



Cattaraugus County Land Bank Corporation
303 Court Street, Little Valley, NY 14755
(716)938-2320
www.CattLandBank.org

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REQUEST FOR PROPOSALS
ASBESTOS ABATEMENT AND DEMOLITION SERVICES
Date Issue: April 15, 2025
Due: May 16, 2025 at 2:00pm

NOTICE IS HEREBY GIVEN that submissions will be received by the Cattaraugus County Land Bank Corporation (the "Land Bank") to provide Asbestos Abatement Services and demolition. This Request for Proposal ("RFP") is a competitive process designed to serve the Land Bank's best interests and to provide firms a fair opportunity for consideration of their services. The request is open to all qualified Contractors able to deliver all requirements specified in this RFP. Proposals should address the proposal requirements for the services. All proposals will be treated as confidential and reviewed only by the Land Bank. Proposals must be received at kmostricker@cattco.org no later than 2:00pm on the date and time listed in the header of this RFP.

Email proposals are acceptable, but the Land Bank will not be responsible if the email is not received before the date and time indicated at the header of this RFP. The Land Bank will also not be responsible for any issues associated with email (Ex: bounce backs, files that are too large, etc.) if the contractor submits via email. It is the contractor's sole responsibility to confirm that proposals have been submitted by the deadline.

Background Information

The Cattaraugus County Land Bank Corporation's ("Land Bank") mission is to end blight and the devastating effects it has on our communities, and begin to reverse the damage already done. The Land Bank is charged with streamlining and facilitating the processes by which vacant, abandoned, and underutilized properties can be returned to productive use. The Land Bank owns a variety of properties including both vacant and improved lots. The Land Bank is currently looking for bids to abate and demolish the following properties:

517 East Connell St. Olean NY 14760
623 Seneca Ave. Olean NY 14760

Please refer to asbestos reports prepared by NEM.

PLEASE MAKE SURE YOUR INSURANCE MEETS THE REQUIREMENTS AS OUTLINED.
BIDS TO INCLUDE AN ACORD 25 AND 855 TO VERIFY INSURANCE.

NOTE: Land Banks are not subject to DOL Notification Fees. DO NOT include notification fees in your bids. Contractors are responsible for notifying DOL but should not pay the fees. They should submit a Notification Fee Waiver form, which will be supplied by the Land Bank to the contractor, so that the fees can be removed from your account.

MINIMUM SPECIFICATIONS FOR DEMOLITION AND REMOVAL OF EXISTING STRUCTURES

GENERAL: It is the intent of these specifications to describe the need of Cattaraugus County Land Bank for the demolition and removal of various structures within Cattaraugus County Land Bank.

Description of Properties:

517 East Connell St. Olean NY 14760- Single family built in 1915. Consists of 1274 sq.ft- four bedrooms and one bathroom.

623 Seneca Ave. Olean, NY 14760- Single family built in 1925. Consists of 1728 sq.ft.- five beds and two bathrooms. Partially finished basement

Results of Asbestos Inspections:

Pre-demolition asbestos inspection surveys have been completed on the structure. The inspection reports are attached. The following is the summary of the results from the pre-demolition asbestos inspection reports:

- 623 Seneca Ave.- RFP – No asbestos found
- 517 E Connell St- RFP -There was asbestos identified as a result of the Inspection. The second layer blue colored floor tile located within the first-floor bathroom tested positive for Chrysotile Asbestos. This area comprises approximately 80 square feet. The second floor 9x9 tan colored floor tile and mastic tested positive for Chrysotile Asbestos. This area represents approximately 360 square feet. The thermal duct wrap located in the basement and vent within the wall tested positive for Chrysotile Asbestos. This area represents approximately 30 square feet.

Asbestos containing structures with pre-demolition asbestos reports shall be demolished and removed from the site. The demolition shall be in accordance with New York State Department of Labor, Applicable Variance “AV-A-1 – Controlled demolition of Municipally-Owned Vacant Residential Buildings/Structures up to 3-Stories in Height” (attached).

FOR ANY PROJECT THAT REQUIRES ASBESTOS REMOVAL OR MITIGATION THE SUCCESSFUL BIDDER OR SUBCONTRACTOR MUST BE NEW YORK STATE CERTIFIED FOR ASBESTOS DEMOLITION.

1) SCOPE OF WORK:

- A. The successful bidder shall remove from any and all structures including, deck(s) and chimney(s). Removal of the structures is to include all interior and exterior furnishings, rubbish, garbage, appliances, fixtures, plumbing, heating systems, wiring, etc.
 1. For buildings with basements the bidder shall remove the existing foundation to a point 2-feet below the existing grade, filling the

basement area with clean fill (fill type requires approval from the Cattaraugus County Land Bank) to meet the existing grade, placing 4-inches of screened topsoil, final grading to blend into the existing grade, mulching and seeding.

2. For buildings with crawl spaces the bidder shall remove the existing foundation to a point 2-feet below the existing grade, either filling the crawl space area with clean fill (fill type requires approval from the Cattaraugus County Land Bank) or removing excess material in the crawl space area to meet the existing grade, placing 4-inches of screened topsoil, final grading to blend into the existing grade, mulching and seeding.
 3. For buildings with slab on grade and perimeter foundations the bidder shall remove the existing foundation to a point 2-feet below the existing grade, completely remove the slab on grade, filling the disturbed footprint with clean fill (fill type requires approval from the Cattaraugus County Land Bank) to meet the existing grade, placing 4-inches of screened topsoil, final grading to blend into the existing grade, mulching and seeding.
- B. The bidder will also be responsible for protection of existing structures on adjacent lots, removing combustible materials, debris, vehicles and garbage from the entire site.
- C. The successful bidder shall be responsible for the protection of existing trees, utilities and other items that are to remain.
- D. Each bidder shall visit the site where the structures are located, and thoroughly inform himself/herself of all conditions and factors which would affect the prosecution and completion of the work and the costs thereof, including the arrangement and conditions of existing or proposed structures affecting, or which are affected by, the proposed work, such as surface utilities, trees that are to remain and other potential obstacles.
- E. The successful bidder is to provide all materials, labor, and equipment to complete the removal of structure(s).
- F. The Contractor shall obtain the demolition permits for the project from Municipality – Code Enforcement Division for the project. Within 7 days of the Notice of Award, the Contractor shall submit proof of the required New York State Workers' Compensation Insurance and Disability Benefits Insurance in a form accepted by the State of New York. Accord forms will not be accepted.
- G. The successful bidder shall also be responsible for obtaining all other required permits and paying all fees, disconnecting, capping and sealing existing services and utilities. The successful bidder shall be required to contact any public utility and

municipal utility to arrange and/or coordinate utility shut offs.

- H. For all properties in the City of Olean the successful bidder shall be required to Contact the City of Olean Code Enforcement Office to coordinate the municipal utility shut offs.
- I. The successful bidder shall be responsible for obtaining any permit and for making any notification from or to the New York State Department of Labor - Asbestos Control Bureau. The Successful bidder shall also be responsible for any costs or fees associated with the asbestos permits and/or notifications.

2) COMPLETION DATE:

All demolitions and rough grading shall be completed by October 31, 2025. Final clean up, grading, mulching and seeding shall be completed by November 31, 2025.

3) MAINTAINING TRAFFIC:

- A. The successful bidder will not close or obstruct streets, roads, or store materials on sidewalks, alleys, passageways or rights of way. If in the event a sidewalk or right-of-way is required to be closed to perform the work the successful bidder shall establish a detour (pedestrian or vehicular) in accordance with the requirement of the local jurisdiction (town, village, and city).
- B. The successful bidder will conduct his/her operations with a minimum interference with roads, streets, driveways, alleys, sidewalks and other means of ingress and egress.
- C. The successful bidder will provide, erect and maintain lights, barriers, and other items as may be required to maintain traffic, or as required by local ordinances.

4) PROTECTION:

- A. The successful bidder shall protect adjacent property against damages, which might occur from falling debris or other cause.
- B. The successful bidder shall take precaution to guard against movement, or settlement of adjacent buildings. The successful bidder will provide and place bracing and shoring as required. If at any time the safety of adjacent structures appears to be endangered, the successful bidder shall cease operations and notify the Commissioner of Public Works immediately.
- C. If additional shoring or bracing is required, it shall be furnished by the successful bidder without additional cost to the Cattaraugus County Land Bank.
- D. The successful bidder shall maintain access to and from adjacent properties.

