



Purchasing Division

Invitation for Bid

IFB-5381-24-DD

Asbestos Abatement and Demolition Services

Responses Due:

February 15, 2024, Prior to 2:00 PM

Accepting Electronic Responses Only
Responses Only Submitted Through the Rocky Mountain E-Purchasing
System (RMEPS)

www.bidnetdirect.com/colorado

(Purchasing Representative does not have access or control of the vendor side of RMEPS. If website or other problems arise during response submission, vendor **MUST** contact RMEPS to resolve the issue prior to the response deadline. 800-835-4603)

NOTE: All City solicitation openings will continue to be held virtually.

Purchasing Representative:

Dolly Daniels, Senior Buyer

dollyd@gjcity.org

970-256-4048

Invitation for Bids

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B: Asbestos Inspection Report 655 24 ½ Rd

1. Instructions to Bidders

NOTE: It is the Contractor's responsibility to read and review all solicitation documentation in its entirety, and to ensure that it has a clear and complete understanding of not only the scope, specifications, project requirements, etc., but also all other requirements, instructions, rules, regulations, laws, conditions, statements, procurement policies, etc. that are associated with the solicitation process and project/services being solicited.

1.1 A.D.A Document Compliance Requirements: All work documents, and/or bid/proposal documents submitted, as a result of this solicitation must comply with all applicable provisions of §§24-85-101, C.R.S., et seq., and the Accessibility Standards for Individuals with a Disability, as established by the Office Of Information Technology according to Section §24-85-103 (2.5), C.R.S. and 3) all State of Colorado technology standards related to technology accessibility and with Level A.A. of the most current version of the Web Content Accessibility Guidelines (WCAG), incorporated in the State of Colorado technology standards.

1.2 Issuing Office: This Invitation for Bid (IFB) is issued by the City of Grand Junction. All contact regarding this IFB is to be directed to:

Dolly Daniels; Senior Buyer
dollyd@gjcity.org

With the exception of Pre-Bid or Site Visit Meeting(s) all questions, inquiries, comments, or communication pertaining to this solicitation (whether process, specifications, scope, etc.) must be directed (in writing) to the Purchasing Agent. Other communication may result in disqualification.

1.3 Non-Mandatory Pre-Bid Site Walk Down Meeting: Prospective Bidders are encouraged to attend a non-mandatory pre-bid site walk down meeting. **The meeting will be held on location starting at 653 24 ½ Road (Unit A) followed by the 2nd site at 655 24 ½ Road. The date of the site walk down is Friday February 9, 2024 at 9:00 AM**

The purpose of this meeting will be to verify all ACMs as identified in the Asbestos Inspection Reports as well as identify any possible ACMs not currently listed in the inspection reports.

1.4 Purpose: The City of Grand Junction is soliciting competitive bids from qualified and experienced Contractors for all labor, equipment, and materials required to perform removal of asbestos containing materials (ACMs) and the subsequent demolition of the two 2) structures. (. All dimensions and scope of work should be verified by Contractors prior to submission of bids.

1.6 The Owner: The Owner is the City of Grand Junction, Colorado and is referred to throughout this Solicitation. The term Owner means the Owner or its authorized representative.

- 1.7 **Compliance:** All Bidders, by submitting a bid, agree to comply with all conditions, requirements, and instructions of this IFB as stated or implied herein. Should the Owner omit anything which is necessary to clear understanding of the requirements, or should it appear that various instructions are in conflict, the Bidder(s) shall secure instructions from the Purchasing Agent prior to submittal deadline.
- 1.8 **Procurement Process:** The most current version of the City of Grand Junction [Purchasing Policy and Procedure Manual](#) is contacting.
- 1.9 **Submission:** *Each proposal shall be submitted in electronic format only, and only through the Rocky Mountain E-Purchasing website. (www.bidnetdirect.com/colorado). This site offers both "free" and "paying" registration options that allow for full access of the Owner's documents and for electronic submission of proposals. (Note: "free" registration may take up to 24 hours to process. Please Plan accordingly.)* Please view our "Electronic Vendor Registration Guide" at <https://co-grandjunction.civicplus.com/501/Purchasing-Bids> for details. (Purchasing Representative does not have access or control of the vendor side of RMEPS. If the website or other problems arise during response submission, the vendor **MUST** contact RMEPS to resolve the issue prior to the response deadline **800-835-4603**).

Bid Opening Asbestos Abatement and Demolition Services

Feb 15, 2024, 2:00 – 2:30 PM (America/Denver)

Please join my meeting from your computer, tablet or smartphone.

<https://meet.goto.com/671943165>

You can also dial in using your phone.

Access Code: 671-943-165

United States: [+1 \(312\) 757-3121](tel:+13127573121)

Join from a video-conferencing room or system.

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Or dial directly: 671943165@67.217.95.2 or 67.217.95.2##671943165

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- 1.10 **Modification and Withdrawal of Bids Before Opening** Bids may be modified or withdrawn by an appropriate document stating such, duly executed and submitted to the place where Bids are to be submitted at any time prior to Bid Opening.
- 1.11 **Form for Price Bid:** All Price Bids must be made upon the Price Bid Schedule attached and should give the amounts both in words and in figures and must be signed and acknowledged by the Bidder.

The Bidder shall specify a unit price in figures for each pay item for which a quantity is given and shall provide the products (in numbers) of the respective unit prices and quantities in the Extended Amount column. The total Bid price shall be equal to the sum of all extended amount prices. When an item in the Price Bid Schedule provides a choice to be made by the Bidder, Bidder's choice shall be indicated in accordance with the specifications for that particular item and thereafter no further choice shall be permitted.

Where the unit of a pay item is lump sum, the lump sum amount shall be shown in the "extended amount" column and included in the summation of the total Bid.

All blank spaces in the Price Bid Schedule must be properly filled out.

Bids by corporations must be executed in the corporate name by the president or vice president or other corporate office accompanied by evidence of authority to sign. The corporate address and state of incorporation shall be shown below the signature.

Bids by partnerships must be executed in the partnership name and signed by a partner whose title must appear under the signature and the official address of the partnership must be shown below the signature.

All names must be typed or printed below the signature. The Bidder's Bid shall contain an acknowledgement of receipt of all Addenda, the numbers of which shall be filled in on the Contractor's Bid Form. The contact information to which communications regarding the Bid are to be directed must be shown.

- 1.12 Exclusions:** No oral, telephonic, emailed, or facsimile bid will be considered.
- 1.13 Contract Documents:** The complete IFB and Bidder's response compose the Contract Documents. Copies of bid documents can be obtained from the City Purchasing website, <https://co-grandjunction.civicplus.com/501/Purchasing-Bids> .
- 1.14 Additional Documents:** The July 2010 edition of the "City Standard Contract Documents for Capital Improvements Construction", Plans, Specifications and other Bid Documents are available for review or download on the Purchasing Bids page at <https://co-grandjunction.civicplus.com/501/Purchasing-Bids>.
- 1.15 Definitions and Terms:** See Article I, Section 3 of the General Contract Conditions in the *Standard Contract Documents for Capital Improvements Construction* .
- 1.16 Examination of Specifications:** Bidders shall thoroughly examine and be familiar with the project Statement of Work. The failure or omission of any Bidder to receive or examine any form, addendum, or other document shall in no way relieve any Bidder from any obligation with respect to its bid. The submission of a bid shall be taken as evidence of compliance with this section. Prior to submitting a bid, each Bidder shall, at a minimum:
- a. Examine the *Contract Documents* thoroughly.
 - b. Visit the site to familiarize itself with local conditions that may in any manner affect cost, progress, or performance of the Work;
 - c. Study and carefully correlate Bidder's observations with the *Contract Documents*, and;
 - d. Notify the Purchasing Agent of all conflicts, errors, ambiguities, or discrepancies in or among the *Contract Documents* within the designated inquiry period.

On request, the Owner will provide each Bidder access to the site to conduct such investigations and tests as each Bidder deems necessary for submission of a Bid. It shall be the Bidder's responsibility to make or obtain any additional examinations, investigations, explorations, tests and studies and obtain any additional information and data which pertain to the physical conditions (including without limitation, surface, subsurface and underground utilities) at or contiguous to the site or otherwise which may affect cost, progress or performance of the Work and which the Bidder deems necessary to determine its Bid for performing the Work in accordance with the time, price and other terms and conditions of the Contract Documents.

- 1.17 Questions Regarding Statement of Work:** Any information relative to interpretation of Scope of Work or specifications shall be requested of the Purchasing Agent, in writing, in ample time, prior to the inquiry deadline.
- 1.18 Addenda & Interpretations:** If it becomes necessary to revise any part of this solicitation, a written addendum will be posted electronically on the City's website at <https://co-grandjunction.civicplus.com/501/Purchasing-Bids>. The Owner is not bound by any oral representations, clarifications, or changes made in the written specifications by Owner, unless such clarification or change is provided in written addendum form from the City Purchasing Representative.
- 1.19 Taxes:** The Owner is exempt from State, County, and Municipal Sales Tax and Federal Excise Tax, therefore, all fees/bids should not include taxes.
- 1.20 Sales and Use Taxes:** The Contractor and all Subcontractors are required to obtain exemption certificates from the Colorado Department of Revenue for sales and use taxes in accordance with the provisions of the General Contract Conditions, Section XVI "Taxes". Bids shall reflect this method of accounting for sales and use taxes on materials, fixtures, and equipment.
- 1.21 Offers Binding 60 Days:** Unless additional time is required by the Owner, or otherwise specified, all formal offers submitted shall be binding for sixty (60) calendar days following opening date, unless the Bidder, upon request of the Purchasing Agent, agrees to an extension.
- 1.22 Exceptions and Substitutions:** All bids meeting the intent of this IFB shall be considered for award. A Bidder taking exception to the specifications does so at the Bidder's risk. The Owner reserves the right to accept or reject any or all substitutions or alternatives. When offering substitutions and/or alternatives, Bidder must state any exception(s) in the section to which the exception(s) pertain. Exception/substitution, if accepted, must meet, or exceed the stated intent and/or specifications. The absence of stated exception(s) indicates that the Bidder has not taken exception, and if awarded a Contract shall hold the Bidder responsible to perform in strict accordance with the specifications or scope of the bid and Contract Documents.
- 1.23 Collusion Clause:** Each Bidder submitting a bid certifies that it is not party to any collusive action or any action that may be in violation of the Sherman Antitrust Act. Any and all bids shall be rejected if there is evidence or reason for believing that collusion

exists among Bidders. The Owner may, or may not, accept future bids for the same Work or commodities from participants in such collusion.

- 1.24 Disqualification of Bidders:** A Bid will not be accepted from, nor shall a Contract be awarded to, any person, Contractor, or corporation that is in arrears to the Owner, upon debt or Contract, or that has defaulted, as surety or otherwise, upon any obligation to the Owner, or that is deemed irresponsible or unreliable.

Bidders may be required to submit satisfactory evidence of responsibility, have a practical knowledge of the project bid upon and that has the necessary financial and other resources to complete the proposed Work.

Either of the following reasons, without limitation, shall be considered sufficient to disqualify a Bidder and Bid:

- a. More than one Bid is submitted for the same Work from an individual, Contractor, or corporation under the same or different name: and
- b. Evidence of collusion among Bidders. Any participant in such collusion shall not receive recognition as a Bidder for any future Work of the Owner until such participant has been reinstated as a qualified Bidder.

- 1.25 Public Disclosure Record:** If the Bidder has knowledge of its employee(s) or sub-contractors having an immediate family relationship with an Owner employee or elected official, the Bidder must provide the Purchasing Agent with the name(s) of the individuals. The individuals are required to file a "Public Disclosure Record", a statement of financial interest, before conducting business with the Owner.

2. General Contract Conditions for Construction Projects

- 2.1 The Contract:** This Invitation for Bid, submitted documents, and any negotiations, when properly accepted by the Owner, shall constitute an enforceable agreement equally binding between the Owner and Contractor. The Contract represents the entire and integrated agreement between the Owner and the Contractor and supersedes all prior negotiations, representations, or agreements, either written or oral including the bid documents. The Contract may be amended or modified with Change Orders, Field Orders, or Addendums.
- 2.2. The Work:** The term Work includes all labor necessary to produce the construction required by the Contract Documents, and all materials and equipment incorporated or to be incorporated in such construction.
- 2.3. Execution, Correlation, Intent, and Interpretations:** The Contract Documents shall be signed by the Owner and Contractor. By executing the Contract, the Contractor represents that it has familiarized itself with the local conditions under which the Work is to be performed and correlated its observations with the requirements of the Contract Documents. The Contract Documents are complementary, and what is required by anyone, shall be as binding as if required by all. The intention of the Contract Documents is to include all labor, materials, equipment, services, and other items necessary for the

proper execution and completion of the Scope of Work as defined in the technical specifications and drawings contained herein. All drawings, specifications and copies furnished by the Owner are, and shall remain, Owner property. It is not to be used on any other project.

- 2.4. The Owner:** The Owner is the City of Grand Junction, Colorado (City) and is referred to throughout the Contract Documents. The term Owner means the Owner or its authorized representative. The Owner shall, at all times, have access to the Work wherever it is in preparation and progress. The Contractor shall provide facilities for such access. The Owner will make periodic visits to the site to familiarize itself generally with the progress and quality of Work and to determine, in general, if the Work is proceeding in accordance with the Contract Documents. Based on such observations and the Contractor's Application for Payment, the Owner will determine the amounts owing to the Contractor and will issue Certificates for Payment in such amounts as provided in the Contract. The Owner will have authority to reject Work which does not conform to the Contract Documents. Whenever, in the Owner's reasonable opinion, it considers it necessary or advisable to ensure the proper implementation of the intent of the Contract Documents, it will have authority to require the Contractor to stop the Work or any portion, or to require special inspection or testing of the Work, whether or not such Work can be then be fabricated, installed, or completed. The Owner will not be responsible for the acts or omissions of the Contractor, and Sub-Contractor, or any of its agents or employees, or any other persons performing any of the Work.
- 2.5. Contractor:** The Contractor is the person or organization identified as such in the Contract and is referred to throughout the Contract Documents. The term Contractor means the Contractor or its authorized representative. The Contractor shall carefully study and compare the General Contract Conditions of the Contract, Specifications and Drawings, Scope of Work, Addenda and Modifications and shall at once report to the Owner any error, inconsistency, or omission it may discover. Contractor shall not be liable to the Owner for any damage resulting from such errors, inconsistencies, or omissions. The Contractor shall not commence Work without clarifying Drawings, Specifications, or Interpretations.
- 2.6. Sub-Contractors:** A Sub-Contractor is a person or organization who has a direct Contract with the Contractor to perform any of the Work at the site. The term Sub-Contractor is referred to throughout the Contract Documents and means a Sub-Contractor or its authorized representative.
- 2.7. Award of Sub-Contractors & Other Contracts for Portions of the Work:** Contractor shall submit with its bid response to the Owner, in writing for acceptance, a list of the names of the sub-contractors or other persons or organizations proposed for such portions of the Work as may be designated in the proposal requirements, or, if none is so designated, the names of the sub-contractors proposed for the principal portions of the Work. Prior to the award of the Contract, the Owner shall notify the successful Contractor in writing if, after due investigation, has reasonable objection to any person or organization on such list. If, prior to the award of the Contract, the Owner has a reasonable and substantial objection to any person or organization on such list and refuses in writing to accept such person or organization, the successful Contractor may, prior to the award, withdraw its Bid without forfeiture of proposal security. If the successful Contractor

submits an acceptable substitute with an increase in the proposed price to cover the difference in cost occasioned by the substitution, the Owner may, at its discretion, accept the increased proposal or may disqualify the Contractor. If, after the award, the Owner refuses to accept any person or organization on such list, the Contractor shall submit an acceptable substitute and the Contract sum shall be increased or decreased by the difference in cost occasioned by such substitution and an appropriate Change Order shall be issued. However, no increase in the Contract sum shall be allowed for any such substitution unless the Contractor has acted promptly and responsively in submitting a name with respect thereto prior to the award.

