October 28, 2026

City of Sandersville
124 S. Hospital Rd
Sandersville, GA 31082

Attn: Chris Walker
cwalker@Sandersvillega.org

**Subject:** **Change Order Proposal for Design and Development Consulting Services**
**Change Order #08 – Retesting of Soil Samples at Impacted Locations; Revisions to Plans Series, Coordination with New Hotel Development, Redo & Resubmit Revised Concept Report, and Additional Survey Information**
**Sandersville, Georgia**
**Georgia Department of Transportation (GDOT) PI # 0015402**
**Project Number 6166201538**

Dear Mr. Walker:

WSP USA Inc. (WSP) is presenting this change order (CO #8) to the City of Sandersville (the "City") to perform the following services.

- Retesting of soil samples collected at impacted locations in 2023 on the above noted project.
- Revisions to all plans' series related to changing temporary easements to permanent easements.
- Coordination with New Hotel Development and GDOT Traffic Operations Regarding Approval of Site Development Plan
- Redo and Resubmit Revised Concept Report on New GDOT Template
- Gather additional survey information and property information to support the relocation of City utilities.

Improvements to Jernigan Street were included as part of the of the original scope of work for PI 0015402. However, the scope of the project has been downsized to improve only Gilmore Street, N Smith Street and E Church Street.

In accordance with guidance from GDOT on October 15, 2026, since Jernigan Street is no longer included in the revised scope of PI 0015402, the City will be responsible for 100% of the cost of retesting the areas on Jernigan Street.

The City should be eligible to be reimbursed by GDOT 80% of the costs for retesting the soil samples on Gilmore Street, N Smith Street and E Church Street. This should also apply to the costs for the revisions to the plans' series, coordination with the new hotel development & GDOT Traffic Operations for approval of the site plan, redo & resubmission of revised Concept Report and additional survey information.

For CO#8, the fee for retesting the soil samples will be presented as shown below.

**Category 1 (Gilmore Street, N Smith Street and E Church Street): costs that the City is eligible to receive reimbursement from GDOT (80%).**

**Category 2. (Jernigan Street): costs that the City will be 100% responsible for.**

## RETESTING SOIL SAMPLES AT IMPACTED LOCATIONS

The following documents and activities are relevant to this change order regarding the retesting of soil samples collected at impacted locations in 2023.

- Report of Phase II Environmental Site Assessment dated January 3, 2023 by WSP documenting soil conditions exceeding Notification Concentrations (NC) at seven locations.
- Acceptance of Consultant's Phase II Report dated July 3, 2023 by GDOT.
- HSRA Release Notification letter dated October 4, 2023 by EPD granting a deferment for the listing determination until October 3, 2025.
- A conference call with EPD on September 23, 2026 wherein an extension of the Notification deferment was granted based on the City's intent to further consider soil corrective action. EPD suggested the possibility of a resampling investigation.
- A conference call with the City and GDOT on October 15, 2026 wherein a decision was made to retest soil samples at six of the seven locations.

The City has requested WSP to further evaluate the impacted soils found at the seven locations in 2023. The following sections of this change order include our proposed scope of services, fee, schedule, and authorization procedures for the retesting effort.

## SCOPE OF SERVICES

The 2023 report identified the following conditions at seven locations that represent notifiable conditions:

- Methylene Chloride and Benzene at 2 feet in GP-5
- Benzene at 2 feet in GP-7, GP-8, GP-10, GP-11
- Benzene, Hydrocarbons, and Lead at 2 feet in GP-14 (Jernigan Street)
- Lead at 2 feet in GP-15 (Jernigan Street)

WSP visited the project site on September 30, 2026 to re-establish the seven boring locations and look for changes in the site settings since the 2023 investigation.

WSP will perform soil sampling using a direct push rig. At least 72 hours prior to sampling, WSP will contact the Georgia Utilities Protection Center to have subsurface utilities located as required by law. Additionally, WSP will engage a private utility locating service to locate utilities in the vicinity of each sample location. Downhole tools for environmental sampling will be decontaminated prior to use at the site and between borings to reduce the risk of introduced and/or cross contamination. Field work will

be conducted under the supervision of a professional in accordance with a site specific Health and Safety Plan.