5) UTILITIES REQUIRED DURING CONTRACT PERIOD:

Any utilities and services necessary for the completion of the work shall be installed by, or

for the successful bidder, at his/her expense, and shall be removed when no longer required. Please see Attachment A and B.

6) PRIVATE PROPERTY:

The successful bidder shall not enter upon private property for any purpose without obtaining permission, and he/she shall be responsible for the preservation of all public property, trees, monuments, and other items along and adjacent to the street and/or right of way, and shall use every precaution necessary to prevent damage or injury thereto. The successful bidder shall use suitable precautions to prevent damage to pipes, conduits, and to other underground structures, and shall protect carefully from disturbance or damage to all monuments and property marks, until an authorized agent has witnessed, or otherwise referenced, their location and shall not remove them until directed.

7) REMOVAL OF CONSTRUCTION EQUIPMENT, TOOLS AND SUPPLIES:

At the termination of this contract, before acceptance of the work by the Cattaraugus County Land Bank, the successful bidder shall remove all of his/her equipment, tools and supplies from the property of the Cattaraugus County Land Bank. Should the successful bidder fail to remove such equipment, tools and supplies, the Cattaraugus County Land Bank shall have the right to remove them at the successful bidder's expense.

8) ADJOINING PROPERTY:

- A. The successful bidder shall be fully responsible for any and all damage or injury to property outside of the project site caused by his/her work.
- B. The Cattaraugus County Land Bank shall be relieved of any and all responsibility from any claims due to such injury or damage, and the successful bidder shall defend any action of law at equity brought by reason thereof.

9) BARRICADES AND SIGNS:

The successful bidder shall provide an adequate safety fence and sign(s) and take all necessary precautions for the protection of the work and the safety of the public.

STRUCTURES TO BE NON-ASBESTOS DEMOLITION:

623 Seneca Ave. Olean NY 14760- there was no asbestos materials identified

STRUCTURES TO BE QUOTED AS DISASSEMBLED and CONTROLLED:

- **517 E Connell St, Olean NY 14760-** There was asbestos identified as a result of the Inspection. The second layer blue colored floor tile located within the first-floor bathroom tested positive for Chrysotile Asbestos. This area comprises approximately 80 square feet. The second floor 9x9 tan colored floor tile and mastic tested positive for Chrysotile Asbestos. This area represents approximately 360 square feet. The thermal duct wrap located in the basement and vent within the wall tested positive for Chrysotile Asbestos. This area represents approximately 30 square feet.

1) REMOVAL OF ASBESTOS CONTAMINATED MATERIALS:

Any asbestos encountered shall be handled according to the latest Federal, State, and local

regulations for demolition and removal of asbestos contaminated materials including but not limited to New York State Industrial Code Rule 56 (12 NYCRR 56). SEE ATTACHED REPORTS.

2) DEMOLITION PROCEDURE:

- A. All asbestos containing material identified in the attached Asbestos Survey shall be removed and the site certified as cleared before any other demolition is to be performed.
- B. Material and debris resulting from the demolition shall be removed from the premises as rapidly as possible by the successful bidder.
- C. No combustible material shall be allowed to remain within, or to be used to fill, any basement area or other subsurface void or vault.
- D. The basement walls and other foundations shall remain as stated above.

3) SALVAGE OR DISPOSAL:

- A. The successful bidder shall be entitled to all materials. All piping, conduits, cables and other equipment belonging to public service companies shall not become the property of the successful bidder, unless abandoned by the various companies owning or controlling the same.
- B. All disassembled materials become the property of the successful bidder, unless otherwise indicated and shall be promptly removed from the site.

4) AIR MONITORING:

The Cattaraugus County Land Bank shall be responsible for obtaining the air monitoring for the project where necessary. The Contractor shall inform the Cattaraugus County Land Bank seventy two (72) hours before the need for air monitoring service. The Contractor shall not engage in any work requiring air monitoring until the air monitor technician is on site and ready to perform the required measurements.

PAYMENT:

Payment will be made after work is completed, accepted by the Cattaraugus County Land Bank Land Bank.

INSURANCE:

The successful bidder shall provide insurance in accordance with the enclosed form with minimum insurance coverage Type "A – Construction & Maintenance" and the requirements of the Enterprise Community Partners, Inc. Both sets of insurance requirements are needed to be satisfied.

SITE INSPECTION:

The exterior of the structures can be inspected at any time during the bidding. Interior inspection of the structures will be done by appointment only.

To schedule an appointment please contact Kate O'Stricker, Cattaraugus County Land Bank Development Specialist, and (716) 938-2320.

ONE-CALL NOTIFICATION TRAINING CERTIFICATION

The Contractor certifies that its excavator(s), operator(s), and/or subcontractor(s), if any, have completed the training and education program provided by the One-Call Notification System pursuant to Article 36 of the NYS General Business Law and any other provider authorized by the Public Service Commission to administer such training and education program. **The Contractor shall submit certificates of training with their bid.**

AWARD PROCEDURE:

Proposal DUE May 16, 2025 by 2:00 pm

Each structure is to be bid as an individual project: Each project will be awarded to the lowest responsible bidder on each individual project. The Cattaraugus County Land Bank shall award the maximum number of projects, as budgetary constraints will allow. The order of the awards will be based on budgetary constraints and determined by the Cattaraugus County Land Bank.

BID FORM

Lump Sum Bid for: 517 East Connell St. Olean NY Controlled \$ _____
Disassembled \$ _____
Lump Sum Bid for: 623 Seneca Ave. Olean NY \$ _____

FOR ANY PROJECT REQUIRING THE REMOVAL OR MITIGATION OF ASBESTOS MATERIALS THE BIDDER OR SUBCONTRACTOR TO THE BIDDER MUST SUBMIT WITH THE BID, A COPY OF ITS VALID NEW YORK STATE ASBESTOS CONTRACTOR'S LICENSE.

NOTE: By signing this bid form and submitting a bid, the bidder acknowledges that they have read, understand and agree to all aspects of this document as presented. Conditional bids will not be accepted.

Name of Firm: _____

Print Name of Contact: _____

Signature: _____

Address: _____

Date: _____ Email: _____ Phone: _____

IS YOUR COMPANY IS REGISTERED AS AN MWBE IN NYS? YES__ NO _____

IF PAYMENT IS TO BE MADE TO OTHER THAN THE ABOVE NAMED COMPANY, PLEASE FILL IN COMPANY NAME AND ADDRESS HERE.

RETURN ELECTRONICALLY TO: Kate O'Stricker- kmostricker@cattco.org by May 16th, 2025 by 2PM.

APPENDIX A

Insurance (for Grantee Subrecipient and Subcontractors, as applicable)

Certificate of Insurance (ACORD 25) evidencing Grantee's/ Subrecipient's Commercial General Liability Insurance in amounts not less than:

- \$1,000,000 per occurrence/ per location or per project aggregate (for more than one loc), \$2,000,000 in the annual aggregate,
- \$2,000,000 products/completed operations aggregate
- 1. naming Cattaraugus County Land Bank Inc. as an Additional Insured;
- 2. Deductible should be no more than \$5,000.
- 3. Must include list of exclusions
- 4. No warranties
- 5. Endorsements should include
 - a. Additional Insured including premises operations and Product/Completed Operations
 - b. Waiver of Subrogation
 - c. 30-day notice of cancellation

Certificate of Insurance (ACORD 25) evidencing Grantee's/ Subrecipient's/Subcontractor's Worker's Compensation Insurance (in amounts consistent with state statutory requirements), and naming Cattaraugus County Land Bank Inc. as Certificate Holder. Named Insured must be Grantee's full legal name.