- 2.8. Quantities of Work and Unit Price:** Materials or quantities stated as unit price items in the Bid are supplied only to give an indication of the general scope of the Work, and are as such, estimates only. The Owner does not expressly or by implication agree that the actual amount of Work or material will correspond therewith and reserves the right after award to increase or decrease the quantity of any unit item of the Work without a change in the unit price except as set forth in Article VIII, Section 70 of the *General Contract Conditions*. The City also reserves the right to make changes in the Work (including the right to delete any bid item in its entirety or add additional bid items) as set forth in Article VIII, Sections 69 through 71 of the *General Contract Conditions*.
- 2.9. Substitutions:** The materials, products and equipment described in the *Solicitation Documents* shall be regarded as establishing a standard of required performance, function, dimension, appearance, or quality to be met by any proposed substitution. No substitution will be considered prior to receipt of Bids unless the Bidder submits a written request for approval to the Purchasing Agent at least ten (10) days prior to the date for receipt of Bids. Such requests for approval shall include the name of the material or equipment for which substitution is sought and a complete description of the proposed substitution including drawings, performance and test data, and other information necessary for evaluation, including samples if requested. The Bidder shall set forth changes in other materials, equipment, or other portions of the Work including changes of the Work of other Contracts, which incorporation of the proposed substitution would require to be included. The Owner's decision of approval or disapproval of a proposed substitution shall be final. If the Owner approves a proposed substitution before receipt of Bids, such approval will be set forth in an Addendum. Bidders shall not rely upon approvals made in any other manner.
- 2.10. Supervision and Construction Procedures:** The Contractor shall supervise and direct the Work, using its best skill and attention. It shall be solely responsible for all construction means, methods, techniques, sequences, and procedures and for coordinating all portions of the Work under the Contract.
- 2.11. Warranty:** The Contractor warrants to the Owner that all materials and equipment furnished under this Contract will be new unless otherwise specified, and that all Work will be of good quality, free from faults and defects and in conformance with the Contract Documents. All Work not conforming to these standards may be considered defective. If required by Owner, the Contractor shall furnish satisfactory evidence as to the kind and quality of materials and equipment. If within ten (10) days after written notice to the Contractor requesting such repairs or replacement, the Contractor should neglect to make or undertake with due diligence to the same, the City may make such repairs or

replacements. All indirect and direct costs of such correction or removal or replacement shall be at the Contractor's expense. The Contractor will also bear the expenses of making good all Work of others destroyed or damaged by the correction, removal, or replacement of its defective Work.

- 2.12. Permits, Fees, & Notices:** The Contractor shall secure and pay for all permits, governmental fees, and licenses necessary for the proper execution and completion of the Work. The Contractor shall give all notices and comply with all laws, ordinances, rules, regulations, and orders of any public authority, including the City, bearing on the performance of the Work. If the Contractor observes that any of the Contract Documents are at variance in any respect, it shall promptly notify the Purchasing Agent in writing, and any necessary changes shall be adjusted. If the Contractor performs any Work knowing it to be contrary to such laws, ordinances, rules, and regulations, and without such notice to the Owner, it shall assume full responsibility and shall bear all costs attributable to the non-conforming Work.
- 2.13. Responsibility for Those Performing the Work:** The Contractor shall be responsible to the Owner for the acts and omissions of all its employees and all sub-contractors, its agents and employees, and all other persons performing any of the Work under a Contract with the Contractor.
- 2.14. Use of the Site:** The Contractor shall confine operations at the site to areas permitted by law, ordinances, permits and the Contract Documents, and shall not unreasonably encumber the site with any materials or equipment.
- 2.15. Cleanup:** The Contractor shall keep the premises free from accumulation of waste materials or rubbish caused by its operations. At the completion of Work, it shall remove all its waste materials and rubbish from and about the Project, as well as all its tools, construction equipment, machinery, and surplus materials.
- 2.16. Insurance Requirements:** The selected Contractor agrees to procure and maintain, at its own cost, policy(s) of insurance sufficient to insure against all liability, claims, demands, and other obligations assumed by the Contractor pursuant to the Contract. Such insurance shall be in addition to any other insurance requirements imposed by this Contract or by law. The Contractor shall not be relieved of any liability, claims, demands, or other obligations assumed pursuant to the Contract by reason of its failure to procure or maintain insurance in sufficient amounts, durations, or types.

Contractor shall procure and maintain and, if applicable, shall cause any Sub-Contractor of the Contractor to procure and maintain insurance coverage listed below. Such coverage shall be procured and maintained with forms and insurers acceptable to Owner. All coverage shall be continuously maintained to cover all liability, claims, demands, and other obligations assumed by the Contractor pursuant to the Contractor. In the case of any claims-made policy, the necessary retroactive dates and extended reporting periods shall be procured to maintain such continuous coverage. Minimum coverage limits shall be as indicated below unless specified otherwise in the Special Conditions:

(a) Worker Compensation: Contractor shall comply with all State of Colorado Regulations concerning Workers' Compensation insurance coverage.

(b) General Liability insurance with minimum limits of:

FIVE HUNDRED THOUSAND DOLLARS (\$500,000) each occurrence and
FIVE HUNDRED THOUSAND DOLLARS (\$500,000) per job aggregate.

The policy shall be applicable to all premises, products, and completed operations. The policy shall include coverage for bodily injury, broad form property damage (including completed operations), personal injury (including coverage for contractual and employee acts), blanket contractual, products, and completed operations. The policy shall include coverage for explosion, collapse, and underground (XCU) hazards. The policy shall contain a severability of interests' provision.

(c) Comprehensive Automobile Liability insurance with minimum limits for bodily injury and property damage of not less than:

FIVE HUNDRED THOUSAND DOLLARS (\$500,000) each occurrence and
FIVE HUNDRED THOUSAND DOLLARS (\$500,000) aggregate

(d) Professional Liability & Errors and Omissions Insurance policy with a minimum of:

FIVE HUNDRED THOUSAND DOLLARS (\$500,000) per claim

This policy shall provide coverage to protect the City against liability incurred as a result of the professional Services performed as a result of responding to this Solicitation.

With respect to each of Contractors owned, hired, or non-owned vehicles assigned to be used in performance of the Work. The policy shall contain a severability of interest provision.

2.16.1 Additional Insured Endorsement: The policies required by paragraphs (b), and (c) above shall be endorsed to include Grand Junction, its Elected and Appointed Officials, Employees and Volunteers as Additional Insured. Every required policy above shall be primary insurance, and any insurance carried by the Owner, its officers, or its employees, or carried by or provided through any insurance pool of the Owner, shall be excess and not contributory insurance to that provided by the Contractor. The Contractor shall be solely responsible for any deductible losses under any policy required above.

2.17. Indemnification: The Contractor shall defend, indemnify and save harmless the Owner, and all its officers, employees, insurers, and self-insurance pool, from and against all liability, suits, actions, or other claims of any character, name and description brought for or on account of any injuries or damages received or sustained by any person, persons, or property on account of any negligent act or fault of the Contractor, or of any Contractor's agent, employee, Sub-Contractor or supplier in the execution of, or performance under, any Contract which may result from proposal award. Contractor shall pay any judgment with cost which may be obtained by and/or against the Owner growing out of or under the performance.

- 2.18. Miscellaneous Conditions: Material Availability:** Contractors must accept responsibility for verification of material availability, production schedules, and other pertinent data prior to submission of bid. It is the responsibility of the Bidder to notify the Owner immediately if materials specified are discontinued, replaced, or not available for an extended period of time.
- 2.19. Time:** Time is of the essence with respect to the time of completion of the Project and any other milestones or deadline which are part of the Contract. It will be necessary for each Bidder to satisfy the City with its ability to complete the Work within the Contract time set forth in the Contract Documents. The Contract time is the period of time allotted in the Contract Documents for completion of the Work. The date of commencement of the Work is the date established in a Notice to Proceed. If there is no Notice to Proceed, it shall be the date of the Contract, or such other date as may be established therein, or as established as entered on the Bid Form. The Date of Final Completion of the Work is the date certified by the Owner when all construction, and all other Work associated to include, but not be limited to: testing, QA/QC, receipt of required reports and/or forms, grant requirements (if applicable), punch list items, clean-up, receipt of drawings and/or as-builts, etc., is fully complete, and in accordance with the Contract Documents.
- 2.20. Progress & Completion:** The Contractor shall begin the Work on the Commencement Date as noted on the Notice to Proceed and perform the Work expeditiously with adequate forces to complete the Work within the Contract time/by the completion date.
- 2.21. Payment & Completion:** The Contract Sum is stated in the Contract and is the total amount payable by the Owner to the Contractor for the performance of the Work under the Contract Documents. Upon receipt of written notice that the Work is ready for final inspection and acceptance and upon receipt of application for payment, the Owner's Project Manager will promptly make such inspection and, when it finds the Work acceptable under the Contract Documents and the Contract fully performed, the Owner shall make payment in the manner provided in the Contract Documents.
- 2.22. Retention:** The Owner will deduct money from the partial payments in amounts considered necessary to protect the interest of the Owner and will retain this money until completion of the entire Contract. The amount to be retained from partial payments will be five (5%) percent of the value of the completed Work, and not greater than five (5%) percent of the amount of the Contract. When the retainage has reached five (5%) percent of the amount of the Contract no further retainage will be made and this amount will be retained until such time as final payment is made.
- 2.23. Contingency/Force Account/Minor Contract Revisions:** Contingency/Force Account/Minor Contract Revisions Work will be authorized by the Owner's Project Manager and is defined as minor expenses to cover miscellaneous or unforeseen expenses related to the Project. The expenses are not included in the Drawings, Specifications, or Scope of Work and are necessary to accomplish the scope of this Contract. Contingency/Force Account/Minor Contract Revisions Authorization will be directed by the Owner through an approved form. Contingency/Force Account/Minor Contract Revisions funds are the property of the Owner and any Contingency/Force Account/Minor Contract Revisions funds, not required for Project completion, shall remain the property of the Owner. Contractor is not entitled to any Contingency/Force

Account/Minor Contract Revisions funds, that are not authorized by Owner or Owner's Project Manager.

- 2.24. Protection of Persons & Property:** The Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public authority having jurisdiction for the safety of persons or property or to protect it from damage, injury, or loss. Contractor shall erect and maintain, as required by existing safeguards for safety and protection, and all reasonable precautions, including posting danger signs or other warnings against hazards promulgating safety regulations and notifying owners and users of adjacent utilities. When or where any direct or indirect damage or injury is done to public or private property by or on account of any act, omission, neglect, or misconduct by the Contractor in the execution of the Work, or in consequence of the non-execution thereof by the Contractor, it shall restore, at its own expense, such property to a condition similar or equal to that existing before such damage or injury was done, by repairing, rebuilding, or otherwise restoring as may be directed, or it shall make good such damage or injury in an acceptable manner.
- 2.25. Changes in the Work:** The Owner, without invalidating the Contract, may order changes in the Work within the general scope of the Contract consisting of additions, deletions or other revisions, the Contract sum, and the Contract time being adjusted accordingly. All such changes in the Work shall be authorized by a Change Order and shall be executed under the applicable conditions of the Contract Documents. A Change Order is a written order to the Contractor signed by the Owner issued after the execution of the Contract, authorizing a change in the Work or an adjustment in the Contract sum or the Contract time. The Contract sum and the Contract time may be changed only by Change Order.
- 2.26. Claims for Additional Cost or Time:** If the Contractor wishes to make a claim for an increase in the Contract sum or an extension in the Contract time, it shall give the Owner written notice thereof within a reasonable time after the occurrence of the event giving rise to such claim. This notice shall be given by the Contractor before proceeding to execute the Work, except in an emergency endangering life or property in which case the Contractor shall proceed in accordance with the regulations on safety. No such claim shall be valid unless so made. Any change in the Contract sum or Contract time resulting from such claim shall be authorized by Change Order.
- 2.27. Minor Changes in the Work:** The Owner shall have authority to order minor changes in the Work not involving an adjustment in the Contract sum or an extension of the Contract time and not inconsistent with the intent of the Contract Documents.
- 2.28. Field Orders:** The Owner may issue written Field Orders which interpret the Contract Documents in accordance with the specifications, or which order minor changes in the Work in accordance with the agreement, without change in the Contract sum or time. The Contractor shall carry out such Field Orders promptly.
- 2.29. Uncovering & Correction of Work:** The Contractor shall promptly correct all Work rejected by the Owner as defective or as failing to conform to the Contract Documents whether observed before or after substantial completion and whether or not fabricated installed or competed. The Contractor shall bear all costs of correcting such rejected Work, including the cost of the Owner's additional services thereby made necessary. If

within one (1) year after the date of completion or within such longer period of time as may be prescribed by law or by the terms of any applicable special guarantee required by the Contract Documents, any of the Work found to be defective or not in accordance with the Contract Documents, the Contractor shall correct it promptly after receipt of a written notice from the Owner to do so unless the Owner has previously given the Contractor a written acceptance of such condition. The Owner shall give such notice promptly after discovery of condition. All such defective or non-conforming Work shall be removed from the site where necessary and the Work shall be corrected to comply with the Contract Documents without cost to the Owner. The Contractor shall bear the cost of making good all Work of separate Contractors destroyed or damaged by such removal or correction. If the Owner prefers to accept defective or non-conforming Work, it may do so instead of requiring its removal and correction, in which case a Change Order will be issued to reflect an appropriate reduction in the payment or Contract sum, or, if the amount is determined after final payment, it shall be paid by the Contractor.

- 2.34 Amendment:** No oral statement of any person shall modify or otherwise change, or affect the terms, conditions or specifications stated in the resulting Contract. All amendments to the Contract shall be made in writing by the Owner.
- 2.35 Assignment:** The Contractor shall not sell, assign, transfer or convey any Contract resulting from this IFB, in whole or in part, without the prior written approval from the Owner.
- 2.36 Compliance with Laws:** Bids must comply with all Federal, State, County, and local laws governing the Work and the fulfillment of the Work for and on behalf of the public. Contractor hereby warrants that it is qualified to assume the responsibilities and render the Work described herein and has all requisite corporate authority and professional licenses in good standing required by law.
- 2.37 Confidentiality:** All information disclosed by the Owner to the Contractor for the purpose of the Work to be done or information that comes to the attention of the Contractor during the course of performing such Work is to be kept strictly confidential.
- 2.38 Conflict of Interest:** No public official and/or City/County employee shall have interest in any Contract resulting from this Invitation for Bid.
- 2.39 Contract Termination:** This Contract shall remain in effect until any of the following occurs: (1) Contract expires; (2) completion of Work; (3) final acceptance of Work or, (4) for convenience terminated by either party with a written *Notice of Cancellation* stating therein the reasons for such cancellation and the effective date of cancellation at least thirty (30) days past notification.
- 2.40 Employment Discrimination:** During the performance of any Work per agreement with the Owner, the Contractor, by submitting a Bid, agrees to the following conditions:
- 2.40.1** The Contractor shall not discriminate against any employee or applicant for employment because of race, religion, color, sex, age, handicap, or national origin except when such condition is a legitimate occupational qualification reasonably necessary for the normal operations of the Contractor. The

Contractor agrees to post in conspicuous places, visible to employees and applicants for employment, notices setting forth the provisions of this nondiscrimination clause.

