

## Jordan, Sherry

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**From:** Bowman, Christina M (IDEM)  
**Sent:** Wednesday, March 19, 2025 1:06 PM  
**To:** Jordan, Sherry  
**Subject:** FW: Incident #202210502  
**Attachments:** SOW\_202210502\_20240408.pdf; SOW\_202210502\_20240408.xlsx

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**From:** Bowman, Christina M (IDEM)  
**Sent:** Wednesday, April 10, 2024 5:23 PM  
**To:** Jordan, Sherry <shjordan@idem.IN.gov>; GOULET, JASON <JGOULET@idem.IN.gov>  
**Cc:** Blackburn, Katie <KBlackbu@idem.IN.gov>; Truax, Lynn <LTruax@idem.IN.gov>; Marshall, Riley E <REMarsha@idem.IN.gov>  
**Subject:** FW: Incident #202210502

Good day!

The SOW is approved for Incident# 202210502 (FID 6991) located in Elwood.

Sherry: Please place the attached PDF SOW and this email in VFC.

Lynn & Katie: Notes are in claim file for the SOW approval.

Jay: Please prepare the SOW for use by ELTF Staff.

- Grand total amount is \$11,656.00 (\$2,914.00 per quarter).
- Planning/Preparation/Follow-up, Report Writing and Claims Preparation for these events will be submitted for reimbursement using the IDEM Agency Nonrule Policy Document (Waste-0078-NPD).

RILEY: FYI.

Thank you,



**Chris Bowman**

SOW Coordinator, Petroleum Branch  
Indiana Department of Environmental Management

 |  |  |  |  | [www.idem.IN.gov](http://www.idem.IN.gov)

• (317) 232-8272 • [cbowman@idem.IN.gov](mailto:cbowman@idem.IN.gov)

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**From:** Bowman, Christina M (IDEM)  
**Sent:** Wednesday, April 10, 2024 4:43 PM  
**To:** [mlogan@michenv.com](mailto:mlogan@michenv.com)

Cc: John Veldhuis <[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)>; Environmental <[environmental@gpminvestments.com](mailto:environmental@gpminvestments.com)>  
Subject: FW: Incident #202210502

Mr. Logan,

The Scope of Work for the four (4) quarterly groundwater sampling events (2<sup>nd</sup> quarter 2024 through 1<sup>st</sup> quarter 2025), and preparation of four (4) quarterly monitoring reports for incident 202210502 (FID 6991) is approved. The total cost approved is \$11,656.00 (\$2,914.00 per quarter). It is noted that the Planning/Preparation/Follow-up, Report Writing and Claims Preparation for these events will be submitted for reimbursement using the IDEM Agency Nonrule Policy Document (Waste-0078-NPD).

Please be aware that if additional information is subsequently obtained by IDEM indicating the preapproved activities herein exceed established reimbursement rates, are found to be no longer necessary, or are not reasonable or cost effective for any reason, IDEM reserves the right to modify this determination as the situation may warrant.

**Please also note that when submitting a claim for costs that have been preapproved, the ELTF Claim Phase Application should have the box checked that is for **Subsequent Claim Containing Pre-Approved Costs**. Additionally, combining costs that have been preapproved with unapproved costs on the same submittal will require additional review of that submittal and will cause delays in the claim processing. **Please submit any preapproved costs as a separate submittal that does not include any unapproved costs and include the copy of the SOW which is attached to this email.** Please advise the staff members who prepare the claims for this incident of this important information.**

**Please provide the date(s) when the field activities will be performed for this the Scope of Work (SOW) at this facility (FID # 6991).**

If you have any questions, please contact me.

Thank you,



Chris Bowman

SOW Coordinator, Petroleum Branch

Indiana Department of Environmental Management

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• (317) 232-8272 • [crbowman@idem.IN.gov](mailto:crbowman@idem.IN.gov)

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From: John Veldhuis <[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)>  
Sent: Monday, April 8, 2024 8:27 AM  
To: IDEM ELTF Scope of Work <[ELTFSOW@idem.IN.gov](mailto:ELTFSOW@idem.IN.gov)>  
Cc: Bowman, Christina M (IDEM) <[CMBowman@idem.IN.gov](mailto:CMBowman@idem.IN.gov)>  
Subject: SOW: Incident #202210502

\*\*\*\* This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email. \*\*\*\*

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Good morning,

Attached is a signed Scope of Work to conduct four quarters of monitoring at the Village Pantry #5381 site in Elwood, IN (FD #6991, Incident #202210502). If you have any questions, please feel free to e-mail or give me a call at (231) 631-4789.

