



AGENDA REPORT

SAN CLEMENTE CITY COUNCIL MEETING
Meeting Date: August 20, 2019

Agenda Item CeD

Approvals:

City Manager [Signature]

Dept. Head [Signature]

Attorney SS

Finance [Signature]

Department: Public Works / Maintenance
Prepared By: Tom Bonigut, Public Works Director/City Engineer
Randy Little, Maintenance Manager

Subject: *APPROVE PURCHASE CONTRACT WITH HARBRO EMERGENCY SERVICES & RESTORATION FOR ASBESTOS REMEDIATION AT THE OC SHERIFF SUBSTATION AT 100 AVENIDA PRESIDIO.*

Fiscal Impact: Yes. A supplemental appropriation of \$91,930 from the General Fund Unassigned Fund Balance is needed. This would reduce this fund balance to about \$3.28 million.

Summary: This action is to approve a purchase contract to remediate asbestos in the OC Sheriff Substation at 100 Avenida Presidio as further discussed below.

Discussion: In mid-May 2019 some old asbestos-containing vinyl flooring was accidentally exposed during installation of new carpet and laminate flooring in the OC Sheriff Substation located in the lower level of the 100 Avenida Presidio building. Sheriff Department personnel moved out of the building and City staff immediately hired a certified asbestos testing firm to conduct air sampling and testing of the entire lower and upper levels of the building was conducted. All air sampling test results were found to be well below OSHA permissible exposure limits. The material testing also provided a complete and updated inventory of materials containing asbestos and their locations in the OC Sheriff substation portion of the building.

A required remediation plan was developed for eventual Air Quality Management District (AQMD) approval, and staff obtained three proposals to perform the remediation work. The low proposal \$83,573 was received from Harbro Emergency Services & Restoration of Cypress, California. The scope of work involves removing remaining old carpet, abating the exposed vinyl floor tile and associated adhesive mastic, and cleaning/decontaminating furnishings, property and surfaces in the lower level of the building. Not all asbestos-containing material will be removed since almost all of it remains undisturbed and therefore does not pose a health risk. The material inventory has identified the locations of those remaining asbestos-containing materials to inform and help plan the scope of any future remodeling/renovation work in the OC Sheriff substation. In addition to Harbro's proposed cost, staff recommends including a 10% contingency of \$8,357 in case any unanticipated conditions arise during the remediation, resulting in a maximum estimated cost of \$91,930.

AQMD approval of the remediation plan is required before the work can begin, and staff is coordinating with the OC Sheriff's Department to obtain information needed to finalize the plan for AQMD submittal. Once approved the work would begin

immediately and require about 4 to 6 weeks, including installation of the remaining new flooring.

Recommended

Action: STAFF RECOMMENDS THAT the City Council:

1. Approve a purchase contract in the amount of \$83,573 with Harbro Emergency Services & Restoration for remediation of asbestos at the OC Sheriff Substation located at 100 Avenida Presidio;
2. Approve a 10% contingency amount of \$8,357 if needed for this work; and
3. Approve a supplemental appropriation in the amount of \$91,930 from the General Fund Unassigned Fund Balance to Account No. 001-617-43410-000-00000 (Maintenance of Buildings).

Attachments: None.

Notification: None.

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