor will notify Montana 811 for utility locates prior to excavation activity. A private utility locate company will locate the private utilities owned and maintained by the facility. Pioneer field personnel will document the locations of marked underground and aboveground utilities on the figures provided with the final report.

4.2 Task 2 – Soil Excavation, Haul, & Landfill Disposal, and Remediation Fluid Application

Soil Excavation and Landfill Disposal
Pioneer proposes the excavation of approximately 400 cy of petroleum-impacted soil from the UST basin, approximately 200 cy of petroleum-impacted soil from the western pump island (gasoline), and 200 cy of material from the eastern (diesel) supply piping trench and pump islands. The impacted material is expected to be encountered at approximately 3 to 5 feet bgs for all excavation areas. Maximum excavation depth will be 3 feet below the existing water table. Assuming groundwater exists at 6 feet bgs, the assumed maximum excavation depth is 9 feet bgs. For each excavation area, overburden material is expected to extend from 0 to 5 feet bgs. The proposed excavation areas are shown on the Site Map, Figure 2 in Attachment 1. The petroleum-impacted soil will be removed using a track-mounted excavator and hauled to the Big Horn County Landfill for disposal. Pioneer estimates that to excavate the petroleum-impacted soil at depth, approximately 575 cy of clean overburden soil from the UST basin, approximately 208 cy of clean overburden soil from the western pump island, and 308 cy of clean overburden soil from the diesel supply piping and pump islands will need to be excavated. The clean soil, approximately 1,091 cy, will be temporarily stockpiled on the Site and then used as backfill. The excavated areas will be backfilled with the clean, stockpiled overburden soil after removal of the petroleum-impacted soil is confirmed through soil screening.

Pioneer field personnel (either an engineer or geologist) will be present on Site during the excavation activities to complete the following tasks: log the soil types and consistencies, screen soil with a photoionization detector (PID), supervise the excavation process, collect closure confirmation samples, and document any visible signs of petroleum impacts and other field observations.

Soil Screening and Sampling
Use of a PID will aid the field personnel in screening the soil for removal. During the soil sampling procedures, Pioneer field personnel will place a portion of each collected soil sample into a labeled, air-tight container and allow adequate time for hydrocarbons, if present, to volatilize. After the equilibration period, the headspace of each sample will be scanned with the

PID. The PID readings from each collected soil sample will be reviewed and recorded by Pioneer field personnel and used to determine the extent of soil removal in the field.

After the excavation is complete, Pioneer field personnel will collect confirmation soil samples from the base and sidewalls of the excavations to document the following: (1) removal of the "worst case" petroleum-impacted soil and (2) residual hydrocarbon concentrations, if any, in the underlying soil at the base and sidewalls of the excavations.

The confirmation soil samples will be placed into laboratory-supplied containers, labeled, stored on ice, and submitted to Energy Laboratories, Inc. (Energy) in Billings, Montana, for Volatile Petroleum Hydrocarbons (VPH) and Extractable Petroleum Hydrocarbons (EPH) screen. Select samples will be tested for the lead scavengers, 1,2 dibromoethane (EDB) or 1,2-dichloroethane (DCA).

Chain of custody documentation will accompany all confirmation soil samples.

Remediation Fluid Application
Following excavation of impacted soil and to address any remaining impacts of the gasoline to soil and groundwater, Pioneer is proposing the application of PetroFix®, a remediation treatment fluid, into the pooled groundwater and base and sidewalls of the excavations prior to backfilling. PetroFix® is an environmentally compatible formulation of micron scale activated carbon combined with both slow and quick release inorganic electron receptors. PetroFix® is designed to remediate petroleum hydrocarbons without requiring time-consuming and expensive *ex-situ* groundwater treatment and disposal of the groundwater from the excavation. We are proposing to apply 1,200 pounds to the UST basin excavation, 400 pounds to the western dispenser island, and 400 pounds into the diesel dispenser excavation (eastern dispenser island). Following the application of PetroFix®, the excavations will be backfilled with clean material, and the Site restored to a level, safe condition.

