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590 County Road, Suite 2, Westbrook ME 04092

Tel (207) 773-1276 \* Fax (207) 772-1203

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May 17, 2016

Thomas A. Trainor, P.G. | Senior Environmental Geologist  
S. W. Cole Engineering, Inc.  
286 Portland Road  
Gray, ME 04039-9586

Re: Asbestos/Lead Demolition Impact Assessment, 29 Baxter Blvd. Portland, Maine.

Dear Mr. Trainor:

Abatement Professionals Corporation (APC) is providing you with the asbestos/Lead bulk testing results for the samples collected from readily accessible building materials that may be impacted by demolition/renovations activities at the Building complex located at 29 Baxter Blvd, Portland, Maine.

APC collected nine (9) samples of suspect building materials that may be impacted by renovations/demolition activities. There were no materials that we assumed to be asbestos containing based on pass bulk samples results and/or labeling on materials in the building complex. The building materials collected included ceiling tiles multiple types of wall materials window caulking and exterior panel adhesive and other miscellaneous suspect materials within the boundaries of the complex. The MDEP Chapter 425 and USEPA have minimum sampling requirements for asbestos building material investigations. The requirements are as follows; if any of the asbestos materials test positive, then they must be removed and properly disposed of in accordance with the Maine DEP rules and regulations as outlined in their standard Chapter 425.

**Surfacing materials;** sprayed or applied by trowel and include fireproofing materials and various plasters. At least three bulk samples of surfacing materials were collected from each homogeneous area that was less than 1,000-square feet. Five bulk samples were collected for areas 1,000 to 5,000-square feet, and seven bulk samples were collected for area greater than 5,000-square feet.

**Thermal system insulation;** including boiler cover, pipe cover, and duct insulation were assessed. These materials were either assumed to be asbestos containing or were sampled as follows; At least three bulk samples of thermal system insulation from each homogenous area or at least one bulk sample from each homogeneous patched area if the section is less than six linear or square feet.

**Miscellaneous ACM;** includes a variety of ceiling tiles, floor tiles, and gypsum board. Sample quantities for miscellaneous ACM follow the same requirements as for the two previously mentioned ACM types.

The bulk samples were collected with standard sampling protocols, properly packaged, maintained and shipped to EMSL Analytical Laboratory, South Portland, Maine for analysis by Polarized Light Microscopy (PLM) specific to asbestos content by volume.

APC collected 2 sample groups of suspect homogenous building materials from the structures at the site that will likely be impacted by demolition/renovation activities. **The bulk sample analysis indicates that the structure has regulated asbestos containing building materials in the following forms;**

29 Baxter Blvd, Asbestos

Asbestos Materials	Location	% Asbestos	Regulated
Caulking adhesive between panels	All sides	13% Chrysotile	Yes
Window caulking and glazing	All Sides	11% Chrysotile	Yes

(See attached bulk sampling summary for more detailed information)

The bulk sample analysis indicates that there are detectable levels of asbestos in a number of the building materials tested and must be removed by a State of Maine certified asbestos abatement contractor. Should any additional suspect building materials be found during any of the demolition/renovation work, the work should immediately stop until additional sampling can be conducted.

29 Baxter Blvd., Lead Paints

Lead Materials	Location	Lead Paints	Regulated
Wood Poles and door	Interior	Yes	OSHA

The lead based paint materials that were detected while on the site only falls under the OSHA standards; where the DEP indicates that using heavy equipment to take down the building doesn't fall under their rules. OSHA has the work standards that workers need to have the awareness training for any potential exposure to lead. Typically under the OSHA standard, an 8 hour awareness training, proper respirator training and fit test, medical clearance for wearing a respirator and personal exposure monitoring for lead dust and a hand washing station are the minimum requirements.

Expected cost for abating the asbestos from the facility, according to John Bucci of the Maine DEP there are 2 options for dealing with this asbestos materials.

**OPTION 1:** dismantling of the building by hand to remove all metal panels and window units, this process will require some help with taking down the addition that's on the driveway side of the complex by heavy equipment.



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**OPTION 1 Costing:** DEP permits and filing cost \$ 300.00  
Labor and material to dismantle, wrap and dispose of the material as generated, leaving a shell of just structural steel and flooring. \$ 38,000.00

**OPTION 2:** would be to take down the building using heavy equipment; have them load the material into our lined disposal waste cans, and dispose of everything down to the structural steel and flooring as an asbestos containing waste:

**OPTION 2: Costing:** DEP permits and filing cost \$ 300.00  
would be to take down the building using heavy equipment; have them load the material into our lined disposal waste cans, and dispose of everything down to the structural steel and flooring as an asbestos containing waste: \$ 24,785.00.