Certificate of Insurance (ACORD 25) evidencing Grantee's/ Subrecipient's/Subcontractor's Auto Insurance

- in amount not less than \$1,000,000, for all owned, non-owned and hired automobiles. If no owned autos, coverage may be extended from the CGL policy.
- Waiver of Subrogation
- 30 day notice of cancellation endorsement
- naming Cattaraugus County Land Bank Inc. as an Additional Insured with Primary Non-Contributory language.
-

REQUIREMENTS FOR ALL INSURANCE:

- Carrier must be rated "A-" or higher in the AM Best Guide with a Financial Size Category of at least VI,
- Named Insured must be Grantee's full legal name,
- Policy must be current, not expired, and include all endorsements
- Certificate must be signed by an authorized representative of the insurance carrier,
- Additional Insured/ Certificate holder/ (as required below) must appear as:

Cattaraugus County Land Bank Inc
303 Court Street
Little Valley NY 14755



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

2/21/2019

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Sample Sample Sample Sample	CONTACT NAME: Sample PHONE (A/C, No, Ext): Sample FAX (A/C, No): Sample E-MAIL: ADDRESS: Sample
INSURED Sample Sample Sample Sample	INSURER(S) AFFORDING COVERAGE INSURER A: INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:

COVERAGES

CERTIFICATE NUMBER: 1706490644

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
<input checked="" type="checkbox"/>	COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:	Y Y				EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
<input checked="" type="checkbox"/>	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS	Y Y				COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
<input checked="" type="checkbox"/>	UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input checked="" type="checkbox"/> RETENTION \$ 10,000	Y Y				EACH OCCURRENCE \$ 2,000,000 AGGREGATE \$ 2,000,000 \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory In NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N N N/A				<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 100,000 E.L. DISEASE - EA EMPLOYEE \$ 100,000 E.L. DISEASE - POLICY LIMIT \$ 500,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

General Liability:
Additional Insureds By Contract, Agreement or Permit
Primary and Non-Contributory Additional Insured Extension
Construction Projects General Aggregate Limit (Per Project)
Blanket Additional Insureds Contractors Products Completed Operations
Waiver of Transfer of Rights of Recovery Against Others to Us

Automobile Liability:
See Attached...

CERTIFICATE HOLDER

CANCELLATION

Sample
Sample
Sample

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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AGENCY CUSTOMER ID: _____
LOC #: _____



ADDITIONAL REMARKS SCHEDULE

Page 1 of 1

AGENCY Sample		NAMED INSURED Sample Sample Sample Sample
POLICY NUMBER		
CARRIER	NAIC CODE	
EFFECTIVE DATE:		

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
FORM NUMBER: 25 FORM TITLE: CERTIFICATE OF LIABILITY INSURANCE

Blanket Additional Insured When Required by Contract
Designated Insured Noncontributing Any Entity with Whom you Have Agreed in a Written Agreement that this Policy will be Primary and Without Right of Contribution from any Insurance
Waiver of Transfer of Rights of Recovery Against Others to Us

Umbrella Liability:
Additional Insureds By Contract, Agreement or Permit
Waiver Transfer Rights of Recovery Against Others
Primary and Non-Contributory Additional Insured Extension

Workers' Compensation:
Waiver of Transfer of Rights of Recovery Against Others to Us



March 21, 2025

Cattaraugus County Landbank
Kate O'Stricker
303 Court Street
Little Valley, NY 14755

Re: Final Report for an Asbestos Inspection Survey for the 517 East Connell Street Structure, Olean, NY.

Kate:

Northeastern Environmental Management (NEM) is pleased to submit the following information completed for the above referenced project.

On February 27, 2025 qualified personnel completed an Asbestos Inspection Survey on the East Connell Street Property. The assessment was performed at the above location to identify, sample and approximate the quantities of suspect asbestos containing material (ACM). The assessment was completed by Daniel Kellam, Inspector # 04-03427, with protocols and guidelines commonly used and accepted in New York State following NYCRR Part 56.

The assessment sampling process is as follows: collected materials are wetted with amended water; an air tight plastic bag is labeled accordingly and identified within the project logbook; the representative sample is collected and transferred into the plastic bag; samples are recorded on a Chain of Custody form and transferred under strict chain of custody procedures to an approved NYSDOH and ELAP certified laboratory. Samples are analyzed using Polarized Light Microscopy (PLM) in accordance with US EPA Interim Methodology, NYSDOH Method 198.1. Non-friable samples require additional sample analysis. The additional analysis is necessary to detect asbestos fibers in Non-Friable Organically Bound (NOB) with Transmission Electron Microscopy (TEM) in accordance with NYSDOH ELAP 198.6 and 198.4.

The results of these laboratory procedures confirm that a suspect asbestos containing material (ACM) actually contains asbestos. A regulated ACM is a material containing 1% or greater asbestos content. Anything less than 1% is identified as a trace concentration.

The services completed by NEM personnel during the assessment included locating, quantifying and sampling suspect ACM. All samples were collected in areas and spaces accessible to personnel.

Collected samples were transported with Chain of Custody documentation to EMSL Analytical Incorporated, a certified testing laboratory.

- | | |
|--|----------------------------------|
| • Environmental Assessments | • Wetland Delineation/Permitting |
| • Underground Storage Tank Remediation | • Land Surveying |
| • Asbestos/Lead Abatement | • Hazardous Materials Consulting |



Twenty-four (24) samples were collected, representing lathe plaster, drywall, joint compound, wall insulation, floor coverings, thermal system insulation, mastics, exterior siding and roofing.

There was asbestos identified as a result of the Inspection.

The second layer blue colored floor tile located within the first-floor bathroom tested positive for Chrysotile Asbestos. This area comprises approximately 80 square feet.

The second floor 9x9 tan colored floor tile and mastic tested positive for Chrysotile Asbestos. This area represents approximately 360 square feet.

The thermal duct wrap located in the basement and vent within the wall tested positive for Chrysotile Asbestos. This area represents approximately 30 square feet.

This identified material must be removed by a NYS Certified Asbestos Abatement Contractor, Project Monitor Visual Inspection including air monitoring be completed during any proposed removal activities.

Refer to the attached chain of custody and analytical results. Listed below are the sample locations.

<u>Sample Number</u>	<u>Location</u>	<u>Presence of Asbestos</u>
1A, B, C	Lathe plaster	No
2A, B, C	Dry wall	No
3A, B, C	Joint compound	No
4A, B, C	Wall insulation	No
5A, B	Kitchen and partial second floor 12x12 floor tiles	No
6A, B	Bathroom floor tiles blue	Yes
7A, B	Pipe wrap	Yes
8A, B	9x9 floor tiles/mastic second floor tan	Yes
9A, B	Exterior asphalt siding	No
10A, B	Roofing	No



Per New York State Asbestos Survey Requirements, it is required that this survey be sent to the local Asbestos Control Bureau District Office. The office address is located 65 Court Street, Room 405, Buffalo, NY 14202. A copy will also need to be forwarded to any local government entity charged with issuing work permits. A copy of this Assessment must be kept on-site for the duration of the asbestos project.

Should you require any further information or have any questions, please feel free to contact me.

Sincerely,

Northeastern Environmental Management

Daniel Kellam, R.E.A.
Certified Asbestos Inspector



**CHAIN OF CUSTODY
AND
LABORATORY ANALYSIS**

Asbestos Chain of Custody (Air, Bulk, Soil)

200 Route 130 North
Cinnaminson, NJ 08077



EMSL Order Number / Lab Use Only

EMSL ANALYTICAL, INC.
TESTING LABS • PRODUCTS • TRAINING

142500867

PHONE (800) 220-3675
Email: CinnAsbestos@EMSL.com

Customer Information	Customer ID: NEES26	Billing Information	Billing ID: Same
	Company Name: NEM		Company Name:
	Contact Name: DAN KELLAM		Billing Contact:
	Street Address: 25 VAN TASSEL WAY		Street Address:
	City, State, Zip: BRADFORD, PA 16701 Country:		City, State, Zip: Country:
	Phone: (814) 598-3565		Phone:
Email(s) for Report: dknem@yahoo.com		Email(s) for Invoice:	

Project Information			
Project Name/No: Cornell St 25015	Purchase Order:		
EMSL LIMS Project ID (if applicable, EMSL will provide):	US State where samples collected: NJ	State of Connecticut (CT) must select project location: <input type="checkbox"/> Commercial (Taxable) <input type="checkbox"/> Residential (Non-Taxable)	
Sampled By Name: Dan Kellam	Sampled By Signature: <i>[Signature]</i>	No. of Samples in Shipment: 24	
Turn-Around-Time (TAT) <input type="checkbox"/> 3 Hour <input type="checkbox"/> 4-5 Hour <input type="checkbox"/> 6 Hour <input type="checkbox"/> 24 Hour <input type="checkbox"/> 32 Hour <input type="checkbox"/> 48 Hour <input type="checkbox"/> 72 Hour <input type="checkbox"/> 96 Hour <input type="checkbox"/> 1 Week <input checked="" type="checkbox"/> 2 Week <small>TEM Air 3-6 Hour, please call ahead to schedule. 32 Hour TAT available for select tests only, samples must be submitted by 11:30 am.</small>			

