



PRESERVATION ASSOCIATES

21103 FM 179

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ADDENDUM

Owner
Architect

Contractor
Field

Project Name: Roberts County Courthouse Addendum No.: **One (1)**
Historic Restoration and Lead Paint Abatement Date: December 5, 2008
Miami, Texas Project No.: 08013

This addendum shall be considered part of the Contract Documents for the above mentioned project as though it has been issued at the same time and incorporated integrally therewith. Where provisions of the following supplementary data differ from those of the original Contract Documents, this Addendum shall govern and take precedence.

Bidders are hereby notified that they shall make any necessary adjustments in their estimates on account of this Addendum. It will be construed that each Bidder's proposal is submitted with full knowledge of all modifications and supplemental data specified herein.

- Item No. One:** **One contractor to perform asbestos and lead duties:**
1.1 One contractor will be selected to provide both asbestos and lead duties. See companion asbestos specifications.
1.2 Regarding lead licenses: The lead-related work of this project does not require licesure under the Texas Environmental Lead Reduction Rules
This structure is not "target housing" [see 295.201.b.1],
This work is renovation, not abatement [see 295.202 (52) B (i)].
- Item No. Two:** **Section 00300, BID FORM:**
2.1 Delete bid form: Delete this section and use the bid form in the asbestos specification booklet.
- Item No. Three:** **Section 01010, General scope of work/phasing the work:** On page 01010-1, replace paragraph 1.2 with the following:
1.2. The general scope of work is to remove all asbestos and all lead paint in two phases
phase 1 to be all asbestos and all lead except that associated with the wood windows;
phase 2 to be abatement of all asbestos and lead associated with the wood windows).
- Item No. Four:** **Section 01010, Phasing timetable:** On page 01010-1, replace the original paragraph 3.1 with the following:
3.1 Phase 1 of the work shall begin around 1 March 2009. Phase 2 of the work shall begin around 1 May 2009.
- Item No. Four:** **Section 01010, Scope of work, delete vault doors:** Due to the historical nature of vault doors, all work on the vault doors will be accomplished by the Restoration Painter Contractor.
- Item No. Four:** **Section 01010, Scope of work:** On page 01010-1, replace the original paragraphs 2.1 and 2.2 with the following. Also add the following paragraphs 2.3 and 2.4:
2.1 Exterior lead paint to remove: Chemically remove lead paint from all in-place window frames. Chemically remove lead paint from window sashes that have been removed to an on-site abatement area.
2.2 Interior lead paint to remove: Chemically remove lead paint from specified interior doors. Notice that no work on the vault doors will be accomplished by the asbestos/lead contractor.
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2.3 Plaster to be removed: The wall and ceiling plaster is painted with lead-based paint. Consequently, removal of damaged plaster shall be accomplished by the asbestos/lead abatement contractor. Include in the bid the cost to remove 2000 sf of damaged plaster. This amount of plaster will be removed at approx. 20 different locations, with each location consisting of around 100 sf.

2.4 Plaster to be removed for duct and pipe penetrations: The wall and ceiling plaster is painted with lead-based paint. Consequently, removal of plaster for duct and pipe penetrations shall be accomplished by the asbestos/lead abatement contractor. Include in the bid the cost to to remove 50 sf of intact plaster. This amount of plaster will be removed at approx. 50 different locations, with each location consisting of around 1 sf. Carefully cut the plaster at the specified locations.

Item No. Seven: **Section 01010, Coordination between trades related to work on wood windows:** Due to the delicate nature of the window sashes and window panes, special precautions must be taken to preclude any damage to these components. Consequently, on page 01010-1, add the following paragraphs regarding activities of the Restoration carpenter and coordination with various environmental trades:

5. COORDINATION BETWEEN TRADES:

5.1 Window Sashes:

5.1.1 Restoration Carpenter shall remove the window sashes from the window frame and carry them to the place on-site designated for asbestos window caulk and lead based paint abatement.

5.1.2 Asbestos/Lead Contractor shall segregate asbestos and LBP waste. Each waste shall be disposed of according to EPA and TCEQ requirements. LBP waste shall be tested by Engineer to determine if waste is hazardous waste under applicable regulations.

5.1.3 Asbestos/Lead Contractor shall remove the window putty from the sashes.

5.1.4 Restoration Carpenter shall remove the historic window panes from the window sash.

5.1.5 Asbestos/Lead Contractor shall chemically remove the lead paint from the window sashes.

5.1.6 Asbestos/Lead Contractor shall return window sash to Restoration Carpenter.

5.2 Window Frames:

5.2.1 Asbestos/Lead Contractor shall remove asbestos caulk and lead paint from window frame. All such work shall be performed from the exterior of the building while utilizing a man-lift. Follow NESHAPs rules. Take precautions to prevent the damage to window frames or other building components on interior and exterior of building. Use of poly on walls and as ground cover is required to protect building.

5.3 Caution: Contractor is notified that window sashes, frames, and glass are to undergo historic restoration. These items are unique and irreplaceable. Contractor is to use due care and diligence in the handling and removal of asbestos from the items. Damage or destruction of components cannot be allowed.

Item No. Eight: **Section 01010, Coordination between asbestos and lead work on plaster removal:** On page 01010-1, add the following paragraphs regarding coordination between removal of plaster painted with lead-paint:

6. COORDINATION BETWEEN ASBESTOS AND LEAD ACTIVITIES:

6.1 Plaster removal: After all asbestos abatement has been conducted, remove specified plaster. Cut the wall poly to gain access to the wall-plaster that is to be removed. Tape the poly to the plaster that is to remain. Once the plaster is removed, clean up debris and proceed with clearance of containment.