2.40.2 The Contractor, in all solicitations or advertisements for employees placed by or on behalf of the Contractor, shall state that such Contractor is an Equal Opportunity Employer.

2.40.3 Notices, advertisements, and solicitations placed in accordance with federal law, rule, or regulation shall be deemed sufficient for the purpose of meeting the requirements of this section.

2.41 Affirmative Action: In executing a Contract with the City, the Contractor agrees to comply with Affirmative Action and Equal Employment Opportunity regulations presented in the General Contract Conditions Section 9 "Affirmative Action/EEO.

2.42. Immigration Reform and Control Act of 1986 and Immigration Compliance: The Contractor certifies that it does not and will not during the performance of the Contract employ workers without authorization or otherwise violate the provisions of the Federal Immigration Reform and Control Act of 1986 and/or laws regulating immigration compliance.

2.43. Ethics: The Contractor shall not accept or offer gifts or anything of value nor enter into any business arrangement with any employee, official, or agent of the Owner.

2.44. Failure to Deliver: In the event of failure of the Contractor to perform in accordance with the Contract Documents, the Owner, after due oral or written notice, may procure the Work from other sources and hold the Contractor responsible for any costs resulting in additional Work, materials and/or administration services necessary to perform the Work. This remedy shall be in addition to any other remedies that the Owner may have.

2.45. Failure to Enforce: Failure by the Owner at any time to enforce the provisions of the Contract shall not be construed as a waiver of any such provisions. Such failure to enforce shall not affect the validity of the Contract or any part thereof or the right of the Owner to enforce any provision of the Contract Documents at any time in accordance with the terms thereof.

2.46. Force Majeure: The Contractor shall not be held responsible for failure to perform the duties and responsibilities imposed by the Contract due to legal strikes, fires, riots, rebellions, and acts of God beyond the control of the Contractor, unless otherwise specified in the Contract.

2.47. Independent Contractor: The Contractor shall be legally considered an Independent Contractor and neither the Contractor nor its employees shall, under any circumstances, be considered servants or agents of the Owner. The Owner shall be at no time legally responsible for any negligence or other wrongdoing by the Contractor, its servants, or agents. The Owner shall not withhold from the Contract payments to the Contractor any federal or state unemployment taxes, federal or state income taxes, Social Security, or any other amounts for benefits to the Contractor. Further, the Owner shall not provide

the Contractor with any insurance coverage or other benefits, including Workers' Compensation, normally provided by the Owner for its employees.

2.48. Nonconforming Terms and Conditions: A bid that includes terms and conditions that do not conform to the terms and conditions of this Invitation for Bid is subject to rejection as non-responsive. The Owner reserves the right to permit the Contractor to withdraw nonconforming terms and conditions from its Bid prior to a determination by the Owner of non-responsiveness based on the submission of nonconforming terms and conditions.

Items for non-responsiveness may include, but not be limited to:

- a. Submission of the Bid on forms other than those supplied by the City;
- b. Alteration, interlineation, erasure, or partial detachment of any part of the forms which are supplied herein;
- c. Inclusion of unauthorized additions conditional or alternate Bids or irregularities of any kind which may tend to make the Bid incomplete, indefinite, or ambiguous as to its meaning;
- d. Failure to acknowledge receipt of any or all issued Addenda;
- e. Failure to provide a unit price or a lump sum price, as appropriate, for each pay item listed except in the case of authorized alternative pay items;
- f. Failure to list the names of Subcontractors used in the Bid preparation as may be required in the Solicitation Documents;
- g. Submission of a Bid that, in the opinion of the Owner, is unbalanced so that each item does not reasonably carry its own proportion of cost or which contains inadequate or unreasonable prices for any item;
- h. Tying of the Bid with any other bid or Contract; and
- i. Failure to calculate Bid prices as described herein.

2.49. Evaluation of Bids and Bidders: The Owner reserves the right to:

- reject any and all Bids,
- waive any and all informalities,
- take into account any prompt payment discounts offered by Bidder,
- negotiate final terms with the Successful Bidder,
- take into consideration past performance of previous awards/Contracts with the Owner of any Contractor, Vendor, Supplier, or Service Provider in determining final award. and
- disregard any and all nonconforming, nonresponsive, or conditional Bids.

Discrepancies between words and figures will be resolved in favor of words. Discrepancies between Unit Prices and Extended Prices will be resolved in favor of the Unit Prices. Discrepancies between the indicated sum of any column of figures and the correct sum thereof will be resolved in favor of the correct sum. The corrected extensions and totals will be shown in the tabulation of Bids.

The Owner may consider the qualifications and experience of Subcontractors and other persons and organizations (including those who are to furnish the principal items of material or equipment) proposed for those portions of the Work as to which the identity of Subcontractors and other persons and organizations must be submitted. Operating costs, maintenance considerations, performance data, and guarantees of materials and equipment may also be considered by the Owner.

The Owner will conduct such investigations as deemed necessary to assist in the evaluation of any Bid and to establish the responsibility, qualifications, and financial ability of the Bidder, proposed Subcontractors, and other persons and organizations to do the Work in accordance with the *Contract Documents* to the City's satisfaction within the Contract Time. The Bidder shall furnish the Owner with all information and data requested by the Owner to determine the ability of the Bidder to perform the Work. The Owner reserves the right to reject the Bid if the evidence submitted by, or investigation of such Bidder fails to satisfy the Owner that such Bidder is properly qualified to carry out the obligations of the Contract and to complete the Work therein.

By submitting a Bid, each Bidder authorizes the Owner to perform such investigation of the Bidder as the Owner deems necessary to establish the responsibility, qualifications, and financial ability of the Bidder and, by its signature thereon, authorizes the Owner to obtain reference information concerning the Bidder and releases the party providing such information and the Owner from any and all liability to the Bidder as a result of such reference information so provided.

The Owner reserves the right to reject the Bid of any Bidder who does not pass any evaluation to the Owner's satisfaction.

If the Contract is to be awarded, it will be awarded to the Bidder who, by evaluation, the Owner determines will best meet the Owner's interests.

The Owner reserves the right to accept or reject the Work contained in any of the Price Bid Schedules or alternates, either in whole or in part.

2.50. Award of Contract: Unless otherwise indicated, a single award will be made for all the bid items in an individual bid schedule. In the event that the Work is contained in more than one Bid Schedule, the City may award Schedules individually or in combination. In the case of two Bid Schedules which are alternative to each other, only one of such alternative Schedules will be awarded. Within forty-five (45) Calendar Days of Bid Opening, the City will issue a Notice of Award to the Successful Bidder which will be accompanied by a Contract electronically submitted via DocuSign for digital signature. Within ten (10) Calendar Days thereafter, the Successful Bidder shall sign and deliver the digitally executed Contract via DocuSign. Performance Bond, Payment Bond, and Certificate of Insurance shall be submitted to the City within ten (10) days of Contract execution. No Contract shall exist between the Successful Bidder and the City and the Successful Bidder shall have no rights at law or in equity until the Contract has been duly executed by the City.

The Successful Bidder's failure to sign and submit a Contract and other documents set forth in this Paragraph within the prescribed time shall be just cause of annulment of the

award, and forfeiture of the Bid Guaranty. The award of Contract may then be made to the next qualified Bidder in the same manner as previously prescribed.

- 2.51. Ownership:** All plans, prints, designs, concepts, etc., shall become the property of the Owner.
- 2.52. Oral Statements:** No oral statement of any person shall modify or otherwise affect the terms, conditions, or specifications stated in this document and/or resulting agreement. All modifications to this request and any agreement must be made in writing by the Owner.
- 2.53. Patents/Copyrights:** The Contractor agrees to protect the Owner from any claims involving infringements of patents and/or copyrights. In no event shall the Owner be liable to the Contractor for any claims, damages, awards and/or costs of defense arising on the grounds of patent(s)/copyright(s) infringement. Patent/copyright infringement shall null and void any agreement resulting from response to this Invitation for Bid.
- 2.54. Remedies:** The Contractor and Owner agree that both parties have all rights, duties, and remedies available as stated in the Uniform Commercial Code.
- 2.55. Venue:** Any agreement as a result of responding to this Invitation for Bid shall be deemed to have been made in, and shall be construed and interpreted in accordance with, the laws of the City of Grand Junction, Mesa County, Colorado.
- 2.56. Expenses:** Expenses incurred in preparation, submission, and presentation of a response to this Invitation for Bid are the responsibility of the Bidder and cannot be charged to the Owner.
- 2.57. Sovereign Immunity:** The Owner specifically reserves its right to sovereign immunity pursuant to Colorado law as a defense to any action arising out of this Contract.
- 2.58. Public Funds/Non-Appropriation of Funds:** Funds for payment have been provided through the Owner's budget approved by the City Council/Board of County Commissioners for the stated fiscal year only. The State of Colorado prohibits the obligation and expenditure of public funds beyond the fiscal year for which a budget has been approved. Therefore, anticipated orders or other obligations that may arise past the end of the stated Owner's fiscal year shall be subject to budget approval. The Contract, if any, will be subject to and must contain a non-appropriation of funds clause/limitation on multi-year fiscal obligations as required by Art X, Section 20 of the Colorado Constitution, and other applicable law(s).
- 2.59. Cooperative Purchasing:** Purchases as a result of this Solicitation are primarily for the City. Other governmental entities may be extended the opportunity to utilize the resultant Contract award with the agreement of the successful Bidder and the participating agencies. All participating entities will be required to abide by the specifications, terms, conditions, and pricing established in this Bid. The quantities furnished in this Bid document are only for the City. It does not include quantities for any other jurisdiction. The City will be responsible only for the award for its jurisdiction. Other participating entities will place its own awards on its respective Purchase Orders through its purchasing office or use its purchasing card for purchase/payment as authorized or agreed upon

between the provider and the individual entity. The Owner accepts no liability for payment of orders placed by other participating jurisdictions that choose to “piggy-back” on Owner’s solicitation. Orders placed by participating jurisdictions under the terms of this Solicitation will indicate its specific delivery and invoicing instructions.

2.60. Keep Jobs in Colorado Act: Contractor shall be responsible for ensuring compliance with Article 17 of Title 8, Colorado Revised Statutes (C.R.S.) requiring 80% Colorado labor to be employed on public works. Contractor shall, upon reasonable notice provided by the Owner, permit the Owner to inspect documentation of identification and residency required by C.R.S. §8-17-101(2)(a). If Contractor claims it is entitled to a waiver pursuant to C.R.S. §8-17-101(1), Contractor shall state that there is insufficient Colorado labor to perform the Work such that compliance with Article 17 would create an undue burden that would substantially prevent a project from proceeding to completion and shall include evidence demonstrating the insufficiency and undue burden in its response.

Unless expressly granted a waiver by the Owner pursuant to C.R.S. §8-17-101(1), Contractor shall be responsible for ensuring compliance with Article 17 of Title 8, C.R.S. requiring 80% Colorado labor to be employed on public works. Contractor shall, upon reasonable notice provided by the Owner, permit the Owner to inspect documentation of identification and residency required by C.R.S. §8-17-101(2)(a).

2.60.1. "Public Project" is defined as:

- (a) any construction, alteration, repair, demolition, or improvement of any land, building, structure, facility, road, highway, bridge, or other public improvement suitable for and intended for use in the promotion of the public health, welfare, or safety and any maintenance programs for the upkeep of such projects.
- (b) for which appropriate or expenditure of moneys may be reasonably expected to be \$500,000.00 or more in the aggregate for any fiscal year
- (c) except any project that receives federal moneys.

3. Statement of Work

3.1 GENERAL: The City of Grand Junction invites qualified and experienced asbestos abatement Contractors to submit bids for the removal of asbestos-containing materials (ACMs). The first structure is 653 24 ½ Road (Unit A), and the second structure is 655 24 ½ Road.

The City is currently under construction on the F ½ Road Parkway – Phase 1 Project. The demolition of these two structures affects the installation of utilities and roadway features of the F ½ Rd Parkway Project. It is the City’s preference to have these structures demolished and removed as soon as possible. The City requests an accelerated abatement schedule from each Bidder so that the asbestos free remainder of each structure can be demolished and removed as soon as possible.

The selected Contractor will be responsible for providing comprehensive asbestos abatement and demolition services in accordance with all applicable regulations and industry standards. This IFB is only for the abatement and removal of the asbestos containing materials in each structure. Asbestos Inspection Reports have been completed for each structure listed above and are included in

the IFB solicitation. The remaining portions of each structure will be demolished separately and are not part of this Contract.

3.2 PROJECT DESCRIPTION: Removal of asbestos-containing materials (ACMs). The first structure is 653 24 ½ Road (Unit A), and the second structure is 655 24 ½ Road. The selected contractor will be responsible for providing comprehensive asbestos abatement and demolition services in accordance with all applicable regulations and industry standards. This IFB is only for the abatement and removal of the asbestos containing materials in each structure. Asbestos Inspection Reports have been completed for each structure listed above and are included in the IFB solicitation. The remaining portions of each structure will be demolished separately and are not part of this Contract. **Refer to the attached reports for specific details.**

3.3. SPECIAL CONDITIONS & PROVISIONS:

3.3.1 Non-Mandatory Pre-Bid Site Walk Down Meeting: Prospective Bidders are encouraged to attend a non-mandatory pre-bid site walk down meeting. **The meeting will be held on location starting at 653 24 ½ Road (Unit A) followed by the 2nd site at 655 24 ½ Road. The date of the site walk down is Friday February 9, 2024 at 9:00 AM** The purpose of this meeting will be to verify all ACMs as identified in the Asbestos Inspection Reports as well as identify any possible ACMs not currently listed in the inspection reports.

3.3.2 QUESTIONS REGARDING SOLICIATION PROCESS/SCOPE OF WORK:

Dolly Daniels; Senior Buyer
City of Grand Junction
dollyd@gjcity.org

3.3.3 Project Manager: The Project Manager for the Project is Brendan Hines, who can be reached at (970) 256-4038. During Construction, all notices, letters, submittals, and other communications directed to the City shall be addressed and emailed or delivered to:

City of Grand Junction
Attn: Brendan Hines, Project Engineer
244 N. 7th Ave.
Grand Junction, CO 81501
brendanh@gjcity.org

3.3.4 Contract Administrator: The Contract Administrator for the Project is Duane Hoff Jr., Contract Administrator, who can be reached at (970)244-1545. During Construction, Contract related inquiries, issues, and other communications shall be directed to:

Duane Hoff Jr., Contract Administrator
duaneh@gjcity.org

3.3.5 Affirmative Action: The Contractor is not required to submit a written Affirmative Action Program for this Project.