**Universal waste collection and disposal:** \$ 1,750.00

Either option will include the final visual inspection that is required to allow for the other planned demo work.

29 Baxter Blvd, Universal Waste,

Universal Materials	Location	Blubs, battery thermostats	Regulated
Misc. Paints and cleaners	1 <sup>st</sup> floor		Yes
Mercury Vapor light tubes and ballasts	Throughout		
Emergency lighting	Throughout	Battery's	Yes

We appreciate the opportunity to service your asbestos testing needs, should you require further bulk or air quality sampling please feel free to contact us at any time.

Very truly,

Robert W. Rickett Jr CIE,CMR  
President



**Figure 1: stored paints and cleaners**



**Figure 2: Asbestos window caulking**



**Figure 3: exterior panel adhesive**



**Figure 4: Lead positive door**



**Figure 5: Lead Painted post**



**Figure 6: emergency lights**



**Figure 7: Exit Lighting**



**Figure 8: ceiling tile and roof deck**



P.O. Box 788  
Waterville, Maine 04903-0788

999 Forest Avenue  
Portland, Maine 04103

## ASBESTOS ANALYSIS

Report Date: May 12, 2016

Received Date: 5/11/2016

Administrative Offices  
Phone : 207-873-7711  
Fax : 207-873-7022

Customer Service  
Phone : 207-878-6481  
Fax : 207-878-2265

Tan

### Analysis Report of Bulk Material via EPA Method 600/R-93/116 Polarized Light Microscopy

#### CLIENT

Robert W Rickett Jr  
Ahatement Professionals Corp  
590 County Rd Suite 2  
Westbrook ME 04092

SAMPLE ID	Project Number	Project Name	Color	Non-Asbestos		Asbestos
				Fibrous	Non-Fibrous	
RC04376	29 Baxter Blvd, Portland		Tan	75 %	25 %	Not Detected
Client ID/Desc: B1A/Black Ceiling Tile			Analyzed Date: 5/12/2016	Test: PLM Visual Estimate		Analyst: ASM
RC04377	29 Baxter Blvd, Portland		Tan	70 %	30 %	Not Detected
Client ID/Desc: B1B/Black Ceiling Tile			Analyzed Date: 5/12/2016	Test: PLM Visual Estimate		Analyst: ASM
RC04378	29 Baxter Blvd, Portland		Tan	70 %	30 %	Not Detected
Client ID/Desc: B1C/Black Ceiling Tile			Analyzed Date: 5/12/2016	Test: PLM Visual Estimate		Analyst: ASM
<del>RC04379</del>	<del>29 Baxter Blvd, Portland</del>		<del>Brown</del>	<del>0%</del>	<del>0%</del>	<del>Chrysotile 12%</del>
<del>Client ID/Desc: B2A/Caulking Exterior, Between Metal Panels</del>			<del>Analyzed Date: 5/12/2016</del>	<del>Test: PLM NOB</del>		<del>Analyst: ASM</del>
<del>RC04380</del>	<del>29 Baxter Blvd, Portland</del>					<del>Positive Stop</del>
<del>Client ID/Desc: B2B/Caulking Exterior, Between Metal Panels</del>			<del>Analyzed Date: 5/12/2016</del>	<del>Test: PLM NOB</del>		<del>Analyst: ASM</del>
<del>RC04381</del>	<del>29 Baxter Blvd, Portland</del>					<del>Positive Stop</del>
<del>Client ID/Desc: B2C/Caulking Exterior, Between Metal Panels</del>			<del>Analyzed Date: 5/12/2016</del>	<del>Test: PLM NOB</del>		<del>Analyst: ASM</del>
RC04382	29 Baxter Blvd, Portland		Tan	0%	89%	Chrysotile 11%
Client ID/Desc: B3A/Window Caulking Driveway Side			Analyzed Date: 5/12/2016	Test: PLM Visual Estimate		Analyst: ASM
RC04383	29 Baxter Blvd, Portland					Positive Stop
Client ID/Desc: B3B/Window Caulking Driveway Side			Analyzed Date: 5/12/2016	Test: PLM Visual Estimate		Analyst: ASM

RC04376

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SAMPLE ID	Project Number	Project Name	Color	Non-Asbestos		Asbestos
				Fibrous	Non-Fibrous	
RC04384	09 Baxter Blvd, Portland					Positive Stop
Client ID/Desc: B3C/Window Caulking Driveway Side		Analyzed Date: 5/12/2016	Test: PLM Visual Estimate	Analyst: ASM		

Should you have any questions concerning your asbestos test result(s), please feel free to call us. Thank you for using Northeast Laboratory testing services. Contact NEL for your other environmental analytical needs, including water testing for lead and arsenic or indoor air quality.

Authorized by: Bill Sargent, Laboratory Manager

Date: 5/12/2016

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