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April 13, 2026
File No. P210365-002

Aberdeen School District No. 5
Harbor Learning Center Relocation
510 North I Street
Aberdeen, Washington 98520

Attention: Lynn Green, Co-Superintendent

Subject: Change Order No. 2 - Limited Phase II Subsurface Investigation
Harbor Learning Center Relocation, 510 North I Street
Aberdeen, Washington

Dear Lynn Green:

Haley & Aldrich, Inc. (Haley & Aldrich) is submitting this change order proposal to the Aberdeen School District (the District) for conducting a limited Phase II subsurface investigation of the proposed Harbor Learning Center campus property, located at 510 North I Street in Aberdeen, Washington (site).

Project Understanding and Background

The project site occupies a city block bounded by East 5th Street to the north, North H Street to the east, East 3rd Street to the south, and North I Street to the west. The site was previously occupied by Weatherwax High School prior to a fire destroying several campus structures and the subsequent razing of the remaining on-site buildings. The site is currently occupied by an asphalt-paved parking lot in its southern half and features a playing field in its northern half. Since 2024, Haley & Aldrich has been contracted by the District to provide design-level geotechnical investigation services to support the District's redevelopment of the subject property as the new Harbor Learning Center school campus.

Our understanding of the proposed school and campus layout is based on review of the 95-percent schematic design drawings titled, "Harbor Learning Center Aberdeen School District #5" prepared by TCF Architecture PLLC, dated August 12, 2025. The proposed two-story school structure will occupy the northern half of the site and will house classrooms, a gymnasium, a cafeteria, outdoor play areas, and limited driveway and parking areas. The planned structure will have a ground-level finish floor elevation of Elevation (El.) 25.09 feet. The existing parking lot in the southern half of the site will be expanded to serve as a parking area for the campus. Portions of E 4th Street and North H Street, both located adjacent to the site, will also undergo modifications to create new parking spaces serving the campus.

On April 1 and 2, 2026, Haley & Aldrich completed 12 supplemental geotechnical exploration test pits at the site. These exploratory test pits were excavated using a wheel-mounted backhoe to depths of up to 10 feet below ground surface (bgs) to better understand the thickness and composition of undocumented fill across the project area. Haley & Aldrich identified buried building demolition-related and other general debris in several test pits and identified areas of underground soil discoloration and petroleum-like odors that indicated evidence of contamination.

Purpose and Scope of Services

The purpose of the planned scope of services is to: characterize soil and groundwater contaminants that may be present in site soil and groundwater; evaluate whether site soil and groundwater contaminants are present at concentrations that could pose potential risk during redevelopment or to future site occupants; and provide site-specific information and guidance regarding the control and management of contaminated media during site redevelopment activities.

Haley & Aldrich proposes to conduct the following scope of services, as outlined and discussed in further detail, below.

TASK 1 - PRE-FIELD ACTIVITIES

Pre-field activities will consist of reviewing available historical records for the former site buildings, project coordination with the District, updating the project's Health and Safety Plan (HASP) for fieldwork, marking proposed test pit and boring locations for utility locating, and coordinating/procuring subcontractors. Subcontractors to be used for this project will include utility locator, drilling, excavating, and investigation-derived waste (IDW) disposal firms, and an analytical laboratory.

Historical Records Review

Haley & Aldrich will complete a review of available historical Sanborn fire insurance maps and historical aerial photographs for the site to evaluate potential contamination sources associated with the former site buildings (e.g., former heating oil or fuel storage tanks). We will also review available building demolition records provided by the District to evaluate potential contamination sources in the undocumented buried fill materials.

Project Coordination with the District

Haley & Aldrich will coordinate with the District to gain access to the site to perform investigation activities. We understand that the site is currently secured with a perimeter fence and a security gate.

Utility Location

Haley & Aldrich will contact the Washington Utility Notification Center (i.e., One Call) to have public utilities located at the site and adjoining rights-of-way. Haley & Aldrich will also contract a utility location contractor to clear the proposed test pit and boring locations.