3.3.6 Pricing: Pricing shall be all inclusive to include but not be limited to: all labor, equipment, supplies, materials, freight (F.O.B. Destination – Freight Pre-paid and

Allowed to each site), travel, mobilization costs, fuel, set-up and take down costs, and full-time inspection costs, and all other costs related to the successful completion of the project.

The Owner shall not pay nor be liable for any other additional costs including but not limited to taxes, shipping charges, insurance, interest, penalties, termination payments, attorney fees, liquidated damages, etc.

3.3.7 Freight/Shipping: All freight/shipping shall be F.O.B. Destination – Freight Pre-Paid and Allowed to the project site(s), Grand Junction, CO. Contractor must meet all federal, state, and local rules, regulations, and requirements for providing such services.

3.3.8 Contract: A binding Contract shall consist of: (1) the IFB and any amendments thereto, (2) Additional Documents as stated in Section 1.10, (3) the Bidder's response (bid) to the IFB, (4) clarification of the bid, if any, and (5) the City's Purchasing Department's acceptance of the bid by "Notice of Award" or by "Purchase Order". All Exhibits and Attachments included In the IFB shall be incorporated into the Contract by reference.

A. The Contract expresses the complete agreement of the parties and, performance shall be governed solely by the specifications and requirements contained therein.

B. Any change to the Contract, whether by modification and/or supplementation, must be accomplished by a formal Contract amendment signed and approved by and between the duly authorized representative of the Bidder and the City Purchasing Division or by a modified Purchase Order prior to the effective date of such modification. The Bidder expressly and explicitly understands and agrees that no other method and/or no other document, including acts and oral communications by or from any person, shall be used or construed as an amendment or modification to the Contract.

3.3.9 Time of Completion: The scheduled time of completion for the Project is **March 22, 2024**. The start date is upon receipt of the Notice to Proceed.

Completion is achieved when site cleanup and all punch list items (resulting from the final inspection) have been completed. Completion shall have the meaning set forth in Article I, Section 3 (Definitions and Terms) of the General Contract Conditions.

3.3.10 Working Days and Hours: The working days and hours shall be as stated in the General Contract Conditions or as mutually agreed upon in the preconstruction meeting.

All work shall be performed between the hours of 7:00 AM to 5:00 PM.

3.3.11 Licenses and Permits: Contractor is responsible for obtaining all necessary licenses and permits required for Construction, at Contractors expense. See Section 2.12. Contractor shall supply to Owner all copies of finalized permits.

3.3.12 Permits: The following permits are required for the Project and will be obtained by the City at no cost to the Contractor:

- None

The following permits are required for the Project and shall be obtained and paid for by the Contractor with the costs included in the total bid price for the Project:

- None

3.3.13 City Furnished Materials: The City will furnish the following materials for the Project:

- None

3.3.14 Authorized Representatives of the City: Those authorized to represent the City shall include Purchasing Agent, Engineers, and Inspectors employed by the City, only.

3.3.15 Stockpiling Materials and Equipment: All stockpiling/storage shall be in accordance with General Contract Condition Section 51.

3.3.16 Clean-Up: The Contractor is responsible for cleaning up all loose materials that have been deposited or swept into gutters, and onto sidewalks and driveways as a result of sidewalk operations. The costs for all clean-up work shall be considered incidental and will not be paid for separately.

3.3.17 Excess Material: All excess materials shall be disposed of in accordance with General Contract Condition Section 50.

3.3.18 Incidental Items: Any item of Work not specifically identified or paid for directly which is necessary for the completion of any paid items of Work, will be considered as incidental to those items, and will be included in the cost of those items.

3.3.19 Work to be Performed by the City (Prior to Construction):

- None

3.4 SCOPE OF WORK: The City of Grand Junction invites qualified and experienced asbestos abatement Contractors to submit bids for the removal of asbestos-containing materials (ACMs). The first structure is 653 24 ½ Road (Unit A), and the second structure is 655 24 ½ Road. The selected Contractor will be responsible for providing comprehensive asbestos abatement and demolition services in accordance with all applicable regulations and industry standards. **This IFB is only for the abatement and removal of the asbestos containing materials in each structure.** Asbestos Inspection Reports have been completed for each structure listed above and are included in the IFB solicitation. The remaining portions of each structure will be demolished separately and are not part of this Contract. **Refer to the attached reports for specific details.**

3.4.1 Estimated Costs: The Contractor shall provide an estimated cost for abatement activities and should include, but not limited to, the removal, encapsulation, or enclosure of identified ACMs in compliance with local, state, and federal regulations. The abatement process should prioritize the safety of workers, occupants, and the environment.

3.4.2 Asbestos Abatement: The selected Contractor shall perform the abatement and removal of the ACMs from each structure, as outlined in its bid and in accordance with

all local, state, and federal regulations, and in the designated timeframe listed in this IFB solicitation (Section 3.3.9).

3.4.3 Regulatory Compliance:

- (a) The Contractor must comply with all local, state, and federal regulations regarding asbestos abatement and demolition.
- (b) Obtain and provide all necessary permits and approvals for the Work.

3.4.4 Qualifications:

- (a) The Contractor shall provide details of their experience with asbestos abatement and demolition projects.
- (b) Include a list of relevant certifications and licenses and training for personnel involved in the Project.

3.5 Contractor Bid Documents: For Contractor's convenience, the following is a list of forms/items to be submitted with the Contractor's bid response. However, should a form/item not be listed in this section, but required in the solicitation documents, it is the Contractor's responsibility to ensure all forms/items are submitted.

- Contractor's Bid Form
- Price Bid Schedule

3.6 Attachments:

- A: Report – Asbestos Inspection for 653A 24 ½ Rd**
- B: Report – Asbestos Inspection for 655 24 ½ Rd**

3.7 IFB TENTATIVE TIME SCHEDULE:

Invitation For Bids available on	February 5, 2024
Non-Mandatory Pre-Bid Meeting	February 9, 2024 @ 9:00 AM
Inquiry deadline, no questions after this date	February 12, 2024
Addendum Posted	February 13, 2024
Submittal deadline for proposals	February 15, 2024 @ 2:00 PM
Notice of Award & Contract Execution	February 16, 2024
Abatement Permits Submitted	February 22, 2024
Abatement Permits Approved	February 29, 2024
Abatement Demolition Begins	March 4, 2024
Final Completion	March 22, 2024

4. Contractor's Bid Form

Bid Date: _____

Project: IFB-5381-24-DD "Asbestos Abatement and Demolition Services"

Bidding Company: _____

Name of Authorized Agent: _____

Email _____

Telephone _____ **Address** _____

City _____ **State** _____ **Zip** _____

The undersigned Bidder, in compliance with the Invitation for Bids, having examined the Instruction to Bidders, General Contract Conditions, Statement of Work, Specifications, and any and all Addenda thereto, having investigated the location of, and conditions affecting the proposed Work, hereby proposes to furnish all labor, materials and supplies, and to perform all Work for the Project in accordance with Contract Documents, within the time set forth and at the prices stated below. These prices are to cover all expenses incurred in performing the Work required under the Contract Documents, of which this Contractor's Bid Form is a part.

The undersigned Contractor does hereby declare and stipulate that this offer is made in good faith without collusion or connection to any person(s) providing an offer for the same Work, and that it is made in pursuance of, and subject to, all terms and conditions of the Instructions to Bidders, the Specifications, and all other Solicitation Documents, all of which have been examined by the undersigned.

The Contractor also agrees that if awarded the Contract, to provide insurance certificates within ten (10) working days of the date of Notification of Award. Submittal of this offer will be taken by the Owner as a binding covenant that the Contractor will be prepared to complete the project in its entirety.

The Owner reserves the right to make the award on the basis of the offer deemed most favorable, to waive any formalities or technicalities and to reject any or all offers. It is further agreed that this offer may not be withdrawn for a period of sixty (60) calendar days after closing time. Submission of clarifications and revised offers automatically establishes a new thirty-day (30) period.

Prices in the bid proposal have not knowingly been disclosed with another provider and will not be prior to award.

- Prices in this bid proposal have been arrived at independently, without consultation, communication, or agreement for the purpose of restricting competition.
- No attempt has been made nor will be to induce any other person or Contractor to submit a bid proposal for the purpose of restricting competition.
- The individual signing this bid proposal certifies they are a legal agent of the Bidder, authorized to represent the Bidder and is legally responsible for the offer with regard to supporting documentation and prices provided.
- Direct purchases by the City of Grand Junction are tax exempt from Colorado Sales or Use Tax. Tax exempt No. 98-03544. The undersigned certifies that no Federal, State, County or Municipal tax will be added to the above quoted prices.
- City of Grand Junction payment terms shall be Net 30 days.
- Prompt payment discount of _____ percent of the net dollar will be offered to the Owner if the invoice is paid within _____ days after the receipt of the invoice. The Owner reserves the right to take into account any such discounts when determining the bid award that are no less than Net 10 days.

RECEIPT OF ADDENDA: the undersigned Contractor acknowledges receipt of Addenda to the Solicitation, Specifications, and other Contract Documents.

State number of Addenda received: _____.

It is the responsibility of the Bidder to ensure all Addenda have been received and acknowledged.

By signing below, the Undersigned agree to comply with all terms and conditions contained herein.

Company: _____

Authorized Signature: _____

Title: _____

The undersigned Bidder proposes to subcontract the following portion of Work:

<u>Name & address of Sub-Contractor</u>	<u>Description of Work to be performed</u>	<u>% of Contract</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

The undersigned Bidder acknowledges the right of the City to reject any and all Bids submitted and to waive informalities and irregularities therein in the City's sole discretion.

By submission of the Bid, each Bidder certifies, and in the case of a joint Bid each party thereto certifies as to its own organization, that this Bid has been arrived at independently, without collusion, consultation, communication, or agreement as to any matter relating to this Bid with any other Bidder or with any competitor.

Price Bid Schedule

Description	Lump Sum
Asbestos Abatement and Demolition 653 A 24 ½ Rd	\$
Asbestos Abatement and Demolition 655 24 ½ Rd	\$

Provide a brief summary of your experience with asbestos abatement and demolition projects

Provide or attach a list of relevant certifications, licenses and training for personnel involved in the Project.



Asbestos Building Materials Inspection Services

Client: The City of Grand Junction, 250 N. 5th Street, Grand Junction,
CO 81501

Project Site: 653A 24 1/2 Road, Grand Junction, CO 81505

Inspection Date: January 19, 2024

Phase Con Project #: 24-01-19D1

2166 Peregrine Court
Grand Junction, CO 81507
970-260-3341 -- office@phasecon.com

653A 24 1/2 Road, Grand Junction, CO -- House (SFRD)

Sampling Description

Phase Con provided asbestos building inspection services at 653A 24 1/2 Road in Grand Junction, Colorado on January 19, 2024. The inspection was performed by Mr. Douglas Close, a Colorado State and EPA Asbestos Building Inspector/Management Planner. This house (SFRD) is scheduled for demolition in the near future. Suspect materials within the scope of work were sampled and analyzed as per Colorado State Regulation #8.

A random sampling scheme was utilized in choosing sampling locations. This scheme used a grid system and randomly generated numbers. The Inspector, Mr. Douglas Close, classified the suspect materials by type (Thermal System Insulation (TSI), Surfacing Materials, and Miscellaneous Materials), and obtained the appropriate number of samples of each material based upon material type, and quantity.

Tables are provided which detail the individual samples obtained, the laboratory analysis results for these samples, the quantity and condition of Asbestos Containing Building Materials (ACBM), the locations of each homogeneous area, and other material specific information. Potential for damage to materials information is provided in the following sampling information tables.

Discussion & Recommendations

House Structure

The following materials were positive for Colorado State and EPA regulated asbestos content (>1% asbestos):

- Gypsum Board Wall/Ceiling Systems - present in all areas of the house except the bathroom and the adjacent hallway. There is an estimated 1050 sf of this ACBM present.
- Cement Asbestos Board Siding Shingles - present in the attic space above the north addition. There is an estimated 30 sf of this ACBM present.

The prior listed ACBMs are regulated by the State of Colorado and the EPA and must be handled, removed and disposed of by a State of Colorado licensed asbestos abatement contractor (General Abatement

Certificate holder) in accordance with Colorado State Regulation #8 prior to building demolition.

If any previously unknown or undiscovered materials are found during demolition activities which are suspect for asbestos content then these materials should be tested for potential asbestos content prior to continuing any further demolition work.

Disclaimer

Identified asbestos containing materials may be in areas which are inaccessible or hidden due to their application during the construction process and their subsequent enclosure or covering with building and finish materials. Areas behind walls, inside chases, or other hidden, covered or enclosed areas should be inspected whenever renovation or demolition activities are scheduled which may disturb the materials within or beneath these barriers. Care to watch for hidden or undiscovered materials should be taken by the demolition contractor during the demolition process. A discovery of unknown materials will necessitate stopping demolition until the materials can be inspected by a certified asbestos building inspector. 'Overspray' or excess materials from the installation or application process of asbestos containing materials is common, should be expected in the vicinity of installed asbestos containing materials, and is often present either covered by other building materials or in hidden or unexpected locations.

Bulk material samples are obtained in accordance with applicable regulations, industry standard techniques and analyzed by a NVLAP accredited laboratory; however, due to the asbestos content fluctuations which may occur in a building material due to the application and/or initial mixing process no guarantee can be made as to an 'exact' percentage asbestos content (this includes 'no asbestos detected' and 'trace' contents) which represents the entirety of the material (asbestos content fluctuations can and will occur throughout a building material).

Abatement cost estimates and material quantity estimates are approximate only (due to the hidden nature of many of the materials), and are provided only as a general guideline to the client. More than one licensed Colorado State asbestos abatement contractor should be consulted to determine actual abatement costs of the ACBMs described above. Actual material quantities can only be determined by complete removal of covering materials.

Please call us with any questions which you may have concerning this report and our recommendations. Thank you.