Laboratory tests of soil samples will be assigned on a standard one week turnaround. Soil cuttings will be returned to the borehole and the surface will be re-established.

### Sampling and Testing

The justification for retesting is as follows: (1) at GP-5, GP-7, GP-8, GP-10, and GP-11 there is a potential that retests could demonstrate volatilization has reduced levels since January 2023, and (2) at GP-15, since the lead level exceeded the standard by less than 3%, a retest could demonstrate a lower level within the margin of laboratory error.

NC exceedances occur uniformly at 2 feet below grade at the six locations. Therefore, a soil sample in the near vicinity of the original location will be collected at 2 feet. The samples will be assigned for laboratory testing of the particular constituents of concern (COCs) at each location.

Soil samples will also be collected at a depth of 4 feet at each of the original borings and placed on hold. Pending results of the samples from 2 feet, the samples from 4 feet may be assigned for laboratory testing if COCs at 2 feet exceed their NC. Therefore, the basic scope will entail a minimum number of 6 soil samples tested and a maximum number of 12 tests.

During the same mobilization, WSP proposes to collect a soil sample at a depth of 4 feet at GP-14 and test for its COCs for vertical delineation. Also, one boring will be offset 5 feet toward Jernigan Street and a sample collected from 2 feet deep will be tested for its COCs. Therefore, the GP-14 scope will entail testing of 1 vertical sample and 1 offset sample.

### Reporting

WSP understands that data associated with GP-5, GP-7, GP-8, GP-10, and GP-11 is related to the GDOT Project. GP-14 and GP-15 are located along Jernigan Street which is no longer part of the GDOT Project. Therefore, the data obtained for the GDOT Project will be added to the tables and figures prepared as part of the Phase II ESA Report. Based on the data obtained, WSP will issue a summary memo. Also, the data obtained along Jernigan Street will be reported separately on behalf of the City. WSP anticipates a conference call to discuss the findings and conclusions. The information will be eventually incorporated into a Supplemental Notification for submittal to EPD.

## REVISIONS TO PLANS SERIES

## SCOPE OF SERVICES

In accordance with guidance from the ROW Acquisition Team, several of the easements that were initially identified as ‘temporary’ must be revised to ‘permanent’. This will support the City with relocation of utilities. All of the plans’ series and right of way cost estimate will be affected by this change.

## COORDINATION WITH NEW HOTEL DEVELOPMENT AND GDOT TRAFFIC OPERATIONS FOR APPROVAL OF SITE PLAN

### SCOPE OF SERVICES

On August 06, 2026, WSP received the site plan for the new hotel development that will be located within the vicinity of Gilmore Street, N Smith Street and E Haynes Street from the GDOT District Traffic Operations Office. Even though the three streets mentioned above are local streets, Gilmore and N Smith streets are included as part of the scope of PI 0015402. Since this is an active GDOT preconstruction project, the hotel development site plan will require coordination and approval with the District Traffic Operations Office of their site plan. WSP will support this effort through meetings and submission of current plans for PI 0015402.

## REDO AND RESUBMIT REVISED CONCEPT REPORT TO GDOT FOR APPROVAL

### SCOPE OF SERVICES

WSP prepared the revised concept report to downsize the scope of the project to improve only Gilmore Street, N Smith Street and E Church Street using the current template provided by GDOT on June 03, 2026. As requested by the GDOT Project Manager, the revised concept report was submitted to him for review on September 04, 2026. Minor review comments were received and the updated concept report was resubmitted to GDOT on September 18, 2026. The GDOT Office of Program Delivery concurred with the format of the report and submitted the concept report to Mr. Walker for signature on October 06.

Unfortunately, during this timeframe, GDOT updated the template to revise concept reports. On October 26, 2026 the GDOT Project Manager informed Mr. Walker and WSP that the template that was used previously to prepare/submit the revised concept report could not be “grandfathered in” and that WSP would have to redo the revised concept report using the new template.