4.3 Task 3 – Monitoring Well Abandonment, Repair, and Installation

The work plan includes abandonment of two existing wells (MW-2 and FJ-07-12) during the soil excavation process followed by repairing two wells (MW-5 and FJ-06-12) and drilling and installing five additional wells in the area downgradient of the source areas, including the former UST basin and fueling islands.

The anticipated total depth of the monitoring wells is 15 feet bgs. This is based on groundwater measured at 6 to 8 feet bgs at the Site. Final boring locations will be determined in the field after consulting the Montana DEQ project manager and based on accessibility, underground utilities, the presence of unforeseen impedances, or other factors. We will advance the soil borings using Pioneer's direct-push Geoprobe® drill rig and associated equipment to conduct the soil investigation. Using a direct-push drill rig will minimize Site disturbance, minimize the amount of investigation derived waste (cuttings), and allow access for drilling near and around the new Site building and appurtenances during this portion of the investigation.

Final boring locations will be determined in the field after consulting the Montana DEQ project manager and will be based on accessibility, underground utilities, the presence of unforeseen impedances, or other factors. The proposed locations of the additional wells are shown on the Site map, Figure 2.

For the groundwater monitoring well installation phase, the team will use the Geoprobe® drill rig to construct the monitoring wells. The monitoring wells will be constructed with 1.5-inch diameter, schedule 40 polyvinyl chloride (PVC) pipe. All well screens and piping will be delivered to the Site factory wrapped. Each well will be constructed using a prepack well screen consisting of 0.010-inch, factory-slotted PVC screen covered with a 65-mesh stainless steel screen and filled with 20/40 mesh silica sand. The wells will be screened from 5 to 15 feet bgs. The remainder of the borehole will be completed with PVC riser pipe to grade. The annular space between the prepack well screen and the borehole will have 0.10- to 0.20-inch sand completion to 1 foot above the screen, and the remaining annular space between the well casing and the borehole will have a bentonite seal. The wells will be secured with flush mount bolt-down covers set in concrete. The newly constructed wells will be developed after construction. Since the existing wells have not been sampled in more than nine years, the five existing wells will also be redeveloped. Each well will be considered developed once clear of sediment or after being pumped with a submersible pump or surface pump for one hour.

Following well installation and development, the new wells will be surveyed by a licensed surveyor and the top of casings will be determined to be within 0.01 feet of mean sea level. The survey crew will also survey on-Site and nearby structures, utilities, Site features, and appurtenances.

A Pioneer engineer or geologist will supervise drilling operations and be present to collect, screen, and log soil types. Soil samples will be collected at continuous intervals, and personnel will log the soil type and consistencies and document any visible signs of petroleum impacts. Standard headspace readings will be collected using a PID meter. A portion of each soil sample will be placed into an airtight container, labeled, and allowed sufficient time for the hydrocarbons, if present, to volatilize. After the equilibration period, each sample will be scanned with a PID meter by inserting the sampling probe into the headspace of the container. The PID readings from each soil sample collected from each borehole will be reviewed and recorded. The sample with the highest reading or with other signs indicating petroleum impacts will be selected for laboratory analysis. The sample collected closest to the water table at the time of drilling will also be submitted for analysis. A composite sample from the 2- to 10-foot interval will be submitted for analysis. A maximum of two samples from each monitoring well boring and a maximum of four duplicate samples will be submitted for laboratory analysis for a total of 42 soil samples. The selected samples will be placed into a laboratory-supplied container, labeled, stored on ice, and submitted to Energy in Billings, Montana, for VPH, EPH screen, and lead scavengers (EDB and DCA) analyses. If the EPH screen result for soil is greater than 200 milligrams per kilogram, the sample will be submitted for EPH fractionation analysis without polycyclic aromatic hydrocarbons (PAHs). For this work plan, we are assuming that half of the samples will require EPH fractionation. Chain of custody documentation will accompany the samples.

4.4 Task 4 – Groundwater Monitoring

This work plan proposes performing two semi-annual groundwater monitoring events. The first event will be conducted after the soil excavations are complete. The second event will be conducted six months later. During each semi-annual event, Pioneer will collect groundwater samples from the existing and newly installed monitoring wells. For each event, we will gauge and purge the wells and collect groundwater samples. We will attempt to complete the sample events in conjunction with the typically high and low groundwater conditions.