Douglas A. Close
Colorado State and EPA Certified Asbestos Building
Inspector/Management Planner #2930

Sample Description Table(s)

Sampling & Materials Description Table -- 653A 24 1/2 Rd, GJ, CO

SM PL #	HMG NS AREA	MATERIAL DESCRIPTION	MATERIAL LOCATION(S)	MTR L TYPE	QUA NTITY	COND ITION	REASON for CONDN ASSESS MENT	POTE NTIAL for DAM AGE	REA SON for POT DMG	F/NF	ASB EST OS (Y/N)
1	A	Asphalt roofing shingles	Roof beneath metal	M	800 sf	G	-	NPD	-	NF	N
2	A	Asphalt roofing shingles	Roof beneath metal	M	800 sf	G	-	NPD	-	NF	N
3	B	Brown asphalt siding shingles	Beneath wood siding	M	850 sf	G	-	NPD	-	NF	N
4	B	Brown asphalt siding shingles	Beneath wood siding	M	850 sf	G	-	NPD	-	NF	N
5	C	Window glazing	All windows on main house	M	1 sf	G	-	NPD	-	NF	N
6	C	Window glazing	All windows on main house	M	1 sf	G	-	NPD	-	NF	N
7	D	Stucco	North addition	S	275 sf	G	-	NPD	-	F	N
8	D	Stucco	North addition	S	275 sf	G	-	NPD	-	F	N
9	D	Stucco	North addition	S	275 sf	G	-	NPD	-	F	N
10	E	Smooth type surfacing texture	All gypsum board walls/ ceilings except bathroom, hallway & north addition	S	650 sf	G	-	NPD	-	F	N

Sampling & Materials Description Table -- 653A 24 1/2 Rd, GJ, CO

SM PL #	HMG NS AREA	MATERIAL DESCRIPTION	MATERIAL LOCATION(S)	MTR L TYPE	QUA NTITY	COND ITION	REASON for CONDN ASSESS MENT	POTE NTIAL for DAM AGE	REA SON for POT DMG	F/NF	ASB EST OS (Y/N)
19	H	Gypsum board core sample, Homogeneous Area G	Bathroom & hallway walls/ceiling	M	180 sf	G	-	NPD	-	F	N
20	I	Smooth type surfacing texture	North addition walls/ceiling	S	400 sf	G	-	NPD	-	F	N
21	I	Smooth type surfacing texture	North addition walls/ceiling	S	400 sf	G	-	NPD	-	F	N
22	I	Smooth type surfacing texture	North addition walls/ceiling	S	400 sf	G	-	NPD	-	F	Y
23	J	Gypsum board, core sample, homogenous area, I	North addition walls/ceiling	M	400 sf	G	-	NPD	-	F	N
24	J	Gypsum board core sample, Homogeneous Area I	North addition walls/ceiling	M	400 sf	G	-	NPD	-	F	Y
25	K	Wood grain vinyl floor tile	Kitchen, hallway	M	120 sf	G	-	NPD	-	NF	N
26	K	Wood grain vinyl floor tile	Kitchen, hallway	M	120 sf	G	-	NPD	-	NF	N
27	L	Grey LVT	Kitchen, hallway	M	120 sf	G	-	NPD	-	NF	N
28	L	Grey LVT	Kitchen, hallway	M	120 sf	G	-	NPD	-	NF	N

Abbreviations

ACM: Asbestos Containing Material

Material Type:

S (Surfacing material), TSI (Thermal System Insulation), M (Miscellaneous)

Condition Assessment:

DTSI (Damaged TSI ACM)

SDTSI (Significantly Damaged TSI ACM)

SDFS (Significantly Damaged Friable Surfacing ACM)

DFM (Damaged Friable Miscellaneous ACM)

SDFM (Significantly Damaged Friable Miscellaneous ACM)

PD (ACM with potential for damage)

PSD (ACM with potential for significant damage)

ARF (Any Remaining Friable ACM)

F: Friable

NF: Non Friable

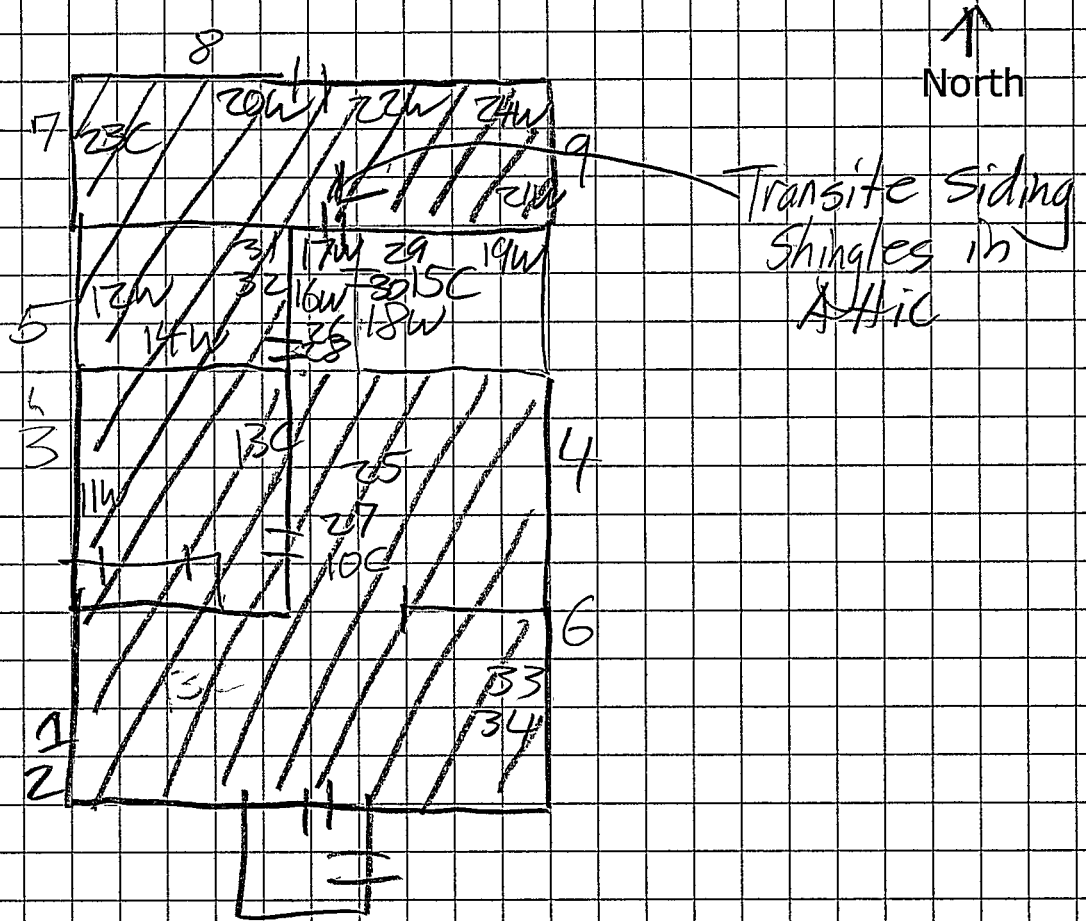
Trace: <1% asbestos


Tr-Comp: Trace by composite analysis

Field Sketch -- Sampling Locations

Asbestos Sample Locations Diagram

Site Location: 653A 24 1/2 Road,
Grand Junction, CO



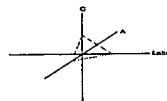
 ACM Gypsum Board Walls/
Ceilings

* This diagram is not to scale and is intended solely for the general representation of asbestos contaminated areas.

Laboratory Analysis Results

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Phone 225-751-5632
Fax 225-751-5634



NVLAP #200772-0
TDSHS #300370
CDPHE #AL-18111
LELAP #03069

Materials Characterization - Bulk Asbestos Analysis

Laboratory Analysis Report - Polarized Light

Phase Con Environmental Consultants, LLC

Attn: Doug Close

2166 Peregrine Court
Grand Junction, CO 81507

Customer Project: 653A 24 1/2 Road
Reference #: CBR24010336

Date: 1/24/2024

Analysis and Method

Summary of polarizing light microscopy (PLM / Stereomicroscopy bulk asbestos analysis) using the methods described in 40CFR Part 763 Appendix E to Subpart E (Interim and EPA 600 / R-93 / 116 (Improved)). The sample is first viewed with the aid of stereomicroscopy. Numerous liquid slide preparations are created for analysis under the polarized microscope where identifications and quantifications are performed. Calibrated liquid refractive oils are used as liquid mounting medium. These oils are used for identification (dispersion staining). A calibrated visual estimation is reported, should any asbestiform mineral be present. Other techniques such as acid washing are used in conjunction with refractive oils for detection of smaller quantities of asbestos. All asbestos percentages are based on calibrated visual estimation traceable to NIST standards for regulated asbestos. Traceability to measurement and calibration is achieved by using known amounts and types of asbestos from standards where analyst and laboratory accuracy are measured. As little as 0.001% asbestos can be detected in favorable samples, while detection in unfavorable samples may approach the detection limit of 0.50% (well above the laboratory definition of trace).

Discussion

Vermiculite containing samples may have trace amounts of actinolite-tremolite, where not found by PLM should be analyzed using TEM methods and / or water separation techniques. Suspected actinolite/vermiculite presence will be indicated through the sample comment section of this report.

Fibrous talc containing samples may even contain a related asbestos fiber known as anthophyllite. Under certain conditions the same fiber may actually contain both talc and anthophyllite (a phenomenon called intergrowth). Again, TEM detection methods are recommended. CA Labs PLM report comments will denote suspected amounts of asbestiform anthophyllite with talc, where further analysis is recommended.

Some samples (floor tiles, surfacings, etc.) may contain fibers too small to be detectable by PLM analysis and should be analyzed by TEM bulk protocols.

A "trace asbestos" will be reported if the analyst observes far less than 1% asbestos. CA Labs defines "trace asbestos" as a few fibers detected by the analyst in several preparations and will indicate as such under these circumstances.

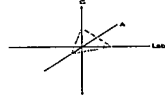
Quantification of <1% will actually be reported as <=1% (allowable variance close to 1% is high). Such results are ideal for point counting, and the technique is mandatory for friable samples (NESHAP, Nov. 1990 and clarification letter 8 May 1991) under 1% percent asbestos and the "trace asbestos". **In order to make all initial PLM reports issued from CA Labs NESHAP compliant, all <1% asbestos results (except floor tiles) will be point counted at no additional charge.**

Qualifications

CA Labs is accredited by the National Voluntary Accreditation Program (NVLAP) for selected test methods for airborne fiber analysis (TEM), and for bulk asbestos fiber analysis (PLM). All analysts have a college degree in a natural science (geology, biology, or environmental science) or are recognized by a state professional board in one of these disciplines. Extensive in-house training programs are used to augment education background of the analyst. The group leader of polarized light has received supplemental McCrone Research training for asbestos identification. This report is not covered by the scope of AIHA accreditation. Analysis performed at CA Labs, LLC 12232 Industriplex, Suite 32 Baton Rouge, LA 70809.

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 Phone 225-751-5632
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NVLAP #200772-0
TDSHS #300370
CDPHE #AL-18111
LELAP #03069

Overview of Project Sample Material Containing Asbestos

Customer Project: 653A 24 1/2 Road		CA Labs Project #: CBR24010336		
Sample #	Layer #	Analysts Physical Description of Subsample	Asbestos type / calibrated visual estimate percent	List of Affected Building Material Types
14	14-1	Tan Surfaced Tan Compound	3% Chrysotile	Tan Surfaced Tan Compound Tan Compound Beneath Tape
	14-2	Tan Compound Beneath Tape	3% Chrysotile	
22	22-1	Tan Surfaced Tan Compound	3% Chrysotile	
24	24-1	Tan Surfaced Tan Compound	3% Chrysotile	
	24-2	Tan Compound Beneath Tape	3% Chrysotile	

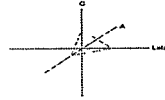
Glossary of abbreviations (non-asbestos fibers and non-fibrous minerals):

ca - carbonate	pe - perlite	fg - fiberglass	pa - palygorskite (clay)
gypsum - gypsum	qu - quartz	mw - mineral wool	
bi - binder		wo - wollastinite	
or - organic		ta - talc	
ma - matrix		sy - synthetic	
mi - mica		ce - cellulose	
ve - vermiculite		br - brucite	
ot - other		ka - kaolin (clay)	

This report relates to the items tested. This report is not to be used by the customer to claim product certification, approval or endorsement by NVLAP, NIST, AIHA LAP, LLC, or any other agency of the federal government. This report may not be reproduced except in full without written permission from CA Labs. These results are submitted pursuant to CA Labs' current terms and sale, condition of sale, including the company's standard warranty and limitations of liability provisions and no responsibility or liability is assumed for the manner in which the results are used or interpreted. Unless notified in writing to return the samples covered by this report, CA Labs will store the samples for a period of ninety (90) days before discarding. A shipping or handling fee may be assessed for the return of any samples.

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Polarized Light Asbestiform Materials Characterization

Customer Info: Attn: Doug Close
Phase Con Environmental Consultants, LLC
2166 Peregrine Court
Grand Junction, CO 81507

Customer Project:
653A 24 1/2 Road

CA Labs Project #:
CBR24010336

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/24/2024
Samples Received: 1/22/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
1		1-1	Black Shingle with Gray Gravel	N	None Detected	15% ce	85% qu, bi
2		2-1	Black Shingle with Gray Gravel	N	None Detected	15% ce	85% qu, bi
3		3-1	Black Shingle with Brown Gravel	N	None Detected	15% ce	85% qu, bi
4		4-1	Black Shingle with Brown Gravel	N	None Detected	15% ce	85% qu, bi
5		5-1	Brown Surfaced White Sealant	N	None Detected		100% qu, ma, bi
6		6-1	Brown Surfaced White Sealant	N	None Detected		100% qu, ma, bi
7		7-1	Tan Surfaced Gray Plaster	N	None Detected		100% qu, ma, bi, ca

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bi - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

Zo Andriampenomanana
Analyst

Senior Analyst
Alicia Stretz

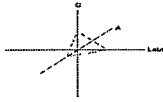
Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
2. Fire Damage no significant fiber damages effecting fibrous percentages
3. Actinolite in association with Vermiculite
4. Layer not analyzed - attached to previous positive layer and contamination is suspected
5. Not enough sample to analyze

6. Anthophyllite in association with Fibrous Talc
7. Contamination suspected from other building materials
8. Favorable scenario for water separation on vermiculite for possible analysis by another method
9. < 1% Result point counted positive
10. TEM analysis suggested

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CA Labs Project #:
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Turnaround Time: 2 day

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Samples Received: 1/22/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
8		8-1	Tan Surfaced Gray Plaster	N	None Detected		100% qu, ma, bi, ca
9		9-1	Tan Surfaced Gray Plaster	N	None Detected		100% qu, ma, bi, ca
10		10-1	Tan Surfacing	Y	None Detected		100% qu, bi
		10-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
11		11-1	Tan Surfacing	Y	None Detected		100% qu, bi
		11-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
12		12-1	Tan Surfacing	Y	None Detected		100% qu, bi

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-800 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bl - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

Zo Andriampenomanana
Analyst

Senior Analyst
Alicia Stretz

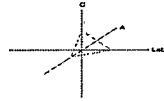
Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
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7. Contamination suspected from other building materials
8. Favorable scenario for water separation on vermiculite for possible analysis by another method
9. < 1% Result point counted positive
10. TEM analysis suggested

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
Date Of Sampling:
Purchase Order #:


Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
		12-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
13	10	13-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		13-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
14		14-1	Tan Surfaced Tan Compound	N	3% Chrysotile		97% qu, mi, bi, ca
		14-2	Tan Compound Beneath Tape	Y	3% Chrysotile		97% qu, mi, ca
		14-3	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
15		15-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca

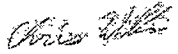
Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bi - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:


Zo Andriampenomanana
Analyst


Senior Analyst
Alicia Stretz

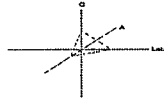

Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
2. Fire Damage no significant fiber damages effecting fibrous percentages
3. Actinolite in association with Vermiculite
4. Layer not analyzed - attached to previous positive layer and contamination is suspected
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Samples Received: 1/22/2024
Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
16		16-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		16-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
17		17-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		17-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
18		18-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		18-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
19		19-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bi - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

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Analyst

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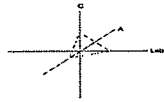
Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
2. Fire Damage no significant fiber damages effecting fibrous percentages
3. Actinolite in association with Vermiculite
4. Layer not analyzed - attached to previous positive layer and contamination is suspected
5. Not enough sample to analyze

