



December 3, 2021

Mr. Jay Labare, LEED AP  
APEX Consulting  
P.O. Box 173  
Underhill Center, VT 05490

589 Avenue D, Suite 10  
PO Box 787  
Williston, VT 05495

RE: Pre-Renovation Asbestos Inspection, Richmond Town Center, 203 Bridge Street, Richmond, VT

www.kas-consulting.com

802 383.0486 p  
802 383.0490 f

Dear Mr. Labare:

KAS, Inc. (KAS) is pleased to present this proposal for a pre-renovation asbestos inspection of the Richmond Town Center building located at 203 Bridge Street in Richmond, Vermont. Following is a work scope description, cost estimate and schedule to complete the pre-renovation inspection, testing and reporting.

### **Asbestos Inspection**

The property hosts one multi-story building which contains various office spaces, storage spaces, classrooms and an attached post office. KAS will perform a pre-renovation asbestos inspection of the building. The asbestos inspection will be performed to fulfill requirements of the EPA asbestos NESHAPS 40 CFR, Part 61 Subpart M and the Vermont Regulations for asbestos V.S.A Title 18, Chapter 26. KAS' Vermont certified inspector will conduct a thorough inspection of the interior and exterior of the building to include all spaces. Access to all spaces planned to be renovated inside and outside the building will be necessary. The lower roofs of the building will be accessed and inspected via ladders if needed; however, due to the height of the building KAS will need a lift to conduct a full inspection of the roof. Minor destructive testing will be performed during the inspection and KAS will not make temporary repairs in light of the planned renovation unless requested otherwise.

All suspect asbestos containing material (ACM) will be sampled for laboratory analysis. The samples will be submitted to Schneider Labs in Richmond, VA.

Upon receipt of the sample analysis from the laboratory an inspection report will be generated for the building that includes detailed information regarding the inspection, the laboratory analysis report, identification of where samples were taken, quantity and condition of all asbestos containing materials identified and conclusions and recommendations. Data will be presented in a table and also on a sketch of the building.

### **Pricing and Assumptions**

KAS will perform the work described above on a fixed price basis as follows:

Asbestos/Lead Inspection & Reporting	\$1,450
Asbestos Bulk Sample Laboratory Analysis	\$4.40 per sample



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This sample analysis price assumes a seven-day laboratory turnaround time. Faster sample analysis turnaround times are available at increased cost. For budgetary purposes it is estimated that approximately 100 samples may be collected and analyzed for asbestos content. The actual costs will be dependent on the number of laboratory samples analyzed.

This pricing assumes free and easy access to the property to conduct the work. Access to the entire building to be inspected will be necessary. KAS' pricing presented does not include a lift to access the roof. If this is deemed necessary KAS will work with the owner to coordinate a lift being present at the Site at the time of the site visit.

### **Schedule**

This work will be started upon receipt of notice to proceed and once engaged will take approximately three weeks to complete.

KAS appreciates the opportunity to present this proposal. Please feel free to call me at 802-383-0486 or email at [JeremyR@kas-consulting.com](mailto:JeremyR@kas-consulting.com) if you have any questions regarding this proposal. To engage work, please sign the bottom of this proposal and return a copy to me.

Sincerely,

A handwritten signature in black ink, appearing to read "J.R.", written over a horizontal line.

Jeremy Roberts, P.G.  
VT Certified Asbestos Inspector  
Principal / Environmental Program Manager

### **Authorization**

The undersigned agrees to accept KAS' Standard Terms & Conditions and the Scope of Services and unit prices contained in this Proposal.

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Name/ Title**

\_\_\_\_\_  
**Date**

cc: KAS Quotes Out File