Test Selection		
PCM Air <input type="checkbox"/> NIOSH 7400 <input type="checkbox"/> NIOSH 7400 w/ 8hr. TWA PLM - Bulk (reporting limit) <input type="checkbox"/> PLM EPA 600/R-93/116 (<1%) <input type="checkbox"/> PLM EPA NOB (<1%) <input type="checkbox"/> POINT COUNT <input type="checkbox"/> 400 (<0.25%) <input type="checkbox"/> 1,000 (<0.1%) POINT COUNT w/ GRAVIMETRIC <input type="checkbox"/> 400 (<0.25%) <input type="checkbox"/> 1,000 (<0.1%) <input type="checkbox"/> NIOSH 9002 (<1%) <input checked="" type="checkbox"/> NYS 198.1 (Friable - NY) <input checked="" type="checkbox"/> NYS 198.6 NOB (Non-Friable - NY) <input type="checkbox"/> NYS 198.8 (Vermiculite SM-V)	TEM - Air <input type="checkbox"/> AHERA 40 CFR, Part 763 <input type="checkbox"/> NIOSH 7402 <input type="checkbox"/> EPA Level II <input type="checkbox"/> ISO 10312* TEM - Bulk <input type="checkbox"/> TEM EPA NOB <input checked="" type="checkbox"/> NYS NOB 198.4 (Non-Friable-NY) <input type="checkbox"/> TEM EPA 600/R-93/116 w Milling Prep (0.1%)	TEM - Settled Dust <input type="checkbox"/> Microvac - ASTM D5755 <input type="checkbox"/> Wipe - ASTM D6480 <input type="checkbox"/> Qualitative via Filtration Prep <input type="checkbox"/> Qualitative via Drop Mount Prep Soil - Rock - Vermiculite (reporting limit)* <input type="checkbox"/> PLM EPA 600/R-93/116 with milling prep (<0.25%) <input type="checkbox"/> PLM EPA 600/R-93/116 with milling prep (<0.1%) <input type="checkbox"/> TEM EPA 600/R-93/116 with milling prep (<0.1%) <input type="checkbox"/> TEM Qualitative via Filtration Prep <input type="checkbox"/> TEM Qualitative via Drop Mount Prep
Other Test (please specify):		

*Please call with your project-specific requirements

☒ Positive Stop - Clearly Identified Homogeneous Areas (HA) Filter Pore Size (Air Samples) ☐ 0.8um ☐ 0.45um

Sample Number	Sample Location / Description	Volume, Area or Homogeneous Area	Date / Time Sampled (Air Monitoring Only)
X 1 ABC	Ceiling Plaster		2-27-15
X 2 ABC	Drywell		"
X 3 ABC	Joint Compound		"
X 4 ABC	Blown-in Insulation		"
X 5 AB	Kitchen Linoleum		"
X 6 AB	Bathroom/hallway tile Blue 9x9		"
X 7 A,B	Thermal Duct Wrap		"
X 8 A,B	Floor tile/mastic 2x2 tile 9x9		"

Special Instructions and/or Regulatory Requirements (Sample Specifications, Processing Methods, Limits of Detection, etc.):

Method of Shipment: USPS	Sample Condition Upon Receipt:
Relinquished by: <i>[Signature]</i> Date/Time: 2-27-25 1630	Received by: <i>[Signature]</i> Date/Time: 12:39pm
Relinquished by: <i>[Signature]</i> Date/Time:	Received by: <i>[Signature]</i> Date/Time: mail

1092

Exhib. Order Number / Labeling Code

EMSL ANALYTICAL, INC.
TESTING LABS • PRODUCTS • TRAINING

1800: 220.3675

E-mail: CanAsiab@EMS.com

142500867

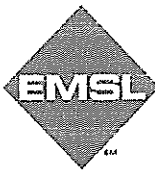
Additional Pages of the Chain of Custody are only necessary if needed for additional vehicle information

Special Instructions and/or Regulatory Requirements (Sample Specifications, Processing Methods, Limits of Detection, or:

[illegible]

EMSL Analytical, Inc.'s Laboratory Terms and Conditions are incorporated into this Chain of Custody by reference in their entirety. Submission of samples to EMSL Analytical, Inc. constitutes acceptance and acknowledgment of all terms and conditions by Customer.

292



EMSL Analytical, Inc.

490 Rowley Road Depew, NY 14043
 Phone/Fax: (716) 651-0030 / (716) 651-0394
<http://www.EMSL.com> / buffalolab@emsl.com

EMSL Order: 142500867

Customer ID: NEES26

Customer PO:

Project ID:

Attention: Dan Kellam
 Northeastern Environmental Management
 25 Van Tassel
 Bradford, PA 16701

Phone: (814) 598-3565

Fax: (814) 368-6651

Received: 03/05/2025 12:39 PM

Analysis Date: 03/18/2025

Collected: 02/27/2025

Project: Connell St 25015

Test Report: Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A 142500867-0001	Lathe Plaster	Gray Non-Fibrous Homogeneous		25% Quartz 75% Non-fibrous (Other)	None Detected
1B 142500867-0002	Lathe Plaster	Gray Non-Fibrous Homogeneous		25% Quartz 75% Non-fibrous (Other)	None Detected
1C 142500867-0003	Lathe Plaster	Gray Non-Fibrous Homogeneous		25% Quartz 75% Non-fibrous (Other)	None Detected
2A 142500867-0004	Drywall	White Non-Fibrous Homogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
2B 142500867-0005	Drywall	White Non-Fibrous Homogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
2C 142500867-0006	Drywall	White Non-Fibrous Homogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
3A 142500867-0007	Joint Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
3B 142500867-0008	Joint Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
3C 142500867-0009	Joint Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4A 142500867-0010	Blown-In Insulation	Various Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

EMSL maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Estimation of uncertainty is available on request. All samples are examined for the presence of vermiculite.

Samples analyzed by EMSL Analytical, Inc. Depew, NY NYS ELAP 11606, NVLAP Lab Code 200056-0

Initial report from: 03/19/2025 10:30:19

Printed 3/19/2025 10:30:25AM

Page 1 of 2

**EMSL Analytical, Inc.**

490 Rowley Road Depew, NY 14043

Phone/Fax: (716) 651-0030 / (716) 651-0394

<http://www.EMSL.com> / buffalolab@emsl.com

EMSL Order: 142500867

Customer ID: NEES26

Customer PO:

Project ID:

Attention: Dan Kellam
Northeastern Environmental Management
25 Van Tassel
Bradford, PA 16701

Phone: (814) 598-3565**Fax:** (814) 368-6651**Received:** 03/05/2025 12:39 PM**Analysis Date:** 03/18/2025**Collected:** 02/27/2025**Project:** Connell St 25015

**Test Report: Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1
Method**

Sample	Description	Appearance	<u>Non-Asbestos</u>		<u>Asbestos</u>
			% Fibrous	% Non-Fibrous	% Type
4B 142500867-0011	Blown-In Insulation	Various Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4C 142500867-0012	Blown-In Insulation	Various Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
7A 142500867-0017	Thermal Duct Wrap	Gray Non-Fibrous Homogeneous		47% Non-fibrous (Other)	53% Chrysotile
7B 142500867-0018	Thermal Duct Wrap				Positive Stop (Not Analyzed)

Analyst(s)

Colin Deubell (13)

Rhonda McGee, Laboratory Manager
or other approved signatory

EMSL maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Estimation of uncertainty is available on request. All samples are examined for the presence of vermiculite.

Samples analyzed by EMSL Analytical, Inc. Depew, NY NYS ELAP 11606, NVLAP Lab Code 200056-0

Initial report from: 03/19/2025 10:30:19



EMSL Analytical, Inc.