Prior to groundwater sample collection, we will gauge each of the ten monitoring wells for the presence of light non-aqueous phase liquid (LNAPL). Each well will be gauged using an electronic interface probe capable of detecting water or LNAPL hydrocarbons to within 0.01 feet. If the well does not contain LNAPL, the team will collect groundwater samples. If LNAPL is detected, the team will not collect any samples, will note the conditions in a logbook, and notify the DEQ project manager.

The groundwater samples will be collected according to low-flow sample techniques. To ensure representative groundwater samples are collected, we will monitor the water quality parameters for the following intrinsic bioremediation indicators and allow them to stabilize during the purging process prior to sample collection: temperature (plus or minus 3%), pH (plus or minus 0.1), dissolved oxygen (plus or minus 10%), specific conductivity (plus or minus 3%), oxidation reduction potential (plus or minus 10 millivolts), and turbidity (plus or minus 10%). To complete groundwater sampling according to DEQ's low-flow sampling guidance, the wells will be gauged at each field parameter monitoring interval with a water level meter to ensure that excessive drawdown (plus or minus 0.3 feet) does not occur prior to sampling.

We will collect the groundwater samples with a peristaltic or submersible bladder pump and disposable tubing and transfer the samples to the appropriate laboratory containers. New, decontaminated containers will be supplied by the laboratory prior to sample collection. Groundwater samples from all 14 monitoring wells will be submitted for laboratory analysis of VPH and EPH Screen We are assuming that half of the EPH samples will require EPH fractionation without PAHs.

Analysis of groundwater samples will be in accordance with DEQ's RBCA Guidance for Petroleum Releases (DEQ, 2018 and DEQ 2020a). We will collect one field duplicate during each sample event. Each sample container will be preserved as directed by the laboratory, labeled, and packaged on ice. The samples will be delivered to Energy. Chain of custody documentation will accompany the samples.

Purge water generated during the sampling activities will be infiltrated into the grassy areas available at the Site in accordance with Montana DEQ standards.

4.5 Task 5 –Reporting

Pioneer will prepare three separate reports for this work plan. One Excavation and Disposal Report, one RI Report, and one Groundwater Monitoring Report.

Excavation and Disposal of Soil Report
Following completion of the excavation, Pioneer will prepare an Excavation and Disposal of Soil Report detailing the results of the excavations and soil disposal. The report will detail the methodology and results of the excavations. The report will be prepared according to DEQ's Montana Cleanup Guidance for Petroleum Releases report expectations (DEQ, 2020b) and will include the following:

- Updated facility maps illustrating locations of utilities, former fuel systems, Site building, locations of petroleum source material areas, receptors including underground utilities, soil excavation areas, and locations of existing groundwater monitoring wells.
- Summary tables with the locations/depths and laboratory analytical data of confirmation soil samples.
- Laboratory analytical reports for the excavation of confirmation soil samples.
- Field sample data sheets and related field data.
- Data validation documentation using DEQ's Data Validation Summary Forms.
- An updated RCP.

Remedial Investigation Report
Following the well installation activities and first round of groundwater sampling, Pioneer will report the results of the new well installation and sampling event in a RI Report. The report will include the following:

- Updated facility maps illustrating locations of the new monitoring wells, locations of existing monitoring wells, underground utilities, UST basin and supply piping and dispenser islands, and other surface features.
- Soil lithology cross-sections.
- Tables summarizing locations/depths of field data, laboratory analytical data for soil and vapor samples, and laboratory analytical data for new and previous groundwater samples.
- Laboratory analytical reports for soil and groundwater samples.
- Logs, field data sheets, and related field data.
- Data validation.
- Recommendations relevant for further remediation system installation and operation.
- An appended RCP.

The report will be submitted within 45 days of receipt of the analytical data and accompanying groundwater monitoring data.

