



**NELSON COUNTY, VIRGINIA  
FEBRUARY 21, 2014**

**IFB# 2014-MMRC  
Asbestos Abatement and Demolition of the former Massies Mill Recreation Center  
Nelson County, Virginia**

**ADDENDUM #2 ISSUED FEBRUARY 21, 2014**

**PRE-BID MEETING FEBRUARY 19, 2014 Q&A**

1. **Q:** What is the location of the Transfer Station, where block and concrete can be taken?  
**A:** Block and concrete can go to the County's Transfer Station at 972 Morse Lane (Rt. 748) Arrington VA. Otherwise, demolition debris is to be taken to the Region 2000 Landfill in Rustburg Virginia.
2. **Q:** Is the site available for inspection anytime?  
**A:** A site visit will follow the pre-bid meeting.
3. **Q:** How many feet of pipe are under the building?  
**A:** 90% of the pipe runs on the ground and in the soil. Reporting will be based on square feet rather than on linear feet. The project includes the removal of any contaminated soil as necessary and a monitor will be monitoring this. Where pipes are visible by scratching through the soil, they shall be removed. Asbestos abatement will apply to the whole roof, almost the whole school flooring (tiles) and the entire basement/crawl space. This includes the exterior caulking and glazing around doors and windows and related debris.
4. **Q:** How many stages of decontamination are required?  
**A:** Three (3) stages of decontamination are required. The asbestos-containing floor tiles in this building shall be considered friable, and treated as such with respect to the Virginia Department of Labor and Industry reporting requirements, all abatement activities, and waste packaging and disposal procedures.
5. **Q:** Will the Contractor have to provide its own generator and is there access to water?  
**A:** There is no power or water at the site. The Contractor will have access to water from the adjacent Solid Waste Collection Site. For power, the Contractor may either: (1) provide its own generator or (2) establish temporary electric service through CVEC (Travis Farrar) at its own expense. This may be located within 10 ft of the existing transformer pole. The contractor can make application for an account setup; a \$25.00 fee to set the account with CVEC is required. The power company will connect and provide the power once an inspection is called in by the Dept. of Inspections. The contractor must provide the temporary service pole and associate equipment- meter/ service disconnect/ branch circuit breakers/ GFCI outlets/ covers are required on all equipment and ground

rod. The Building Code requires GFCI protection on all outlets and compliance with NFPA 70 on the wiring method and equipment. The contractor must furnish the over head drop wire from the transformer to the temporary pole cat head unless it is provided as a coiled wire on the existing transformer. The contractor must utilize a licensed electrician to install and complete the installation.

6. **Q:** Describe responsibilities related to the underground oil tank.

**A:** The tank has approximately nine (9) inches of water and five (5) inches of fuel in it. It will need to be pumped and the County will need records of where the sludge and tank goes. If the Contractor sees obvious goulash under the tank, the County will need to inspect it again prior to proceeding.

7. **Q:** Will the County be taking soil samples around and under the oil tank?

**A:** The County has done testing around the tank and will test under it if necessary. Should testing reveal soil contamination requiring remediation, a change order may be necessary.

8. **Q:** Is the Contractor responsible for removal of the playground, out-buildings and basketball court?

**A:** No, these should be left in place.

9. **Q:** Can the block be used for backfill on site?

**A: All building materials must be removed from the site and not used for any on site fill material.**

The dirt stockpile that is available on site is to be used for backfill. The basement area is approximately 40 ft x 60 ft large. The block and slab could be taken to the County Transfer Station to be used as fill at the Transfer Station. Please advise the County of your intent to do this ahead of time to allow for proper coordination.

10. **Q:** How far from the site is the Transfer Station?

**A:** The Transfer Station is approximately 10-12 miles from the site.

11. **Q:** Will the Contractor have to bring in more dirt for fill?

**A:** Possibly, however the County thinks the fill dirt stockpiled on site will likely fill the basement hole completely. An evaluation of this can be made at the site visit.

12. **Q:** Is the fill dirt to be compacted and tested?

**A:** The existing soil stockpile that is on the site may be used to fill the basement and bring the site to positive drainage and back to existing contours once the building materials are removed from the site. The downslope area of the soil barrow area must be provided with sediment fencing as a perimeter measure before disturbing or relocating the soil. Removal is to occur from the east end towards the west side of the site no deeper than the original existing contours that the soil stockpile was placed upon. All disturbed areas must be restabilized and a minimum 40 foot buffer left to the cell tower site. The slope from the top of the 40 foot buffer to the base of the slope must not exceed a 3:1 slope. ***The fill material placed in the basement and crawlspace areas must be laid in lifts not to exceed 12 inches and compacted by rolling with equipment such as a sheep's foot. A Final top soil layer 4-6 inches is to be used to bring the site to positive drainage and existing contours before applying stabilization measures. No Compaction testing is required.***

13. **Q:** Does the County have any special requirements for handling of the well and septic tank?  
**A:** The County will consult the Health Department to get their recommendation on handling the well to see if it can be left in an active state. The septic tank should be pumped and filled with crusher run.
14. **Q:** What is the size of the septic tank?  
**A:** The size of the septic tank is unknown.
15. **Q:** Will the County have a third party observe the removal of the underground fuel tank?  
**A:** The County will inspect its removal and will hire a third party to assist with the tank reporting responsibilities. The County will cover those costs.
16. **Q:** What local permits must be obtained by the Contractor?  
**A:** 1) A Building permit to remove asbestos. 13VAC5-63-80 Section 108.1 item 4  
2) An erosion & Sediment control permit if the land disturbing activity exceeds 10,000 square ft of disturbance. To apply for a permit an erosion and sediment control plan must be prepared by the contractor and approved by the Thomas Jefferson Soil & Water Conservation District. Nelson County Code Article III section 9.54 (a) and Section 9-55 (b)  
3) A Building permit to remove the UST (underground storage tank –heating oil) 13VAC5-63-80 Section 108.1 (1)  
4) A Building permit for the demolition of the Massies Mill Elementary School. 13VAC5-63-80 Section 108.1 (1) \* Note: Final Asbestos Clearances for the structure must be received from the licensed asbestos removal contractor before a demolition permit is issued by the Building Officials Office. 13VAC5-63-100 Section 110.3 (c)

**\* Note Permit fees will be waived for both the application and issuance of the above permits.**