

COUNTY OF ROCKLAND  
Department of General Services  
**Purchasing Division**

# Contract Award Notification

Title: **Asbestos Abatement Services**

Contract Period: October 1, 2021 through September 30, 2022 with 3-1 year option  
ext through 12/31/22

Original Date of Issue: 10/01/2021

Date of Revision: 09/28/22

**BID No:** **RFB-RC-2021-064**

**PRC #:** 2021005133

**Catalog:** **Facilities**

Authorized Users: County Agencies, All Political Subdivisions

Address Inquiries to:

Name: Robert Poole  
Title: Purchaser I  
Phone: 845-364-3808  
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E-mail: pooler@co.rockland.ny.us

**Description**

This contract is to provide asbestos abatement services.

Contract #	Vendor Number	Contractor & Address	Telephone No.
BID 21-064	0000023097	Academy Construction 205 Route 46 West Suite 14 Totowa, NJ 07512 Contact: John Geleski info@academyconstruction.net	973-851-9701     FAX: 973-832-4243

COUNTY OF ROCKLAND  
DGS – PURCHASING DEPARTMENT  
BLDG. A, 2ND FLOOR, 50 SANATORIUM ROAD  
POMONA, NY 10970  
TELEPHONE NO.: 845-364-3820  
FAX NO.: 845-364-3809

ACADEMY CONSTRUCTION

LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
	<b>All Asbestos Abatement work is to be done in accordance with NYSDOL ICR 56 Specifications</b>					
	<b>ABATEMENT</b>					
	<b>Floor tile and Mastic Removal by NYSDOL ICR 56 methods:</b>					
1	Removal and disposal of up to and including 500 SF of asbestos – containing floor tile and mastic	91038000005	500	Sq. Ft.	\$4.25	\$2,125.00
2	Removal and disposal of 501 SF or more of asbestos – containing floor tile and mastic	91038000006	1500	Sq. Ft.	\$4.00	\$6,000.00
3	Removal and disposal of multiple layers of resilient flooring (each additional layer)	91038000007	100	Sq. Ft.	\$6.00	\$600.00
	<b>Carpet over Resilient Flooring, Wall base and Mastic Removal by NYSDOL ICR 56 methods:</b>					
4	Removal and disposal of up to and including 500 SF of asbestos – containing carpet over resilient flooring, wall base and mastic	91038000011	500	Sq. Ft.	\$4.50	\$2,250.00
5	Removal and disposal of 501 SF or more of asbestos – containing carpet over resilient flooring, wall base and mastic	91038000012	1000	Sq. Ft.	\$5.00	\$5,000.00
6	Removal and disposal of multiple layers of resilient flooring (each additional layer)	91038000013	100	Sq. Ft.	\$6.00	\$600.00
	<b>Sheetrock and Plaster Walls Removal of both sides of a sheetrock or plaster wall system by NYSDOL ICR 56 methods:</b>					
7	Removal and disposal of up to and including 1000 SF of asbestos – containing sheetrock or plaster wall system	91038000014	1000	Sq. Ft.	\$7.00	\$7,000.00
8	Removal and disposal of 1001 SF or more of asbestos – containing sheetrock or plaster wall system	91038000015	2000	Sq. Ft.	\$7.00	\$14,000.00
	<b>Ceiling Tile Removal by NYSDOL ICR 56 methods:</b>					
9	Removal and disposal of up to and including 500 SF of asbestos – containing ceiling tile	91038000016	500	Sq. Ft.	\$7.00	\$3,500.00
10	Removal and disposal of 501 SF or more of asbestos – containing ceiling tile	91038000017	1000	Sq. Ft.	\$5.00	\$5,000.00
	<b>Spray-On Texture / Surfacing Material Removal by NYSDOL ICR 56 methods:</b>					

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LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
11	Removal and disposal of up to and including 500 SF of asbestos – containing Spray-On Texture / Surfacing Material	91038000018	500	Sq. Ft.	\$11.00	\$5,500.00
12	Removal and disposal of 501 SF or more of asbestos –containing Spray-On Texture / Surfacing Material	91038000019	1000	Sq. Ft.	\$12.00	\$12,000.00
	<b>Thermal System Insulation Removal by NYSDOL ICR 56 methods:</b>					
13	Removal and disposal of up to and including 20 LF of asbestos – containing thermal pipe insulation	91038000020	20	LF	\$50.00	\$1,000.00
14	Removal and disposal of 21 –100 LF of asbestos – containing thermal pipe insulation	91038000021	100	LF	\$30.00	\$3,000.00
15	Removal and disposal of 101 LF or more of asbestos –containing thermal pipe insulation	91038000022	200	LF	\$30.00	\$6,000.00
	<b>Pipe Fittings Removal by NYSDOL ICR 56 glove bag methods:</b>					
16	Removal and disposal of up to and including 10 asbestos – containing pipe fittings	91038000023	10	Each	\$100.00	\$1,000.00
17	Removal and disposal of 11 – 50 asbestos – containing pipe fittings	91038000024	50	Each	\$80.00	\$4,000.00
18	Removal and disposal of 51 or more asbestos – containing pipe fittings	91038000025	100	Each	\$80.00	\$8,000.00
	<b>Transite Siding or Sheeting Removal by NYSDOL ICR 56 methods:</b>					
19	Removal and disposal of up to and including 100 SF of asbestos – containing transite siding or sheeting	91038000026	100	Sq. Ft.	\$10.00	\$1,000.00
20	Removal and disposal of 101 – 300 SF of asbestos – containing transite siding or sheeting	91038000027	300	Sq. Ft.	\$10.00	\$3,000.00
21	Removal and disposal of 301 SF or more of asbestos – containing transite siding or sheeting	91038000028	500	Sq. Ft.	\$10.00	\$5,000.00
	<b>Transite Siding or Sheeting Removal by non-destructive methods (exterior siding only):</b>					

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LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
22	Removal and disposal of up to and including 100 SF of asbestos – containing transite siding or sheeting	91038000029	100	Sq. Ft.	\$11.00	\$1,100.00
23	Removal and disposal of 101 – 300 SF of asbestos – containing transite siding or sheeting	91038000030	300	Sq. Ft.	\$10.00	\$3,000.00
24	Removal and disposal of 301 SF or more of asbestos – containing transite siding or sheeting	91038000031	500	Sq. Ft.	\$10.00	\$5,000.00
	<b>ENCAPSULATION</b>					
	<b>Thermal System Insulation</b> <b>Encapsulation by NYSDOL ICR 56 methods:</b>					
25	Encapsulation of up to 20 LF of asbestos-containing thermal pipe insulation and pipe fittings	91038000032	20	LF	\$20.00	\$400.00
26	Encapsulation of 21 – 100 LF of asbestos-containing thermal pipe insulation and pipe fittings	91038000033	100	LF	\$10.00	\$1,000.00
27	Encapsulation of 101 or more LF of asbestos-containing thermal pipe insulation and pipe fittings	91038000034	200	LF	\$10.00	\$2,000.00
	<b>Spray-On Texture / Surfacing Material</b> <b>Encapsulation by NYSDOL ICR 56 methods:</b>					
28	Encapsulation of up to 10 SF of asbestos-containing spray-on texture / surfacing material	91038000035	10	Sq. Ft.	\$30.00	\$300.00
29	Encapsulation of 11 - 300 SF of asbestos-containing spray-on texture / surfacing material	91038000036	300	Sq. Ft.	\$15.00	\$4,500.00
30	Encapsulation of 301 SF or more of asbestos-containing spray-on texture / surfacing material	91038000037	400	Sq. Ft.	\$10.00	\$4,000.00
	<b>ENCLOSURE</b>					
31	Erect an air-tight enclosure made of plywood or sheetrock. Asbestos-containing material shall be contained within structure.	91038000038	1	Each	\$600.00	\$600.00
	THE SUCCESSFUL CONTRACTOR SHALL EMPLOY THE MOST EFFECTIVE METHOD OF TRANSPORTATION AND DISPOSAL. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION PURSUANT TO THIS ITEM UPON REQUEST AS SPECIFIED.					
	<b>MISCELLANEOUS ITEMS</b>					
32	Scaffolding	91038000055	144	Sq. Ft.	\$10.00	\$1,440.00

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LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
33	HEPA Vacuuming / Wet Wiping (includes disposal)	91038000056	1000	Sq. Ft.	\$3.00	\$3,000.00
	<b>UNFORESEEN CIRCUMSTANCES</b> All Contractors shall provide a per hour cost to perform work that is not specified in specifications.					
34	Asbestos Abatement Supervisor	91038000063	5	Hour	\$95.00	\$475.00
35	Asbestos Abatement Worker	91038000064	10	Hour	\$85.00	\$850.00
	TOTAL OF ITEMS 1 THROUGH 35					\$123,240.00

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**TITLE:**  
**ASBESTOS ABATEMENT SERVICES**

**BID NUMBER:**  
**RFB-RC-2021-064**

## **SPECIFICATIONS**

### **1. SCOPE OF WORK**

- 1.1. The County of Rockland requires the services of an asbestos abatement contractor fully licensed by the State of New York Department of Health to perform asbestos abatement and disposal at various government locations on an “as needed” basis. All bids shall contain copies of all licenses and certifications required by the State of New York to abate, remove and dispose of asbestos-containing materials, including, but not limited to Asbestos Abatement Contractor, Asbestos Worker, Asbestos Supervisor and Asbestos Transporter.
- 1.2. Successful Contractors shall meet all applicable requirements of federal, state and local entities regarding the handling, encapsulation or enclosure and disposal of asbestos-containing materials. Contractor shall not interfere with any daily on-going building operations in areas that are scheduled for abatement. All deliveries, storage of materials and location of asbestos hauling container shall be coordinated with the County. Contractor shall confine his apparatus, the storage of materials and operation of his staff to limits established by law, ordinances, permits or directions of the County and/or consultant.
- 1.3. Successful Contractors shall be able to work on an “on-call” basis around the clock and shall be able to respond to any request for services within two hours from initial notification.
- 1.4. In the event the Contractor is not licensed by the State of New York Department of Health to transport asbestos-containing materials, transportation services may be subcontracted to a transporter with a valid State of New York Department of Health Asbestos Transporter license, subject to approval by the Director of Facilities Management or other authorized using County Agency.
- 1.5. All Contractors shall submit a list of five asbestos abatement projects completed within the last 5 years for which they are designated Primary Contractor. The names of contact persons with telephone numbers shall be included along with dollar amount and project description of project.
- 1.6. All Contractors are subject to a background search for any violations of State of New York, Department of Health, regulations regarding the handling and disposal of asbestos-containing materials. Evidence of previous violations of State of New York, Department of Health regulations may result in disqualification.
- 1.7. All Contractors shall include in their bid all labor, personnel, materials, tools, equipment, services and incidentals necessary for the completion of project tasks. Prices, as bid, shall include complete removal, disposal, filing fees, necessary variance applications, equipment, overhead, etc.
- 1.8. **Contractor must submit with bid, samples of typical daily logs from previous projects of similar scope and size.**

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## 2. QUALIFICATIONS OF CONTRACTORS

- 2.1. The bidder shall show that he has available under his direct employment and supervision the necessary organization and facilities to properly fulfill all the services and conditions required under these specifications.
- 2.2. The contractor shall show that he has maintained an organization capable of performing the work specified herein, and that said organization has been in continuous operation for at least the past five years. Contractor shall submit the following information with bid:
  - 2.2.1. Years of operation.
  - 2.2.2. The names of the employees in the area responsible for this contract, their function in the company, title, and number of years of service with the contractor's firm.
  - 2.2.3. The present address of the main operating office of this organization.
  - 2.2.4. Documentation indicating technical personnel experience (5 year minimum).

## 3. CONTRACT SPECIFICATIONS

- 3.1. All workers and supervisors shall be certified by the State of New York, Department of Health for asbestos abatement work. Copies of certification shall be furnished to the Director of Facilities Management or other authorized using County Agency before any work commences. It is the responsibility of the Contractor to assure that all certifications are current and valid.
- 3.2. The County of Rockland currently has a contract in place for an Environmental / Asbestos Consultant including sample testing and monitoring. This Consultant, along with the Director of Facilities Management or other authorized using County Agency shall coordinate the County's work scopes and oversee all projects. This Consultant, commissioned to represent the County in writing project specifications, coordinating projects and administering instructions to the Contractor with respect to the meaning and implementation of all contract documents and projects and its decision shall be binding and final unless overruled by the County.
- 3.3. Awarded Contractor shall be responsible for filing for all federal, state and local agency permits including all necessary variance applications and filing fees (certified mail return receipt). Contractor shall provide copies of return receipts, checks and filings to authorized County representative and County Asbestos Consultant. Contractor shall receive written approval from the County Asbestos Consultant prior to the start of any work.
- 3.4. Nightly, Contractor shall remove all materials unless the County of Rockland agrees to store on site in a properly marked container at a designated site away from building.
- 3.5. The Contractor shall provide, at his own, expense, all electrical, water, and waste connections, tie-ins, extensions, and construction materials, supplies, etc. All connections shall be approved in advance by the County and all work relative to the utilities shall be in accordance with the applicable NYS Building Codes. All water connections shall include reduced pressure backflow protection or double check and double gate valves. All water shall be shut off at the end of each shift. Contractor shall ensure that all applicable electrical usage is in compliance with all County, UL and NFPA guidelines. Contractor shall be responsible for all electrical and plumbing connections by a licensed County electrician or plumber.

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- 3.6. A request for services shall be made to the Contractor by the Director of Facilities Management or authorized using County Agency for every project. The following general procedures shall apply for most projects:
- 3.6.1. The Director of Facilities Management or other authorized using County Agency, along with the County Environmental Consultant, shall provide written project work scope to the Contractor for review.
  - 3.6.2. After reviewing work scope, The Director of Facilities Management or other authorized using County Agency, along with the County Environmental Consultant, shall meet with the Contractor at the project location to review project assignments and conduct a walkthrough inspection.
  - 3.6.3. The Contractor shall submit a project work plan and cost proposal to the Director of Facilities Management or authorized using County Agency based on the unit prices contained in this bid with a copy supplied to the Purchasing Department.
  - 3.6.4. The Director of Facilities Management or authorized using County Agency shall upon review and acceptance of the Contractor's work plan and proposal, generate a purchase order or contract authorizing work to begin.
  - 3.6.5. The work plan shall take into consideration the workers, visitors, building employees, general public and the environment.
  - 3.6.6. Note: Except when an emergency response is required (see below), no work may begin without the issuance of a purchase order or contract. Invoices for work performed without the issuance of a purchase order or contract may not be honored by the County.
  - 3.6.7. The Contractor shall submit a project close-out report containing, but not limited to, a project summary, project logs, a listing of project workers with copies of certifications, copies of waste manifests and other pertinent documentation to the Director of Facilities Management or authorized using County Agency upon project completion. The Contractor shall also maintain copies of waste manifests and provide those to the Director of Facilities Management or authorized using County Agency upon request.
- 3.7. The Contractor shall be available to work at any time, including nights, weekends, holidays and on an on-call basis around the clock if needed, to mitigate potential asbestos exposure to building occupants or users. No premium shall be paid for work performed after regular business hours (8:00 AM – 5:00 PM).
- 3.8. The Contractor shall submit a listing of emergency contact numbers to the Director of Facilities Management or authorized using County Agency upon award. No answering service numbers are permitted. It is the Contractor's responsibility to maintain the accuracy of the listing and submit changes as they occur to the Director of Facilities Management or authorized using County Agency.
- 3.9. For projects where emergency response is required: The maximum response time shall not exceed two hours from time of initial notification, The Contractor shall receive an authorization to proceed from the Director of Facilities Management or authorized using County Agency, or from the Director of Purchasing.



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- 3.9.1. The Contractor shall submit a cost estimate, based on the unit pricing contained in this contract within two (2) business days of initial notification.
- 3.10. All project proposals shall contain a proposed budget and schedule for completion. The proposed budget and completion schedule shall be reviewed and approved by the Director of Facilities Management or authorized using County Agency prior to the issuance of a purchase order or contract. Failure to adhere to the project schedule may result in the Contractor being liable for additional costs, such as those for third party abatement monitoring that may be incurred by the County to complete the project.
- 3.11. Contractor shall provide, erect, and maintain all planking, shoring, barricades, and warning signs (bilingual).
- 3.12. A licensed Professional Engineer in the State of New York shall certify any scaffolding that exceeds six (6) feet in height above the ground is safe and is in compliance with OSHA standards, at no additional cost to the County.
- 3.13. Award of this contract does not prevent the County of Rockland from obtaining the services of another asbestos abatement firm for any other project if the County so desires.
- 3.14. The Contractor is responsible for any damages to any property, County owned or otherwise, that is a result of Contractor negligence while asbestos abatement is in progress. If the Contractor fails to make repairs or replace damaged materials, as necessary, the County shall deduct the amount of any damages from the Contractor's payment.
- 3.15. It is the responsibility of the Contractor to ensure that neither County employees nor the public are exposed to possible hazardous conditions during any project. The Contractor shall ensure that all containment equipment and exposure safeguards are installed and functioning properly at all times.
- 3.16. The contractor shall abide by all federal, state and local regulations during every project. Those include, but are not limited to New York Asbestos Health Protection Rules and any regulations established by the Occupational Safety and Health Administration (OSHA) and Environmental Protection Agency (EPA) Code Rule 56.
- 3.17. The Contractor shall provide his/her own personnel air monitoring for every project at the Contractor's sole expense. If a negative exposure assessment is conducted, it shall be submitted for review to the Director of Facilities Management or authorized using County Agency along with the County's designated Asbestos Consultant prior to abatement and included in the project closeout documentation. The Director of Facilities Management or authorized using County Agency with the County's designated Asbestos Consultant shall conduct project baseline, area and clearance air sampling as required by the specific project. Contractor shall submit a written respiratory protection program to the Consultant.
- 3.18. The Contractor shall employ the most cost-effective method of transportation and disposal of asbestos waste. The Contractor shall provide documentation pursuant to this item upon request by the Director of Facilities Management or authorized using County Agency. Transporter shall travel directly to the disposal site with no unauthorized stops. Transporter shall not have any off-site transfers of the waste or allow the waste to be combined or transported with any other off-site asbestos material.

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#### 4. QUANTITIES

4.1. The quantities referenced on the proposal pages are for evaluation purposes only.

#### 5. SITE VISIT

5.1. Prior to start of any project, contractor shall visit the jobsite to verify all conditions. Visits can be scheduled by calling the following personnel as indicated below.

#### 6. FACILITY LOCATIONS, CONTACT PERSON

6.1. The Contractor shall provide service to all County property as listed below and any other Rockland County government agency, as needed.

6.1.1. Dr. Robert L. Yeager Health Center	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.2. New City Government Center	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.3. Fire Training Center, Pomona	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.4. Rockland Community College	Ms. Myriam Murphy at (845) 574-4200
6.1.5. Rockland County Sewer District # 1	Mr. Eugene Yetter at (845) 365-6111
6.1.6. Highway Department	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.7. Environmental Resources	Mr. Robert H Gruffi, PE at (845) 364-2958

#### 7. INVOICES

7.1. The County shall receive detail billings within fifteen days after completion of each job with copies of all appropriate manifests and closeout documentation.

#### 8. LENGTH OF CONTRACT

8.1. The contract shall remain in effect for one year from date of award with three (3) additional one-year options.

#### 9. CONTRACT PRICE ADJUSTMENTS UPON RENEWAL

9.1. The proposed rates shall remain firm for the first year of the contract period with no wage adjustments allowed. If the County exercises any of the option years of the contract, Contractors may submit a request for adjustment on the yearly anniversary date of the contract. Any request for price adjustment(s) shall be submitted thirty (30) days in advance in writing to the Director of Purchasing. Any and all price adjustments will be limited to the percentage increase in the CPI Index – All Urban Consumers for the preceding 12 months. The County reserves the right to reject any request for price increase deemed excessive.

#### 10. EQUIPMENT

10.1. The Contractor is responsible for providing all tools and equipment necessary to efficiently perform all work in a professional and workmanlike manner. The Certificate of Equipment shall be completed and is included with the proposal forms.

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## **11. RESPIRATORY PROTECTION**

- 11.1. Contractor shall provide workers with MSHA/NIOSH approved respiratory protection in accordance with the provisions of 30 CFR Part II. Respiratory protection shall be inspected and decontaminated on a daily basis in accordance with OSHA 29 CFR 1910.134(B).

## **12. TRAVEL TIME**

- 12.1. All labor shall be billed from the time Contractor's employee arrives at; to the time he departs from the Rockland County job site. The County of Rockland shall not accept nor authorize payment for travel time or expenses of service personnel to any of the County of Rockland's facility locations. The only billable time shall be for the on-site service work performed.

## **13. SAFETY**

- 13.1. The Contractor shall adhere to all OSHA, EPA, PESH and County of Rockland safety rules while the work is in progress. Contractor is responsible for any damage to vehicles or structures resulting from the Contractor's negligence.
- 13.2. Contractor shall maintain the work site in a clean and orderly fashion.

## **14. USE OF PREMISES**

- 14.1. On or about the premises and adjacent areas, the Contractor shall ensure that all apparatus, storage of materials, and activities of workmen be confined to the limits indicated by law, ordinances, permits and the direction of the authorized County of Rockland representative, and shall not encumber or permit the premises or adjacent areas to be encumbered with such materials or apparatus.
- 14.2. The work site shall be kept in an orderly and safe fashion so as not to interfere with the progress of the work or the work of any other Contractor.
- 14.3. The Contractor shall be responsible for repairing and replacing anything damaged by his operations, within thirty (30) days after notification by the authorized County of Rockland representative that damage has occurred.
- 14.4. It shall be the responsibility of the Contractor to report, to the authorized County of Rockland representative, any damages found prior to any work at this site.

## **15. CLEANING UP**

- 15.1. The Contractor shall keep the premises and adjacent areas free from accumulations of waste material or rubbish at all times. At the completion of the work, he/she shall remove from and about the premises, including adjacent areas, all rubbish, tools and surplus materials used for work and shall have the area "Broom Clean" and ready for use.
- 15.2. In case of a dispute, County of Rockland may remove rubbish and clean up, then may charge the Contractor either by deduction of amounts unpaid to the Contractor, or by other means as determined to be fair and equitable by the authorized County of Rockland representative.

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## **16. UNIT PRICING**

16.1. All items as listed on the proposal shall be completely filled out. All items indicated on the proposal pages shall include all fees, labor, materials and equipment to properly perform the tasks indicated for each project. This includes, but is not limited to, preparation of written notification for signature by the designated County Asbestos Consultant for submittal to federal, state or local regulatory agencies, providing verbal notifications to those agencies are required, and preparation of reports, all close out documentation and/or other documents requested by the Director of Facilities Management or authorized using County Agency. Contractor shall include on a separate page with their bid submittal, any other items not individually listed on the Proposal Pages that the Contractor wishes to be considered. Only items included at time of bid submittal shall be considered for contract.

## **17. INSPECTION & TERMINATION OF CONTRACT**

17.1. The quality of maintenance service shall be subject to inspection by the Director of Facilities Management or his designee at any time. Should it be found that the quality of the service being performed is not satisfactory, and that the requirements of the specifications are not being met, the Director of Purchasing or their designee, may terminate the contract, giving 30 days prior written notice.

## **18. AMENDMENTS TO BID**

18.1. Any verbal information obtained from or statements made by the Representative of the County of Rockland or his designee at the time of examination of the documents or site shall not be construed as, in any way, amending Contract documents. Only such corrections or addenda as issued by the Director of Purchasing in writing shall become a part of the Contract.

18.2. Any addendum issued during the time of bidding shall be included in bids and become a part of the Contract Agreement.

## **19. PROMPT PAYMENT**

19.1. Unless a prompt payment discount is offered and accepted by the County of Rockland, payments shall be made to the Contractor within sixty (60) days following acceptance of goods or services, or receipt of a properly prepared invoice. Any discount for prompt payment shall be calculated from the day goods or services are accepted or when a properly prepared invoice is received. Payments shall be considered to have been made on the date of mailing (postmark) of the payment check or, for an electronic funds transfer, the specified payment date. Payment term discounts shall be included on the proposal page.

## **20. AWARD**

20.1. Award shall be made to the lowest total responsible bidder based on the unit price bid multiplied by the estimated quantity indicated. All quantities shown are estimated. The successful bidder shall be required to furnish quantities that may be more or less than the listed estimated quantities.

20.2. Services for the current contract total \$91,065.25.

COUNTY OF ROCKLAND  
DGS – PURCHASING DEPARTMENT  
BLDG. A, 2ND FLOOR, 50 SANATORIUM ROAD  
POMONA, NY 10970  
TELEPHONE NO.: 845-364-3820  
FAX NO.: 845-364-3809

ACADEMY CONSTRUCTION

LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
	<b>All Asbestos Abatement work is to be done in accordance with NYSDOL ICR 56 Specifications</b>					
	<b>ABATEMENT</b>					
	<b>Floor tile and Mastic Removal by NYSDOL ICR 56 methods:</b>					
1	Removal and disposal of up to and including 500 SF of asbestos – containing floor tile and mastic	91038000005	500	Sq. Ft.	\$4.25	\$2,125.00
2	Removal and disposal of 501 SF or more of asbestos – containing floor tile and mastic	91038000006	1500	Sq. Ft.	\$4.00	\$6,000.00
3	Removal and disposal of multiple layers of resilient flooring (each additional layer)	91038000007	100	Sq. Ft.	\$6.00	\$600.00
	<b>Carpet over Resilient Flooring, Wall base and Mastic Removal by NYSDOL ICR 56 methods:</b>					
4	Removal and disposal of up to and including 500 SF of asbestos – containing carpet over resilient flooring, wall base and mastic	91038000011	500	Sq. Ft.	\$4.50	\$2,250.00
5	Removal and disposal of 501 SF or more of asbestos – containing carpet over resilient flooring, wall base and mastic	91038000012	1000	Sq. Ft.	\$5.00	\$5,000.00
6	Removal and disposal of multiple layers of resilient flooring (each additional layer)	91038000013	100	Sq. Ft.	\$6.00	\$600.00
	<b>Sheetrock and Plaster Walls Removal of both sides of a sheetrock or plaster wall system by NYSDOL ICR 56 methods:</b>					
7	Removal and disposal of up to and including 1000 SF of asbestos – containing sheetrock or plaster wall system	91038000014	1000	Sq. Ft.	\$7.00	\$7,000.00
8	Removal and disposal of 1001 SF or more of asbestos – containing sheetrock or plaster wall system	91038000015	2000	Sq. Ft.	\$7.00	\$14,000.00
	<b>Ceiling Tile Removal by NYSDOL ICR 56 methods:</b>					
9	Removal and disposal of up to and including 500 SF of asbestos – containing ceiling tile	91038000016	500	Sq. Ft.	\$7.00	\$3,500.00
10	Removal and disposal of 501 SF or more of asbestos – containing ceiling tile	91038000017	1000	Sq. Ft.	\$5.00	\$5,000.00
	<b>Spray-On Texture / Surfacing Material Removal by NYSDOL ICR 56 methods:</b>					

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ACADEMY CONSTRUCTION

LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
11	Removal and disposal of up to and including 500 SF of asbestos – containing Spray-On Texture / Surfacing Material	91038000018	500	Sq. Ft.	\$11.00	\$5,500.00
12	Removal and disposal of 501 SF or more of asbestos –containing Spray-On Texture / Surfacing Material	91038000019	1000	Sq. Ft.	\$12.00	\$12,000.00
	<b>Thermal System Insulation Removal by NYSDOL ICR 56 methods:</b>					
13	Removal and disposal of up to and including 20 LF of asbestos – containing thermal pipe insulation	91038000020	20	LF	\$50.00	\$1,000.00
14	Removal and disposal of 21 –100 LF of asbestos – containing thermal pipe insulation	91038000021	100	LF	\$30.00	\$3,000.00
15	Removal and disposal of 101 LF or more of asbestos –containing thermal pipe insulation	91038000022	200	LF	\$30.00	\$6,000.00
	<b>Pipe Fittings Removal by NYSDOL ICR 56 glove bag methods:</b>					
16	Removal and disposal of up to and including 10 asbestos – containing pipe fittings	91038000023	10	Each	\$100.00	\$1,000.00
17	Removal and disposal of 11 – 50 asbestos – containing pipe fittings	91038000024	50	Each	\$80.00	\$4,000.00
18	Removal and disposal of 51 or more asbestos – containing pipe fittings	91038000025	100	Each	\$80.00	\$8,000.00
	<b>Transite Siding or Sheeting Removal by NYSDOL ICR 56 methods:</b>					
19	Removal and disposal of up to and including 100 SF of asbestos – containing transite siding or sheeting	91038000026	100	Sq. Ft.	\$10.00	\$1,000.00
20	Removal and disposal of 101 – 300 SF of asbestos – containing transite siding or sheeting	91038000027	300	Sq. Ft.	\$10.00	\$3,000.00
21	Removal and disposal of 301 SF or more of asbestos – containing transite siding or sheeting	91038000028	500	Sq. Ft.	\$10.00	\$5,000.00
	<b>Transite Siding or Sheeting Removal by non-destructive methods (exterior siding only):</b>					

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LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
22	Removal and disposal of up to and including 100 SF of asbestos – containing transite siding or sheeting	91038000029	100	Sq. Ft.	\$11.00	\$1,100.00
23	Removal and disposal of 101 – 300 SF of asbestos – containing transite siding or sheeting	91038000030	300	Sq. Ft.	\$10.00	\$3,000.00
24	Removal and disposal of 301 SF or more of asbestos – containing transite siding or sheeting	91038000031	500	Sq. Ft.	\$10.00	\$5,000.00
<b>ENCAPSULATION</b>						
<b>Thermal System Insulation</b> <b>Encapsulation by NYSDOL ICR 56 methods:</b>						
25	Encapsulation of up to 20 LF of asbestos-containing thermal pipe insulation and pipe fittings	91038000032	20	LF	\$20.00	\$400.00
26	Encapsulation of 21 – 100 LF of asbestos-containing thermal pipe insulation and pipe fittings	91038000033	100	LF	\$10.00	\$1,000.00
27	Encapsulation of 101 or more LF of asbestos-containing thermal pipe insulation and pipe fittings	91038000034	200	LF	\$10.00	\$2,000.00
<b>Spray-On Texture / Surfacing Material</b> <b>Encapsulation by NYSDOL ICR 56 methods:</b>						
28	Encapsulation of up to 10 SF of asbestos-containing spray-on texture / surfacing material	91038000035	10	Sq. Ft.	\$30.00	\$300.00
29	Encapsulation of 11 - 300 SF of asbestos-containing spray-on texture / surfacing material	91038000036	300	Sq. Ft.	\$15.00	\$4,500.00
30	Encapsulation of 301 SF or more of asbestos-containing spray-on texture / surfacing material	91038000037	400	Sq. Ft.	\$10.00	\$4,000.00
<b>ENCLOSURE</b>						
31	Erect an air-tight enclosure made of plywood or sheetrock. Asbestos-containing material shall be contained within structure.	91038000038	1	Each	\$600.00	\$600.00
THE SUCCESSFUL CONTRACTOR SHALL EMPLOY THE MOST EFFECTIVE METHOD OF TRANSPORTATION AND DISPOSAL. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION PURSUANT TO THIS ITEM UPON REQUEST AS SPECIFIED.						
<b>MISCELLANEOUS ITEMS</b>						
32	Scaffolding	91038000055	144	Sq. Ft.	\$10.00	\$1,440.00

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ACADEMY CONSTRUCTION

LINE NO.	DESCRIPTION	ITEM NUMBER	EST. QTY.	UNIT	UNIT PRICE	EXTENDED PRICE
33	HEPA Vacuuming / Wet Wiping (includes disposal)	91038000056	1000	Sq. Ft.	\$3.00	\$3,000.00
	<b>UNFORESEEN CIRCUMSTANCES</b> All Contractors shall provide a per hour cost to perform work that is not specified in specifications.					
34	Asbestos Abatement Supervisor	91038000063	5	Hour	\$95.00	\$475.00
35	Asbestos Abatement Worker	91038000064	10	Hour	\$85.00	\$850.00
	TOTAL OF ITEMS 1 THROUGH 35					\$123,240.00



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**TITLE:**  
**ASBESTOS ABATEMENT SERVICES**

**BID NUMBER:**  
**RFB-RC-2021-064**

## **SPECIFICATIONS**

### **1. SCOPE OF WORK**

- 1.1. The County of Rockland requires the services of an asbestos abatement contractor fully licensed by the State of New York Department of Health to perform asbestos abatement and disposal at various government locations on an “as needed” basis. All bids shall contain copies of all licenses and certifications required by the State of New York to abate, remove and dispose of asbestos-containing materials, including, but not limited to Asbestos Abatement Contractor, Asbestos Worker, Asbestos Supervisor and Asbestos Transporter.
- 1.2. Successful Contractors shall meet all applicable requirements of federal, state and local entities regarding the handling, encapsulation or enclosure and disposal of asbestos-containing materials. Contractor shall not interfere with any daily on-going building operations in areas that are scheduled for abatement. All deliveries, storage of materials and location of asbestos hauling container shall be coordinated with the County. Contractor shall confine his apparatus, the storage of materials and operation of his staff to limits established by law, ordinances, permits or directions of the County and/or consultant.
- 1.3. Successful Contractors shall be able to work on an “on-call” basis around the clock and shall be able to respond to any request for services within two hours from initial notification.
- 1.4. In the event the Contractor is not licensed by the State of New York Department of Health to transport asbestos-containing materials, transportation services may be subcontracted to a transporter with a valid State of New York Department of Health Asbestos Transporter license, subject to approval by the Director of Facilities Management or other authorized using County Agency.
- 1.5. All Contractors shall submit a list of five asbestos abatement projects completed within the last 5 years for which they are designated Primary Contractor. The names of contact persons with telephone numbers shall be included along with dollar amount and project description of project.
- 1.6. All Contractors are subject to a background search for any violations of State of New York, Department of Health, regulations regarding the handling and disposal of asbestos-containing materials. Evidence of previous violations of State of New York, Department of Health regulations may result in disqualification.
- 1.7. All Contractors shall include in their bid all labor, personnel, materials, tools, equipment, services and incidentals necessary for the completion of project tasks. Prices, as bid, shall include complete removal, disposal, filing fees, necessary variance applications, equipment, overhead, etc.
- 1.8. **Contractor must submit with bid, samples of typical daily logs from previous projects of similar scope and size.**

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## 2. QUALIFICATIONS OF CONTRACTORS

- 2.1. The bidder shall show that he has available under his direct employment and supervision the necessary organization and facilities to properly fulfill all the services and conditions required under these specifications.
- 2.2. The contractor shall show that he has maintained an organization capable of performing the work specified herein, and that said organization has been in continuous operation for at least the past five years. Contractor shall submit the following information with bid:
  - 2.2.1. Years of operation.
  - 2.2.2. The names of the employees in the area responsible for this contract, their function in the company, title, and number of years of service with the contractor's firm.
  - 2.2.3. The present address of the main operating office of this organization.
  - 2.2.4. Documentation indicating technical personnel experience (5 year minimum).

## 3. CONTRACT SPECIFICATIONS

- 3.1. All workers and supervisors shall be certified by the State of New York, Department of Health for asbestos abatement work. Copies of certification shall be furnished to the Director of Facilities Management or other authorized using County Agency before any work commences. It is the responsibility of the Contractor to assure that all certifications are current and valid.
- 3.2. The County of Rockland currently has a contract in place for an Environmental / Asbestos Consultant including sample testing and monitoring. This Consultant, along with the Director of Facilities Management or other authorized using County Agency shall coordinate the County's work scopes and oversee all projects. This Consultant, commissioned to represent the County in writing project specifications, coordinating projects and administering instructions to the Contractor with respect to the meaning and implementation of all contract documents and projects and its decision shall be binding and final unless overruled by the County.
- 3.3. Awarded Contractor shall be responsible for filing for all federal, state and local agency permits including all necessary variance applications and filing fees (certified mail return receipt). Contractor shall provide copies of return receipts, checks and filings to authorized County representative and County Asbestos Consultant. Contractor shall receive written approval from the County Asbestos Consultant prior to the start of any work.
- 3.4. Nightly, Contractor shall remove all materials unless the County of Rockland agrees to store on site in a properly marked container at a designated site away from building.
- 3.5. The Contractor shall provide, at his own, expense, all electrical, water, and waste connections, tie-ins, extensions, and construction materials, supplies, etc. All connections shall be approved in advance by the County and all work relative to the utilities shall be in accordance with the applicable NYS Building Codes. All water connections shall include reduced pressure backflow protection or double check and double gate valves. All water shall be shut off at the end of each shift. Contractor shall ensure that all applicable electrical usage is in compliance with all County, UL and NFPA guidelines. Contractor shall be responsible for all electrical and plumbing connections by a licensed County electrician or plumber.

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- 3.6. A request for services shall be made to the Contractor by the Director of Facilities Management or authorized using County Agency for every project. The following general procedures shall apply for most projects:
- 3.6.1. The Director of Facilities Management or other authorized using County Agency, along with the County Environmental Consultant, shall provide written project work scope to the Contractor for review.
  - 3.6.2. After reviewing work scope, The Director of Facilities Management or other authorized using County Agency, along with the County Environmental Consultant, shall meet with the Contractor at the project location to review project assignments and conduct a walkthrough inspection.
  - 3.6.3. The Contractor shall submit a project work plan and cost proposal to the Director of Facilities Management or authorized using County Agency based on the unit prices contained in this bid with a copy supplied to the Purchasing Department.
  - 3.6.4. The Director of Facilities Management or authorized using County Agency shall upon review and acceptance of the Contractor's work plan and proposal, generate a purchase order or contract authorizing work to begin.
  - 3.6.5. The work plan shall take into consideration the workers, visitors, building employees, general public and the environment.
  - 3.6.6. Note: Except when an emergency response is required (see below), no work may begin without the issuance of a purchase order or contract. Invoices for work performed without the issuance of a purchase order or contract may not be honored by the County.
  - 3.6.7. The Contractor shall submit a project close-out report containing, but not limited to, a project summary, project logs, a listing of project workers with copies of certifications, copies of waste manifests and other pertinent documentation to the Director of Facilities Management or authorized using County Agency upon project completion. The Contractor shall also maintain copies of waste manifests and provide those to the Director of Facilities Management or authorized using County Agency upon request.
- 3.7. The Contractor shall be available to work at any time, including nights, weekends, holidays and on an on-call basis around the clock if needed, to mitigate potential asbestos exposure to building occupants or users. No premium shall be paid for work performed after regular business hours (8:00 AM – 5:00 PM).
- 3.8. The Contractor shall submit a listing of emergency contact numbers to the Director of Facilities Management or authorized using County Agency upon award. No answering service numbers are permitted. It is the Contractor's responsibility to maintain the accuracy of the listing and submit changes as they occur to the Director of Facilities Management or authorized using County Agency.
- 3.9. For projects where emergency response is required: The maximum response time shall not exceed two hours from time of initial notification, The Contractor shall receive an authorization to proceed from the Director of Facilities Management or authorized using County Agency, or from the Director of Purchasing.

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- 3.9.1. The Contractor shall submit a cost estimate, based on the unit pricing contained in this contract within two (2) business days of initial notification.
- 3.10. All project proposals shall contain a proposed budget and schedule for completion. The proposed budget and completion schedule shall be reviewed and approved by the Director of Facilities Management or authorized using County Agency prior to the issuance of a purchase order or contract. Failure to adhere to the project schedule may result in the Contractor being liable for additional costs, such as those for third party abatement monitoring that may be incurred by the County to complete the project.
- 3.11. Contractor shall provide, erect, and maintain all planking, shoring, barricades, and warning signs (bilingual).
- 3.12. A licensed Professional Engineer in the State of New York shall certify any scaffolding that exceeds six (6) feet in height above the ground is safe and is in compliance with OSHA standards, at no additional cost to the County.
- 3.13. Award of this contract does not prevent the County of Rockland from obtaining the services of another asbestos abatement firm for any other project if the County so desires.
- 3.14. The Contractor is responsible for any damages to any property, County owned or otherwise, that is a result of Contractor negligence while asbestos abatement is in progress. If the Contractor fails to make repairs or replace damaged materials, as necessary, the County shall deduct the amount of any damages from the Contractor's payment.
- 3.15. It is the responsibility of the Contractor to ensure that neither County employees nor the public are exposed to possible hazardous conditions during any project. The Contractor shall ensure that all containment equipment and exposure safeguards are installed and functioning properly at all times.
- 3.16. The contractor shall abide by all federal, state and local regulations during every project. Those include, but are not limited to New York Asbestos Health Protection Rules and any regulations established by the Occupational Safety and Health Administration (OSHA) and Environmental Protection Agency (EPA) Code Rule 56.
- 3.17. The Contractor shall provide his/her own personnel air monitoring for every project at the Contractor's sole expense. If a negative exposure assessment is conducted, it shall be submitted for review to the Director of Facilities Management or authorized using County Agency along with the County's designated Asbestos Consultant prior to abatement and included in the project closeout documentation. The Director of Facilities Management or authorized using County Agency with the County's designated Asbestos Consultant shall conduct project baseline, area and clearance air sampling as required by the specific project. Contractor shall submit a written respiratory protection program to the Consultant.
- 3.18. The Contractor shall employ the most cost-effective method of transportation and disposal of asbestos waste. The Contractor shall provide documentation pursuant to this item upon request by the Director of Facilities Management or authorized using County Agency. Transporter shall travel directly to the disposal site with no unauthorized stops. Transporter shall not have any off-site transfers of the waste or allow the waste to be combined or transported with any other off-site asbestos material.

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#### 4. QUANTITIES

4.1. The quantities referenced on the proposal pages are for evaluation purposes only.

#### 5. SITE VISIT

5.1. Prior to start of any project, contractor shall visit the jobsite to verify all conditions. Visits can be scheduled by calling the following personnel as indicated below.

#### 6. FACILITY LOCATIONS, CONTACT PERSON

6.1. The Contractor shall provide service to all County property as listed below and any other Rockland County government agency, as needed.

6.1.1. Dr. Robert L. Yeager Health Center	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.2. New City Government Center	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.3. Fire Training Center, Pomona	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.4. Rockland Community College	Ms. Myriam Murphy at (845) 574-4200
6.1.5. Rockland County Sewer District # 1	Mr. Eugene Yetter at (845) 365-6111
6.1.6. Highway Department	Mr. Robert H Gruffi, PE at (845) 364-2958
6.1.7. Environmental Resources	Mr. Robert H Gruffi, PE at (845) 364-2958

#### 7. INVOICES

7.1. The County shall receive detail billings within fifteen days after completion of each job with copies of all appropriate manifests and closeout documentation.

#### 8. LENGTH OF CONTRACT

8.1. The contract shall remain in effect for one year from date of award with three (3) additional one-year options.

#### 9. CONTRACT PRICE ADJUSTMENTS UPON RENEWAL

9.1. The proposed rates shall remain firm for the first year of the contract period with no wage adjustments allowed. If the County exercises any of the option years of the contract, Contractors may submit a request for adjustment on the yearly anniversary date of the contract. Any request for price adjustment(s) shall be submitted thirty (30) days in advance in writing to the Director of Purchasing. Any and all price adjustments will be limited to the percentage increase in the CPI Index – All Urban Consumers for the preceding 12 months. The County reserves the right to reject any request for price increase deemed excessive.

#### 10. EQUIPMENT

10.1. The Contractor is responsible for providing all tools and equipment necessary to efficiently perform all work in a professional and workmanlike manner. The Certificate of Equipment shall be completed and is included with the proposal forms.

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## **11. RESPIRATORY PROTECTION**

- 11.1. Contractor shall provide workers with MSHA/NIOSH approved respiratory protection in accordance with the provisions of 30 CFR Part II. Respiratory protection shall be inspected and decontaminated on a daily basis in accordance with OSHA 29 CFR 1910.134(B).

## **12. TRAVEL TIME**

- 12.1. All labor shall be billed from the time Contractor's employee arrives at; to the time he departs from the Rockland County job site. The County of Rockland shall not accept nor authorize payment for travel time or expenses of service personnel to any of the County of Rockland's facility locations. The only billable time shall be for the on-site service work performed.

## **13. SAFETY**

- 13.1. The Contractor shall adhere to all OSHA, EPA, PESH and County of Rockland safety rules while the work is in progress. Contractor is responsible for any damage to vehicles or structures resulting from the Contractor's negligence.
- 13.2. Contractor shall maintain the work site in a clean and orderly fashion.

## **14. USE OF PREMISES**

- 14.1. On or about the premises and adjacent areas, the Contractor shall ensure that all apparatus, storage of materials, and activities of workmen be confined to the limits indicated by law, ordinances, permits and the direction of the authorized County of Rockland representative, and shall not encumber or permit the premises or adjacent areas to be encumbered with such materials or apparatus.
- 14.2. The work site shall be kept in an orderly and safe fashion so as not to interfere with the progress of the work or the work of any other Contractor.
- 14.3. The Contractor shall be responsible for repairing and replacing anything damaged by his operations, within thirty (30) days after notification by the authorized County of Rockland representative that damage has occurred.
- 14.4. It shall be the responsibility of the Contractor to report, to the authorized County of Rockland representative, any damages found prior to any work at this site.

## **15. CLEANING UP**

- 15.1. The Contractor shall keep the premises and adjacent areas free from accumulations of waste material or rubbish at all times. At the completion of the work, he/she shall remove from and about the premises, including adjacent areas, all rubbish, tools and surplus materials used for work and shall have the area "Broom Clean" and ready for use.
- 15.2. In case of a dispute, County of Rockland may remove rubbish and clean up, then may charge the Contractor either by deduction of amounts unpaid to the Contractor, or by other means as determined to be fair and equitable by the authorized County of Rockland representative.

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## **16. UNIT PRICING**

16.1. All items as listed on the proposal shall be completely filled out. All items indicated on the proposal pages shall include all fees, labor, materials and equipment to properly perform the tasks indicated for each project. This includes, but is not limited to, preparation of written notification for signature by the designated County Asbestos Consultant for submittal to federal, state or local regulatory agencies, providing verbal notifications to those agencies are required, and preparation of reports, all close out documentation and/or other documents requested by the Director of Facilities Management or authorized using County Agency. Contractor shall include on a separate page with their bid submittal, any other items not individually listed on the Proposal Pages that the Contractor wishes to be considered. Only items included at time of bid submittal shall be considered for contract.

## **17. INSPECTION & TERMINATION OF CONTRACT**

17.1. The quality of maintenance service shall be subject to inspection by the Director of Facilities Management or his designee at any time. Should it be found that the quality of the service being performed is not satisfactory, and that the requirements of the specifications are not being met, the Director of Purchasing or their designee, may terminate the contract, giving 30 days prior written notice.

## **18. AMENDMENTS TO BID**

18.1. Any verbal information obtained from or statements made by the Representative of the County of Rockland or his designee at the time of examination of the documents or site shall not be construed as, in any way, amending Contract documents. Only such corrections or addenda as issued by the Director of Purchasing in writing shall become a part of the Contract.

18.2. Any addendum issued during the time of bidding shall be included in bids and become a part of the Contract Agreement.

## **19. PROMPT PAYMENT**

19.1. Unless a prompt payment discount is offered and accepted by the County of Rockland, payments shall be made to the Contractor within sixty (60) days following acceptance of goods or services, or receipt of a properly prepared invoice. Any discount for prompt payment shall be calculated from the day goods or services are accepted or when a properly prepared invoice is received. Payments shall be considered to have been made on the date of mailing (postmark) of the payment check or, for an electronic funds transfer, the specified payment date. Payment term discounts shall be included on the proposal page.

## **20. AWARD**

20.1. Award shall be made to the lowest total responsible bidder based on the unit price bid multiplied by the estimated quantity indicated. All quantities shown are estimated. The successful bidder shall be required to furnish quantities that may be more or less than the listed estimated quantities.

20.2. Services for the current contract total \$91,065.25.