Thanks! Take care.

*John J. Veldhuis, PE*

2748 Garfield Road North • Suite #10 • Traverse City, MI 49686

(231) 922-7400 • Fax (231) 922-0360

Cell 231-631-4789

[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)

[www.michenv.com](http://www.michenv.com)



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From: Bowman, Christina M (IDEM) <[CMBowman@idem.IN.gov](mailto:CMBowman@idem.IN.gov)>

Sent: Friday, April 5, 2024 10:39 AM

To: John Veldhuis <[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)>

Subject: RE: Draft SOW - VP#5381 - Elwood, IN (FD#6991)

Hello John,

At this time, I am stating that the SOW for conducting four (4) quarterly monitoring events (ten monitoring wells) from Q2 2024 through Q1 2025 which is to be documented in quarterly monitoring reports and is in the amount of \$11,656.00 will be approved once the following is completed. It is noted that the Planning/Preparation/ Follow-up, Report Writing and Claims Preparation for these events will be submitted for reimbursement using the IDEM Agency Nonrule Policy Document (Waste-0078-NPD).

Prior to approval you must submit this SOW following the submittal guidance below. Please copy me on the submittal email. I will verify the submittal and can then provide the approval.

To assist IDEM in continuing to provide its customers with prompt attention to all written correspondence, including reports associated with compliance, the Petroleum Branch requests that whenever possible, all submissions to the agency be made electronically. Further information on the logistics of submissions appears below.

IDEM will accept SOW forms electronically via email to: [eln\\_sow@idem.in.gov](mailto:eln_sow@idem.in.gov) and copy me at [cmbowman@idem.in.gov](mailto:cmbowman@idem.in.gov). Please submit one PDF copy of the SOW and Excel file in .xlsx format.

Here is how to label the email / document:

- Subject line: SOW: Incident # \_\_\_\_\_
- Save Document: SOW\_(insert Incident number)\_(yyyymmdd)

Failing to submit the approved SOW will lead to the claim(s) submitted for the approved costs being reviewed without the preapproved costs being applied or will delay the review until the approved SOW is submitted and processed internally.

The approval of the SOW will be provided once IDEM has properly received the required files.

Please be aware that if additional information is subsequently obtained by IDEM indicating the preapproved activities herein exceed established reimbursement rates, are found to be no longer necessary, or are not reasonable or cost effective for any reason, IDEM reserves the right to modify this determination as the situation may warrant.

Please provide the date(s) when the field activities will be performed for this the Scope of Work (SOW) at this facility (FD #6991).

If you have any questions, please contact me.

Thank you,



**Chris Bowman**

SOW Coordinator, Petroleum Branch

Indiana Department of Environmental Management

 |  |  |  |  | [www.idem.IN.gov](http://www.idem.IN.gov)

• (317) 232-8272 • [cmbowman@idem.IN.gov](mailto:cmbowman@idem.IN.gov)

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From: John Veldhuis <[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)>  
Sent: Thursday, April 4, 2024 2:29 PM  
To: Bowman, Christina M (IDEM) <[CM.Bowman@idem.IN.gov](mailto:CM.Bowman@idem.IN.gov)>  
Subject: RE: Draft SOW - VP #5381 - Elwood, IN (FD #6991)

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Good afternoon, Chris,

As we discussed in our phone conversation, I've attached a revised pre-approval SOW which includes costs to conduct quarterly monitoring at the VP #5381 site (FID #6991) in Elwood, Indiana. If you have any questions or need anything else, please feel free to e-mail or give me a call at (231) 631-4789.

Thanks! Enjoy the show on Monday!