490 Rowley Road Depew, NY 14043
Tel/Fax: (716) 651-0030 / (716) 651-0394
<http://www.EMSL.com> / buffalolab@emsl.com

EMSL Order: 142500867
Customer ID: NEES26
Customer PO:
Project ID:

Attention: Dan Kellam
Northeastern Environmental Management
25 Van Tassel
Bradford, PA 16701

Phone: (814) 598-3565
Fax: (814) 368-6651
Received Date: 03/05/2025 12:39 PM
Analysis Date: 03/18/2025
Collected Date: 02/27/2025

Project: Connell St 25015

Test Report: Asbestos Analysis of Non-Friable Organically Bound Materials by Transmission Electron Microscopy via NYS ELAP Method 198.4

Sample ID	Description	Appearance	Matrix Material	% Non-Asbestos Fibers	% Asbestos Types	% Total Asbestos
5A 142500867-0013	Kitchen Linoleum	Brown/Black Non-Fibrous Homogeneous	100% Other	None	No Asbestos Detected	None Detected
5B 142500867-0014	Kitchen Linoleum	Brown/Black Non-Fibrous Homogeneous	100% Other	None	No Asbestos Detected	None Detected
6A 142500867-0015	Bathroom / Hallway Tile Blue 9x9					
Not Analyzed						
6B 142500867-0016	Bathroom / Hallway Tile Blue 9x9					
Not Analyzed						
8A 142500867-0019	Floor Tile 2nd Flr 9x9					
Not Analyzed						
8A 142500867-0020	Floor Tile 2nd Flr 9x9					
Not Analyzed						
8B 142500867-0021	Mastic 2nd Flr 9x9					
Not Analyzed						
8B 142500867-0022	Mastic 2nd Flr 9x9					
Not Analyzed						
9A 142500867-0023	Exterior Asphalt Siding	Black Non-Fibrous Homogeneous	100% Other	None	No Asbestos Detected	None Detected

EMSL maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. Inconclusive is defined as none detected or trace asbestos at 1% or less. EMSL recommends that samples reported as none detected or <1% undergo additional analysis via PLM to avoid the possibility of false negatives. Samples analyzed by EMSL Analytical, Inc. Depew, NY NYS ELAP 11606

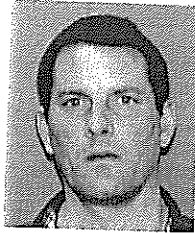
Initial report from: 03/19/2025 10:30 AM



PERSONNEL QUALIFICATIONS

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

11/15



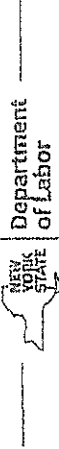
DAN M KELLAM
CLASS(EXPIRES)
C ATEC (09/25) D INSP (09/25)
H PM (09/25)

NEW YORK STATE DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

MUST BE CARRIED ON ASBESTOS PROJECTS

FOR MORE INFORMATION VISIT WWW.DOL.STATE.NY.US

WE ARE YOUR DOL



DIVISION OF SAFETY & HEALTH LICENSE AND CERTIFICATE UNIT, STATE OFFICE CAMPUS, BLDG. 12, ALBANY, NY 12226

ASBESTOS HANDLING LICENSE

Dan Kellam dba Northeastern Environmental Management
25 Van Tassel Way, Bradford, PA, 16701

License Number: 29807
License Class: RESTRICTED
Date of Issue: 09/27/2024
Expiration Date: 10/31/2025
Duly Authorized Representative: Dan Kellam

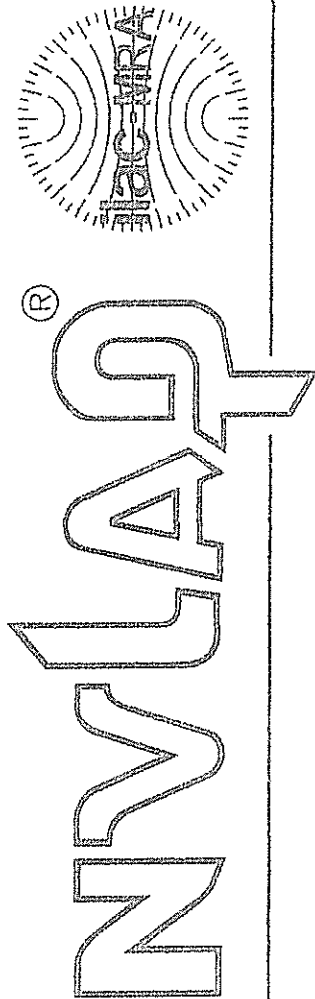
This license has been issued in accordance with applicable provisions of Article 30 of the Labor Law of New York State and of the New York State Codes, Rules and Regulations (12 NYCRR Part 56). It is subject to suspension or revocation for a (1) serious violation of state, federal or local laws with regard to the conduct of an asbestos project, or (2) demonstrated lack of responsibility in the conduct of any job involving asbestos or asbestos material.

This license is valid only for the contractor named above and this license or a photocopy must be prominently displayed at the asbestos project worksite. This license verifies that all persons employed by the licensee on an asbestos project in New York State have been issued an Asbestos Certificate, appropriate for the type of work they perform, by the New York State Department of Labor.

A handwritten signature in black ink, appearing to read "Amy Phillips".

Amy Phillips, Director
For the Commissioner of Labor

United States Department of Commerce
National Institute of Standards and Technology



Certificate of Accreditation to ISO/IEC 17025:2017

NVLAP LAB CODE: 200056-0

EMSL Analytical, Inc.
Depew, NY

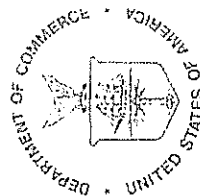
is accredited by the National Voluntary Laboratory Accreditation Program for specific services,
listed on the Scope of Accreditation, for:

Asbestos Fiber Analysis

This laboratory is accredited in accordance with the recognized International Standard ISO/IEC 17025:2017.
This accreditation demonstrates technical competence for a defined scope and the operation of a laboratory quality
management system (refer to joint ISO-ILAC-IAF Communiqué on ISO/IEC 17025).

2024-07-01 through 2025-06-30

Effective Dates



A handwritten signature in dark ink, appearing to read "Jill S. ...", is written over the seal.

For the National Voluntary Laboratory Accreditation Program

SCOPE OF ACCREDITATION TO ISO/IEC 17025:2017

EMSL Analytical, Inc.
490 Rowley Road
Depew, NY 14043
Ms. Rhonda McGee
Phone: (716) 651-0030 Fax: (716) 651-0394
Email: rmcgee@emsl.com
<http://www.emsl.com/>

ASBESTOS FIBER ANALYSIS


NVLAP LAB CODE 200056-0

Bulk Asbestos Analysis

<u>Code</u>	<u>Description</u>
18/A01	EPA -- 40 CFR Appendix E to Subpart E of Part 763, Interim Method of the Determination of Asbestos in Bulk Insulation Samples
18/A03	EPA 600/R-93/116: Method for the Determination of Asbestos in Bulk Building Materials

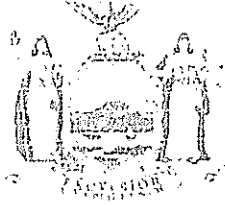
Airborne Asbestos Analysis

<u>Code</u>	<u>Description</u>
18/A02	U.S. EPA's "Interim Transmission Electron Microscopy Analytical Methods-Mandatory and Nonmandatory-and Mandatory Section to Determine Completion of Response Actions" as found in 40 CFR, Part 763, Subpart E, Appendix A.



