

**DEMOLITION AND SPECIFICATIONS
ALLEN COUNTY HOME PROPERTY
3125 ADA ROAD
LIMA, OHIO 45801**

**PORT AUTHORITY OF ALLEN COUNTY AS FUNDED THROUGH THE
OHIO DEPARTMENT OF DEVELOPMENT BROWNFIELD
REMEDICATION PROGRAM GRANT, AGREEMENT ODSA – 2022 -
190745**

Prepared By:

**CIVIL & ENVIRONMENTAL CONSULTANTS, INC.
4841 MONROE STREET, SUITE 103
TOLEDO, OHIO 43623**

PREPARED FOR:

**THE PORT AUTHORITY OF ALLEN COUNTY
144 SOUTH MAIN STREET, STE 204
LIMA, OHIO 45801**

CEC Project 324-682

DATE: MARCH 2023

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1.0 SITE DESCRIPTION AND EXISTING CONDITIONS

1.1 SITE LOCATION

The Allen County Home Property located at 3125 Ada Road, Lima Ohio 45801, is an 8.027-acre parcel of nonindustrial land (“Site”). The property is situated on the north side of Ada Road and west of Interstate 75 on the east side of Lima, Ohio. The location of the Site is shown on Figure 1.

1.2 SITE HISTORY

According to records available at the Allen County Recorder’s Office, the Site has been in public sector control since the mid-1800s. The Allen County Auditor’s Office lists the building located at 3125 Ada Road, Lima Ohio 45801 with a 1959 construction date and totaling approximately 62,000 square feet. Over the years the site has operated as a retirement home and student housing; there is no known association with any industrial activity. The building has sat vacant for several years and, while the building is secure and is maintained by Allen County, is a liability.

The Port Authority of Allen County currently has possession of the Site and believes it has tremendous potential to be redeveloped.

1.3 EXISTING SITE CONDITIONS

Depicted in Figure 2, the current Site conditions include:

- Remaining three (3) story building of the former Allen County Home (Building);
- Excessive vegetation, overgrown shrubs, etc.;
- Two (2) pavilions situated on concrete pads;
- Two (2) asphalt parking lots and asphalt driveways;
- Two (2) storage tanks;
- Utility poles complete with transformers;
- Utility vault/pit;
- Storm sewer system;
- Concrete sidewalks and ramps;
- Stockpiles of wooded poles; and,
- Stockpiles of landscaping stone.

1.4 SPECIAL WASTES

The following special waste materials have been identified at the Site:

- Asbestos Containing Materials (ACM) located throughout the building including; floor tiles and mastic, spray on ceiling, joints on fiberglass, and breaching thermal system insulation. A copy of the asbestos report is provided in Appendix A; and,
- Universal wastes, including hydraulic fluid (elevator), fuel oil (boiler), fluorescent light tubes, fluorescent light ballasts, drinking fountain freon canisters, emergency exit sign

batteries, thermostats, and various sized containers of liquid paint. A copy of the universal waste inventory sheet is provided in Appendix B.

1.5 PREVIOUS ENVIRONMENTAL ASSESSMENTS AND CLEANUP

In July of 2017 DMD Environmental Inc, completed an Asbestos Survey for the Site. The Asbestos Survey included collection of forty-six (46) samples, six (6) of which identified Chrysotile Asbestos at concentrations of 4-60 percent. ACM within the building includes floor tiles and mastic, spray on ceiling, joints on fiberglass, and breeching thermal system insulation. A copy of the asbestos report is provided in Appendix A.

A Remedial Action Plan (RAP) was prepared by Civil and Environmental Consultants, Inc. (CEC) in March of 2022, to address the presence of building materials containing asbestos, along with hazardous building components. The RAP recommends the removal and disposal of hazardous building components and ACM prior to building demolition. An electronic copy of the RAP is available upon request.

