

Demolition Specifications

Project Address:

637 Euclid Avenue
Napoleon, OH 43545

Parcel ID:	24-009511.1540
Property Type:	Single Family Residential
Lot Dimensions:	165 x 60 Square Feet
Building Size:	786 Square Feet
Basement Size:	N/A
Garage Size:	N/A

Additional photographs are attached. Note: The asbestos inspection has been completed and no abatement is required before demolition.



Provide all necessary labor and material to complete the following scope of work. Notify Maumee Valley Planning Organization of any unique site conditions that require immediate discussion.

1. Demolish structure(s) and remove all structural elements, including basement walls/foundations (if any) unless otherwise noted. Haul debris to an appropriate landfill. Contractor is responsible to remove and properly dispose of brush and debris located close to the structure as required to provide access to the structure and to allow for fill and finish grading as described below. Brush and debris located outside of the impacted area need not be disposed of.
2. Remove existing pavement in driveway area, service walks, and patios within property lines.
3. Note regarding wells: If present, the well is to be abandoned in accordance with the requirements of the Ohio Department of Health by a State licensed contractor.
4. Notes regarding septic:
 - a. If present, the septic is to be emptied by a licensed septic pumper.
 - b. Then, the bottom sides and top of the tank should be collapsed in a manner to prevent accumulation of rain or groundwater.
5. After the removal of the building materials and structural elements, all removed items shall be undercut to suitable material and then backfilled with approved clean fill material and compacted in lifts sufficient to prevent uneven settlement.
6. Provide a finished site that is level and free of construction debris, brush, and trash. The Contractor shall seed the site and provide a cover of straw. The Contractor is responsible for ensuring that grass is growing on site and that the site is sufficiently level and debris-free to safely allow mowing. For winter projects, the Contractor is responsible for returning the site to the above described site finish, when conditions allow.
7. Notes regarding fences: Remove any fencing segments or freestanding fences.

GENERAL SPECIFICATIONS

Contractor Must:

1. Provide copies of Worker Compensation, General Liability Insurance prior to signing a contract.
2. Complete and submit the required 10-day notification to the EPA.
3. Obtain at the contractor's expense any other required permits, including, but not limited to: demolition, well sealing, and septic pumping; or provide documentation that a demolition permit is not required at the property.
4. Notify Maumee Valley Planning Organization (MVPO) and adjacent neighbors of the date and time of the demolition at least 24 hours prior to commencing work.
5. Perform demolition during normal work hours, defined as Monday through Friday between 8:00 a.m. and 6:00 p.m.
6. Secure all necessary permits including, but not limited to: demolition, well sealing, and septic pumping.
7. Coordinate work performed to have utilities shut off for project location. Ensure there is no loss of utilities to surrounding properties.
8. Begin and complete contract work within the contract dates. MVPO reserves the right to cancel the contract if not completed with the time limitations of this contract without making substitutions or payments for work not completed.
9. Properly bulkhead sewer connection (if applicable).
10. Notify the Ohio Utility Protection Service (OUPS) in a timely manner.
11. Provide protection, warning signs, barricades, fall protection, and take all necessary precautions to protect workers and bystanders. Eliminate unnecessary hazards before leaving the jobsite at the end of the day. Hazards such as missing sidewalks and debris must be barricaded with yellow caution tape.
12. Reinstall fall protection and safety precautions at the end of each workday if removed during that day.
13. The Contractor shall provide MVPO with **verified original receipts from an approved land fill or dump site** prior to issue of payment or submission of an invoice, as an additional condition of payment for work performed, as evidence that all waste material from the job site contracted herein was disposed of in a proper manner. Receipts shall bear the job address, location of the land fill or dump site, cubic yardage dumped, and must also bear the signature of the Contractor's driver. In the event that such land fill receipts are not provided, MVPO shall withhold payment until received and approved thereof.
14. Minimize noise, dust, and inconvenience to neighbors. The Contractor will provide labor and use hoses to prevent the discharge of visible emissions to the outside air throughout demolition.
15. The following items are to be carefully removed and set aside for disposition by MVPO or a designated representative: N/A

INDIVIDUAL PROPERTY NOTES

1. Damaged and/or deteriorated sidewalk is to be removed and properly reinstalled in conformance with City of Napoleon requirements, including in the area of the driveway. Payment can't be made on the project until evidence is provided that the walks have been approved by the City of Napoleon.
2. Driveway removal is to include the area in the right of way (including restoration as described in the general specifications).
3. The large tree located in the front yard is to be cut down and the resulting brush/logs removed from the property. The stump must either be removed or ground to a minimum of 12" below the proposed adjacent finish grade. The area must be restored as described in the general specifications.

**Do not proceed until a written Notice to Proceed has been issued by the
Henry County Commissioners.**

Bidder agrees to provide all necessary labor and materials to complete the scope of work outlined for the sum
of:

\$ _____

Proposal Submitted by (Company): _____

Company Contact: _____ Date: _____

Signature: _____

Property Photograph