For the National Voluntary Laboratory Accreditation Program

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER



Expires 12:01 AM April 01, 2025
Issued April 01, 2024

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

Issued in accordance with and pursuant to section 502 Public Health Law of New York State

MS. RHONDA R. MCGEE
EMSL ANALYTICAL INC
490 ROWLEY ROAD
DEPEW, NY 14043

NY Lab Id No: 11606

is hereby APPROVED as an Environmental Laboratory for the category
ENVIRONMENTAL ANALYSES AIR AND EMISSIONS
All approved subcategories and/or analytes are listed below:

Miscellaneous

Asbestos

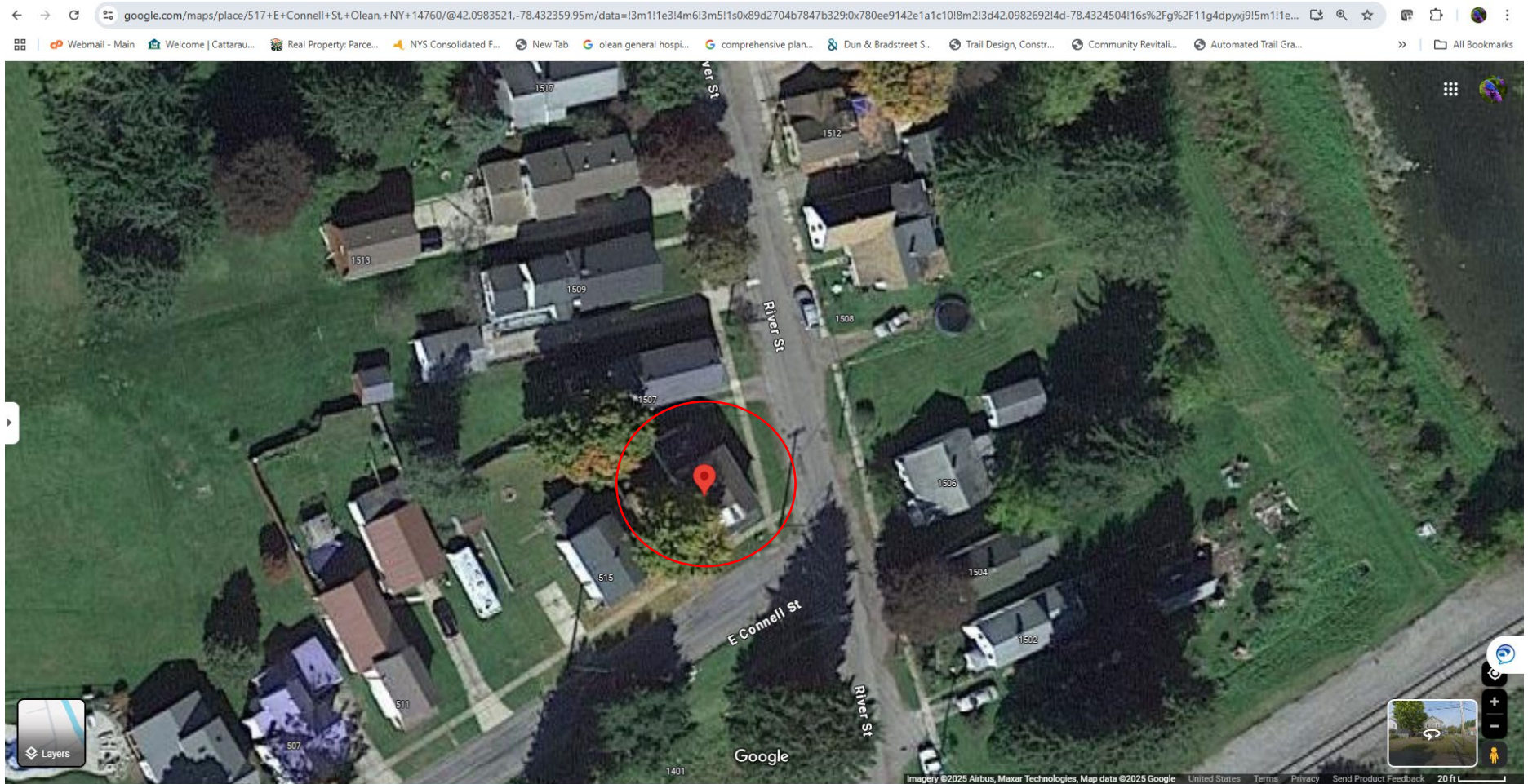
40 CFR 763 APX A No. III
YAMATE, AGARWAL GIRD
NIOSH 7402

Fibers

NIOSH 7400 A RULES

Serial No.: 68840

Property of the New York State Department of Health. Certificates are valid only at the address shown and must be
carefully posted by the laboratory. Continued accreditation depends on the laboratory's successful ongoing



517 East Connell St. Olean NY 14760



March 21, 2025

Cattaraugus County Landbank
Kate O'Stricker
303 Court Street
Little Valley, NY 14755

Re: Final Report for an Asbestos Inspection Survey for the 623 Seneca Street Structure,
Olean, NY.

Kate:

Northeastern Environmental Management (NEM) is pleased to submit the following information completed for the above referenced project.

On February 27, 2025 qualified personnel completed an Asbestos Inspection Survey on the Seneca Street Property. The assessment was performed at the above location to identify, sample and approximate the quantities of suspect asbestos containing material (ACM). The assessment was completed by Daniel Kellam, Inspector # 04-03427, with protocols and guidelines commonly used and accepted in New York State following NYCRR Part 56.

The assessment sampling process is as follows: collected materials are wetted with amended water; an air tight plastic bag is labeled accordingly and identified within the project logbook; the representative sample is collected and transferred into the plastic bag; samples are recorded on a Chain of Custody form and transferred under strict chain of custody procedures to an approved NYSDOH and ELAP certified laboratory. Samples are analyzed using Polarized Light Microscopy (PLM) in accordance with US EPA Interim Methodology, NYSDOH Method 198.1. Non-friable samples require additional sample analysis. The additional analysis is necessary to detect asbestos fibers in Non-Friable Organically Bound (NOB) with Transmission Electron Microscopy (TEM) in accordance with NYSDOH ELAP 198.6 and 198.4.

The results of these laboratory procedures confirm that a suspect asbestos containing material (ACM) actually contains asbestos. A regulated ACM is a material containing 1% or greater asbestos content. Anything less than 1% is identified as a trace concentration.

The services completed by NEM personnel during the assessment included locating, quantifying and sampling suspect ACM. All samples were collected in areas and spaces accessible to personnel.

Collected samples were transported with Chain of Custody documentation to EMSL Analytical Incorporated, a certified testing laboratory.

- | | |
|--|----------------------------------|
| • Environmental Assessments | • Wetland Delineation/Permitting |
| • Underground Storage Tank Remediation | • Land Surveying |
| • Asbestos/Lead Abatement | • Hazardous Materials Consulting |



Fifteen (15) samples were collected, representing lathe plaster, drywall, joint compound, ceiling tile, asphalt siding and roofing. There was no asbestos identified as a result of the Inspection.

Refer to the attached chain of custody and analytical results. Listed below are the sample locations.

<u>Sample Number</u>	<u>Location</u>	<u>Presence of Asbestos</u>
1A, B, C	Lathe plaster	No
2A, B, C	Drywall	No
3A, B, C	Joint compound	No
4A, B	Ceiling tile	No
5A, B	Asphalt siding	No
6A, B	Roofing	No

Per New York State Asbestos Survey Requirements, it is required that this survey be sent to the local Asbestos Control Bureau District Office. The office address is located 65 Court Street, Room 405, Buffalo, NY 14202. A copy will also need to be forwarded to any local government entity charged with issuing work permits. A copy of this Assessment must to kept on-site for the duration of the project.

Should you require any further information or have any questions, please feel free to contact me.

Sincerely,

Northeastern Environmental Management

Daniel Kellam, R.E.A.
Certified Asbestos Inspector



**CHAIN OF CUSTODY
AND
LABORATORY ANALYSIS**



Asbestos Chain of Custody (Air, Bulk, Soil)

EMSL Order Number / Lab Use Only

200 Route 130 North
Cinnaminson, NJ 08077

EMSL ANALYTICAL, INC.
TESTING LABS • PRODUCTS • TRAINING

142500865

PHONE (800) 220-3675
EMAIL CNA@EMSL.com

Customer Information	Customer ID	NEES26	Billing Information	Billing ID	
	Company Name	NEM		Company Name	SEM
	Contact Name	DAN KELLAM		Billing Contact	
	Street Address	25 VAN TASSEL WAY		Street Address	
	City, State, Zip	BRADFORD, PA 16701		City, State, Zip	
	Phone	(814) 598-3565		Phone	
Email(s) for Report			Email(s) for Invoice		
Email(s) for Report: dknem@yahoo.com					

Project Name/No		Seneea Ave 25014		Purchase Order	
EMSL LIMS Project ID		US State where samples collected		State of Connecticut (CT) must select project location	
Sampled By Name		Sampled By Signature		<input type="checkbox"/> Commercial (Taxable) <input type="checkbox"/> Residential (Non-Taxable)	
Turn-Around-Time (TAT)		<input type="checkbox"/> 3 Hour <input type="checkbox"/> 4-4.5 Hour (AHERA ONLY) <input type="checkbox"/> 6 Hour <input type="checkbox"/> 24 Hour <input type="checkbox"/> 32 Hour <input type="checkbox"/> 48 Hour <input type="checkbox"/> 72 Hour <input type="checkbox"/> 96 Hour <input type="checkbox"/> 1 Week <input checked="" type="checkbox"/> 2 Week		No. of Samples in Project: 15	