Health and Safety Plan

We will prepare a project-specific Job Hazard Analysis (JHA) for the subsurface investigation that will address field activities in general accordance with the Occupational Safety and Health Administration and Washington Administrative Code. Haley & Aldrich personnel will have a copy of the JHA on site during the field activities.

TASK 2 - LIMITED SUBSURFACE INVESTIGATION FIELD ACTIVITIES

The specific scope of services for the limited subsurface investigation is presented below.

- Conduct a site visit to mark planned test pit and boring locations prior to contacting One Call.
- Conduct a site visit with Haley & Aldrich's utility location subcontractor to review public utility markings, clear test pit and boring locations for utilities, and revise test pit or boring locations, if needed.
- Collect soil samples from nine test pits on the site to evaluate potential soil contamination. Test pit field sampling activities are anticipated to be completed within one to two field days on the site (including time for mobilization and demobilization).
 - Haley & Aldrich's excavation contractor, under direction of a Haley & Aldrich geologist or environmental scientist, will excavate test pits to depths of up to 10 feet bgs.
 - The Haley & Aldrich field staff will log, photo-document, and field-screen soil collected from the test pits for evidence of contamination using: visual observations, headspace vapor concentration measurements by hand-held photoionization detector, and water sheen testing (if needed).
 - The Haley & Aldrich field staff will collect two soil samples from each test pit at approximate 5-foot depth intervals for analysis, unless indications of soil contamination are observed. If contamination indicators are observed, soil samples will be collected from within that interval and below it. Samples will be collected with a decontaminated trowel from the excavator bucket, or from the excavation side walls or floor using a decontaminated hand auger or shovel.
 - Haley & Aldrich will submit two soil samples from each test pit and one field duplicate sample for quality control (19 soil samples total) to the subcontracted analytical laboratory for the following chemical analyses.
 - Petroleum hydrocarbon identification by method NWTPH-HCID - with follow-up analyses for volatile petroleum products by method NWTPH-Gx and semi-volatile petroleum products by method NWTPH-Dx, based on any HCID detections.
 - Volatile organic compounds (VOCs) by U.S. Environmental Protection Agency (EPA) Method 5035/8260.
 - Polycyclic aromatic hydrocarbons by EPA Method 8270D SIM.
 - Total Metals - EPA 13 Priority Pollutant Metals list, plus barium - by EPA Method 6020.
 - Toxicity Characteristic Leaching Procedure (TCLP) - Resource Conservation and Recovery Act (RCRA) 8 Metals list - by EPA Method 1311. TCLP analyses would

- only be required as a follow-up for any metals with total concentrations 20-fold higher than the RCRA TCLP regulatory limits for hazardous waste.
 - Polychlorinated biphenyls (PCBs) by EPA Method 8082. If oil-range hydrocarbons are detected by method NWPTH-Dx, the two soil samples with the highest detected concentrations of oil-range hydrocarbons will be analyzed for PCBs.
 - After sampling at each test pit is complete, Haley & Aldrich's excavation contractor will backfill the test pit with the excavation spoils.
 - Wash water generated during the decontamination of reusable soil sampling hand tools will be contained in a labeled Department of Transportation (DOT)-approved 55-gallon drum staged at a location designated by the District, until sample results are received to determine waste disposal requirements.
- Collect groundwater samples from three hollow-stem auger borings on the site to evaluate potential groundwater contamination. Groundwater sampling activities are anticipated to be completed within one field day on the site (including time for mobilization and demobilization). Pending drilling contractor availability, groundwater sampling may be conducted either simultaneously with test pit soil sampling activities or as a separate mobilization.
 - Haley & Aldrich's Washington-licensed drilling subcontractor, under direction of a Haley & Aldrich geologist or environmental scientist, will advance three hollow-stem auger borings to 5 feet below first-encountered groundwater (anticipated total depths of up to 15 feet bgs) for groundwater sample collection.
 - The Haley & Aldrich geologist/environmental scientist will log, photo-document, and field screen soil collected from each boring for evidence of contamination using: visual observations, headspace vapor concentration measurements collected by hand-held photoionization detector, and water sheen testing (if needed).
 - The drilling subcontractor will install a temporary well point inside each boring for groundwater sample collection. The Haley & Aldrich field staff will collect one groundwater sample from each temporary well.
 - Haley & Aldrich will submit one groundwater sample from each hollow-stem auger boring (three groundwater samples total) to the subcontracted analytical laboratory for the following chemical analyses.
 - Petroleum hydrocarbon identification by Method NWTPH-HCID - with follow-up analyses for volatile petroleum products by Method NWTPH-Gx and semi-volatile petroleum products by Method NWTPH-Dx, based on any HCID detections.
 - VOCs by EPA Method 8260.
 - Total Metals - RCRA 8 Metals list - by EPA Method 6020.
 - After sampling is complete at each boring location, the drilling subcontractor will remove the temporary well point and decommission the borehole in accordance with applicable Washington State Department of Ecology (Ecology) requirements.
 - IDW generated from the groundwater sampling (i.e., soil cuttings and decontamination water) will be stored in labeled DOT-approved 55-gallon drums staged at a location designated by the District, until sample results are received to determine waste disposal requirements. Soil and water IDW will be stored in separate drums.