**John Z. Veldhuis PE**

2748 Garfield Road North • Suite #10 • Traverse City, MI 49686

(231) 922-7400 • Fax (231) 922-0360

Cell 231-631-4789

[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)

[www.michenv.com](http://www.michenv.com)



From: Bowman, Christina M (IDEM) <[CMBowman@idem.IN.gov](mailto:CMBowman@idem.IN.gov)>  
Sent: Thursday, April 4, 2024 9:24 AM  
To: John Veldhuis <[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)>  
Subject: RE: Draft SOW - VP#5381 - Elwood, IN (FD#6991)

Good morning, John!

We received a request for preapproval of SOW costs for Incident #202210502 (FID6991) located at 1613 E. Main St., Elwood, IN, yesterday. The SOW includes preparation of a FSI Work Plan and three (3) quarterly monitoring events (10-monitoring wells) in the second, third, and fourth quarters of 2024. The amount requested is \$10,112.50 with using the NPD rate for quarter monitoring (QM) planning, preparation, and follow-up (PPF) and report (QMR). Thank you for including the IDEM correspondence, site map and proposed map. I do have a few questions about the SOW and have sent an email to the PRS-PM with hopes to chat today and then give you a call.

Thank you,



**Chris Bowman**  
SOW Coordinator, Petroleum Branch  
Indiana Department of Environmental Management

 |  |  |  |  | [www.idem.IN.gov](http://www.idem.IN.gov)

• (317) 232-8272 • [cmbowman@idem.IN.gov](mailto:cmbowman@idem.IN.gov)

From: John Veldhuis <[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)>  
Sent: Wednesday, April 3, 2024 9:54 AM  
To: Bowman, Christina M (IDEM) <[CMBowman@idem.IN.gov](mailto:CMBowman@idem.IN.gov)>  
Subject: Draft SOW - VP#5381 - Elwood, IN (FD #6991)

**\*\*\*\* This is an EXTERNAL email. Exercise caution. DO NOT open attachments or click links from unknown senders or unexpected email. \*\*\*\***

Good morning, Chris,

I've attached a draft SOW to prepare an FSI Work Plan and conduct three quarters of monitoring at the Village Pantry #5381 site in Elwood, Indiana (FID #6991). Riley Marshall with IDEM sent an e-mail (included in the pdf file) requesting an FSI Work Plan prior to beginning quarterly monitoring at the site.

Note: In the FSI Report, we noted that there was a slight naphthalene exceedance in perimeter well NW-10. We proposed to install three additional wells to delineate this impact if the naphthalene concentration exceeds 25 ug/L in that location in the future (see attached map). I have not included the additional well installation in this

SOW, as we can prepare another SOW for that work if it's determined to be necessary based on future sampling results.

If you have any questions regarding the draft SOW, please feel free to e-mail or give me a call at (231) 631-4789.

Thanks! Take care.

**John Z. Veldhuis PE**

2748 Garfield Road North • Suite #10 • Traverse City, MI 49686

(231) 922-7400 • Fax (231) 922-0360

Cell 231-631-4789

[jveldhuis@michenv.com](mailto:jveldhuis@michenv.com)

[www.michenv.com](http://www.michenv.com)





**EXCESS LIABILITY TRUST FUND**

**SCOPE OF WORK**

State Form 51955 (R12 / 2-24)

Indiana Department of Environmental Management

TO BE COMPLETED BY IDEM	
Date Approved (month/day/year)	
Incident Number	#202210502

*INSTRUCTIONS: This is the form and format approved and required by the administrator to request a cost effectiveness of corrective action determination pursuant to IC 13-23-9-1.5(a) and 328 IAC 1-3-1.3. Once you have an approved Corrective Action Plan (CAP), this form is required if you are going to seek reimbursement from the Excess Liability Trust Fund (ELTF). This form may also be used to request a preapproval of work under 328 IAC 1-3-1.6.*