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- Item No. Five:** **Section 02182 Change scope of work:** On page 02182-1, delete paragraphs 1.2.1 and 1.2.2 and replace with the following:
 1.2.1 Damaged plaster: Remove and dispose of specified of damaged plaster. Do **NOT** remove and dispose of any doors or windows.
- Item No. Five:** **Section 02184 Change scope of work:** On page 02184-1, delete paragraph 1.2.1 and replace with the following:
 1.2.1 Remove plaster for duct and pipe penetrations: Remove and dispose of specified plaster materials.
- Item No. Five:** **Section 02185 Chemical Removal of Lead Paint:** Add the attached Section 02183 to the specification booklet.

END OF ADDENDUM

SECTION 02183 - CHEMICAL REMOVAL OF LEAD BASE PAINT

PART 1 - GENERAL

1. DESCRIPTION OF WORK:

- 1.1. This section describes the chemical removal of lead-based paint (LBP).
- 1.2. Materials to Be Removed: The following lead-containing materials are to be removed:
 - 1.2.1. Exterior window frames (white paint).
 - 1.2.2. Strip the entire sash (both white-exterior and transparent-interior surfaces).
- 1.3. Inspect each indicated area to determine the quantity of LBP to be removed.
- 1.4. It is the Lead Abatement Contractor's responsibility to leave the area indicated in paragraph "Work Area," free of specified lead-based paint materials, and all clearance criteria accomplished.

2. QUALITY ASSURANCE:

- 2.1. Contractor shall visit site and review drawing to determine difficulties involved with removal of the specified LBP materials.
- 2.2. **Contractor Notification: Contractor is notified that window sashes, frames, and glass are to undergo historic restoration. These items are unique and irreplaceable. Contractor is to use due care and diligence in the handling and removal of asbestos from the items. Damage or destruction of components cannot be allowed.**

PART 2 - PRODUCTS:

3. ABATEMENT MATERIALS:

- 3.1. Stripper: Provide liquid-chemical paint remover containing lead immobilizer and paint remover. Provide Enviro-Prep Chemical Stripper or approved equal.
- 3.2. Sprayer: Provide sprayer with capacity of delivering a spray under pressure.

PART 3 - EXECUTION:

4. PERSONAL PROTECTIVE EQUIPMENT:

- 4.1. All workers shall wear respirators and chemical protective clothing in accordance with stripper MSDS. Also wear respirators to protect workers from lead dust that might be generated.

5. PREPARATION FOR WINDOW FRAME ABATEMENT:

- 5.1. Lay down layer of 6 mil poly on the interior of all windows to collect any spillage.
- 5.2. Contractor shall critical interior components of window frame with 6 mil poly to prevent damage from stripping operation on exterior portion of window frames.
- 5.3. Mix paint remover effectively in accordance with manufacturer's recommendations.
- 5.4. Test stripper at sample location and demonstrate effectiveness.

6. EXTERIOR REMOVAL OF LBP FROM IN-PLACE WINDOW FRAMES:

- 6.1. Conduct all work from exterior of the building using man-lift or scaffolding.
- 6.2. Exercise great caution in stripping these historical window frames.
- 6.3. Apply coating of stripper and allow recommended time to dissolve the paint layers. Remove residue before the stripper dries.
- 6.4. Ensure no stripper is spilled onto adjacent masonry.
- 6.5. Collect waste material carefully to protect adjacent materials.
- 6.6. Collect waste materials and hold while tests are conducted to confirm lead materials are inactive.

7. PREPARATION FOR WINDOW SASH ABATEMENT:

- 7.1. Establish work area by laying down double-layer of 6 mil poly for ground cover in LBP work area to collect any spillage.
- 7.2. Mix paint remover effectively in accordance with manufacturer's recommendations.
- 7.3. Test stripper at sample location and demonstrate effectiveness.

8. REMOVAL OF LBP FROM RELOCATED WINDOW SASHES:

- 8.1. Conduct all work at a designated location on the project site. Coordinate with Restoration Carpenter during asbestos-caulk and window pane removal.
- 8.2. Exercise great caution in stripping these historical window sashes.
- 8.3. Apply coating of stripper and allow recommended time to dissolve the paint layers. Remove before the stripper dries.
- 8.4. Ensure no stripper is spilled onto adjacent property.
- 8.5. Collect waste materials and test to confirm lead materials are inactive.

9. DISPOSAL OF LBP WASTE:

- 9.1. Contractor shall notify engineer when stripping operations are concluded. Engineer shall collect necessary samples for analysis under TCLP procedure. TCLP results shall be the sole determining factor of whether waste is hazardous or not.
- 9.2. Contractor shall seal and label waste barrels/drums at end of each work day. Waste containers shall be appropriately labeled as "LBP CONTAINING WASTE" and in compliance with DOT regulations 49 CFR 172, and OSHA regulations 29 CFR 1910.1200, Hazard Communication standard.
- 9.3. Collect all LBP waste from stripping operations. Place waste in sealed and labeled containers for transport and disposal.
- 9.4. Manifest waste on Texas Uniform Waste Manifest form prior to transport.
- 9.5. Contractor shall arrange for special transport of waste, if waste is determined to be hazardous waste under RCRA, to appropriately licensed hazardous waste disposal facility. DOT regulations 49 CFR 172 shall be followed for transportation of waste.
- 9.6. Submit executed waste manifest with close out book at conclusion of project.

END OF SECTION 02183