- Haley & Aldrich will coordinate with the subcontracted waste disposal contractor to properly dispose of the IDW after the sample results are received to determine waste disposal requirements.

TASK 3 - LIMITED SUBSURFACE INVESTIGATION REPORT

After receipt of the analytical results, Haley & Aldrich will prepare a draft investigation summary report for review by the District. The report will present site background information, a summary of the investigation activities, the sample results, and a comparison of the sample results to Ecology Model Toxics Control Act (MTCA) cleanup levels to assess whether the contaminants on the site could pose unacceptable risk to construction/excavation workers and/or future occupants. Upon incorporation of any comments from the District, the report will be finalized and submitted digitally to the District.

TASK 4 - CONTAMINATED MEDIA MANAGEMENT PLAN

Based on the results of the subsurface investigation, Haley & Aldrich will prepare a Contaminated Media Management Plan (CMMP) for the site redevelopment to guide the future earthwork and construction contractors on the proper identification, management, handling, and disposal of potentially impacted soil and/or groundwater at the site. Haley & Aldrich will prepare a draft CMMP for review by the District within three weeks after receipt of the final laboratory results for the subsurface investigation. The CMMP will be finalized approximately one week after receipt of the District's final comments.

Project Fee

We will complete our work on a time and expenses basis for an estimated fee of approximately **\$82,746** as shown on the attached table. Additional work beyond that described above will be completed for an additional cost to be negotiated.

Assumptions

In preparing our scope of services and fee estimate, we have made the following assumptions:

- The District or others will coordinate and provide right-of-access to the proposed investigation locations.
- Washington State prevailing wages are applicable and will be paid to the excavation, drilling, and utility locating subcontractors where required.
- Investigation test pits and borehole drilling can be completed during regular business hours (Monday through Friday, 7 a.m. to 6 p.m.). In case of weekend or night work, extra costs may be applied.
- ***For test pits, no formal restoration of the ground surfacing/vegetation will be required other than backfilling with the excavation spoils. Spoils will be bucket-tamped but will not be placed to define compaction standard, nor will compaction testing be performed on the fill. Test pit activities may disturb several hundred square feet of grass covered terrain in the play fields that will require landscaping repairs (e.g., sod or straw) to be performed by others.***
- IDW generated during the investigation (i.e., hollow-stem auger soil cuttings and decontamination water) will be stored in drums at a location on or near the site, designated by

the District until sample results are received to determine waste disposal requirements. Our cost estimate assumes that all IDW can be disposed as non-hazardous waste based on the concentrations of contaminants encountered. If IDW requires disposal as hazardous waste, Haley & Aldrich will advise the District and request additional funds for IDW disposal.

- Samples will be reported by the subcontracted analytical laboratory with a standard turnaround time of 10 business days. Expedited reporting, if requested, would incur additional laboratory surcharges.
- We will perform our work in general accordance with the standard of care of our profession, which means generally accepted professional practices in the same or similar localities related to the nature of the work accomplished at the time the services are performed.