**SECTION 1 - ELIGIBLE PARTY INFORMATION**

Name of Eligible Party (Corporation, Individual, Public Agency, or Other Entity) (Documentation may be required, see instructions.)	
Village Pantry, LLC	
Mailing Address (number and street)	City, State (Abbreviation) , ZIP code
8565 Magellan Pkwy, Suite 400	Richmond, VA 23227
Name of Eligible Party Contact	Eligible Party Contact Title
Rolfe Lann	VP of Environmental
Eligible Party Contact E-mail Address	Eligible Party Contact Telephone Number (with area code)
<a href="mailto:environmental@gpminvestments.com">environmental@gpminvestments.com</a>	(804) 730-1568

**SECTION 2 - CONSULTANT/AUTHORIZED AGENT INFORMATION (Optional)**

Business Name	
Michigan Consulting & Environmental	
Mailing Address (number and street)	
2748 Garfield Road North, Suite 10	
City, State (Abbreviation) , ZIP Code	
Traverse City, MI 49686	
Contact Name	Contact Title
John Veldhuis	Senior Project Manager
Contact E-mail Address	Contact Telephone Number (with area code)
<a href="mailto:jveldhuis@michenv.com">jveldhuis@michenv.com</a>	(231) 922-7400

**SECTION 3 -SITE INFORMATION**

Facility Identification Number	Name of Facility	LUST Incident Number
6991	Village Pantry #5381	202210502
Further Site Investigation Submittal Date (month/day/year)	Corrective Action Plan Submittal Date (month/day/year)	
10/24/2023	N/A	

**SECTION 4 - SIGNATURE OF UST OWNER, UST OPERATOR, PROPERTY OWNER, AND/OR ATTORNEY IN FACT**

*I swear or affirm to the best of my knowledge and belief that the costs presented herein represent costs that are appropriate and performed only as necessary to meet the cleanup objectives for the site. As part of this request, I swear or affirm that all charges presented as part of the projected work and projected costs are necessary to the performance of corrective action. Upon expiration of any right of review, I will be bound by the determination issued by the administrator. I also swear that I have not altered the calculations in this electronic form. I swear or affirm, under penalty of perjury as specified by IC 35-44.1-2-1 and other penalties specified by IC-30-10 and IC 13-23-9-6, that the statements and representations in this document are true, accurate, and complete. I also understand that all submitted information will be retained in the Virtual File Cabinet as a public record.*

Signature of UST Owner, UST Operator, Property Owner, or Attorney In Fact	Date Signed (month/day/year)	
	04/08/2024	
Print Name	Title	Company
Michael Logan - President, MCE	Attorney In Fact	Michigan Consulting & Environmental

**If applicable, a copy of the signed Power of Attorney must also be attached. If the Power of Attorney has been modified or amended, a current copy must be attached.**

**SECTION 5 - Preapproval of Costs for Remediation alternatives (Order alternatives in the preference desired.)**

Change Order

Selection	Description	Cost	Select for Preapproval of Work
<input checked="" type="checkbox"/> #1	Conduct four quarterly monitoring events (ten monitoring wells ) from Q2 2024 through Q1 2025.	\$11,656.00	<input checked="" type="checkbox"/> Preapproval of Work/Proposed CAP Alternative
<input type="checkbox"/> #2		\$0.00	<input type="checkbox"/> Proposed CAP Alternative
<input type="checkbox"/> #3		\$0.00	<input type="checkbox"/> Proposed CAP Alternative
<input type="checkbox"/> #4		\$0.00	<input type="checkbox"/> Proposed CAP Alternative
<input type="checkbox"/> #5		\$0.00	<input type="checkbox"/> Proposed CAP Alternative

Comments

Costs include labor to conduct quarterly sampling of ten site monitoring wells in the second, third, and fourth quarters of 2024 and the first quarter of 2025.

Selection #1 - SOW (itemized)				
<b>SECTION 6 - SITE CHARACTERIZATION AND CAP DEVELOPMENT</b>				<b>\$0.00</b>
ISC	# of wells			
FSI	# of wells			
ERC				
Pilot Study				
CAP Development or Applicable Report				
Comments				
<b>SECTION 7 - CAP IMPLEMENTATION</b>		<b>Quantity</b>	<b>Amt per event</b>	<b>\$0.00</b>
Excavation	# of tons			
Enhanced Bioremediation	# of injection points			
Vac Event	# of events			
Remediation System	# of years			
Remediation System Rebuild				
CAP Implementation Report				
Comments				
<b>SECTION 8 - MONITORING AND/OR REMEDIATION SYSTEM O&amp;M</b>		<b>Quantity</b>	<b>Amt per event</b>	<b>\$11,656.00</b>
Monitoring Routine	# of events	4	\$2,914.00	\$11,656.00
O&M Routine	# of events			
CAPR Reports	# of reports			
Monitoring Annual	# of events			
O&M Comprehensive	# of events			
CAPR Reports	# of reports			
Comments				
Includes four quarterly groundwater monitoring events conducted from Q2 2024 through Q1 2025 (10 wells plus duplicate). QM-PPF using NPD rate. QMRs using NPD rate.				
<b>SECTION 9 - CLOSURE</b>				<b>\$0.00</b>
Final NFA Report				
Remediation System Decommissioning				
Well Abandonment & Report				
Comments				
<b>SECTION 10 - CLAIM PREPARATION AND FINAL COMMENTS</b>		<b>\$0.00</b>	<b>Grand Total</b>	<b>\$11,656.00</b>
ELTF claims using NPD rate.				

# Itemized Scope of Work #1

Incident Number	202210502		
Select Date:			
<b>1/1/24 to Present</b>			

<b>Groundwater Monitoring and/or System O&amp;M</b>				
<b>Monitoring Routine</b>				
<b>Field Costs</b>				
DESCRIPTION	UNITS	UNIT COST	% MARK-UP	AMOUNT PROPOSED
Technician	12.00	\$72.00		\$864.00
Mileage	400.00	\$0.670		\$268.00
Decon	1.00	\$15.00		\$15.00
MW Incidentals	10.00	\$30.00		\$300.00
Water Level Indicator	1.00	\$15.00		\$15.00
<i>Laboratory Analyses (Water)</i>				
VOC -8260 (water)	11.00	\$120.00	10%	\$1,452.00
<b>Groundwater Monitoring and Report Writing Grand Total</b>				<b>\$2,914.00</b>
<b>Overall Grand Total</b>				<b>\$2,914.00</b>

**LIMITED POWER OF ATTORNEY and ASSIGNMENT OF RIGHTS**

Village Pantry, LLC (hereinafter "Principal") does hereby designate Michigan Consulting and Environmental (hereinafter "Attorney") of Mt. Pleasant, MI as the attorney to act in place and instead and with the same authority as Principal with regard to the following activities at all FID and Incident #'s listed in Attachment A:

To submit all necessary documentation on behalf of the Principal to the Indiana Department of Environmental Management (IDEM) to process the Excess Liability Trust Fund claim for the aforementioned FID's including but not limited to the application, affidavit, pay requests, invoice summary sheets, application and all of its attachments.

Principal also assigns the rights to reimbursement from the Excess Liability Trust Fund to Michigan Consulting and Environmental for all costs and expenses incurred by Michigan Consulting and Environmental relating to the investigation and remediation of all FID and Incident #'s listed in Attachment A.

This power of attorney and limited assignment of rights shall be in effect from October 11<sup>th</sup>, 2022 until all costs for claims submitted by Michigan Consulting and Environmental have been fully processed and paid by the IDEM or this Limited Power of Attorney and Assignment of Rights has been revoked or amended in writing by Village Pantry, LLC.

Dated: 2/6/2023

Signature: [Handwritten Signature] Printed Name: Don Bassell

Address: 8565 Magellan Pkwy, Ste 400, Richmond, VA 23227

Email: dbassell@gpminvestments.com Phone: (804) 730-1568

STATE OF Virginia

COUNTY OF Henrico SS:

Sworn to and subscribed in my presence this 6<sup>th</sup> day of February 2023.

Rachael Walker  
Signature of Notary

Rachael Walker  
Printed Name of Notary

9/30/2025  
Date Commission Expires

(Additional signatures on following page.)

Rachael Victoria Walker  
Notary Public  
Commonwealth of Virginia  
Reg. No. 7966075  
Commission Expires 9/30/2025

LIMITED POWER OF ATTORNEY and ASSIGNMENT OF RIGHTS (cont.)

Dated: 2/6/2023

Signature: [Handwritten Signature] Printed Name: Maury Bricks

Address: 8565 Aragellan Pkwy, Ste 400, Richmond, VA 23227

Email: mbricks@gpminvestments.com Phone: (804) 730-1568

STATE OF Virginia

COUNTY OF Henrico SS:

Sworn to and subscribed in my presence this 6<sup>th</sup> day of February 2023.

[Handwritten Signature]  
Signature of Notary

Rachael Walker  
Printed Name of Notary

9/30/2025  
Date Commission Expires

Rachael Victoria Walker  
Notary Public  
Commonwealth of Virginia  
Reg. No. 7966075  
Commission Expires 9/30/2025

## Attachment A

The Limited Power of Attorney and Assignment of Rights, executed on February 6, 2023 between Village Pantry, LLC and Michigan Consulting and Environmental covers the following Incident numbers:

Site name: VP #5381

FID #6991

Incident #202210502

Village Pantry, LLC reserves the right to modify this attachment to add or remove any Incident number at any time, so long as notice is given in writing to the Indiana Department of Environmental Management and Michigan Consulting and Environmental.

## John Veldhuis

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**From:** Marshall, Riley E <REMarsha@idem.IN.gov>  
**Sent:** Tuesday, April 2, 2024 3:40 PM  
**To:** John Veldhuis  
**Subject:** VP #5381 - Elwood, IN (FID #6991)

Hi John,

I just reviewed the FSI that was submitted for FID 6991 (Incident #202210502) Village Pantry 5381 and agree that quarterly monitoring should commence. Could you please submit a work plan before quarterly monitoring begins. Please let me know if you have any questions.

Thanks,



Riley Marshall  
Environmental Manager | Petroleum Remediation  
Petroleum Branch | Office of Land Quality  
Indiana Department of Environmental Management

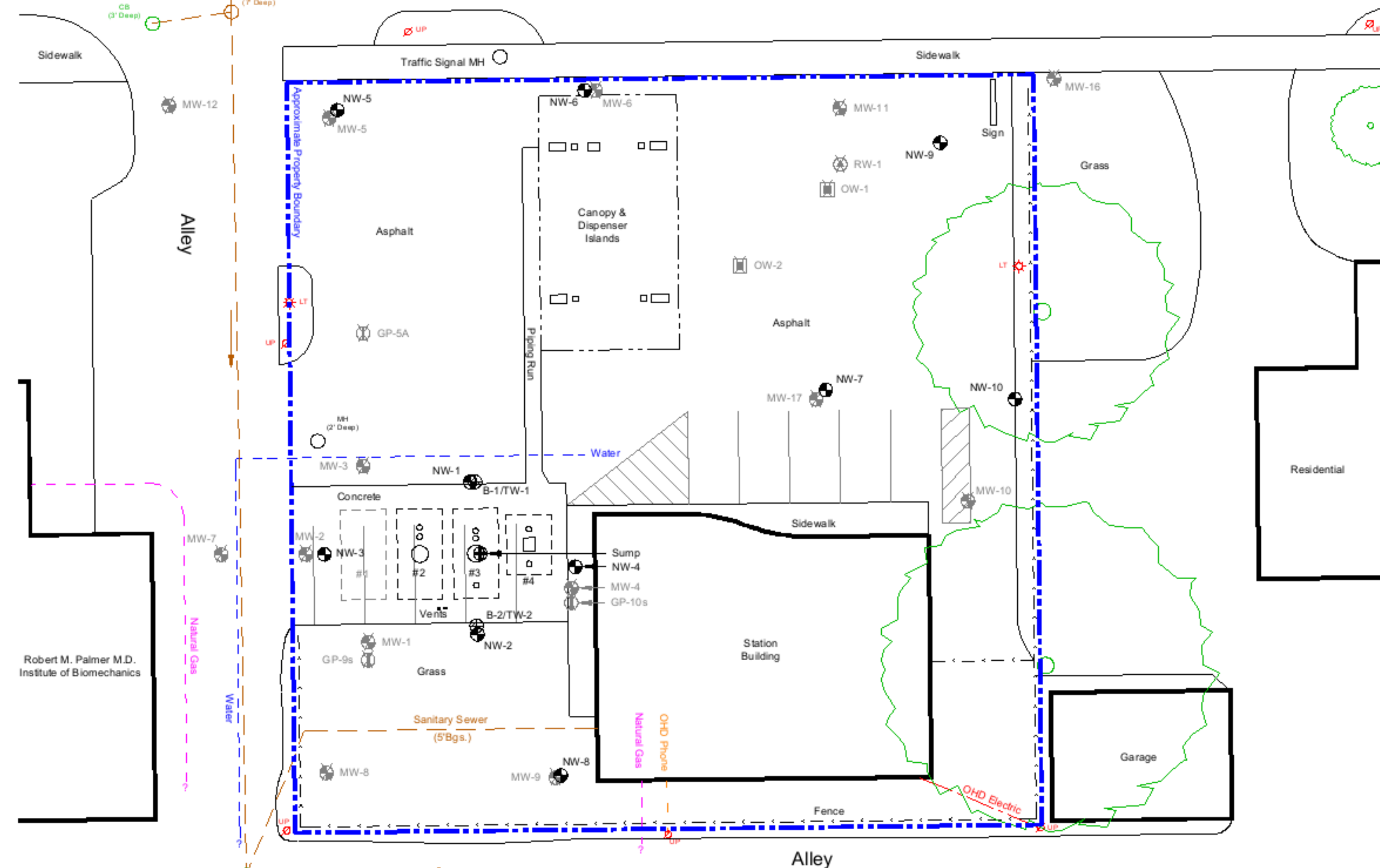
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(317) 234-3568 | [rmarsha@idem.IN.gov](mailto:rmarsha@idem.IN.gov)