2.0 PROJECT OBJECTIVE AND SEQUENCE

The overall objective of the project is to remove all existing buildings/structures including concrete slabs/footers, and utilities including aboveground and underground equipment (poles, vaults, poles and transformers), universal waste, ACM, and storage tanks from the Site to allow for future redevelopment. PAAC envisions the project proceeding in five (5) phases:

- **Phase I – Pre-Demolition Activities:** Attendance at a pre-construction meeting with the PAAC and their representative to review scope of work/pay items, budgets and schedules; Submit a Notice of Intent to the Ohio EPA for construction stormwater management and prepare or obtain and Sediment and Erosion Control Plan and a Stormwater Prevention Pollution Plan; Physically disconnect all site utilities (electric, gas, sewer, water, etc.); Obtain a Demolition Permit, including verification that utilities have been disconnected and capped; Submittals; Contractor mobilization;
- **Phase II – Universal Waste and ACM Removal:** Removal of universal waste and hazardous building components (aboveground storage tank, hydraulic fluid tank, fluorescent light tubes, fluorescent light ballasts, drinking fountain Freon canisters, thermostats and other mercury containing devices, emergency exits sign batteries, and various sized containers of liquids/paints); and removal of ACM;
- **Phase III – Demolition, Complete:** Complete demolition and removal of all onsite structures (building, wing walls, footers, foundation, basements, sidewalks, ramps, decking, pavilions, trees, except as field marked to remain, and utility vaults/pits) and complete removal and disposal of all demotion debris;
- **Phase IV – Asphalt Parking Lot Removal, Storm Sewer System Removal, Complete:** Removal and disposal of wooden poles and landscaping stone stocked piled in parking lot; Complete removal and disposal of asphalt parking lot; and,
- **Phase V – Backfilling and Site Stabilization:** Backfilling of all holes, voids, and depressions, created during the demolition of structures and final seeding for ground stabilization.

This project is funded through the Ohio Department of Development's (Ohio DOD) Brownfield Remediation Program. A copy of the Grant Agreement between the PAAC and the Ohio DOD is provided in Appendix D. Prevailing wage rates apply to this project. The Contractor shall comply with Ohio Revised Code Sections 4115.03 through 4115.06.

A description of the scope of work associated with each Phase, as well as general conditions for the project, are presented in Sections 4.0 and 5.0, respectively.

3.0 PROJECT ORGANIZATION AND RESPONSIBILITIES

This section presents the overall project organization and provides a general guideline for communications, reporting, and problem resolution during the execution of the Work. The key project personnel include the Owner (PAAC), the PAAC's on-Site Representative (CEC), and the Contractor (and applicable subcontractors). A description of the roles and responsibilities of the key project personnel is provided below.

3.1 OWNER

PAAC is the owner of the property and will make all final decisions.

3.2 OWNER'S REPRESENTATIVE

CEC will serve as the Owner's Representative during the execution and Work, to ensure Contractor compliance with these specifications and PAAC requirements. CEC will report directly to PAAC, and will be responsible for the following:

- Serve as the primary point of contact for the Contractor and coordinate communications with appropriate PAAC representatives;
- Monitor Contractor's compliance with the project schedule;
- Maintain activity logs provided by the Contractor, including written and photographic documentation of Work activities;
- Conduct meetings, as necessary, with the Contractor and PAAC representatives to discuss health and safety, operations, logistics, scheduling, or other project issues; and,
- Maintain records associated with the completion of the Work, as described in Section 5.10, and provide to the Owner as needed.

3.3 CONTRACTOR

The Contractor may elect to contract with a subcontractor(s) for completion of select portions of the Work. The Contractor will be responsible for all actions and compliance with project requirements of its employees and subcontractors. During the day-to-day execution of the Work, the Contractor will report directly to the Owner's Representative to resolve any scheduling, logistical, or operational conflicts. The Contractor will be responsible for the following:

- Filing all notifications and obtaining all necessary certifications and permits required to complete the Work;
- Performance of all Work in accordance with these specifications and other contract documents;
- Evaluation of the integrity of the on-site structures with regard to safe execution of the Work. The Owner makes no representations or assumes no responsibility for the condition of the structures. The conditions at the time of the Site pre-bid meeting will be maintained by the owner to the extent practical;
- Coordinate utility shut-offs and disconnection as required with applicable utility companies prior to commencing demolition activities;

- Health and safety of its workers and subcontractors, including compliance with all regulatory requirements [Occupational Safety and Health Administration (OSHA) and National Emission Standards for Hazardous Air Pollutants (NESHAP), etc.];
- Compliance with all applicable local, state, and federal laws and regulations;
- Provide an Asbestos Project Monitor (APM) that is licensed and specializes in Asbestos Abatement and will provide field oversight and monitoring during the execution of asbestos abatement activities to ensure Contractor compliance with these specifications and Ohio Department of Development Brownfield Remediation Program (ODDBRP) requirements. The APM shall monitor asbestos abatement work to ensure compliance with local, state, and federal regulatory requirements; and
- Coordination, scheduling, and management of all subcontractors.

3.4 RELATED DOCUMENTS

Documents related to and referenced in these Specifications include:

- PAAC Request for Quotation;
- PAAC Bid Sheet;
- PAAC Bid Bond Form;
- Previous Environmental Assessment documentation (available in electronic format by request, except for the Asbestos Survey, which is provided as Appendix A);
- ODDBRP Grant Agreement.

4.0 SCOPE OF WORK

The Contractor will provide all supervision, competent persons, labor, tools, materials, and equipment necessary for the completion of the Work described herein. All Work will be completed in accordance with these specifications and all applicable state, federal, and local laws and regulations.

4.1 PHASE I – PRE-DEMOLITION AND SITE PREPARATION ACTIVITIES

Pay Item 01-01: Obtain Demolition Permit; Mobilization; Utility Disconnect, General Conditions (Submittals and Erosion Control)

The Contractor will perform the following prior to initiating any demolition or cleanup work on the Site:

- Attend a pre-construction meeting with the PAAC and their representative to review the pay items, budget and schedule;
- Submit notification to Ohio EPA and Ohio Department of Health for Asbestos Abatement Work;
- Coordinate physical utility disconnects (*e.g.*, water, sewer, gas, electric, data/phone) and removal of utility poles with transformer;
- Obtain a demolition permit;
- Required Submittals (Health and Safety Plan, Work Plan);
- Submit a Notice of Intent to Ohio EPA for construction stormwater management and prepare or obtain a Sediment and Erosion Control Plan and a Stormwater Prevention Pollution Plan (SWPPP); and,
- Mobilize demolition equipment to the Site.

Pay Item 01-02: Vegetation, Tree Removal, and Disposal:

The Contractor is responsible for the removal, transportation, and disposal of trees and vegetation near the building. Some mature trees will be left in place, prior to the start of vegetation and tree removal (including root ball), trees to remain at the Site will be marked with fluorescent ribbon. The Contractor may use hand tools, power tools, and manual labor to remove vegetation and trees. The Contractor will refrain from using herbicides or controlled burning as a means of vegetation removal. The Contractor is responsible for removing, loading, transporting, and offsite disposal of vegetation and trees.

4.2 PHASE II – UNIVERSAL WASTE AND ACM REMOVAL

Pay Item 02-01: Universal Waste Removal and Disposal:

The Contractor shall complete, or coordinate to have completed, the characterization, transportation and proper disposal of universal wastes (fluorescent light tubes, fluorescent light ballasts, drinking fountain freon canisters, thermostats and other mercury containing devices,

emergency exits sign batteries, and various sized containers of liquids/paints). The Contractor will provide proof of proper disposal to the PAAC once received by the disposal facility.

Pay Item 02-02: ACM Removal and Disposal:

The Contractor is responsible for the complete removal and disposal of ACM located within the building. An asbestos survey conducted in August of 2017 identified ACM throughout the first, second, and third floors of the structure (see ACM survey located in Appendix A). Prior to demolition, the ACM (both remaining intact and if any fallen pieces) shall be properly removed/collected, transported and disposed of as ACM at a licensed landfill. The approximate locations and quantities of ACM to be moved is provided below:

Asbestos – Containing Materials		
Material Description	Estimated Quantity	Approximate Location
9” x 9” tan vinyl floor tile (VFT) and associate mastic	6,048 square feet	Throughout the third and second floors, and room on the first floor
Spray-on ceiling material	6,886 square feet	Throughout second floor
Joints on fiberglass	725 Joints	Throughout and above ceilings
Beaching thermal system insulation	265 square feet	First floor and boiler room
Thermal system insulation	6 linear feet	First floor and maintenance room

The Contractor will provide proof of proper disposal to the PAAC once received by the disposal facility.