PCM Air		Test Selection		TEM - Settled Dust	
<input type="checkbox"/> NIOSH 7400 <input type="checkbox"/> NIOSH 7400 w/ 8hr TWA PLM - Bulk (reporting limit) <input type="checkbox"/> PLM EPA 600/R-93/116 (<1%) <input type="checkbox"/> PLM EPA NOS (<1%) <input type="checkbox"/> POINT COUNT <input type="checkbox"/> 400 (<0.25%) <input type="checkbox"/> 1,000 (<0.1%) POINT COUNT w/ GRAVIMETRIC <input type="checkbox"/> 400 (<0.25%) <input type="checkbox"/> 1,000 (<0.1%) <input type="checkbox"/> NIOSH 9002 (<1%) <input checked="" type="checkbox"/> NYS 198.1 (Friable - NY) <input checked="" type="checkbox"/> NYS 198.6 NOB (Non-Friable - NY) <input type="checkbox"/> NYS 198.8 (Vermiculite SM-V)		TEM - Air <input type="checkbox"/> AHERA 40 CFR, Part 763 <input type="checkbox"/> NIOSH 7402 <input type="checkbox"/> EPA Level II <input type="checkbox"/> ISO 10312 TEM - Bulk <input type="checkbox"/> TEM EPA NOB <input checked="" type="checkbox"/> NYS NOB 198.4 (Non-Friable-NY) <input type="checkbox"/> TEM EPA 600/R-93/116 w Milling Prep (0.1%)		<input type="checkbox"/> Microvac - ASTM D5755 <input type="checkbox"/> Wipe - ASTM D6480 <input type="checkbox"/> Qualitative via Filtration Prep <input type="checkbox"/> Qualitative via Drop Mount Prep Soil - Rock - Vermiculite (reporting limit)* <input type="checkbox"/> PLM EPA 600/R-93/116 with milling prep (<0.25%) <input type="checkbox"/> PLM EPA 600/R-93/116 with milling prep (<0.1%) <input type="checkbox"/> TEM EPA 600/R-93/116 with milling prep (<0.1%) <input type="checkbox"/> TEM Qualitative via Filtration Prep <input type="checkbox"/> TEM Qualitative via Drop Mount Prep	

*Please call with your project-specific requirements

☒ Positive Stop - Clearly Identified Homogeneous Areas (HA) Filter Pore Size (Air Samples) ☐ 0.8um ☐ 0.45um

Sample Number	Sample Location / Description	Volume, Area or Homogeneous Area	Date / Time Sampled (Air Monitoring Only)
1ABC	Lathe Plaster		2-27-25
2ABC	Dry Wall		
3ABC	Joint Compound		
4AB	Ceiling tile 12x12		
5AD	Asphalt Siding		
6AD	Roofing		

Special Instructions and/or Regulatory Requirements (Sample Specifications, Processing Methods, Limits of Detection, etc.)

Method of Shipment	WPS	Sample Condition Upon Receipt	
Relinquished by	WPS	Received by	12:39 pm
Relinquished by	WPS	Received by	Mail



EMSL Analytical, Inc.

490 Rowley Road Depew, NY 14043
Phone/Fax: (716) 651-0030 / (716) 651-0394
<http://www.EMSL.com> / buffalolab@emsl.com

EMSL Order: 142500865

Customer ID: NEES26

Customer PO:

Project ID:

Attention: Dan Kellam
Northeastern Environmental Management
25 Van Tassel
Bradford, PA 16701

Phone: (814) 598-3565
Fax: (814) 368-6651
Received: 03/05/2025 12:39 PM
Analysis Date: 03/18/2025
Collected: 02/27/2025

Project: Seneca Ave 25014

Test Report: Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A 142500865-0001	Lathe Plaster	Gray Non-Fibrous Homogeneous		10% Quartz 90% Non-fibrous (Other)	None Detected
1B 142500865-0002	Lathe Plaster	Gray Non-Fibrous Homogeneous		10% Quartz 90% Non-fibrous (Other)	None Detected
1C 142500865-0003	Lathe Plaster	Gray Non-Fibrous Homogeneous		10% Quartz 90% Non-fibrous (Other)	None Detected
2A 142500865-0004	Drywall	Gray Non-Fibrous Homogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
2B 142500865-0005	Drywall	Gray Non-Fibrous Homogeneous	8% Cellulose	92% Non-fibrous (Other)	None Detected
2C 142500865-0006	Drywall	Gray Non-Fibrous Homogeneous	8% Cellulose	92% Non-fibrous (Other)	None Detected
3A 142500865-0007	Joint Compound	White Non-Fibrous Homogeneous	8% Cellulose	92% Non-fibrous (Other)	None Detected
3B 142500865-0008	Joint Compound	White Non-Fibrous Homogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
3C 142500865-0009	Joint Compound	White Non-Fibrous Homogeneous	8% Cellulose	92% Non-fibrous (Other)	None Detected

EMSL maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Estimation of uncertainty is available on request. All samples are examined for the presence of vermiculite.

Samples analyzed by EMSL Analytical, Inc. Depew, NY NYS ELAP 11606, NVLAP Lab Code 200056-0

Initial report from: 03/19/2025 08:19:25



EMSL Analytical, Inc.

490 Rowley Road Depew, NY 14043
Phone/Fax: (716) 651-0030 / (716) 651-0394
<http://www.EMSL.com> / buffalolab@emsl.com

EMSL Order: 142500865
Customer ID: NEES26
Customer PO:
Project ID:

Attention: Dan Kellam
Northeastern Environmental Management
25 Van Tassel
Bradford, PA 16701

Phone: (814) 598-3565
Fax: (814) 368-6651
Received: 03/05/2025 12:39 PM
Analysis Date: 03/18/2025
Collected: 02/27/2025

Project: Seneca Ave 25014

Test Report: Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Description	Appearance	% Fibrous	Non-Asbestos	Asbestos
				% Non-Fibrous	% Type

Analyst(s)

Colin Deubell (9)

Rhonda McGee

Rhonda McGee, Laboratory Manager
or other approved signatory

EMSL maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Estimation of uncertainty is available on request. All samples are examined for the presence of vermiculite.

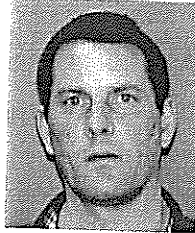
Samples analyzed by EMSL Analytical, Inc. Depew, NY NYS ELAP 11606, NVLAP Lab Code 200056-0

Initial report from: 03/19/2025 08:19:25



PERSONNEL QUALIFICATIONS

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE



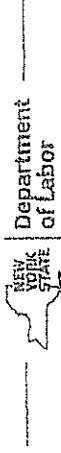
DAN M KELLAM
CLASS(EXPIRES)
C ATEC (09/25) D INSP (09/25)
H PM (09/25)

16616-4461024-446
09/25/25 10:50:13

MUST BE CARRIED ON ASBESTOS PROJECTS

ALL INFORMATION CONTAINED HEREIN IS UNCLASSIFIED

WE ARE YOUR DOL



DIVISION OF SAFETY & HEALTH LICENSE AND CERTIFICATE UNIT, STATE OFFICE CAMPUS, BLDG. 12, ALBANY, NY 12226

ASBESTOS HANDLING LICENSE

Dan Kellam dba Northeastern Environmental Management
25 Van Tassel Way, Bradford, PA, 16701

License Number: 29807

License Class: RESTRICTED

Date of Issue: 09/27/2024

Expiration Date: 10/31/2025

Duly Authorized Representative: Dan Kellam

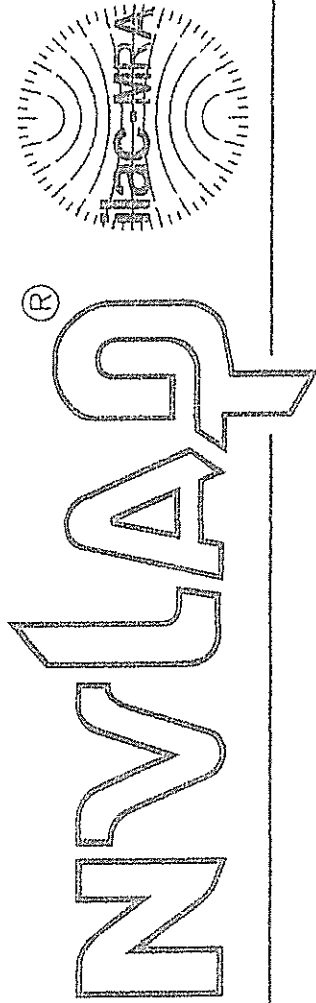
This license has been issued in accordance with applicable provisions of Article 30 of the Labor Law of New York State and of the New York State Codes, Rules and Regulations (12 NYCRR Part 56). It is subject to suspension or revocation for a (1) serious violation of state, federal or local laws with regard to the conduct of an asbestos project, or (2) demonstrated lack of responsibility in the conduct of any job involving asbestos or asbestos material.

