

Item # 22  
2-8-16

**Commissioners Court Meeting**

20.

**Meeting Date:** 02/08/2016

Increase to TexMex Asbestos Abatement and Air monitoring

**Submitted for:** Martha Palacios

**Submitted By:** Martha Palacios

**Department:** Engineering

**Subject:**

Discussion and possible action to approve a waiver to the "25% increase rule" to River City Environmental LLC for the TexMex Asbestos Abatement Contract of \$39,075.46 (PO 16-0003395) in the amount of \$27,000.00 which equals a 69% increase, for a total contract amount of \$66,075.46 and also amend Purchase Order 15-0003829 for the Asbestos Abatement Work Plan and Air monitoring to Astex Environmental Services, Inc., ~~in the amount of \$9,360.00 for a total~~ *increased* amount of \$11,405.00. **[Account #743-8001-8801-12 (Capital Outlay Renovation)]** *18,325.00*

**Issue:** Interior sheetrock walls are double layered in many of the rooms throughout the building, there is extra sheet rock behind the paneling, extra flooring under some carpeting and mastic on A/C duct work behind demoed walls.

**Solution:** Removal as per State and Federal Regulations.

**Result:** Added cost to the project over 25%

**Background:**

N/A

**Previous Court Action:**

N/A

**Fiscal Impact**

**Budget Account Number:** 0

**Funding Source:** 0

**Balance:** 0

**Financial Impact:**

Account #743--8001-8801-12 (Capital Outlay-Renovation)



**ASTEX  
ENVIRONMENTAL SERVICES**

**Astex Environmental Services**

139 Braniff · San Antonio, TX 78216  
Phone: (210) 828-9800 · Fax: (210) 829-4927  
[astex@astexinc.com](mailto:astex@astexinc.com)   [www.astexinc.com](http://www.astexinc.com)

February 2, 2016

Delivered via e-mail: [lperezgarcia@webbcountytx.org](mailto:lperezgarcia@webbcountytx.org)

Luis Perez Garcia III, P. E., C. F. M.  
County Engineer/Utilities Department Director  
Webb County Engineering Department  
1620 Santa Ursula, 2<sup>nd</sup> Floor  
Laredo, Texas 78040  
Phone: (956) 523-4055 Fax: (956) 523-5158 Cell: (956) 635-9611

**Re: Asbestos Abatement Air Monitoring & Project Management Proposal  
Addition to: Tex-Mex Office Property (Dated December 2, 2015)  
Washington Street & Convent Street  
Laredo, Texas 78040**

Mr. Garcia:

We are pleased to provide you with our proposal to conduct the Asbestos Air Monitoring and State required Project Management for the abatement of asbestos at the above address. Based upon a recommendation from Juan Olivares of River City Environmental, LLC, the project mentioned above is expected to require an additional (16) working days to complete.

The attached proposal fees are based on our experience with similar projects. Our proposal includes:

- Abatement Specifications
- Air Monitoring/Project Management
- Clearance Letters
- Written Closure Reports

We look forward to hearing from you; please do not hesitate to call us at (210) 828-9800. If you are in agreement with this proposal please sign and date in the form below, return fax to: (210) 829-4927 or email to [samanthac@astexinc.com](mailto:samanthac@astexinc.com).

Sincerely,

Samantha Carreon  
Astex Environmental Services

*By Signing I Understand The Work Will Be Done As Specified Above*

COMPANY: \_\_\_\_\_ PRINTED NAME: \_\_\_\_\_  
SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

**Addition To: ASBESTOS ABATEMENT AIR MONITORING PROPOSAL**  
***Tex-Mex Office Property (Dated December 2, 2015)***  
**State Regulated Asbestos Air Monitoring/Project Management**

---

Astex Environmental Services personnel will perform as State Regulated Asbestos Air Monitors and Project Managers for the removal of asbestos. If additional work is added to the Scope Of Work (SOW)...the unit costs are outlined below:

Abatement Work Plan (Required by TDSHS)	No Charge/Completed
EPA 600/R-93/116 Point Count Analysis ( <i>March 20, 2015</i> )	No Charge/Completed
TAHPR State Required Asbestos Air Monitoring/Project Management ( <i>Calculated at 8 hour workdays. Includes all associated fees, travel &amp; lodging</i> )	\$ 585.00 per day
Additional Asbestos Sampling ( <i>May 11, 2015</i> )	No Charge/Completed
State Certified Laboratory Third Party PCM (Air) Analysis	No Charge

*The Texas Department of State Health Services (TDSHS) requires that a notification is to be submitted and postmarked eleven working days before the project is to start. TDSHS will charge a fee for submitting a notification based on the quantity of asbestos that is to be removed and will be billed directly to the facility owner as provided on the notification form.*

**Estimated Total Costs for the Asbestos Air Monitoring**  
**(Based Upon Remaining 16-Day Completion Time)**  
**(January 25 – February 12, 2016)**

---

Abatement Work Plan	No Charge/Completed
EPA 600/R-93/116 Point Count Analysis ( <i>March 20, 2015</i> )	No Charge/Completed
TAHPR State Required Asbestos Air Monitoring/Project Management	\$ 9,360.00
Additional Asbestos Sampling ( <i>May 11, 2015</i> )	No Charge/Completed
State Certified Laboratory Third Party PCM (Air) Analysis	No Charge

---

<b>TOTAL</b>	<b>\$ 9,360.00**</b>
--------------	----------------------

---

**\*\* Based Upon 16-Day Completion – Additional Days Will Incur Additional Unit Costs**

***About Astex Environmental Services***

Astex is a Small Business Enterprise (SBE) Environmental Consulting firm located in San Antonio, Texas. The business has over 27 years of experience in the environmental field. We are fully licensed by the State of Texas to perform asbestos testing and abatement management, lead testing and abatement management and mold testing and mold abatement clearance sampling. We also perform Environmental Site Assessments (ESA's) and lesser site assessment reporting upon request by the client. Confidential references are always available.



San Antonio, TX 78216  
 139 Braniff Drive  
 Phone: (210) 828-9800 Fax: (210) 829-4927  
 email: astex@astexinc.com

**Astex Environmental Services**

**Invoice**

Webb County Purchasing Department  
 1110 Washington Street, Suite 101  
 Laredo, Texas 78040  
 (956) 523-4144  
 purchasinginvoices@webbcountytexas.gov

Invoice #	AE15102961
-----------	------------

Invoice Date:	2/2/2016
Project Name	TexMex Office Building
Project Address	1200 Washington Street Laredo, Texas 78040
Type	AIR MON

Contact Person	Mr. Antonio Alderete
----------------	----------------------

Qty	Description	Unit Price	Total
	***** PROGRESS INVOICE #1 *****		
	Price Per Proposal Dated December 2, 20105		
1	Abatement Work Plan	450.00	450.00
1	EPA 600/R-93/116 Point Count Analysis	425.00	425.00
13	TAHPR State Required Asbestos Abatement Air Monitoring/Project Management	585.00	7,605.00
1	Additional Asbestos Sampling	485.00	485.00
1	State Certified Laboratory Third Party PCM (Air) Analysis (No Charge)	0.00	0.00
Payment due upon receipt - Visa / MC / American Express Accepted		<b>Total</b>	<b>\$8,965.00</b>

Federal Tax ID No: 42-1581272  
 HUB Certification No: 1205678892500