

City of South Daytona

Redevelopment Department

Post Office Box 214960 • South Daytona, FL 32121 • 386/322-3016 • Fax 386/322-3018



Memorandum

To: James L. Gillis, Jr., City Manager

From: Patty Rippey, Redevelopment Director

Date: August 3, 2021

Subject: Community Redevelopment Area (CRA) Demolition Grant - Asbestos Removal

AGENDA ITEM

Item # C12

Date: August 10, 2021

INTRODUCTION:

This memorandum serves to request approval for additional CRA Demolition grant funds for asbestos removal at 2919 S. Ridgewood Avenue.

BACKGROUND AND ANALYSIS:

The property located at 2919 S. Ridgewood Avenue is zoned Business General Commercial (BGC) and the Future Land Use is Mixed-Use 1. The existing single-family house and accessory structures are a non-conforming use at this .22-acre site. The property is located directly on U.S.1 and is adjacent to commercial uses, including Bellissima Salon to the north and ERGA mini-storage facility to the south.

A CRA Demolition Grant for the removal of all structures and fencing at the property located at 2919 S. Ridgewood Avenue was approved on June 8, 2021. However, upon initiation of the work, asbestos was found through out the building and roof structure. Asbestos findings are included in Attachment A – Demolition and Asbestos Contract Agreements.

Demolition Contractor Contact Agreement

Scope of Work	Estimate	50% Grant Amount Approved June 8, 2021
Samsula Demolition	\$6,100.00	\$3,050.00
Permitting & Environment Survey	\$1,075.00	537.00
<i>Total Quote & City Match</i>	<i>7,175.00</i>	<i>\$3,587.50</i>

Scope of Work	Estimate	50% Grant Request
<i>Removal and Disposal of Asbestos</i>	<i>\$7,500</i>	<i>\$3,750.00</i>

Due to the high cost of the asbestos removal, the applicant is requesting additional grant funds to assist with the project.

Recommendation:

Staff recommends funding the asbestos removal grant request for up to 50% of the of the asbestos removal quote of \$7,500. The matching funds would total \$3,750. That would bring the total CRA Demolition Grant funds for both asbestos removal and demolition to \$7,337.50.

Reimbursement will be made to the applicant upon completion of all work and upon proof of payment for grant-related expenses for demolition. The site must also pass a final inspection by the Chief Building Official. To pass the final inspection, the site must be cleared of all structures, including fencing and debris, and the site must be fully sodded and/or hydroseeded.

Photographs of single-family house and accessory structures



ATTACHMENT A

SAMSULA DEMOLITION PROPOSAL CONTRACT AGREEMENTS DEMOLITION OF STRUCTURES AND ASBESTOS REMOVAL/DISPOSAL



SAMSULA DEMOLITION

Phone: 386-423-6769

Cell: 386-314-2254

Fax: 386-423-1436

Email: mike.samsulademolition@yahoo.com

363 State Road 415

New Smyrna Beach FL, 32168

PROPOSAL CONTRACT AGREEMENT

To: Donald Singleton

Attn:

Date: 6/25/21

Phone: 301-440-0331

Email: Race24gold@gmail.com

We hereby submit specifications and estimates to:

PROJECT: 2919 South Ridgewood Ave. South Daytona, Fla.

DESCRIPTION OF WORK: Mobilization of Equipment, Supervision, Trucking of Debris to a Licensed Disposal Facility including Tipping Fees, Recycling of Concrete Blocks/ Footers/ Foundations/ Various Slabs, Salvage Rights, Utility Locates, Mandatory FDEP 10-Day Notification of Demolition.

Demolition:

- **Demo a Single Story Structure/ Porches (App. 1,200 s.f.)**
- **Demo a Detached Garage (App. 480 s.f.)**
- **Demo Shed, Remove Fencing on Northside/ Eastside/ Westside of Property. Fencing on the Southside Property is to Remain.**
- **Removal of Various Debris on Property.**
- **Sod 5 ft. Back of Sidewalk as Needed/ Hydro-Seeding all Disturbed Areas.**
- **Removal of Tires/ Paint. Tree In Between the Shed and Detached Garage is to be Removed. All Other Existing Trees on Property are to Remain.**
- **Environmental Survey To Determine if any Asbestos Containing Materials are Present.**
- **Demo Permit. Total: \$7,175.00**