6. Anthophyllite in association with Fibrous Talc
7. Contamination suspected from other building materials
8. Favorable scenario for water separation on vermiculite for possible analysis by another method
9. < 1% Result point counted positive
10. TEM analysis suggested

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CA Labs Project #:
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Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/24/2024
Samples Received: 1/22/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
			<i>White Compound Beneath</i>				
	19-2		Tape	Y	None Detected		100% qu, mi, ca
	19-3		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
20	20-1		Tan Surfacing	Y	None Detected		100% qu, bi
	20-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
21	21-1		Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
	21-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
22	22-1		Tan Surfaced Tan Compound	N	3% Chrysotile		97% qu, mi, bi, ca

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bi - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

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Analyst

Senior Analyst
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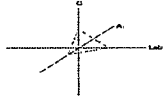
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CDPHE #AL-18111
LELAP #03069

Polarized Light Asbestiform Materials Characterization

Customer Info: Attn: Doug Close
Phase Con Environmental Consultants, LLC
2166 Peregrine Court
Grand Junction, CO 81507

Customer Project:
653A 24 1/2 Road

CA Labs Project #:
CBR24010336

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/24/2024
Samples Received: 1/22/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
23		23-1	Tan Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		23-2	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
24		24-1	Tan Surfaced Tan Compound	N	3% Chrysotile		97% qu, mi, bi, ca
		24-2	Tan Compound Beneath Tape	Y	3% Chrysotile		97% qu, mi, ca
		24-3	White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
25		25-1	Brown Vinyl Flooring	N	None Detected		100% qu, ma, ot
5		25-2	Yellow Mastic				

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bl - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

Zo Andriampenomanana
Analyst

Senior Analyst
Alicia Stretz

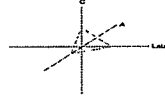
Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
2. Fire Damage no significant fiber damages effecting fibrous percentages
3. Actinolite in association with Vermiculite
4. Layer not analyzed - attached to previous positive layer and contamination is suspected
5. Not enough sample to analyze

6. Anthophyllite in association with Fibrous Talc
7. Contamination suspected from other building materials
8. Favorable scenario for water separation on vermiculite for possible analysis by another method
9. < 1% Result point counted positive
10. TEM analysis suggested

CA Labs
Dedicated to
Quality

CA Labs, L.L.C.
12232 Industriplex, Suite 32
Baton Rouge, LA 70809
Phone 225-751-5632
Fax 225-751-5634



NVLAP #200772-0
TDSHS #300370
CDPHE #AL-18111
LELAP #03069

Polarized Light Asbestiform Materials Characterization

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Phase Con Environmental Consultants, LLC
2166 Peregrine Court
Grand Junction, CO 81507

Customer Project:
653A 24 1/2 Road

CA Labs Project #:
CBR24010336

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/24/2024
Samples Received: 1/22/2024
Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
26		26-1	Brown Vinyl Flooring	N	None Detected		100% qu, ma, ot
27		27-1	Gray Vinyl Flooring	N	None Detected		100% qu, ma, ot
28		28-1	Gray Vinyl Flooring	N	None Detected		100% qu, ma, ot
29		29-1	Tan Linoleum with Black Felt Backing	N	None Detected	5% fg 20% ce	75% qu, ma, bi
30		30-1	Tan Linoleum with Black Felt Backing	N	None Detected	5% fg 20% ce	75% qu, ma, bi
31		31-1	Red Linoleum with Black Felt Backing	N	None Detected	25% ce	75% qu, ma, bi
32		32-1	Red Linoleum with Black Felt Backing	N	None Detected	25% ce	75% qu, ma, bi

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bi - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

Zo Andriampenomanana
Analyst

Senior Analyst
Alicia Stretz

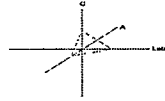
Laboratory Director
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NVLAP #200772-0
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Polarized Light Asbestiform Materials Characterization

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Phase Con Environmental Consultants, LLC
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Grand Junction, CO 81507

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653A 24 1/2 Road

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Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/24/2024
Samples Received: 1/22/2024


Date Of Sampling:
Purchase Order #:


Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
33		33-1	Red Brick	Y	None Detected		100% qu, ma, ot, ca
		33-2	Gray Mortar	Y	None Detected		100% qu, ma, ca
34		34-1	Red Brick	Y	None Detected		100% qu, ma, ot, ca
		34-2	Gray Mortar	Y	None Detected		100% qu, ma, ca

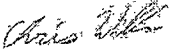
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or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:


Zo Andriampenomanana
Analyst


Senior Analyst
Alicia Stretz


Laboratory Director
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C.A. Labs, LLC.
 12232 Industriplex
 Suite 32
 Baton Rouge, LA 70809

Phone: 225-751-5632
 Fax: 225-751-5634
 Mobile: 225-993-3471

Chain of Custody

Client Name: Phase Con Environmental Consultants, LLC **CA Labs job # CBR 24016336**

Client Address: 2166 Peregrine Court
 Grand Junction, CO 81507

phone number: 970-260-3341

fax number: 888-966-0231

Project Number: _____

Contact: Douglas Close

Billing Address: Same
 (if different)

Send Reports to: Douglas Close

Project Name: **653A 24 1/2 Road**

Reports Results

VIA: EMAIL FAX VERBAL

Total # Samples Submitted: 34	Total # Samples to be Analyzed: 34	Material Matrix: Air / <u>Bulk</u> / Water
---	--	---

Asbestos: *please call ahead for availability of all rush and/or after hours samples.*

TEM	TA Time	PLM	TA Time	Optical / IAQ	TA Time
<i>Circle analysis and TA time</i>		<i>Circle analysis and TA time</i>			
AHERA	4 hour	Improved	4 hour	Allergen Particle:	2 hour
EPA Level II	8 hour	Interim	8 hour	tape/bulk/swab	4 hour
Drinking Water	16 hour		16 hour	Cyclex-d cassettes	8 hour
Wipe	24 hour	<u>AHERA</u>	24 hour	Air-o-cell cassettes	16 hour
Micro-vac	2 days		<u>2 days</u>	Anderson cultures	24 hour
NIOSH 7402	3 days	Point Count -	3 days	Bulk/swab cultures	2 days
Chatfield Bulk	5 days	(NESHAPS)	5 days	Bacteria cultures	3 days
				PCM: NIOSH 7400	5-10 days

Lead: *Circle analysis and TA time*

Matrix:	Paint Chips	Soil	Air	Wipes	Wastewater	TCLP
TA Time:	8 hour	1 day	2 days	3 days	5 days	6-10 days

Sample Information:

Sample Number:	Sample Location:	Sample Date/Time:	Sample Volume (L)
1			
+Hra			
34			

Custody Information:

Samples relinquished: [Signature] **11/19/24, 1415** Signature / Date / Time

Samples received: Careli Bracey **10:00 11/22/24** Signature / Date / Time

Samples relinquished: _____ Signature / Date / Time

Samples received: _____ Signature / Date / Time

Certificates



Colorado Department
of Public Health
and Environment

ASBESTOS CERTIFICATION*

This certifies that

Douglas A. Close

Certification No.: 2930

has met the requirements of 25-7-507, C.R.S. and Air Quality Control
Commission Regulation No. 8, Part B, and is hereby certified by the
state of Colorado in the following discipline:

Inspector/Management Planner*

Issued: October 27, 2023

Expires: October 25, 2024

*This certificate is valid only with the possession of a
current Division-approved training course certification
in the discipline specified above!*


Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS CERTIFICATION*

This certifies that

Douglas A. Close

Certification No.: 2930

has met the requirements of 25-7-507, C.R.S. and Air Quality Control
Commission Regulation No. 8, Part B, and is hereby certified by the
state of Colorado in the following discipline:

Project Designer*

Issued: October 27, 2023

Expires: October 25, 2024

**This certificate is valid only with the possession of a
current Division-approved training course certification
in the discipline specified above.*


Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS CERTIFICATION*

This certifies that

Douglas A. Close

Certification No.: 2930

has met the requirements of 25-7-507, C.R.S. and Air Quality Control
Commission Regulation No. 8, Part B, and is hereby certified by the
state of Colorado in the following discipline:

Air Monitoring Specialist*

Issued: October 27, 2023

Expires: October 25, 2024

**This certificate is valid only with the possession of a
current Division-approved training course certification
in the discipline specified above.*

Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS CONSULTING FIRM

This certifies that

Phase Con Environmental Consultants, LLC

Registration No.: ACF - 14801

has met the registration requirements of 25-7-507, C.R.S. and the Air Quality Control Commission Regulation No. 8, Part B, and is hereby authorized to perform asbestos consulting activities as required under Regulation No 8, Part B, in the state of Colorado.

Issued: January 30, 2023

Expires: January 30, 2024

Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS LABORATORY

This certifies that

Phase Con Environmental Consultants, LLC

Registration No.: AL - 14801

has met the registration requirements of 25-7-507, C.R.S. and the Air Quality Control Commission Regulation No. 8, Part B, and is hereby authorized to perform asbestos laboratory testing activities, as required by Regulation No 8, Part B, in the state of Colorado.

Issued: April 12, 2023

Expires: April 07, 2024


Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS LABORATORY

This certifies that

CA Labs, LLC

Registration No.: AL - 27819

has met the registration requirements of 25-7-507, C.R.S. and the Air Quality Control Commission Regulation No. 8, Part B, and is hereby authorized to perform asbestos laboratory testing activities, as required by Regulation No 8, Part B, in the state of Colorado.

Issued: April 28, 2023

Expires: May 12, 2024

Authorized APCD Representative

SEAL



Asbestos Building Materials Inspection Services

Client: The City of Grand Junction, 250 N. 5th Street, Grand Junction,
CO 81501

Project Site: 655 24 ½ Road, Grand Junction, CO 81505

Inspection Date: January 9, 2024

Phase Con Project #: 24-01-9D2

2166 Peregrine Court
Grand Junction, CO 81507
970-260-3341 -- office@phasecon.com

655 24 1/2 Road, Grand Junction, CO -- House (SFRD) & Outbuildings

Sampling Description

Phase Con provided asbestos building inspection services at 655 24 1/2 Road in Grand Junction, Colorado on January 9, 2024. The inspection was performed by Mr. Douglas Close, a Colorado State and EPA Asbestos Building Inspector/Management Planner. This house (SFRD) and outbuildings are scheduled for demolition in the near future. Suspect materials within the scope of work were sampled and analyzed as per Colorado State Regulation #8.

A random sampling scheme was utilized in choosing sampling locations. This scheme used a grid system and randomly generated numbers. The Inspector, Mr. Douglas Close, classified the suspect materials by type (Thermal System Insulation (TSI), Surfacing Materials, and Miscellaneous Materials), and obtained the appropriate number of samples of each material based upon material type, and quantity.

Tables are provided which detail the individual samples obtained, the laboratory analysis results for these samples, the quantity and condition of Asbestos Containing Building Materials (ACBM), the locations of each homogeneous area, and other material specific information. Potential for damage to materials information is provided in the following sampling information tables.

Discussion & Recommendations

House Structure

The following materials were positive for Colorado State and EPA regulated asbestos content (>1% asbestos):

- Brown Sheet Vinyl Flooring - present in the southwest porch area as the top layer of sheet vinyl flooring. There is an estimated 120 sf of this ACBM present.
- Cream Sheet Vinyl Flooring - present in the southwest porch area as the bottom layer of sheet vinyl flooring. There is an estimated 120 sf of this ACBM present.

The prior listed ACBMs are regulated by the State of Colorado and the EPA and must be handled, removed and disposed of by a State of

Colorado licensed asbestos abatement contractor (General Abatement Certificate holder) in accordance with Colorado State Regulation #8 prior to building demolition.

Red Shed

No asbestos containing building materials are present in this structure.

Detached Garage

No asbestos containing building materials are present in this structure.

Blue Shed

No asbestos containing building materials are present in this structure.

If any previously unknown or undiscovered materials are found during demolition activities which are suspect for asbestos content then these materials should be tested for potential asbestos content prior to continuing any further demolition work.

Disclaimer

Identified asbestos containing materials may be in areas which are inaccessible or hidden due to their application during the construction process and their subsequent enclosure or covering with building and finish materials. Areas behind walls, inside chases, or other hidden, covered or enclosed areas should be inspected whenever renovation or demolition activities are scheduled which may disturb the materials within or beneath these barriers. Care to watch for hidden or undiscovered materials should be taken by the demolition contractor during the demolition process. A discovery of unknown materials will necessitate stopping demolition until the materials can be inspected by a certified asbestos building inspector. 'Overspray' or excess materials from the installation or application process of asbestos containing materials is common, should be expected in the vicinity of installed asbestos containing materials, and is often present either covered by other building materials or in hidden or unexpected locations.

Bulk material samples are obtained in accordance with applicable

regulations, industry standard techniques and analyzed by a NVLAP accredited laboratory; however, due to the asbestos content fluctuations which may occur in a building material due to the application and/or initial mixing process no guarantee can be made as to an 'exact' percentage asbestos content (this includes 'no asbestos detected' and 'trace' contents) which represents the entirety of the material (asbestos content fluctuations can and will occur throughout a building material).

Abatement cost estimates and material quantity estimates are approximate only (due to the hidden nature of many of the materials), and are provided only as a general guideline to the client. More than one licensed Colorado State asbestos abatement contractor should be consulted to determine actual abatement costs of the ACBMs described above. Actual material quantities can only be determined by complete removal of covering materials.

Please call us with any questions which you may have concerning this report and our recommendations. Thank you.