Pay Item 02-03: Removal and Disposal of Aboveground Storage Tanks:

The Contractor is responsible for the complete removal and disposal of two (2) aboveground storage tanks and associated ancillary equipment. Storage tanks consist of a hydraulic fluid tank associated with the elevator in the building and a fuel oil tank associated with the boiler. The Contractor shall remove and dispose of any remaining tank contents and residues and decontaminate the above ground storage tanks. Once tanks have been cleaned and contents removed, the Contractor will render the tank unusable, remaining tank structures, and ancillary equipment will be removed. The Contractor shall load, transport, and dispose of all tank contents and residues, ancillary tank equipment, and above ground storage tanks. The Contractor will follow all federal, state, and local laws pertaining to the decommissioning and removal of aboveground storage tanks. The Contractor will provide proof of proper disposal to the PAAC once received by the disposal facility.

4.3 PHASE III – DEMOLITION, COMPLETE

Pay Item 03-01: Allen County Home Building, Demolition Complete:

The Contractor is responsible for the complete demolition and disposal of all structures at the Site, including the Allen County Home Building (Building), wing walls, two (2) pavilions, and utility vault/pit. Complete demolition of structures includes the removal of the structure itself, masonry building materials, concrete foundations, footers, basements, sidewalks, ramps, decking, and any other supporting structures. All demolition debris and wastes generated from the demolition of Site buildings and supporting structures will be managed, transported, and disposed of by the Contractor. The Contractor shall not use construction and demolition debris, or masonry debris as backfilling material. All concrete, masonry debris, and demolition debris shall be removed from the site and disposed of or recycled.

Demolition of Allen County Home Building:

Prior to demolition, the Contractor will ensure all ACM has been completely removed unless otherwise specified, communicated, or approved. The Contractor will remove any remaining interior items, HVAC Units, boilers and pressure vessels, and dispose, repurpose, and/or recycle). The Building is three stories, approximately 62,000 square feet, and built on a foundation. The Contractor will demolish the Building, including the foundation, transport and recycle ferrous material/dispose of waste as construction and demolition debris. The concrete foundations, footers, basements, sidewalks, ramps, and any other concrete supporting structures will be excavated and transported offsite as construction and demolition debris.

Demolition of Pavilions:

The Contractor will demolish pavilions, sidewalks and decking, and concrete slabs, dispose of construction and demolition debris and dispose/recycle concrete.

Utility Vault Pit:

The Contractor will provide verification that all utilities have been disconnected and appropriately decommissioned (e.g., purging of natural gas lines). The Contractor will excavate and remove the existing utility vault/pit. The Contractor will remove all concrete and transport offsite for disposal as construction and demolition debris or to recycle (off-site).

4.4 PHASE IV Asphalt Parking Lot Removal, Storm Sewer System Removal, Complete

Pay Item 04-01: Asphalt Removal

The Contractor shall remove, load, transport and dispose/recycle (off-site) of approximately 70,000 square feet of asphalt pavement from the (2) parking lots located on the north and south sides of the Site, and driveways located on the south and west side of the Site.

Pay Item 04-02: Storm Sewer System Removal

The Contractor is responsible for the removal of the Site's storm sewer system. The Contractor will remove storm sewer grates and storm sewer catch basins. The abandoned storm sewer lines

will be capped to prevent soil infiltration and additional drainage from the site. Removed storm sewer grates, catch basins and culverts shall be disposed, or repurposed by the contractor. Voids and depressions left in the ground from the removal of the storm sewer system will be backfill using inbound material supplied by the contractor. *Note, Site backfill requirements are addressed in Section 4.5 and are associated with Pay Item 05-01.*

4.5 PHASE V – BACKFILLING

Pay item 05-01: Backfilling and Ground Stabilization

Backfilling:

The Contractor is responsible for backfilling all areas of the Site where basements, footers, foundations, utility pits/vaults, storm drain systems, and structures have been removed, leaving voids or depressions in the ground. The Contractor will be responsible for providing clean, uncontaminated soils to be used for backfilling. For the purposes of preparing a proposal, the Contractor will be responsible for determining the amount of clean uncontaminated soils to be imported to the site. The Contractor will place clean uncontaminated soils to bring depressions and voids up to the surrounding grade. No wire, rebar, conduit, or any other debris shall be left protruding from the grounds surface and no debris from demolition activities should be left onsite or be visible.

Ground Stabilization:

The Contractor will be responsible for final ground stabilization. Seeding operations shall not be performed when the ground is frozen, or when soil or weather conditions would prevent proper soil preparation and subsequent operations. The Contractor can apply fertilizer, mulch, seed, and other amendments using hydroseed methods. When hydroseeding is performed, nozzles or sprays shall not be directed toward the ground in a manner that will cause erosion or runoff. The Contractor shall notify the Owner at least 48 hours prior to beginning seeding operations. The Contractor should refer to the Ohio Department Transportation Construction and Material Specifications 2019 Edition, *Item 659 Seeding and Mulching*, for mulching and seeding requirements and follow any requirements pertaining to the closure of National Pollution Discharge Elimination Systems (NPDES) Construction Permit.

Ground Preparation:

The Contractor is not responsible for grading of the entire property but is responsible for maintaining a uniform grade to existing site topography for areas disturbed by demolition activities; irregularities, which form low places that will hold water, shall be eliminated. Fertilizer, seed, and mulch shall be evenly distributed on the surface to be seeded. When applied in liquid form or mixed with water, fertilizer shall provide the same value of nutrients per acre as specified for dry fertilizer. Fertilizer applied in liquid form shall be agitated during application. After fertilizing, areas to be seeded shall be loosened to a depth of approximately 3 inches by disking, harrowing, or other approved methods to thoroughly incorporate the amendments. Clods, loose stones, and other foreign material larger than 4 inches in any dimension shall be removed and disposed of. Gullies, washes, and disturbed areas that develop subsequent to final dressing shall be repaired before they are seeded.

Seeding:

The surface of areas to be seeded shall be cleared of obstacles that might hinder the seed establishment. The Contractor shall refer to the Ohio Department Transportation Construction and Material Specifications 2019 Edition, *Item 659 Seeding and Mulching*, for seeding specifications and requirements.

Mulching:

Immediately after seeding, mulch (hay or straw) shall be evenly applied at a minimum rate of two (2) to three (3) tons per acre (depending on the time of year) to a uniform thickness as specified in the Ohio Department of Transportation Construction and Material Specifications 2019 Edition, *Item 659.13 Mulching Operations and 659.14 Straw Mulch*. The mulch shall be spread uniformly in a continuous blanket of sufficient thickness to completely hide the soil from view. The rate of application shall be as specified and shall be considered a minimum rate. The mulch may be spread by hand or by machinery. Mulch shall be applied no later than twenty-four (24) hours after completion of the seeding operation. The Contractor shall care for the mulched areas until final acceptance of the Work. Such care shall consist of providing protection against foot traffic by approved warning signs or barricades, and repair of areas damaged by erosion, wind, or other causes. Such areas shall be repaired to re-establish the condition of the area prior to mulching and shall then be reseeded and remulched as specified in this section. The Contractor should refer to the Ohio Department Transportation Construction and Material Specifications 2019 Edition, *Item 659 Seeding and Mulching*, for mulching specifications and requirements.

Evaluation of Revegetation Success:

The Contractor shall maintain and protect seeded areas until a uniform stand of grass at least two (2) inches in height is produced over all seeded areas. After the grass has established, all areas which fail to show a uniform stand from any cause, including a prolonged period of dry weather, shall be reseeded, except that fertilizer shall not be applied, and the seeding process shall be repeated as often as necessary until the specified areas are completely covered with grass. Any reseeded shall be performed at no additional cost to the Owner. Visual evaluations of the success of vegetation will be made by the Owner or Owners Representative six (6) weeks after seeding and germination.

5.0 GENERAL REQUIREMENTS

5.1 SITE BOUNDARY AND WORK AREA

The Site boundary is shown on Figure 2. All work activities at the Site will be performed within the Site boundary unless approved in advance by the Owner or the Owner's Representative.

5.2 SITE FACILITIES

The Contractor is responsible for providing the following:

- Equipment;
- Equipment storage sheds/trailers;
- Portable toilet; and
- Fire protection.

The Contractor is responsible for the off-site removal of its temporary structures and disposal of any trash/rubbish it generates.

5.3 WORK RESTRICTIONS

Due the residential property's surrounding the Site, work will not begin prior to 7:00AM and will not extend past 5:00PM.

5.4 SITE SECURITY

The Owner provides no security or surveillance of the Site. The Contractor is responsible for the security of its equipment and materials stored at the Site. The Contractor may elect to install concrete barriers or fencing as a means of protection.

5.5 SITE MAINTENANCE AND HOUSEKEEPING

The Contractor will be responsible for keeping the Site clean and orderly. Upon completion of the Work, the Contractor will repair any damage caused to the Site or surrounding area by returning it, at a minimum, to its original condition, and will leave the Site free of any rubbish or waste materials.

5.6 DECONTAMINATION OF PERSONNEL, EQUIPMENT, AND VEHICLES

The Contractor is responsible for the decontamination of any equipment, vehicles, or personnel leaving the Site. The Contractor will provide all materials and equipment necessary to complete decontamination activities. All contaminated materials, including decontamination fluids (if any), will be collected, containerized, and disposed of properly by the Contractor.

5.7 ENVIRONMENTAL PROTECTION

For the purpose of these specifications, environmental protection is defined as the retention of the environment in its existing state to the extent possible. Environmental protection is the responsibility of the Contractor and includes protection of air (including dust control), water, and land.

5.7.1 Dust Control

The Contractor will control dust or other airborne emissions from work areas or roads wherever a dust nuisance or hazard occurs. Controls may include sprinkling or spraying with clean water in sufficient quantities to control dust emissions but not so excessive to cause runoff from work areas or roads. Use of commercial dust suppressants (other than water) must be approved by the Owner prior to their use.

5.7.2 Stormwater Runoff

In addition to installing erosion and sedimentation controls and implementation of a Stormwater Pollution Prevention Plan, the Contractor will prevent the transport or tracking of sediment or debris via surface water runoff from Site to the surrounding areas.

5.7.3 Spills or Releases

The Contractor will take the measures necessary to prevent the spillage or release of any hazardous materials or petroleum products to the ground surface. Should such a spill or release occur, the Contractor will immediately notify the Owner's Representative and remediate the affected area.

5.7.4 Burning

No on-site burning will be permitted.

5.8 REGULATORY COMPLIANCE

The Contractor is responsible for performing all Work in accordance with applicable federal, state, and local laws and regulations. The Contractor is responsible for any penalties or corrective actions imposed by regulatory authorities or governmental agencies for non-compliance with laws and regulations.

5.9 TRAINING, LICENSES, PERMITS, AND NOTIFICATION REQUIREMENTS

The Contractor will obtain all permits and registrations required for the Work by federal, state, and local jurisdictions and agencies. The Contractor will provide copies of applications, registrations, and permits to the Owner's Representative prior to beginning the Work.

The Contractor shall possess all licenses required for the Work by federal, state, and local jurisdictions and agencies. The Contractor's personnel shall possess any individual licenses

required for the Work in which the person is engaged. The Contractor shall maintain copies of all such licenses at the Site for the duration of the Work.

The Contractor shall ensure that its personnel working at the Site have all required training and medical certifications required for their positions and for performance of the work in which they are engaged. This includes any training required for persons defined as “competent persons” under applicable OSHA and other regulations. The Contractor shall maintain documentation of all such training and medical certifications at the Site for the duration of the Work.

5.10 RECORDKEEPING AND REPORTING REQUIREMENTS

On a weekly basis during the Work, the Contractor shall submit to the Owner’s Representative: manpower timesheets, equipment use, work log listing quantities of material removed, and work accomplished.