PRICE DOES NOT INCLUDE: bond, impact fees, erosion control, silt fencing, tree protection, turbidity barrier, watering of sodded or seeded areas is by others, removal of any unsuitable/hazardous/contaminated materials, removal of any asbestos containing materials, removal of any unforeseen or buried materials, removal of any pilings/pile caps/grade beams, abandonment of any storage or electrical vaults/wells/ transformers/grease traps/gas-fuel-oil-propane tanks/septic tanks, utility relocates, asbuilts, open cuts in roadways, sidewalk repair or replacement, rodent control certificate, imported fill dirt, top soil, irrigation work/repair, clearing and grubbing, historical society paper work or permitting, tree trimming, root pruning, gopher tortoise relocation and permitting.

SAMSULA WASTE INC. DBA SAMSULA DEMOLITION WILL BE RESPONSIBLE ONLY FOR WORK STATED ABOVE. All material is guaranteed to be as specified. Upon execution of this proposal, Samsula Waste Inc. dba Samsula Demolition reserves all salvage rights regarding demolition. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra cost will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation. NOTE: This proposal may be withdrawn by us if not accepted within Thirty (30) Days.

SAMSULA REPRESENTATIVE: _____

PLEASE SIGN BELOW AND RETURN ORIGINAL UPON ACCEPTANCE

UPON EXECUTION OF THIS PROPOSAL, THIS DOCUMENT BECOMES A CONTRACT.

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made regardless of damage claim. Contract balance will be due in full upon completion of the scope of work. In the event that amount herein shown is not paid when due, interest at the highest legal rate per annum shall accumulate on total due. All costs of collection shall be paid by the customer including but not limited to reasonable attorney fees.

CUSTOMER'S SIGNATURE: _____

DATE: _____

PROPOSAL GOOD FOR 30 DAYS



SAMSULA DEMOLITION

Phone: 386-423-6769

Cell: 386-314-2254

Fax: 386-423-1436

Email: mike.samsulademolition@yahoo.com

363 State Road 415

New Smyrna Beach FL, 32168

PROPOSAL CONTRACT AGREEMENT

To: Donald Singleton

Attn:

Date: 7/26/21

Phone: 301-440-0331

Email: Race24gold@gmail.com

We hereby submit specifications and estimates to:

PROJECT: 2919 South Ridgewood Ave. (Asbestos Abatement) South Daytona, Fla.

DESCRIPTION OF WORK: Mobilization of Equipment, Supervision, Trucking of Debris to a Licensed Disposal Facility including Tipping Fees.

Asbestos Removal:

- **Remove and Dispose of Black Sealant Underneath White Sealant from Valleys of the Metal Roof App. 150 s.f. Contains 10%-15% Chrysotile Asbestos.**
- **Remove and Dispose of Joint Compound on the Drywall Behind Ceiling Tiles in Living Room/ Dining Room and Kitchen App. 750 s.f. Contains 2%-3% Chrysotile Asbestos.**
- **Remove and Dispose of Vinyl Floor Tile Underneath the Top Layer of Vinyl Floor Tile from Dining Room/ Front Bedroom and Back Bedroom App. 350 s.f. Contains 2% Chrysotile Asbestos.**
- **Remove and Dispose of Tan Floor Tile Underneath the Top Layer of Vinyl Floor Tile from Kitchen and Hallway App. 180 s.f. Contains 2% Chrysotile Asbestos.**
- **All FDEP, Disposal/ Abatement/ Permit Cost are Included. Provide Waste Manifest for all Asbestos Debris.**

Total: \$7,500.00

PRICE DOES NOT INCLUDE: bond, impact fees, any independent third party consulting services for the purpose of ambient air monitoring, visual inspection(s), final air clearance testing, analysis or reporting.

SAMSULA WASTE INC. DBA SAMSULA DEMOLITION WILL BE RESPONSIBLE ONLY FOR WORK STATED ABOVE. All material is guaranteed to be as specified. Upon execution of this proposal, Samsula Waste Inc. dba Samsula Demolition reserves all salvage rights regarding demolition. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra cost will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation. NOTE: This proposal may be withdrawn by us if not accepted within Thirty (30) Days.

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CUSTOMER'S SIGNATURE: _____

DATE: _____

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