

**New York City Department of Environmental Protection
Bureau of Environmental Compliance**

Asbestos Control Program

Building Exterior Clean-up

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Scope of Work

All work performed under this contract must be in compliance with all applicable, relevant, and appropriate regulations, including but not limited to those of the United States Environmental Protection Agency (USEPA), the United States Department of Labor Occupational Safety and Health Administration (OSHA), the New York State Department of Labor (NYS DOL), the New York State Department of Environmental Conservation (NYS DEC), the New York City Department of Sanitation (DOS), the New York City Department of Health (DOH), and the New York City Department of Environmental Protection (DEP).

Background

The DEP with assistance from representatives of the NYS DOL and US EPA performed follow-up site visits at buildings in the vicinity of the World Trade Center. The visual assessments disclosed the presence of various amounts of debris with various dispersal patterns at the building exteriors. The majority of buildings had isolated areas of debris specifically at the perimeter of the roofs, at the base of parapet walls, and in gutters. Debris was also visible at horizontal surfaces on some of the building facades. For some buildings, building facades facing the street were cleaned while the facades at the rear remained dirty.

The observed debris was characteristic of the debris from the impact of September 11, 2001. The debris appears to have reformed into a dense mass (caked). During the DEP follow-up visits, samples of the debris were collected from various roofs. The uneven dispersal identified above was also evident in the sample collection. Samples collected from various buildings indicated that some of the debris was asbestos-containing material (ACM). Based on these results and the most stringent assessment and evaluation, this material is assumed to be ACM and shall be cleaned by NYS DOL licensed contractors with DEP and NYSDOL certified workers.

Purpose

The purpose of this contract is to acquire the services of a NYS DOL licensed asbestos contractor with DEP and NYSDOL certified workers for the clean-up of building roofs, setbacks, and/or building facades within the vicinity of the WTC. The scope of work for the clean-up activities is attached. The clean-up activities shall consist of collection of debris and wet cleaning/HEPA vacuuming until the surfaces are clear of visible debris.

Contract Term and Specifications

This contract shall be in force for 120 consecutive calendar days from the DEP commencement date. Services shall be directed by the DEP. The DEP reserves the right to assign work outside the delineated areas. Contractors must be prepared to mobilize within 72 hours of the contract award. The DEP estimates the clean up of approximately 50 buildings per delineated area. The DEP expects contractors to provide four to five crews with a minimum of five handlers per day at each of the areas. Multiple building roofs shall be cleaned simultaneously.

Work shall not be performed at any building found to be structurally unsound.

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An ACP7 form signed by the building owner, contractor, and air monitoring firm must be submitted directly to the DEP. The filing fee is exempted.

The sites and specific areas to be cleaned shall be determined and specified by the DEP.

The contractor shall restrict access by the public to the work area (s) during clean-up activities. Caution tape and warning signs shall be used to identify work areas. Access shall be limited to the contractor, his employees, and Federal, State or local officials.

The contractor shall provide all necessary equipment, to remove, bag, transport, and dispose collected waste. The contractor is responsible for supplying all necessary equipment.

The DEP will attempt to make arrangements with building owners/occupants for power and water. The contractor shall have electrical generators available on site in the event electrical power is not available.

The specific clean-up procedures for building roofs are attached. The DEP shall consider substitution of the specified methodologies only if the request is received in writing. Any substitutions must receive prior approval by the DEP.

Contractor Qualifications

The contractor shall have on staff and assigned to this contract a sufficient number of properly trained and certified workers. See above.

Bids

A mandatory pre bid meeting is scheduled for March —, 2002 at 10:30 A.M. at the NYC DEP 59-17 Junction Boulevard, 8th Floor Conference Room, Corona, New York.

Any questions regarding the scope of work may be directed to R. Radhakrishnan, P.E., Director Asbestos Control Program at (718) 555-3718.

March 14, 2002

NYC DEPARTMENT OF ENVIRONMENTAL PROTECTION

Total Number of buildings 250

CLEAN UP COST - ROOF

<u>Estimated area</u> <u>of contamination</u>	<u>% of</u> <u>buildings</u>	<u>Number of</u> <u>Buildings</u>	<u>Clean-up</u> <u>cost</u>	<u>Total cost</u>
<u>Sq.ft</u>				
10000	10	25	\$3	\$750,000
5000	20	50	\$4	\$1,000,000
2500	70	175	\$8	\$3,500,000
		250		
Total Cost for cleaning roofs				\$5,250,000

CLEAN UP COST - FAÇADE

Total number of facades 150 (114+36)

<u>Estimated area</u> <u>of contamination</u>	<u>% of</u> <u>buildings</u>	<u>Number of</u> <u>Buildings</u>	<u>Clean-up</u> <u>cost</u>	<u>Total cost</u>
<u>Sq.ft</u>				
10000	20	30	\$5	\$1,500,000
5000	80	120	\$5	\$3,000,000
Total cleaning cost for façade				\$4,500,000

AIR MONITORING COST

1 Cost for air monitoring tech	\$35 per hour		
2 Cost TEM anaysis	\$45 per sample		
		Roof	Façade
3 Number of sites		250	150
4 Number of samples per site		5	5
5 Total number of samples		1250	750
6 Estimated number of man-days		400	240
7 Number of man-hours		3200	1920
8 Total cost for air monitoring tech.		\$112,000	\$67,200
9 Total cost for sample analysis		\$56,250	\$33,750
10 Total cost Sampling & Analysis		\$168,250	\$100,950
11 Air Monitring Technician - visual clearance inspection	\$90,000		
12 Total Cost of samplying & analysis for both façade & roof	\$269,200		
13 TOTAL COST for inspection, sampling & analysis	\$359,200		
14 Total Cost for cleaning roofs		\$5,250,000	
15 Total cleaning cost for façade			\$4,500,000
16 Total		\$5,418,250	\$4,600,950
17 TOTAL COST OF THE FROJECT (11+16)	\$10,288,400		

10,109,200

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