Douglas A. Close
Colorado State and EPA Certified Asbestos Building
Inspector/Management Planner #2930

Sample Description Table(s)

1 3 4

1

1

1

Sampling & Materials Description Table -- 655 24 1/2 Rd, GJ, CO

SMP L #	HMGNS AREA	MATERIAL DESCRIPTION	MATERIAL LOCATION(S)	MTRL TYPE	QUANTITY	CONDITION ASSESSES	REASON for CONDN ASSESSMENT	F/NF	ASBESTOS (Y/N)
1	A	Asphalt roofing shingles	House roof	M	1500 sf	G	-	NF	N
2	A	Asphalt roofing shingles	House roof	M	1500 sf	G	-	NF	N
3	B	Interior plaster	Original house section walls/ ceilings	S	1500 sf	G	-	F	N
4	B	Interior plaster	Original house section walls/ ceilings	S	1500 sf	G	-	F	N
5	B	Interior plaster	Original house section walls/ ceilings	S	1500 sf	G	-	F	N
6	B	Interior plaster	Original house section walls/ ceilings	S	1500 sf	G	-	F	N
7	B	Interior plaster	Original house section walls/ ceilings	S	1500 sf	G	-	F	N
8	C	Orange peel type surfacing texture	Kitchen walls & lower ceiling	S	300 sf	G	-	F	N
9	C	Orange peel type surfacing texture	Kitchen walls & lower ceiling	S	300 sf	G	-	F	N
10	C	Orange peel type surfacing texture	Kitchen walls & lower ceiling	S	300 sf	G	-	F	N
11	D	Gypsum board core sample, Homogeneous Area C	Kitchen walls & lower ceiling	M	300 sf	G	-	F	N

Sampling & Materials Description Table -- 655 24 1/2 Rd, GJ, CO

SMP L #	HMGN S AREA	MATERIAL DESCRIPTION	MATERIAL LOCATION(S)	MTRL TYPE	QUA NTIT Y	CONDI TION ASSES S	REASON for CONDN ASSESSM ENT	F/NF	ASBE STOS (Y/N)
12	D	Gypsum board core sample, Homogeneous Area C	Kitchen walls & lower ceiling	M	300 sf	G	-	F	N
13	F	Wallpaper	LR/DR wall	M	180 sf	G	-	F	N
14	F	Wallpaper	LR/DR wall	M	180 sf	G	-	F	N
15	G	Spray on texture	Bathroom ceiling	S	100 sf	G	-	F	N
16	G	Spray on texture	Bathroom ceiling	S	100 sf	G	-	F	N
17	G	Spray on texture	Bathroom ceiling	S	100 sf	G	-	F	N
18	H	Ceiling tiles	Bedrooms/LR/DR	M	825 sf	G	-	F	N

Sampling & Materials Description Table -- 655 24 1/2 Rd, GJ, CO

SMP L #	HMGNS AREA	MATERIAL DESCRIPTION	MATERIAL LOCATION(S)	MTRL TYPE	QUANTITY	CONDITION ASSES	REASON for CONDN ASSESSMENT	F/NF	ASBESTOS (Y/N)
19	H	Ceiling tiles	Bedrooms/LR/DR	M	825 sf	G	-	F	N
20	I	Orange peel type surfacing texture	North addition hall walls/ ceiling	S	250 sf	G	-	F	N
21	I	Orange peel type surfacing texture	North addition hall walls/ ceiling	S	250 sf	G	-	F	N
22	I	Orange peel type surfacing texture	North addition hall walls/ ceiling	S	250 sf	G	-	F	N
23	J	Gypsum board core sample, Homogeneous Area I	North addition walls	M	250 sf	G	-	F	N
24	J	Gypsum board core sample, Homogeneous Area I	North addition walls	M	250 sf	G	-	F	N
25	K	Brown sheet vinyl flooring	SW porch, top layer	M	120 sf	G	-	F	Y
26	K	Brown sheet vinyl flooring	SW porch, top layer	M	120 sf	G	-	F	Y
27	L	White vinyl floor tile	Kitchen	M	125 sf	G	-	NF	N
28	L	White vinyl floor tile	Kitchen	M	125 sf	G	-	NF	N
29	M	Leveling compound	DR	M	90 sf	G	-	F	N
30	M	Leveling compound	DR	M	90 sf	G	-	F	N

Sampling & Materials Description Table -- 655 24 1/2 Rd, GJ, CO

SMP #	HMGN S AREA	MATERIAL DESCRIPTION	MATERIAL LOCATION(S)	MTRL TYPE	QUANTITY	CONDITION ASSES	REASON for COND N ASSESSM ENT	F/NF	ASBESTOS (Y/N)
31	N	Vinyl floor tile & yellow mastic	Bathroom	M	85 sf	G	-	NF	N
32	N	Vinyl floor tile & yellow mastic	Bathroom	M	85 sf	G	-	NF	N
33	O	Sheet vinyl flooring	Porch, bottom layer	M	120 sf	G	-	F	Y
34	O	Sheet vinyl flooring	Porch, bottom layer	M	120 sf	G	-	F	Y
35	P	Asphalt shingles	Detached garage	M	900 sf	G	-	NF	N
36	P	Asphalt shingles	Detached garage	M	900 sf	G	-	NF	N
37	Q	Non surfaced gypsum board systems	Detached garage interior	M	1400 sf	G	-	F	N
38	Q	Non surfaced gypsum board systems	Detached garage interior	M	1400 sf	G	-	F	N
39	P	Surfacing texture	Red shed middle room ceiling	S	100 sf	G	-	F	N
40	P	Surfacing texture	Red shed middle room ceiling	S	100 sf	G	-	F	N
41	P	Surfacing texture	Red shed middle room ceiling	S	100 sf	G	-	F	N
42	Q	Gypsum board core sample, Homogeneous Area P	Red shed middle room, walls & ceiling	M	200 sf	G	-	F	N

Abbreviations

ACM: Asbestos Containing Material

Material Type:

S (Surfacing material), TSI (Thermal System Insulation), M (Miscellaneous)

Condition Assessment:

DTSI (Damaged TSI ACM)

SDTSI (Significantly Damaged TSI ACM)

SDFS (Significantly Damaged Friable Surfacing ACM)

DFM (Damaged Friable Miscellaneous ACM)

SDFM (Significantly Damaged Friable Miscellaneous ACM)

PD (ACM with potential for damage)

PSD (ACM with potential for significant damage)

ARF (Any Remaining Friable ACM)

F: Friable

NF: Non Friable

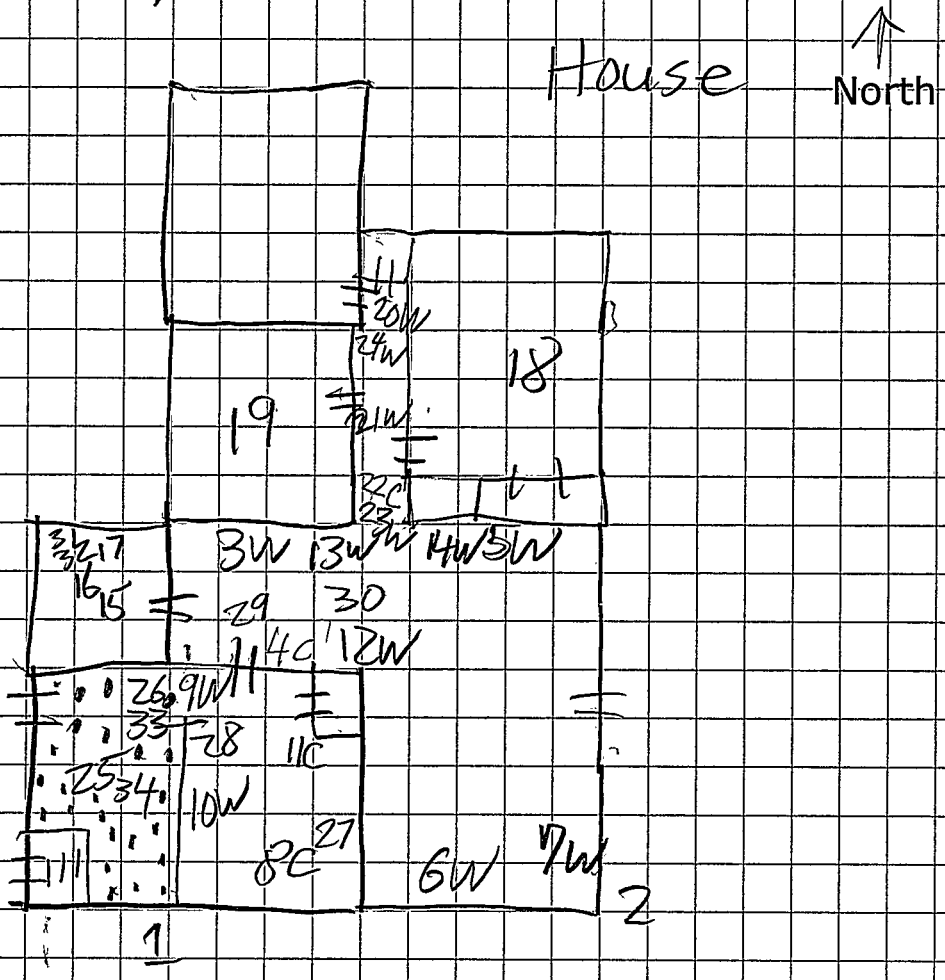
Trace: <1% asbestos


Tr-Comp: Trace by composite analysis

Field Sketch -- Sampling Locations

Asbestos Sample Locations Diagram

Site Location: 655 24 1/2 Rd - House
Gr. Jct., CO

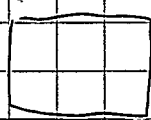


 ACM Sheet Vinyl Flooring

* This diagram is not to scale and is intended solely for the general representation of asbestos contaminated areas.

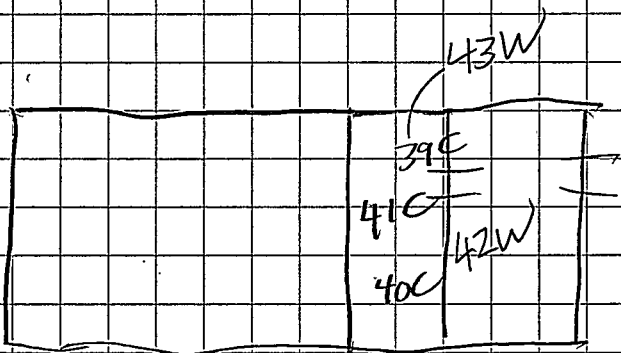
Asbestos Sample Locations Diagram

Site Location: 655 24 1/2 Road -
Outbuildings, GS, CO

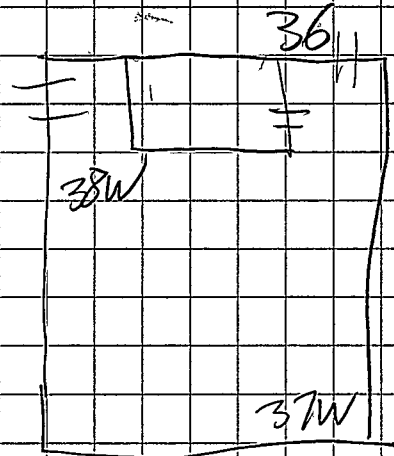


Blue Shed

↑
North



Red Shed



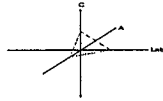
Detached
Garage

* This diagram is not to scale and is intended solely for the general representation of asbestos-contaminated areas.

Laboratory Analysis Results

CA Labs
Dedicated to
Quality

CA Labs, L.L.C.
12232 Industriplex, Suite 32
Baton Rouge, LA 70809
Phone 225-751-5632
Fax 225-751-5634



NVLAP #200772-0
TDSHS #300370
CDPHE #AL-18111
LELAP #03069

Materials Characterization - Bulk Asbestos Analysis

Laboratory Analysis Report - Polarized Light

Phase Con Environmental Consultants, LLC

2166 Peregrine Court
Grand Junction, CO 81507

Attn: Doug Close

Customer Project: 655 24 1/2 Road
Reference #: CBR24010298

Date: 1/23/2024

Analysis and Method

Summary of polarizing light microscopy (PLM / Stereomicroscopy bulk asbestos analysis) using the methods described in 40CFR Part 763 Appendix E to Subpart E (Interim and EPA 600 / R-93 / 116 (Improved)). The sample is first viewed with the aid of stereomicroscopy. Numerous liquid slide preparations are created for analysis under the polarized microscope where identifications and quantifications are performed. Calibrated liquid refractive oils are used as liquid mounting medium. These oils are used for identification (dispersion staining). A calibrated visual estimation is reported, should any asbestiform mineral be present. Other techniques such as acid washing are used in conjunction with refractive oils for detection of smaller quantities of asbestos. All asbestos percentages are based on calibrated visual estimation traceable to NIST standards for regulated asbestos. Traceability to measurement and calibration is achieved by using known amounts and types of asbestos from standards where analyst and laboratory accuracy are measured. As little as 0.001% asbestos can be detected in favorable samples, while detection in unfavorable samples may approach the detection limit of 0.50% (well above the laboratory definition of trace).

Discussion

Vermiculite containing samples may have trace amounts of actinolite-tremolite, where not found by PLM should be analyzed using TEM methods and / or water separation techniques. Suspected actinolite/vermiculite presence will be indicated through the sample comment section of this report.

Fibrous talc containing samples may even contain a related asbestos fiber known as anthophyllite. Under certain conditions the same fiber may actually contain both talc and anthophyllite (a phenomenon called intergrowth). Again, TEM detection methods are recommended. CA Labs PLM report comments will denote suspected amounts of asbestiform anthophyllite with talc, where further analysis is recommended.

Some samples (floor tiles, surfacings, etc.) may contain fibers too small to be detectable by PLM analysis and should be analyzed by TEM bulk protocols.

A "trace asbestos" will be reported if the analyst observes far less than 1% asbestos. CA Labs defines "trace asbestos" as a few fibers detected by the analyst in several preparations and will indicate as such under these circumstances.

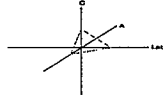
Quantification of <1% will actually be reported as <=1% (allowable variance close to 1% is high). Such results are ideal for point counting, and the technique is mandatory for friable samples (NESHAP, Nov. 1990 and clarification letter 8 May 1991) under 1% percent asbestos and the "trace asbestos". **In order to make all initial PLM reports issued from CA Labs NESHAP compliant, all <1% asbestos results (except floor tiles) will be point counted at no additional charge.**

Qualifications

CA Labs is accredited by the National Voluntary Accreditation Program (NVLAP) for selected test methods for airborne fiber analysis (TEM), and for bulk asbestos fiber analysis (PLM). All analysts have a college degree in a natural science (geology, biology, or environmental science) or are recognized by a state professional board in one these disciplines. Extensive in-house training programs are used to augment education background of the analyst. The group leader of polarized light has received supplemental McCrone Research training for asbestos identification. This report is not covered by the scope of AIHA accreditation. Analysis performed at CA Labs, LLC 12232 Industriplex, Suite 32 Baton Rouge, LA 70809.

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CA Labs, L.L.C.
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Phone 225-751-5632
Fax 225-751-5634



NVLAP #200772-0
TDSHS #300370
CDPHE #AL-18111
LELAP #03069

Overview of Project Sample Material Containing Asbestos

Customer Project:		655 24 1/2 Road		CA Labs Project #:	CBR24010298
Sample #	Layer #	Analysts	Physical Description of Subsample	Asbestos type / calibrated visual estimate percent	List of Affected Building Material Types
					Tan Linoleum
25	25-1		Tan Linoleum	20% Chrysotile	
26	26-1		Tan Linoleum	20% Chrysotile	
33	33-1		Tan Linoleum	20% Chrysotile	
34	34-1		Tan Linoleum	20% Chrysotile	

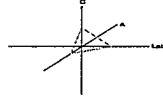
Glossary of abbreviations (non-asbestos fibers and non-fibrous minerals):

ca - carbonate	pe - perlite	fg - fiberglass	pa - palygorskite (clay)
gypsum - gypsum	qu - quartz	mw - mineral wool	
bi - binder		wo - wollastinite	
or - organic		ta - talc	
ma - matrix		sy - synthetic	
mi - mica		ce - cellulose	
ve - vermiculite		br - brucite	
ot - other		ka - kaolin (clay)	

This report relates to the items tested. This report is not to be used by the customer to claim product certification, approval or endorsement by NVLAP, NIST, AIHA LAP, LLC, or any other agency of the federal government. This report may not be reproduced except in full without written permission from CA Labs. These results are submitted pursuant to CA Labs' current terms and sale, condition of sale, including the company's standard warranty and limitations of liability provisions and no responsibility or liability is assumed for the manner in which the results are used or interpreted. Unless notified in writing to return the samples covered by this report, CA Labs will store the samples for a period of ninety (90) days before discarding. A shipping or handling fee may be assessed for the return of any samples.