5.11 WASTE DISPOSAL

The Contractor shall be responsible for the loading, transportation, and disposal of all waste materials generated during the execution of the work in accordance with all disposal facility requirements. The Contractor is responsible for any penalties or corrective actions imposed by the disposal facilities for non-compliance with those requirements.

5.12 SUBMITTALS

5.12.1 Work Plan

The Contractor will submit a Work Plan to the Owner’s Representative for review and approval prior to the initiation of Work. The Work Plan will, at a minimum, provide:

- A list of subcontractors used to complete the Work;
- A list of required licenses, permits, and notifications required to complete the Work;
- Copies of licenses and training certifications necessary to complete the Work;
- Project approach and schedule, including: 1) Sequencing or phasing of work; 2) Coordination of subcontractors; and 3) Detailed schedule for completion (bar chart or equivalent) for individual phases/tasks;
- General procedures for removing ACM from existing structures;
- Procedures from demolishing remaining structures, including location of staging areas for demolition waste, and recyclable materials;
- Location and operation of concrete crushing equipment to meet the requirements for crushed concrete backfill described in Section 4.4;
- Procedures for waste handling, loading, transportation, and disposal, including the names of the permitted disposal facilities that will be used; and
- Recordkeeping, documentation, and reporting procedures in accordance with Section 5.10.

5.12.2 Health and Safety Plan

The Contractor is responsible for the health and safety of its employees and its subcontractors during all phases of the Work. The Contractor also shall comply with all applicable regulatory requirements pertaining to health and safety.

Prior to the initiation of the Work, the Contractor must submit to the Owner's Representative a Health and Safety Plan prepared in accordance with OSHA and other applicable regulatory requirements that will be implemented during the project.

5.12.3 Weekly Progress Reports

On a weekly basis, the Contractor must maintain records and provide a work progress report and an updated project schedule as described in Section 5.10.

5.12.4 Waste Disposal Documentation

Submit weigh slips to the Owner's Representative from the disposal facility(s) used for the ultimate disposal of waste materials to document proper disposal. Slips must identify the project the waste was generated from, the name and address of the disposal facility, and the type of waste disposed.

5.12.5 Payroll Records

On a weekly basis, submit to the Owner payroll records necessary to satisfy requirements of the Ohio Prevailing Wage Law (Ohio Rev. §4115 Wages and Hours On Public Works).

5.13 PRICING AND PAYMENT

5.13.1 Pricing

The Contractor will provide lump sum costs for each bid item (task) listed on the Bid Sheet as well as a total lump sum cost to complete all Work described in these specifications.

This project is funded through the ODDBRP. A copy of the Grant Agreement between the PAAC and the Ohio DOD is provided in Attachment D. Prevailing wage rates apply to this project. The Contractor shall comply with Ohio Revised Code Sections 4115.03 through 4115.06. The awarded contractor shall provide payroll records to the Owner on a weekly basis to verify compliance with these rates.

5.13.2 Basis of Payment

The Contractor may submit an invoice to the Owner for each task (Bid Item on Bid Sheet) after the task has been completed and all required documentation (e.g., waste disposal receipts, payroll records, etc.) has been provided. Task completion will be determined and agreed upon by the Contractor and the Owner's Representative. The Contractor may submit its final invoice after Project Closeout as described in Section 5.14.

5.14 PROJECT CLOSEOUT

The project will be considered complete after all Work has been completed, all materials and equipment have been removed from the Site (including erosion and sedimentation controls), and the disturbed ground has been stabilized. The contractor, Owner, and Owner's Representative will perform a final site inspection to determine whether the above conditions are met. If deficiencies are noted, the Contractor will correct the deficiencies before final payment is made.

FIGURES

APPENDIX A

ASBESTOS SUMMARY DOCUMENTATION

APPENDIX B

UNIVERSAL WASTE SUMMARY SHEET

APPENDIX C
SITE PHOTOGRAPHS

APPENDIX D

PAAC/OHIO DOD GRANT AGREEMENT