Groundwater Monitoring Report
Following completion of the second semi-annual groundwater monitoring event, Pioneer will prepare a Groundwater Monitoring Report detailing the methodology and results of the second monitoring event. The report will be prepared according to DEQ's Montana Cleanup Guidance for Montana Groundwater Monitoring Work Plan and Report Guidance for Petroleum Releases. (DEQ, 2021) format, and will include the following:

- Updated facility maps illustrating locations of utilities, former fuel systems, Site buildings, locations of petroleum source material areas, receptors including underground utilities, soil excavation areas, and locations of existing groundwater monitoring wells.
- Tables summarizing field data and cumulative laboratory analytical data for soil confirmation samples and second round of groundwater monitoring.
- Summary tables with the locations/depths and laboratory analytical data of confirmation soil samples and second round of groundwater monitoring.
- Field sample data sheets and related field data.
- Data validation documentation using DEQ's Data Validation Summary Forms.
- An updated RCP.

5 COST ESTIMATE

A detailed cost estimate to perform this scope of work is presented on the worksheet in Attachment 2 and the subcontractor bids are presented in Attachment 3.

6 SCHEDULES

Pioneer proposes to perform and complete the excavation and removal work (Task 2) during the spring or summer of 2024. The first cleanup report will be completed and submitted within 45 days of receipt of all laboratory analytical reports for soil samples. The second report will be completed and submitted within 45 days of receipt of all laboratory analytical reports for soil and groundwater samples. The third report will be submitted within 45 days of receipt of all laboratory reports for groundwater samples. The full duration of the project is about 12 to 14 months, and the final report will be issued sometime in the late summer of 2025.

7 REFERENCES

DEQ, 2018. Montana Risk-Based Corrective Action Guidance for Petroleum Releases. Montana Department of Environmental Quality, May 2018.

DEQ, 2020a. Risk-Based Corrective Action (RBCA) Risk-Based Screening Level (RBSL) Changes Memorandum dated 7/15/2020 from Kathryn Morris. Available at Montana Department of Environmental Quality website - https://deq.mt.gov/Portals/112/Land/LUST/Documents/TechGuidDocs/RBCA%202020%20Interim%20Update_Naphthalene_Memorandum.pdf.

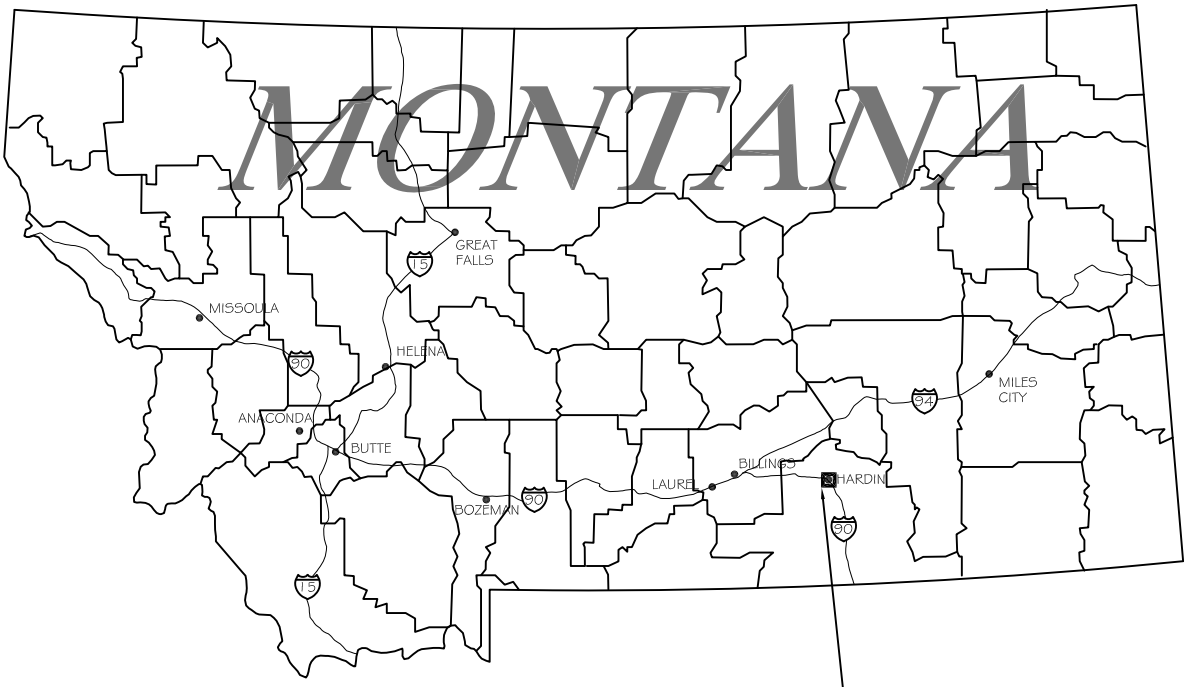
DEQ, 2020b. Montana Cleanup Guidance for Petroleum Releases. Montana Department of Environmental Quality, Waste Management and Remediation Division. November 2020.