## ADDITIONAL SURVEY, ABOVE GROUND UTILITY AND PROPERTY INFORMATION

### SCOPE OF SERVICES

The existing aerial power line that spans from just off of Gilmore Street cross country to E Church Street is proposed to be replaced as part of this project. This area was not part of the original project boundary. Survey information, above ground utility information and property information will be gathered so the utility replacement can be properly illustrated in the plans.

## PROPOSED FEE AND SCHEDULE

WSP proposes to provide the scope described herein on a time and materials basis, for a not-to-exceed fee, with an estimated budget for Change Order #08 of **$88,901.85** (eighty-eight thousand nine hundred and one dollars and eighty-five cents). For the retesting of the soil samples, the budget is allocated as follows: (1) GDOT Project related charges are $19,223.03 and (2) Jernigan Street related charges are $6,356.02.

*The budget for retesting of soil samples is categorized as follows:*

**Category 1: Gilmore Street, N Smith Street and E Church Street***

- Initial Site Visit and Boring Layout (5 locations) $ 1,247.07
- Drilling and Soil Sampling $12,315.96
  Baseline, 5 borings, 5 samples at 2 feet, 5 samples at 4 feet
- Laboratory Testing $ 1,100.00**
  Baseline, test 5 samples from 2 feet for COCs and
  Up to 5 samples from 4 feet for COCs
- Conference calls and Reporting $ 4,560.00
  Supplemental tables and figures, memos, notification
  Consulting, Management and Administration

Requested Budget $19,223.03

**Includes container shipping, storage and disposal of untested samples, if any (6 max)

**Category 2: Jernigan Street (City Responsibility = 100%)**

- Initial Site Visit and Boring Layout (2 locations) $ 498.82
- Drilling and Soil Sampling $ 4,104.00
  Jernigan St, 2 borings, 1 sample at 2 feet, 2 samples at 4 feet
- Laboratory Testing $ 233.20
  Jernigan St, 2 samples from 2 feet and 2 samples from 4 feet for COCs
- Conference calls and Reporting $ 1,520.00
  Supplemental tables and figures, memos, notification
  Consulting, Management and Administration

Requested Budget $ 6,356.02

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|---|---|
| The budget for revising all of the plans' series* | $35,804.00 |
| The budget for coordination with the new hotel development* | $ 6,788.00 |
| The budget for redoing and resubmitting the revised concept report* | $ 4,532.00 |
| The budget for the additional survey, utility and property information* | $16,198.80 |
| **TOTAL BUDGET** | **$88,901.85** |

*Should be eligible for reimbursement from GDOT (80%).

## ASSUMPTIONS

The cost and schedule for environmental retesting have been estimated based on the following assumptions.

- WSP will have unrestricted access to the sample locations during daylight hours;
- Laboratory testing will be standard one week turnaround;
- No subsurface obstructions such as buried debris, rock or utilities will interfere with our work;
- Soil cuttings will be returned to the borehole; and.
- Inclement weather will not interfere with our field activities.
- A traffic control plan and traffic control measures will not be required.

WSP will schedule the drilling field work upon our receipt of written authorization to proceed. WSP can perform the field work in three days. The initial laboratory results for the samples from 2 feet will be received and tabulated upon receipt. Additional testing, if any, will extend the schedule between six and eight days. The evaluation of results and a summary of conclusions will be provided in an email upon receipt of the final laboratory report.

## AUTHORIZATION

WSP proposes to incorporate this new scope of services into our contract dated October 6, 2020. Please issue an additional authorization letter or sign in the space provided below to confirm your agreement with the fee proposed herein for these additional services.

WSP appreciates the opportunity to provide these services on this project. If you have any questions, please contact David Griffith at david.griffith2@wsp.com.

Sincerely,

**WSP USA Inc.**



David Griffith
Project Manager



Charles T. Ferry
Senior Principal Engineer

**CO #08 approval granted by:**

Signature Date

Name: Title: