



STATE OF DELAWARE
DEPARTMENT OF TRANSPORTATION
PO BOX 778
DOVER, DELAWARE 19903

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GOVERNOR

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VIA WEBSITE POSTING

(302) 760-2030
FAX (302) 739-2254

November 17, 2015

Contract No. T201653101.01
Wilmington Admin Site Asbestos Remediation
New Castle County

Ladies and Gentlemen:

Enclosed is Addendum No. 2 for the referenced contract consisting of the following:

1. One (1) page, Bid Proposal Cover, revised, to be substituted for the same page in the proposal.
2. One (1) page, Prospective Bidders Notes, page ii, revised, to be substituted for the same page in the Proposal. Paragraph 8 has been added.
3. The Pre-Bid Meeting Minutes are attached and become part of the contract.

Please note the revision listed above and submit your bid based upon this information.

Sincerely,

-signature on file-

James H. Hoagland
Contract Services Administrator

:jhh
Enclosure

STATE OF DELAWARE



DEPARTMENT OF TRANSPORTATION

BID PROPOSAL

for

CONTRACT T201653101.01

WILMINGTON ADMIN SITE ASBESTOS REMEDIATION

NEW CASTLE COUNTY

ADVERTISEMENT DATE: October 26, 2015

PROSPECTIVE BIDDERS ARE ADVISED THAT THERE WILL BE A MANDATORY PRE-BID MEETING THURSDAY NOVEMBER 5, 2015 AT 12:00 P.M. AT THE FOLLOWING ADDRESS: DELAWARE TRANSIT CORPORATION, 119 LOWER BEECH STREET, WILMINGTON, DELAWARE, 19805

COMPLETION TIME: 90 Calendar Days

SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
DELAWARE DEPARTMENT OF TRANSPORTATION
AUGUST 2001

Bids will be received in the Bidder's Room at the Delaware Department of Transportation's Administration Building, 800 Bay Road, Dover, Delaware until 2:00 P.M. local time November 24, 2015

Contract No. T201653101.01

7. Must be a Certified Asbestos Abatement Contractor, in accordance with the Delaware Department of Natural Resources and Environmental Control.
8. For building #8, the Asbestos Contractor will be responsible for removing all asbestos. Once the asbestos has been removed, the contractor will move on to building #12 for asbestos remediation. The Demolition Contractor will then enter building #8 to demo and remove the roof from the building. After the roof is removed, it will be placed in a designated area, and then the Asbestos Contractor will remove all asbestos from the roof. This will be a coordinated effort between both the Asbestos Contractor and the Demolition Contractor.

In The Matter Of:
Department of Transportation

Wilmington Admin Site Asbestos Remediation
November 05, 2015

Wilcox & Fetzer, Ltd.
1330 King Street
Wilmington, DE 19801
email: depos@wilfet.com, web: www.wilfet.com
phone: 302-655-0477, fax: 302-655-0497



STATE OF NEW JERSEY

DEPARTMENT OF TRANSPORTATION

In Re: Wilmington Admin Site
Asbestos Remediation
Contract No. T201653101.01

DTC/DART Administrative Offices
119 Lower Beech Street
Suite 100
Wilmington, Delaware 19805

Thursday, November 5, 2015
12:03 p.m.

BEFORE: ROBERT A. KOVACS
Bid Contracts Coordinator

WILCOX & FETZER
Registered Professional Reporters
1330 King Street - Wilmington, Delaware 19801
(302) 655-0477
www.wilfet.com



WILCOX & FETZER LTD
Registered Professional Reporters
(302) 655-0477
www.wilfet.com

1 ALSO PRESENT:

2 JOHN KOTULA,
3 DeLDOT Facilities Engineer

4 MONTY W. KROUGH, SR.,
5 BrightFields, Inc. Environmental
6 Services

7 SEAN A. SCANLON,
8 BrightFields, Inc. Environmental
9 Services

10 SIGN-IN SHEET ATTENDEES

11 Matt Nichols,
12 ASTEC

13 Jim Kelly,
14 Plymouth Environmental Company, Inc.

15 Tim Bryan,
16 Shade Environmental LLC

17 Ben Hodgdon,
18 County Environmental Company

19 Pat Larney,
20 Neuber Environmental Services, Inc.

21 Jeff La Riviere,
22 Neuber Environmental Services, Inc.

23 Charles S. Fisher,
24 Fischer's Environmental

Joe White,
Ecoservices, LLC

George Hilton,
Abscope Environmental, Inc.

Eddie Waskiewicz,
Abscope Environmental, Inc.

Jason Plucinski,
REPSG, Inc.



1 MR. KOVACS: Good afternoon,
2 everyone. My name is Bob Kovacs, I'm a
3 contracts coordinator with DelDOT. Today is a
4 mandatory pre-bid meeting. This is for
5 Contract No. T201653101-01, which is the
6 Wilmington Admin Site Asbestos Remediation
7 project. I have my sign-in sheet going
8 around. Please sign in. You must sign in in
9 order to submit your bid since this is a
10 mandatory meeting. I need all your
11 information so you are able to submit a bid.

12 We are meeting for a few different
13 reasons. First is hopefully to answer any
14 questions that you may have and, obviously,
15 you might have a lot more when you are going
16 to go when the meeting is over and actually
17 tour the facilities. I'm sure you will have
18 most your questions then, but any questions we
19 can we'll try to answer.

20 Mr. Krough as soon as I'm done will
21 have some information he would like to pass
22 along to you and it's also a requirement to
23 come up with a list of subcontractor
24 categories at this meeting. I don't know how



1 many there will be, but we'll come up with a
2 list, you guys all agree on it and I'll jot
3 them down. When I get back in the next day or
4 two, I'll post them to the website. So, you
5 will go to our website exactly where you want
6 to find the proposal for the project and you
7 will print off the listings. It's going to be
8 a form. Just fill that out and submit it with
9 your bid package.

10 When asking any questions, we just
11 ask that you state your full name and the firm
12 which you represent so our reporter can get a
13 good recording. Once we leave here and we're
14 done and you guys are going to go take the
15 tour any questions that you have, and I'm sure
16 you will have some, we ask that you send to
17 our e-mail address at our DOT-ask. I have it
18 here if you don't have it, but it's going to
19 be in the proposal, but I've got a bunch of
20 copies here. Afterwards just send all your
21 questions there and we will get them answered
22 as soon as we can and we will post them on the
23 web for everyone to read and review.

24 The only other thing I want to



1 mention as a reminder, number 7, must be a
2 certified asbestos abatement contractor in
3 accordance with the Delaware Department of
4 Natural Resources and Environmental Control,
5 which I'm sure you all know from reading the
6 proposal. That's all I have for right now.

7 Like I said, before we break we
8 just need to come up with those lists of
9 subcontractors. Before we do that Mr. Krough
10 can pass along the information he would like
11 to.

12 MR. KROUGH: Thanks for popping in
13 and showing up. We really appreciate that.
14 Again, this is a single prime contract with
15 the DTC Maryland Avenue project. Once the
16 contract is awarded Mr. John Kotula will issue
17 a notice to proceed and then from the day you
18 start it's a 90-day calendar, very important.
19 Again, sealed bids with the contract number on
20 the envelope and the date goes to the Dover
21 800 Bay Road Admin Office.

22 Again, questions, there will be no
23 questions going through the site walkthrough.
24 All questions go to the DOT-ask and you can



1 grab one of those forms and get that e-mail
2 address. Your proposal will either have a
3 surety bond for security and equal to that or
4 at least a ten percent. There is a penalty of
5 2,000 withheld from the successful bidder for
6 each occurrence for failure to utilize any or
7 all of the subcontractors submitted with the
8 bid. So, when we come up with this
9 subcontractor list it needs to be tight.

10 We might as well address it now.
11 You are looking at electricians, plumbing,
12 waste hauler and hazmat subcontractor. You
13 guys agree on that list?

14 MR. HODGDON: Ben Hodgdon, County
15 Environmental Company. I was asking what
16 utilities exist in the building right now as
17 far as electricity and water?

18 MR. KROUGH: Based on the time of
19 contract award there will be no water and no
20 electric. The contractor is responsible for
21 all that.

22 MR. WASKIEWICZ: Eddie Waskiewicz,
23 W-A-S-K-I-E-W-I-C-Z. Is there power to the
24 poles?



1 MR. KROUGH: Currently there is
2 power to the main pole line. You would have
3 to tap off of the pole, set up your temporary
4 boxes. You will be responsible for that
5 installation and removal at the end of the
6 job.

7 MR. LA RIVIERE: Jeff La Riviere,
8 L-A-R-I-V-I-E-R-E, Neuber Environmental.
9 Would the building be demolished upon
10 completion of this work?

11 MR. KROUGH: Yes. That's all in
12 the documents. Since you asked that question
13 there is going to be a phasing -- and Sean
14 will talk about that a little further into the
15 spiel. There is going to be some phasing
16 where you start at X building and work your
17 way this way. Once you get to a certain
18 portion ahead the demo contractor he is coming
19 in, he is right behind you. So, keep that in
20 mind.

21 MR. WHITE: Joe White, Ecoservices.
22 With the Haz question was that for just freon
23 collection or were you referring to all waste?

24 MR. KROUGH: Universal waste. It's



1 in the bid document.

2 MR. WHITE: Okay.

3 MR. KROUGH: Again, make sure
4 everybody signs in on the sign-in sheet or
5 your bid will be invalid. This is a
6 prevailing wage project. Right now the
7 abatement worker cost is 21.14 per hour. At
8 this time I will let Sean talk about the MOT
9 and a little bit of the phasing and we'll
10 re-address it during the site walk.

11 MR. SCANLON: The contractor is
12 going to be responsible for shutting down the
13 sidewalk. We have a sample MOT. Do we have
14 that with us?

15 MR. KOTULA: (Handed out and passed
16 around.)

17 MR. KROUGH: Yeah, we'll provide
18 you with some additional copies. Right off
19 the bat the sidewalk I would highly suggest
20 the sidewalk is closed and based on the
21 correlation between the successful bidder,
22 abatement bidder, in correlation with the demo
23 contractor and you guys can figure out who is
24 going to be responsible for any lane closures.



1 That also follows underneath the MOT DelDOT
2 plan. There are certain procedures you have
3 got to meet and you make them aware of each
4 step. Sidewalk and/or the lane closures the
5 contractor is responsible for all costs and
6 labor, cones, signs, whatever that might be.

7 MR. SCANLON: Back to sequencing.
8 Like Monty said there is going to be a
9 sequence. We are going to start through
10 building eight, work our way through building
11 eight and building 12, and once those two
12 buildings are done we will be working on two
13 and five concurrently. We will be on a
14 schedule according to the demo contractor to
15 get things done so that they can start
16 knocking the building down as we get the
17 abatement done.

18 MR. KROUGH: Part of that phasing
19 is you are going to probably want to have the
20 Hazmat universal waste out before you start
21 the abatement rather than under containment.
22 It makes it go a lot quicker again. It's
23 90 days from proceeding.

24 MR. LA RIVIERE: Jeff La Riviere,



1 Neuber Environmental. The abatement
2 contractor is responsible for any sidewalk
3 closure and street closure?

4 MR. KROUGH: Correct, per the MOT
5 protocol from DelDOT.

6 MR. LA RIVIERE: Who is responsible
7 after the abatement worker is done and the
8 demolition contractor is still on-site? Are
9 we still responsible on that?

10 MR. KROUGH: You might be paying
11 for the demo contractor anyway because you had
12 the expense up front.

13 MR. LA RIVIERE: If you don't need
14 the road closure, is it still a requirement?

15 MR. KROUGH: It's only if you need
16 it. Once we go out here and do the site walk
17 you will see how close we are on Maryland
18 Avenue. When you are on that roof we don't
19 want nothing sliding in the street and the
20 only way to assure that is you may want to
21 shut down a lane. That will be at your
22 discretion based on the contract award. I'm
23 sure by then you will be introduced to the
24 demolition contractor and there may be a



1 mechanism to share or divert that cost at that
2 time.

3 MR. WHITE: Joe White, Ecoservices
4 again. Is that drawing available in the
5 documents for us, the one being circulated
6 with the closure?

7 MR. KROUGH: Yes, we have one that
8 we can post.

9 MR. KOVACS: I can put that on the
10 web.

11 MR. KROUGH: Now, to re-address the
12 subcontractors I don't think we all came to a
13 conclusion on that. Plumbing, electrical,
14 waste hauler and your subcontractor for the
15 Hazmat universal waste and any disposal
16 company that comes in for the load. We are
17 looking at five. Do we agree? Anything to
18 add?

19 MR. HODGDON: Ben Hodgdon, County
20 Environmental Company. I'm assuming most of
21 us are not familiar with road closures. Would
22 that be a sub? Is that something -- I don't
23 know what is involved in having to get
24 sidewalks and lanes closed and public roads.



1 MR. KROUGH: That is a MOT process
2 from DelDOT. You will have to correlate
3 whatever you are going through them anyway
4 because they're the ones that will physically
5 charge you for that.

6 MR. HODGDON: But they will
7 physically do the closure?

8 MR. KROUGH: Yes.

9 MR. HODGDON: So, we essentially
10 pay whatever fees are involved, but it's not a
11 matter of us contracting someone to co-sign
12 and all that?

13 MR. KROUGH: Correct.

14 MR. WASKIEWICZ: Eddie Waskiewicz,
15 Abscope. How about water, is there a fire
16 hydrant on the premises? It says we have to
17 bring our own water.

18 MR. KROUGH: You can take a
19 look-see when we do the site walk.

20 MR. WASKIEWICZ: But the water is
21 shut off now to the buildings?

22 MR. KROUGH: It will be shut off by
23 the time you start your work. Electric,
24 water, it will be non-existent.



1 MR. HODGDON: Ben Hodgdon, County
2 Environmental. Has anybody contacted the City
3 of Wilmington about the hydro taps about using
4 the --

5 MR. KROUGH: No. That would not be
6 the abatement contractor's responsibility.
7 Typically in the past if you solicit in
8 advance, they will put a meter on it and
9 charge you accordingly; but, you are
10 responsible for any individual permits you
11 need, electrical, plumbing, whatever. It is
12 required to use State of Delaware approved
13 licensed contractors for the electrical,
14 plumbing.

15 MR. WHITE: Joe White, Ecoservices.
16 I think you already answered this, but I
17 didn't quite hear it. Did you say the
18 electric would be terminated at the pole, we
19 are going to have to put a temporary service
20 in or we can use the existing box?

21 MR. KROUGH: It will be terminated
22 at the pole. From my understanding at this
23 point you will have to have your sub pole with
24 your panel on it to run to the building and it



1 has to be sufficient to handle that work.

2 MR. WHITE: It might be multiple
3 poles at the edge of the property, right?

4 MR. KROUGH: Correct. It's part of
5 your responsibility to figure out what you
6 got, what your needs are and make sure you
7 make it happen.

8 MR. WHITE: In regards to that
9 mapping again just if you could repeat that,
10 the lane closures and sidewalk closures DOT is
11 -- will -- that's who is going to do the
12 closures, the lane closures? They're going to
13 invoice us.

14 MR. KROUGH: Let's back up. All
15 the lane closures and sidewalk closures has to
16 be correlated through the DTC and they have
17 typical contractors they use and whatever that
18 might be and that mechanism with the OMP and
19 you are responsible for all costs associated
20 with that. I would assume you get a bill from
21 DTC.

22 MR. HODGDON: Ben Hodgdon, County
23 Environmental. For everybody's sake if
24 they're handling the physical end of it they



1 send us a bill and we tell them what days and
2 what we're going to need closed. I have no
3 idea what it would cost to work into my bid.
4 Is there any --

5 MR. KOVACS: We are going -- I want
6 to get you the proper answer so what I'll do
7 is after the meeting let me write down exactly
8 and what I'll do is when I post the
9 subcontractor list, we'll post a question and
10 answer.

11 MR. HODGDON: It might be something
12 to think about like -- or something if we all
13 work different costs for that process into our
14 fixed bids.

15 MR. KROUGH: This is why the
16 sequencing is very important. You are
17 starting at building eight and working your
18 way this way. All that from eight to 12,
19 whatever they are, are along Maryland Avenue.
20 Minimum you are going to have a sidewalk
21 closure. And as far as what is going up there
22 you are doing all the interior Hazmat, all the
23 interior asbestos, and then you are going to
24 go up and start doing the roofing on each



1 building, eat your way through it. Based on
2 that building you may or may not need a lane
3 closure. The higher building you may want
4 one, you may need one.

5 MR. HODGDON: I don't know how they
6 value the cost. You know, if there is a daily
7 rate, if it is going to cost this much per day
8 to keep a sidewalk or keep a lane closed, then
9 we can all decide how many days we think we
10 are going to need to do it. There has to be
11 some kind of starting point to know what the
12 cost is involved in that.

13 MR. KROUGH: Agreed. Any other
14 questions?

15 MR. HODGDON: Ben Hodgdon, County
16 Environmental. Wage rates for the universal
17 waste and Hazmat material, is that laborer's
18 rate?

19 MR. KROUGH: I'll have to look for
20 a determination on that. I can't answer that
21 at this time. Definitely will not be asbestos
22 rate, I can tell you that.

23 MR. WHITE: Joe White, Ecoservices.
24 It looks like you issued heavy construction, I



1 don't know, is that the same as heavy highway
2 down here? Should it be building rates? Is
3 there a different rate?

4 MR. KROUGH: This is -- the wage
5 determination is by the Department of Labor.
6 It is what it is.

7 MR. WHITE: Okay, that is what has
8 been issued for this. Got you.

9 MR. KROUGH: Anybody have any other
10 questions?

11 MR. KOVACS: I just want to go
12 reiterate what were the five subcontractor
13 categories?

14 MR. KROUGH: Plumbing, electrical,
15 waste hauler, the Hazmat waste subcontractor
16 and that hauler.

17 MR. KOVACS: It's a Hazmat waste
18 hauler, is that what you are saying?

19 MR. KROUGH: Yes.

20 MR. KOVACS: Plumbing, electric,
21 those four items?

22 MR. KROUGH: Five.

23 MR. KOVACS: What is the fifth?

24 MR. KROUGH: Waste hauler for



1 asbestos and waste hauler for Hazmat. So,
2 there is two waste haulers.

3 MR. KOVACS: Yes, two waste haulers
4 and plumbing and electric.

5 MR. KROUGH: Hazmat subcontractor,
6 the guy that is actually packaging it up.

7 MR. WHITE: Joe White, Ecoservices.
8 Which we may be performing ourselves, I
9 assume?

10 MR. KROUGH: If you have the
11 capabilities. As part of that as a part of
12 the Hazmat universal waste what is to be
13 expected is we are going to pull whatever that
14 item may be, stage it for inventory, perform
15 inventory with the abatement contractor,
16 Hazmat contractor and somebody from
17 BrightFields and then you ship it out. Then,
18 we'll compare that inventory with the waste
19 manifest that comes back and that's part of
20 the payment mechanism, checks and balances, if
21 you would.

22 Anything else at this time?

23 (No response.)

24 MR. KOVACS: Everyone signed in,



1 correct?

2 (Affirmative response.)

3 MR. KOVACS: Once again, you need
4 to be on the sign-in sheet in order to place
5 your bid -- submit a bid, rather. So, we're
6 all good, right?

7 (No response.)

8 MR. KOVACS: Thank you.

9 MR. KROUGH: I think that's it.
10 Ready for the tour.

11 MR. KOVACS: This concludes our
12 meeting.

13 MR. KROUGH: Remember, no questions
14 during the site walk. They are now formally
15 being addressed through the DelDOT website.

16 MR. KOVACS: I have that address if
17 you guys need it up here. We are concluded.

18 (The hearing was concluded at 12:24
19 p.m.)

20

21

22

23

24



1 State of Delaware)
2)
3 New Castle County)
4

5 CERTIFICATE OF REPORTER
6

7 I, Christina M. Vitale, Certified Court
8 Reporter and Notary Public, do hereby certify
9 that the foregoing record, pages 1 to 19
10 inclusive, is a true and accurate transcript
11 of my stenographic notes taken on Thursday,
12 November 5, 2015 in the above-captioned
13 matter.
14

15 IN WITNESS WHEREOF, I have hereunto set
16 my hand and seal this 10th day of November,
17 2015, at Wilmington.
18

19 
20

21 Christina M. Vitale, CCR
22
23
24



A	along (3) 3:22 5:10 15:19	balances (1) 18:20	18:11	9:21
abatement (9) 5:2 8:7,22 9:17, 21 10:1,7 13:6 18:15 able (1) 3:11 Abscope (1) 12:15 accordance (1) 5:3 according (1) 9:14 accordingly (1) 13:9 actually (2) 3:16 18:6 add (1) 11:18 additional (1) 8:18 address (4) 4:17 6:2,10 19:16 addressed (1) 19:15 Admin (2) 3:6 5:21 advance (1) 13:8 Affirmative (1) 19:2 after (2) 10:7 15:7 afternoon (1) 3:1 Afterwards (1) 4:20 Again (8) 5:14, 19,22 8:3 9:22 11:4 14:9 19:3 agree (3) 4:2 6:13 11:17 Agreed (1) 16:13 ahead (1) 7:18 all (21) 3:10 4:2, 20 5:5,6,24 6:7,21 7:11, 23 9:5 11:12 12:12 14:14, 19 15:12,18, 22,22 16:9 19:6	already (1) 13:16 also (2) 3:22 9:1 and/or (1) 9:4 answer (5) 3:13, 19 15:6,10 16:20 answered (2) 4:21 13:16 anybody (2) 13:2 17:9 Anything (2) 11:17 18:22 anyway (2) 10:11 12:3 appreciate (1) 5:13 approved (1) 13:12 around (2) 3:8 8:16 Asbestos (5) 3:6 5:2 15:23 16:21 18:1 ask (2) 4:11,16 asked (1) 7:12 asking (2) 4:10 6:15 associated (1) 14:19 assume (2) 14:20 18:9 assuming (1) 11:20 assure (1) 10:20 available (1) 11:4 Avenue (3) 5:15 10:18 15:19 award (2) 6:19 10:22 awarded (1) 5:16 aware (1) 9:3	Based (4) 6:18 8:20 10:22 16:1 bat (1) 8:19 Bay (1) 5:21 before (3) 5:7,9 9:20 behind (1) 7:19 being (2) 11:5 19:15 Ben (5) 6:14 11:19 13:1 14:22 16:15 between (1) 8:21 bid (9) 3:9,11 4:9 6:8 8:1,5 15:3 19:5,5 bidder (3) 6:5 8:21,22 bids (2) 5:19 15:14 bill (2) 14:20 15:1 bit (1) 8:9 Bob (1) 3:2 bond (1) 6:3 box (1) 13:20 boxes (1) 7:4 break (1) 5:7 BrightFields (1) 18:17 bring (1) 12:17 building (13) 6:16 7:9,16 9:10,10,11,16 13:24 15:17 16:1,2,3 17:2 buildings (2) 9:12 12:21 bunch (1) 4:19	categories (2) 3:24 17:13 certain (2) 7:17 9:2 certified (1) 5:2 charge (2) 12:5 13:9 checks (1) 18:20 circulated (1) 11:5 City (1) 13:2 close (1) 10:17 closed (4) 8:20 11:24 15:2 16:8 closure (7) 10:3, 3,14 11:6 12:7 15:21 16:3 closures (9) 8:24 9:4 11:21 14:10,10,12, 12,15,15 collection (1) 7:23 come (4) 3:23 4:1 5:8 6:8 comes (2) 11:16 18:19 coming (1) 7:18 Company (3) 6:15 11:16,20 compare (1) 18:18 completion (1) 7:10 concluded (2) 19:17,18 concludes (1) 19:11 conclusion (1) 11:13 concurrently (1) 9:13 cones (1) 9:6 construction (1) 16:24 contacted (1) 13:2 containment (1)	Contract (6) 3:5 5:14,16,19 6:19 10:22 contracting (1) 12:11 contractor (13) 5:2 6:20 7:18 8:11,23 9:5, 14 10:2,8,11, 24 18:15,16 contractors (2) 13:13 14:17 contractor's (1) 13:6 contracts (1) 3:3 Control (1) 5:4 coordinator (1) 3:3 copies (2) 4:20 8:18 Correct (4) 10:4 12:13 14:4 19:1 correlate (1) 12:2 correlated (1) 14:16 correlation (2) 8:21,22 co-sign (1) 12:11 cost (6) 8:7 11:1 15:3 16:6,7,12 costs (3) 9:5 14:19 15:13 could (1) 14:9 County (5) 6:14 11:19 13:1 14:22 16:15 Currently (1) 7:1
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