Current USTs:  
 UST #1 - 6,000 gal. Closed-in-Place  
 UST #2 - 6,000 gal. Premium Gasoline  
 UST #3 - 6,000 gal. Unleaded Gasoline  
 UST #4 - 4,000 gal. Diesel

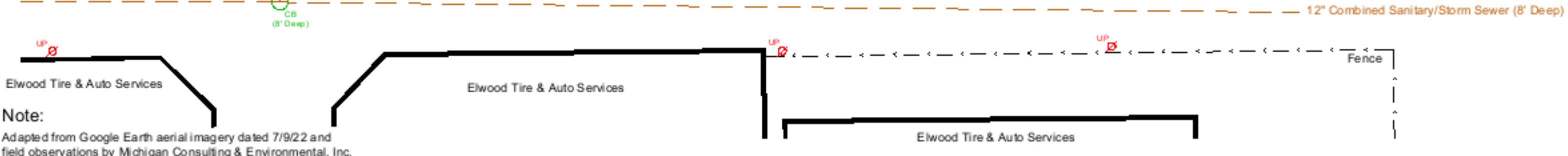
E. Main Street



- LEGEND**
- Monitoring Well (NW) Location
  - Soil Boring/Temporary Monitoring Well (B/TW) Location
  - Soil Sample (Sump) Location
  - Former Monitoring Well (MW) Location
  - Former Direct-Push Probe (GP) Location
  - Former Extraction Well (RW) Location
  - Former Observation Well (OW) Location
  - Catch Basin
  - Light Pole
  - Manhole
  - Utility Pole

**Site Map**

	Location: <b>Village Pantry Store #5381</b> 1613 E. Main Street Elwood, IN 46036
<b>Figure #2</b>	Drawing Date: 9-22-23 Project Number: 64870 Project Manager: JZV CAD File: 64870-2-3 Drawn by: BAP
<p>Approximate scale in feet</p>	



**Note:**  
 Adapted from Google Earth aerial imagery dated 7/9/22 and field observations by Michigan Consulting & Environmental, Inc.

**MICHIGAN**  
 CONSULTING & ENVIRONMENTAL

BRIGHTON KALAMAZOO MOUNT PLEASANT TRAVERSE CITY