DEQ, 2021. Montana Groundwater Monitoring Work Plan and Report Guidance for Petroleum Releases. Montana Department of Environmental Quality, Waste Management and Remediation Division Petroleum Tank Cleanup Section. March 2021.

Mountain States Petroleum, 1995a. DEQ 24-Hour Report, 315 13th Street, Hardin, MT Facility ID#02-05752, Release #2603. Mountain States Petroleum, Inc. May 5, 1995.

Mountain States Petroleum, 1995b. DEQ 30-Day Release Report, 315 13th Street, Hardin, MT Facility ID#02-05752, Release #2603. Mountain States Petroleum, Inc. June 8, 1995.

Attachment 1
Figures



SITE VICINITY MAP

DEQ FACILITY ID: 02-05752
RELEASE NUMBER: 2603
WORK PLAN NUMBER: 34805

BROADWAY TRUCK STOP
315 13TH STREET WEST
HARDIN, MT 59034

N

DISPLAYED AS:
COORD SYS/ZONE: NAD83, NAVD88
DATUM: MSP
UNITS: INT. FEET
SOURCE: BING

SCALE IN FEET
0 1000 2000

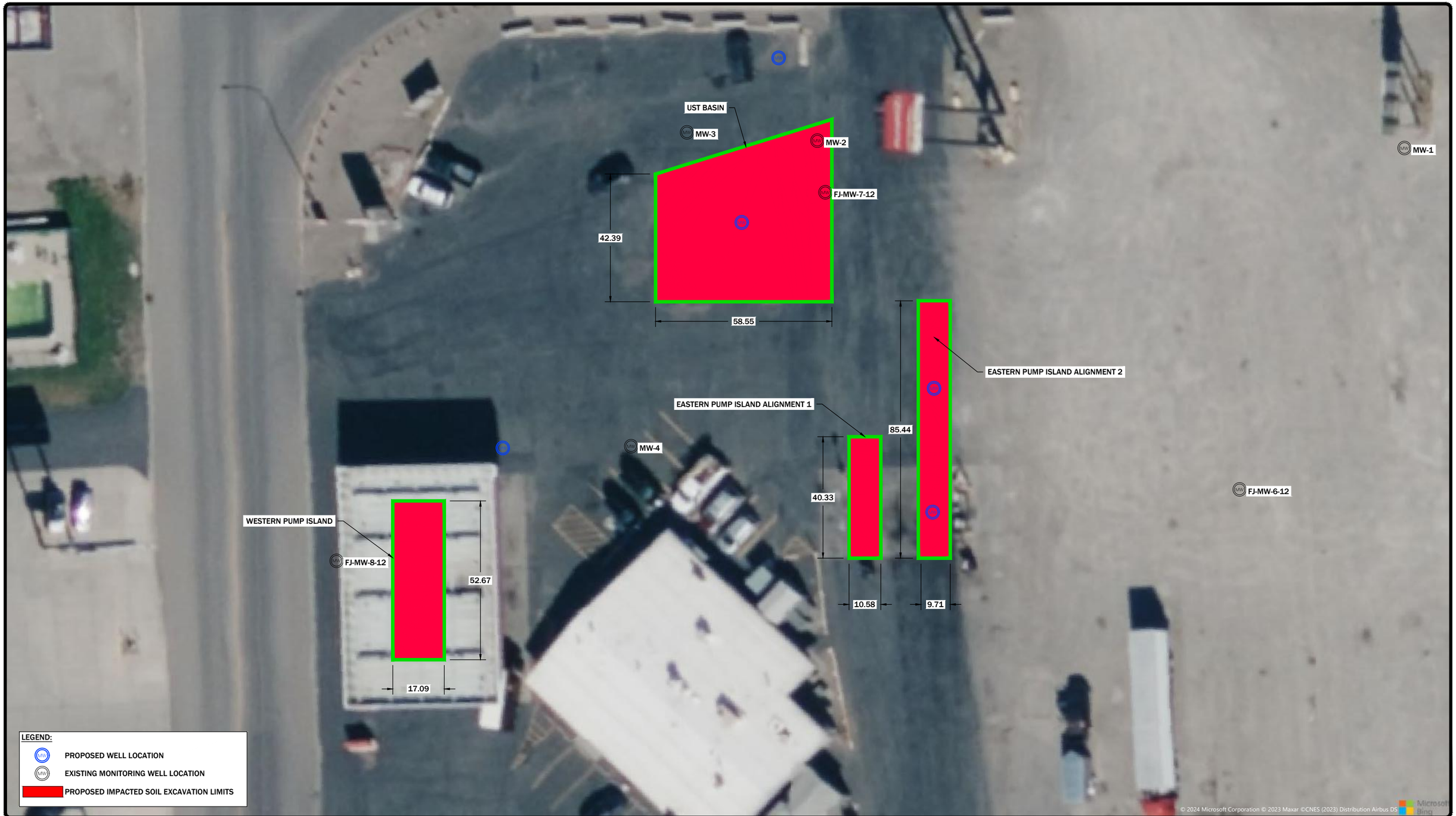
FIGURE 1

LOCATION AND
SITE VICINITY MAP
BROADWAY TRUCK STOP

PIONEER TECHNICAL SERVICES, INC.
2310 BROADWATER AVE, SUITE 1
BILLINGS, MT 59102
(406) 545-4805

DATE: 3/2024

3/8/2024 3:54:12 PM Z:\SHARED\ACTIVE PROJECTS\BILLINGSREGIONLUSTPROJECTS\BROADWAYTRUCKSTOP\CADD\FIGURES\BTS-FIG-001-23.DWG



Cut/Fill Summary

Name	Cut
Vol-ImpactedMaterialExcavation	800 Cu. Yd.
Vol-OverburdenTotal	1200 Cu. Yd.

NOTES:

1. VOLUME INDICATES IMPACTED MATERIAL TO BE EXCAVATED AND DISPOSED OF OFF SITE. EXCAVATED VOLUME INCLUDES TOP OF WASTE SURFACE UP TO 3 FEET MAX BELOW AVERAGE GROUND WATER TABLE.

N

DISPLAYED AS:
COORD SYS/ZONE: MSP
DATUM: N/A
UNITS: INTL FT
SOURCE: PIONEER/BING

SCALE IN FEET
0 15 30

FIGURE 2

BAIR'S TRUCK STOP
SITE MAP

PIONEER TECHNICAL SERVICES, INC.
www.pioneer-technical.com
(406) 782-5177

DATE: 2/2024

3/8/2024 3:52:01 PM Z:\SHARED\ACTIVE PROJECTS\BILLINGSREGIONLUSTPROJECTS\BROADWAYTRUCKSTOP\CADD\FIGURES\BAIRSTRUCKSTOPVOLUMESFINALWORKPLANFIG001_24.DWG

PIONEER
TECHNICAL SERVICES, INC.

Attachment 3
Contractor Bids

Rock Solid Excavating Inc.
P.O Box 235
Park City, MT 59063 US
855-8371 861-2808
rocksolidexcavating@gmail.com

Estimate

ADDRESS
Charlie Peterson Pioneer Technical Service 2310 Broadwater AVE Suite 1 Billings, MT 59102

ESTIMATE #	DATE	
1112	03/01/2024	

P.O. NUMBER
Broadway Truck Stop

ACTIVITY	QTY	RATE	AMOUNT
03 Excavation Remove and haul off Asphalt and Concrete (10 ton)	10	200.00	2,000.00
03 Excavation Dig out and stock pile overburden	1,091	6.50	7,091.50
03 Excavation Excavation of contaminated soil (807BCY @ 1.5=1210.5 ton	1,210.50	6.75	8,170.88
03 Excavation Load Contaminated soil	1,201.50	4.50	5,406.75
03 Excavation Haul Contaminated soil to Big Horn County Landfill	1,201.50	22.00	26,433.00
03 Excavation Haul in Backfill	1,201.50	18.00	21,627.00
03 Excavation Place and compact	2,847	10.50	29,893.50
03 Excavation Mobilization	1	6,500.00	6,500.00
03 Excavation If Contaminated soil need to sit and drain there will be an additional charge	1	0.00	0.00

TOTAL **$107,122.63**

Accepted By

Accepted Date

Invoice Request

MARKETING SPECIALTIES

P.O. Box 141
Billings, Mt. 59103
Phone 406-245-6117 Fax 406-245-6217
Wats 1-800-548-7214

To:
Pioneer Technical
Attn: Charlie Peterson

JOB
Hardin FJ Excavation

03/04/2024

Thousand hundred and 00 / 100 dollars ($104,465.25)

QTY	DESCRIPTION	UNIT PRICE	TOTAL
1	Mob and demob	$3,600.00	$3,600.00
1091	Cost per yard to excavate and stockpile	$18.75	$20,456.25
1091	Replace and compact	$16.00	$17,456.00
807	Cost per yard to excavate and load and haul to landfill	$42.00	$33,894.00
807	Cost per yard to backfill and compact	$37.00	$29,859.00
1	Temporary fencing	$2,800.00	$2,800.00
		TOTAL	**$104,465.25**

ACCEPTANCE

Date of Acceptance: _____ Signature: _____

Charlie Peterson

From: Kevin McGovern <kevinm@k2civilinc.com>
Sent: Friday, March 8, 2024 9:56 AM
To: Charlie Peterson
Cc: Justin Gipe
Subject: RE: Bid request for Broadway Truck Stop in Hardin

Charlie,

After further consideration K2 Civil, Inc. will not be submitting a bid for this work as result of our current workload demands.

We do appreciate the fact that you considered K2 Civil, Inc. and we ask that you keep us in mind for future civil related projects that you may have coming up in the Yellowstone County area.

Thanks again.

Kevin McGovern

From: Charlie Peterson <cpeterson@Pioneer-technical.com>
Sent: Tuesday, March 5, 2024 7:01 AM
To: Justin Gipe <justing@k2civilinc.com>
Cc: Jason Decker <jdecker@pioneer-technical.com>; Taylor Bienvenue <tbienvenue@pioneer-technical.com>
Subject: FW: Bid request for Broadway Truck Stop in Hardin

Justin,

I wanted to confirm you received this and check to see have any questions.

Thanks, Charlie

Charles L. Peterson, P.G, MBA | Program Manager
Senior Geologist
2310 Broadwater Avenue, Suite 1 | Billings, Montana 59102 | cpeterson@pioneer-technical.com
Office: (406) 206-5706 Ext. 8453 | Cell: 406-702-2430 | www.pioneer-technical.com
PIONEER TECHNICAL SERVICES
EMPLOYEE-OWNED 100 PERCENT EO

From: Charlie Peterson
Sent: Wednesday, February 21, 2024 12:31 PM
To: justing@k2civilinc.com

Cc: Taylor Bienvenue <tbienvenue@pioneer-technical.com>; Damon Borden <damon@broadwaygroup.com>; Love, Jonathan <Jonathan.Love@mt.gov>; Jason Decker <jdecker@Pioneer-technical.com>
Subject: Bid request for Broadway Truck Stop in Hardin

Justin,

As we discussed, attached is our bid request letter for a dig out at the former Broadway Truck Stop in Hardin.

Let me know if you have any questions.

Thanks, Charlie

Charles L. Peterson, MBA, P.G. Program Manager | Senior Geologist
Pioneer Technical Services Inc. | 2310 Broadwater Ave #1 | Billings, MT 59102
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