This license is valid only for the contractor named above and this license or a photocopy must be prominently displayed at the asbestos project work site. This license verifies that all persons employed by the licensee on an asbestos project in New York State have been issued an Asbestos Certificate, appropriate for the type of work they perform, by the New York State Department of Labor.

A handwritten signature in dark ink, appearing to read "Amy Phillips".

Amy Phillips, Director
For the Commissioner of Labor

United States Department of Commerce
National Institute of Standards and Technology



Certificate of Accreditation to ISO/IEC 17025:2017

NVLAP LAB CODE: 200056-0

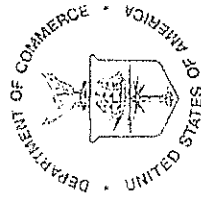
EMSL Analytical, Inc.
Depew, NY

is accredited by the National Voluntary Laboratory Accreditation Program for specific services,
listed on the Scope of Accreditation, for:

Asbestos Fiber Analysis

This laboratory is accredited in accordance with the recognized International Standard ISO/IEC 17025:2017.
This accreditation demonstrates technical competence for a defined scope and the operation of a laboratory quality
management system (refer to joint ISO-ILAC-IAF Communiqué on ISO/IEC 17025).

2024-07-01 through 2025-06-30
Effective Dates



A handwritten signature in dark ink, appearing to read "John P. [unclear]".

For the National Voluntary Laboratory Accreditation Program

SCOPE OF ACCREDITATION TO ISO/IEC 17025:2017

EMSL Analytical, Inc.
490 Rowley Road
Depew, NY 14043
Ms. Rhonda McGee
Phone: (716) 651-0030 Fax: (716) 651-0394
Email: rmcgee@emsl.com
<http://www.emsl.com/>

ASBESTOS FIBER ANALYSIS


NVLAP LAB CODE 200056-0

Bulk Asbestos Analysis

<u>Code</u>	<u>Description</u>
18/A01	EPA -- 40 CFR Appendix E to Subpart E of Part 763, Interim Method of the Determination of Asbestos in Bulk Insulation Samples
18/A03	EPA 600/R-93/116: Method for the Determination of Asbestos in Bulk Building Materials

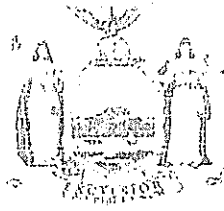
Airborne Asbestos Analysis

<u>Code</u>	<u>Description</u>
18/A02	U.S. EPA's "Interim Transmission Electron Microscopy Analytical Methods-Mandatory and Nonmandatory-and Mandatory Section to Determine Completion of Response Actions" as found in 40 CFR, Part 763, Subpart E, Appendix A



For the National Voluntary Laboratory Accreditation Program

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER



Expires 12:01 AM April 01, 2025
Issued April 01, 2024

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

Issued in accordance with and pursuant to section 502 Public Health Law of New York State

MS. RHONDA R. MCGEE
EMSL ANALYTICAL INC
490 ROWLEY ROAD
DEPEW, NY 14043

NY Lab Id No: 11606

is hereby APPROVED as an Environmental Laboratory for the category
ENVIRONMENTAL ANALYSES AIR AND EMISSIONS
All approved subcategories and/or analytes are listed below:

Miscellaneous

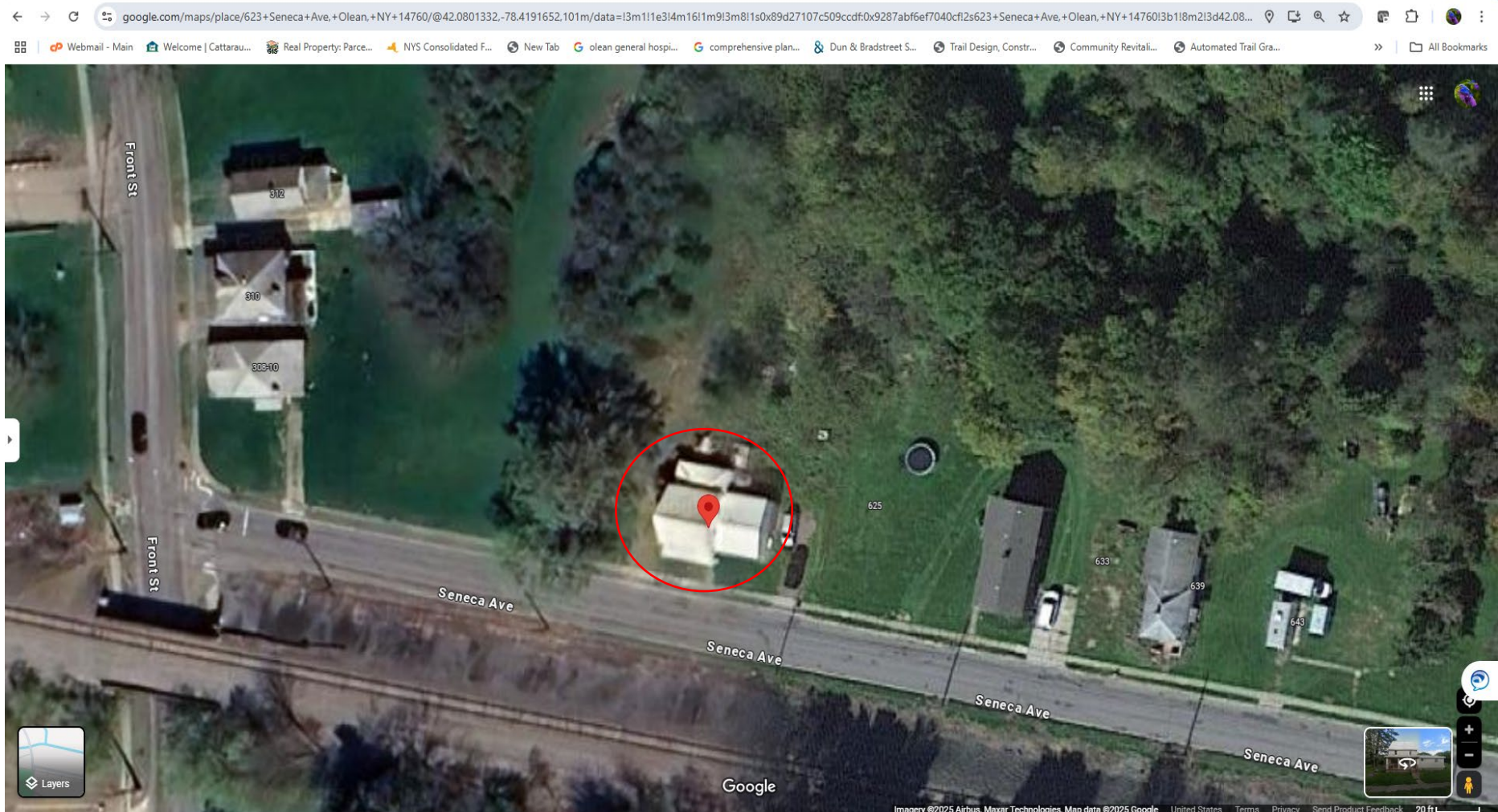
Asbestos

40 CFR 763 APX A No. III
YAMATE, AGARWAL GIBB
NIOSH 7402
NIOSH 7400 A RULES

Fibers

Serial No.: 68840

Property of the New York State Department of Health. Certificates are valid only at the address shown and must be
renewed annually by the laboratory. Continued accreditation depends on the laboratory's successful ongoing



623 Seneca Ave. Olean NY 14760