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Polarized Light Asbestiform Materials Characterization

Customer Info: Attn: Doug Close
Phase Con Environmental Consultants, LLC
2166 Peregrine Court
Grand Junction, CO 81507

Customer Project:
655 24 1/2 Road

CA Labs Project #:
CBR24010298

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/23/2024
Samples Received: 1/19/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Subsample	Physical Description of	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
1		1-1		Black Shingle with Gray Gravel	Y	None Detected	70% fg	30% qu, ma, bi
2		2-1		Black Shingle with Gray Gravel	Y	None Detected	70% fg	30% qu, ma, bi
3		3-1		Tan Covering	Y	None Detected	80% ce	20% qu, ma
		3-2		Gray Plaster	Y	None Detected		100% qu, ma, ca
4		4-1		Tan Covering	Y	None Detected	80% ce	20% qu, ma
		4-2		Gray Plaster	Y	None Detected		100% qu, ma, ca
5		5-1		Green Surfaced White Finishing Plaster	N	None Detected		100% qu, ma, bi, ca

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
Identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bi - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

David Darby
Analyst

Senior Analyst
Alicia Stretz

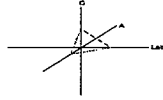
Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
2. Fire Damage no significant fiber damages effecting fibrous percentages
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8. Favorable scenario for water separation on vermiculite for possible analysis by another method
9. < 1% Result point counted positive
10. TEM analysis suggested

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Purchase Order #:

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		5-2	Tan Plaster	Y	None Detected		100% qu, ma, ca
6		6-1	Tan Covering	Y	None Detected	80% ce	20% qu, ma
		6-2	Gray Plaster	Y	None Detected		100% qu, ma, ca
7		7-1	Tan Covering	Y	None Detected	80% ce	20% qu, ma
			Green Surfaced White				
		7-2	Finishing Plaster	N	None Detected		100% qu, ma, bi, ca
		7-3	Tan Plaster	Y	None Detected		100% qu, ma, ca
			White Surfaced White				
8		8-1	Compound	N	None Detected		100% qu, mi, bi, ca

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or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
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Analyst

Senior Analyst
Alicia Stretz

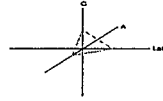
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Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Subsample	Physical Description of	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
9		9-1		White Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		9-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
10		10-1		White Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		10-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
11		11-1		White Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		11-2		White Compound Beneath Tape	Y	None Detected		100% qu, mi, ca
		11-3		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
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Analyst

Senior Analyst
Alicia Stretz

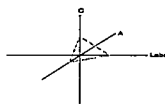
Laboratory Director
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12		12-1		White Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		12-2		White Compound Beneath Tape	Y	None Detected		100% qu, mi, ca
		12-3		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
13		13-1		White Surfaced Tan Wrap	N	None Detected	70% ce	30% qu, ma, bi
14		14-1		White Surfaced Tan Wrap	N	None Detected	70% ce	30% qu, ma, bi
15		15-1		White Textured Surfacing	N	None Detected		100% qu, ma, pe, ca
16		16-1		White Textured Surfacing	N	None Detected		100% qu, ma, pe, ca

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Analyst

Senior Analyst
Alicia Stretz

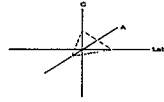
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Polarized Light Asbestiform Materials Characterization

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Grand Junction, CO 81507

Customer Project:
655 24 1/2 Road

CA Labs Project #:
GBR24010298

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/23/2024
Samples Received: 1/19/2024
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Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
17		17-1	White Textured Surfacing	N	None Detected		100% qu, ma, pe, ca
18		18-1	White Surfacing	Y	None Detected		100% qu, bi, ca
		18-2	Brown Ceiling Tile	Y	None Detected	90% ce	10% qu, ma
19		19-1	White Surfacing	Y	None Detected		100% qu, bi, ca
		19-2	Brown Ceiling Tile	Y	None Detected	90% ce	10% qu, ma
20		20-1	White Textured Surfacing	N	None Detected		100% qu, mi, pe, bi, ca
21		21-1	White Textured Surfacing	N	None Detected		100% qu, mi, bi, ca

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
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ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
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bl - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

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Analyst

Senior Analyst
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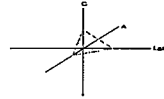
Laboratory Director
Chris Williams

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		21-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
22		22-1		White Textured Surfacing	N	None Detected		100% qu, mi, pe, bi, ca
23		23-1		White Textured Surfacing	N	None Detected		100% qu, mi, bi, ca
24		24-1		White Textured Surfacing	N	None Detected		100% qu, mi, bi, ca
25		25-1		Tan Linoleum	Y	20% Chrysotile		80% qu, ma
26		26-1		Tan Linoleum	Y	20% Chrysotile		80% qu, ma
27		27-1		Tan Floor Tile	Y	None Detected		100% qu, ca

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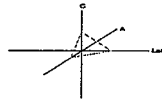
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		27-2	Tan Mastic		Y	None Detected		100% qu, bi, ca
28		28-1	Tan Floor Tile		Y	None Detected		100% qu, ca
		28-2	Tan Mastic		Y	None Detected		100% qu, bi
29		29-1	Gray Leveling Compound		Y	None Detected		100% qu, ma, ca
30		30-1	Gray Leveling Compound		Y	None Detected		100% qu, ma, ca
31		31-1	Tan Floor Tile		Y	None Detected		100% qu, ca
		31-2	Brown Mastic		Y	None Detected		100% qu, bi

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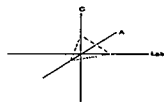
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9. < 1% Result point counted positive
10. TEM analysis suggested

CA Labs
Dedicated to
Quality

CA Labs, L.L.C.
12232 Industriplex, Suite 32
Baton Rouge, LA 70809
Phone 225-751-5632
Fax 225-751-5634



NVLAP #200772-0
TDSHS #300370
CDPHE #AL-18111
LELAP #03069

Polarized Light Asbestiform Materials Characterization

Customer Info: Attn: Doug Close
Phase Con Environmental Consultants, LLC
2166 Peregrine Court
Grand Junction, CO 81507

Customer Project:
655 24 1/2 Road

CA Labs Project #:
CBR24010298

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/23/2024
Samples Received: 1/19/2024
Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Subsample	Physical Description of	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
32		32-1		Tan Floor Tile	Y	None Detected		100% qu, ca
		32-2		Brown Mastic	Y	None Detected		100% qu, bi
33		33-1		Tan Linoleum	Y	20% Chrysotile		80% qu, ma
34		34-1		Tan Linoleum	Y	20% Chrysotile		80% qu, ma
35		35-1		Black Shingle with Gray Gravel	Y	None Detected	70% fg	30% qu, ma, bi
36		36-1		Black Shingle with Gray Gravel	Y	None Detected	70% fg	30% qu, ma, bi
37		37-1		White Compound	Y	None Detected		100% qu, mi, ca

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for identification of asbestos types by dispersion attaining / becke line method.

ca - carbonate	mi - mica	fg - fiberglass	ce - cellulose
gypsum - gypsum	ve - vermiculite	mw - mineral wool	br - brucite
bl - binder	ot - other	wo - wollastinite	ka - kaolin (clay)
or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

Approved Signatories:

David Darby
Analyst

Senior Analyst
Alicia Stretz

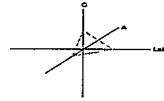
Laboratory Director
Chris Williams

1. Fire Damage significant fiber damage - reported percentages reflect unaltered fibers
2. Fire Damage no significant fiber damages effecting fibrous percentages
3. Actinolite in association with Vermiculite
4. Layer not analyzed - attached to previous positive layer and contamination is suspected
5. Not enough sample to analyze

6. Anthophyllite in association with Fibrous Talc
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NVLAP #200772-0
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Polarized Light Asbestiform Materials Characterization

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Grand Junction, CO 81507

Customer Project:
655 24 1/2 Road

CA Labs Project #:
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Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/23/2024
Samples Received: 1/19/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Physical Description of Subsample	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
			37-2 White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
38			38-1 White Compound	Y	None Detected		100% qu, mi, ca
			38-2 White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
39			39-1 White Textured Surfacing	N	None Detected		100% qu, mi, pe, bi, ca
			39-2 White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
40			40-1 White Textured Surfacing	N	None Detected		100% qu, mi, pe, bi, ca
			40-2 White Drywall with Paper	N	None Detected	10% ce	90% qu, gy

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
Identification of asbestos types by dispersion attaining / becke line method.

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or - organic	pe - perlite	ta - talc	pa - palygorskite (clay)
ma - matrix	qu - quartz	sy - synthetic	

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David Darby
Analyst

Senior Analyst
Alicia Stretz

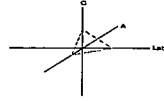
Laboratory Director
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NVLAP #200772-0
TDSHS #300370
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Polarized Light Asbestiform Materials Characterization

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Grand Junction, CO 81507

Customer Project:
655 24 1/2 Road

CA Labs Project #:
CBR24010298

Phone # 970-241-6480
Fax # 970-241-6584

Turnaround Time: 2 day

Date: 1/23/2024
Samples Received: 1/19/2024

Date Of Sampling:
Purchase Order #:

Sample #	Com ment	Layer #	Analysts Subsample	Physical Description of	Homo- geneo us (Y/N)	Asbestos type / calibrated visual estimate percent	Non-asbestos fiber type / percent	Non-fibrous type / percent
41		41-1		White Textured Surfacing	N	None Detected		100% qu, mi, pe, bi, ca
		41-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
42		42-1		White Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		42-2		White Compound Beneath Tape	Y	None Detected		100% qu, mi, ca
		42-3		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy
43		43-1		White Surfaced White Compound	N	None Detected		100% qu, mi, bi, ca
		43-2		White Drywall with Paper	N	None Detected	10% ce	90% qu, gy

Analysis Method: Interim (40CFR Part 763 Appendix E to Subpart E) / Improved (EPA-600 / R-93/116)
Preparation Method: HCL acid washing for carbonate based samples, chemical reduction for organically bound components, oil immersion for
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C.A. Labs, LLC.
12232 Industriplex
Suite 32
Baton Rouge, LA 70809

Phone: 225-751-5632
Fax: 225-751-5634
Mobile: 225-993-3471

Chain of Custody

Client Name: Phase Con Environmental Consultants, LLC **CA Labs job # : CBR 29010298**

Client Address: 2166 Peregrine Court Billing Address: Same
Grand Junction, CO 81507 (if different)

phone number: 970-260-3341

fax number: 888-966-0231 Send Reports to: Douglas Close

Project Number: _____ Project Name: **655 24 1/2 Road**

Contact: Douglas Close Reports Results VIA: EMAIL FAX _____ VERBAL _____

Total # Samples Submitted: 43	Total # Samples to be Analyzed: 43	Material Matrix: Air <input checked="" type="checkbox"/> Bulk / Water
---	--	--

Asbestos: *please call ahead for availability of all rush and/or after hours samples.*

TEM	TA Time	PLM	TA Time	Optical / IAQ	TA Time
<i>Circle analysis and TA time</i>		<i>Circle analysis and TA time</i>	<i>2 hour</i>	Allergen Particle:	<i>2 hour</i>
AHERA	4 hour	Improved	4 hour	tape/bulk/swab	4 hour
EPA Level II	8 hour	Interim	8 hour	Cyclex-d cassettes	8 hour
Drinking Water	16 hour		16 hour	Air-o-cell cassettes	16 hour
Wipe	24 hour	AHERA	24 hour	Anderson cultures	24 hour
Micro-vac	2 days		2 days	Bulk/swab cultures	2 days
NIOSH 7402	3 days	Point Count -	3 days	Bacteria cultures	3 days
Chatfield Bulk	5 days	(NESHAPS)	5 days	PCM: NIOSH 7400	5-10 days

Lead: *Circle analysis and TA time*

Matrix:	Paint Chips	Soil	Air	Wipes	Wastewater	TCLP
TA Time:	8 hour	1 day	2 days	3 days	5 days	6-10 days

Sample Information:

Sample Number:	Sample Location:	Sample Date/Time:	Sample Volume (L)
1			
Harv			
43			

Custody Information: **11/17/24, 1540** Samples received: **12:00pm 1-19-2024**

Samples relinquished: _____ Signature / Date / Time

Samples received: _____ Signature / Date / Time

Samples relinquished: _____ Signature / Date / Time

Samples received: _____ Signature / Date / Time

Certificates



Colorado Department
of Public Health
and Environment

ASBESTOS CERTIFICATION*

This certifies that

Douglas A. Close

Certification No.: 2930

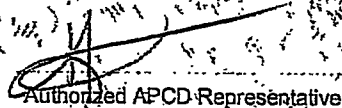
has met the requirements of 25-7-507, C.R.S. and Air Quality Control
Commission Regulation No. 8, Part B, and is hereby certified by the
state of Colorado in the following discipline:

Inspector/Management Planner*

Issued: October 27, 2023

Expires: October 25, 2024

*This certificate is valid only with the possession of a
current Division-approved training course certification
in the discipline specified above!*


Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS CERTIFICATION*

This certifies that

Douglas A. Close

Certification No.: 2930

has met the requirements of 25-7-507, C.R.S. and Air Quality Control
Commission Regulation No. 8, Part B, and is hereby certified by the
state of Colorado in the following discipline:

Project Designer*

Issued: October 27, 2023

Expires: October 25, 2024

**This certificate is valid only with the possession of a
current Division-approved training course certification
in the discipline specified above.*


Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS CERTIFICATION*

This certifies that

Douglas A. Close

Certification No. 2930

has met the requirements of 25-7-507, C.R.S. and Air Quality Control
Commission Regulation No. 8, Part B, and is hereby certified by the
state of Colorado in the following discipline:

Air Monitoring Specialist*

Issued: October 27, 2023

Expires: October 25, 2024

**This certificate is valid only with the possession of a
current Division-approved training course certification
in the discipline specified above.*


Authorized ARCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS CONSULTING FIRM

This certifies that

Phase Con Environmental Consultants, LLC

Registration No.: ACF - 14801

has met the registration requirements of 25-7-507, C.R.S. and the Air Quality Control Commission Regulation No. 8, Part B, and is hereby authorized to perform asbestos consulting activities as required under Regulation No. 8, Part B, in the state of Colorado.

Issued: January 30, 2023

Expires: January 30, 2024

Authorized APCD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS LABORATORY

This certifies that

Phase Con Environmental Consultants, LLC

Registration No.: AL - 14801

has met the registration requirements of 25-7-507, C.R.S. and the Air Quality Control Commission Regulation No. 8, Part B, and is hereby authorized to perform asbestos laboratory testing activities, as required by Regulation No. 8, Part B, in the state of Colorado.

Issued: April 12, 2023

Expires: April 07, 2024

Authorized APGD Representative

SEAL



Colorado Department
of Public Health
and Environment

ASBESTOS LABORATORY

This certifies that

CA Labs, LLC

Registration No.: AL - 27819

has met the registration requirements of 25-7-507, C.R.S. and the Air Quality Control Commission Regulation No. 8, Part B, and is hereby authorized to perform asbestos laboratory testing activities, as required by Regulation No 8, Part B, in the state of Colorado.

Issued: April 28, 2023

Expires: May 12, 2024

Authorized APCD Representative

SEAL