Limitation of Utility Locates

We are required by Washington State Law to call a Utility Location Center (811) before performing subsurface explorations. This “one-call system” prompts multiple utility owners to clear exploration locations in the public right-of-way. The location of utilities on private property is the responsibility of the property owner or facility operator. Haley & Aldrich conducts research for private properties, including hiring a private firm that uses specialized equipment to locate conducting underground utilities and reviewing plans provided by the owner and other utility maps, such as those that may be readily available online. Such services by the Consultant or its Subconsultant will be performed in a manner consistent with the ordinary standard of professional care. The District acknowledges that such research may not identify all utilities, such as plastic water and gas lines, plastic or tile sewer lines, concrete or plastic drain lines, or fiber optic lines, and that the information upon which Haley & Aldrich reasonably relies may contain errors or be incomplete. Haley & Aldrich cannot be held responsible for damages, including consequential damages, related to striking underground utilities that are not shown on plans or made of a conducting material and that could not be reasonably detected.

Authorization

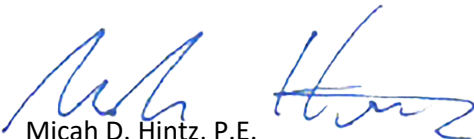
Haley & Aldrich will provide the services described herein in accordance with terms and conditions and Modified Fee Schedule previously authorized for this project, as presented in our September 29, 2025 agreement titled, “Proposal for Design-Level Geotechnical Engineering Services, Aberdeen School District No. 5, Harbor Learning Center”, fully executed by the District on October 15, 2025. This change order proposal is valid for a period of 60 days from the date of this letter. If acceptance and authorization to proceed are not received within that period, we reserve the right to renegotiate the estimated fee, schedule for completion, and scope of services.

If the above arrangements are satisfactory to you, please sign and return one copy of this letter.

We appreciate the opportunity to submit this proposal and look forward to continuing to work with the District on this project. Please contact the undersigned if you wish to discuss this proposal or any aspect of the project.

Sincerely yours,
HALEY & ALDRICH, INC.


Joel L. Eledge, CHMM
Environmental Scientist


Micah D. Hintz, P.E.
Senior Project Manager

Attachment:

Table 1 - Summary of Hours and Expenses

Figure 1 - Proposed Test Pit and Groundwater
Sample Boring Locations

This proposal and the attached "Table 1" are
understood and accepted:

ABERDEEN SCHOOL DISTRICT NO. 5

By _____
(authorized signature)

By _____
(print or type name)

Title _____

Date _____

TABLE

SUMMARY OF HOURS AND EXPENSES
HARBOR LEARNING CENTER
 ABERDEEN SCHOOL DISTRICT
 ABERDEEN, WASHINGTON

Task Description	Sr. Principal	Principal	Senior Project Manager	Project Manager/ Senior Technical Specialist	Technical Specialist	Project Professional	Staff Professional 2	Staff Professional 1	Project Controls	Project Technician	Project Support	Professional Staff Fees Subtotal	Reimbursables / Expenses	Total
Billing Rates (Modified Fee Schedule for ASD)	\$395	\$360	\$265	\$225	\$205	\$197	\$177	\$158	\$147	\$135	\$122			
Environmental Investigation														
Task 1 - Pre-Field Activities			7.0	2.0	12.0							\$4,765	\$1,860	\$6,625
Task 2 - Subsurface Investigation			3.0				66.0					\$12,477	\$37,873	\$50,350
Task 3 - Investigation Report			18.0		17.0		32.0				8.0	\$14,895		\$14,895
Task 4 - CMMP			6.0		6.0		40.0				8.0	\$10,876		\$10,876
TOTAL	0.0	0.0	34.0	2.0	35.0	0.0	138.0	0.0	0.0	0.0	16.0	\$43,013	\$39,733	\$82,746

FIGURE

Figure 1 – Proposed Test Pit and Groundwater Sample Boring Locations

