APPENDIX J

Hudson Heritage Project
Phase 1
Building Demolition Application

Route 9
Town of Poughkeepsie
Dutchess County, New York

January 14, 2016
REVISED
February 24, 2016

THE Chazen COMPANIES®
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Engineers
Land Surveyors
Planners
Environmental Professionals
Landscape Architects

Prepared for:
EFG/DRA Heritage, LLC
4 River Road Suite 200
Summit, NJ 07901

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Hudson Heritage Project
Phase 1
Building Demolition Application

Route 9
Town of Poughkeepsie
Dutchess County, New York

January 14, 2016
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Prepared by:

Chazen Engineering, Land Surveying & Landscape Architecture Co., P.C.
21 Fox Street
Poughkeepsie, New York 12601
(845) 454-3980

Capital District Office
(518) 273-0055

North Country Office
(518) 812-0513

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- **F Central Hudson Gas and Electric Service Disconnection Letter**
- **G October 23, 2015 Letter from New York State Historic Preservation Office (SHPO)**
- **H Demolition Permit Applications**

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1.0 COVER LETTER

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Capital District Office (518) 273-0055
North Country Office (518) 812-0513

February 24, 2016

Mr. Timothy Sickles
Building Inspector
Town of Poughkeepsie
1 Overocker Road
Poughkeepsie, NY 12603

Re: Hudson Heritage Project – Phase 1 Building Demolition Application
Job # 81402.00

Dear Mr. Sickles:

On behalf of EFG/DRA Heritage, LLC, attached please find *revised* applications for Phase I demolition of the Hudson Heritage Project affecting the following five buildings:

Building #23, Staff House 11
Building #61, Staff Building 10
Building #147, Staff Building 5
Building #148, Staff Building 6
Building #149, Staff Building 7

Water and sewer service will be cut and capped prior to the demolition proceedings. Electric and natural gas service is provided by Central Hudson Gas and Electric, and these services have been disconnected and are no longer energized (see Appendix F). Additionally, attached hereto are the following appendices:

Appendix A: Site Plan
Appendix B: Structural Conditions Report
Appendix C: Asbestos-Containing Materials Report
Appendix D: Demolition Means and Methods Work Plan
Appendix E: Contractor Insurance Forms
Appendix F: Central Hudson Gas and Electric Disconnection Letter
Appendix G: October 23, 2015 Letter from New York State Historic Preservation Office (SHPO)
Appendix H: Demolition Permit Applications

Please note that no building materials will be salvaged for re-use as part of the new development.

A check in the amount of $250.00 was submitted on January 14, 2016 alongside the original document.

Sincerely,

Stuart Mesinger, AICP
Vice President, Land Development; Senior Principal
cc: George Carfagno, AICP/PP
Nicholas Minoia
George Cronk, P.E.
Caren LoBrutto
Joseph Loudis
Chad Parks
Kelsey Carr, LEED AP BD+C

2.0 APPENDICES

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APPENDIX A
Site Plan

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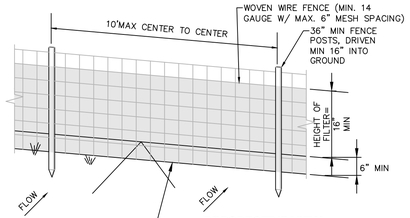
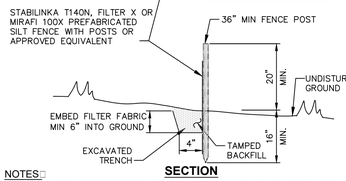
LEGEND

- EXISTING PROPERTY LINE
- LIMIT OF REGULATED WORK AREA
- PRIMARY HAUL ROUTE
- SECONDARY ACCESS ROUTE
- SILT FENCE
- TEMPORARY STRAW BALE INLET PROTECTION
- BUILDING TO BE DEMOLISHED AS PART OF PHASE 1



PERSPECTIVE VIEW



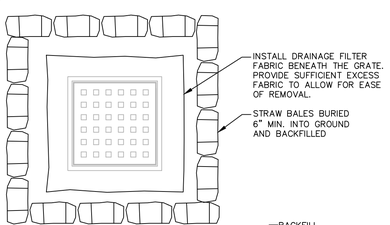
SECTION

NOTES:

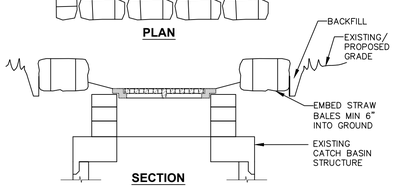
1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. POSTS SHALL BE STEEL "T" OR "U" TYPE OR HARDWOOD.
2. FILTER FABRIC TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION. FENCE SHALL BE WOVEN WIRE, 6" MAX MESH OPENING.
3. WHEN TWO SECTIONS OF FILTER FABRIC ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY 6" AND FOLDED.
4. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND MATERIALS REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.
5. MAXIMUM DRAINAGE AREA FOR OVERLAND FLOW TO A SILT FENCE SHALL NOT EXCEED 1/4 ACRE PER 100 FEET OF FENCE.
6. SILT FENCE SHALL BE USED WHERE EROSION COULD OCCUR IN THE FORM OF SHEET EROSION.
7. SILT FENCE SHALL NOT BE USED WHEN A CONCENTRATION OF WATER IS FLOWING TO THE BARRIER.
8. MAXIMUM ALLOWABLE SLOPE LENGTHS CONTRIBUTING RUN-OFF TO A SILT FENCE ARE:

SLOPE STEEPNESS	MAXIMUM SLOPE LENGTH(FT)
2:1	25
3:1	50
4:1	75
5:1 OR FLATTER	100

1 / FIG-1 **SILT FENCE INSTALLATION DETAIL**
SCALE: NOT TO SCALE



PLAN



SECTION

NOTE:

1. INLET PROTECTION SHALL REMAIN IN-PLACE UNTIL DEMOLITION ACTIVITIES HAVE CEASED.

2 / FIG-1 **TEMPORAR STRAW BALE INLET PROTECTION**
SCALE: NOT TO SCALE

GENERAL DEMOLITION AND EROSION AND SEDIMENT CONTROL NOTES

1. PHASE 1 DEMOLITION INVOLVES CONTROLLED, MECHANICAL DEMOLITION OF EXISTING BUILDINGS 23, 61, 147, 148, & 149. DISTURBANCE ASSOCIATED WITH PHASE 1 DEMOLITION WILL BE LESS THAN 1 ACRE OF LAND. THE CONTRACTOR SHALL NOT EXCEED 1 ACRE OF DISTURBANCE UNDER ANY CIRCUMSTANCE.
2. CONFORM TO ALL APPLICABLE CODES FOR DEMOLITION OF STRUCTURES, SAFETY OF ADJACENT STRUCTURES, DUST CONTROL, RUNOFF CONTROL, AND HAULING, DISPOSAL AND STORAGE OF DEBRIS.
3. PROTECT EXISTING FEATURES THAT ARE NOT TO BE DEMOLISHED.
4. PRIOR TO COMMENCEMENT OF DEMOLITION ACTIVITIES, INSTALL ORANGE CONSTRUCTION FENCE TO DELINEATE THE LIMITS OF EACH WORK AREA. DISTURBANCE ASSOCIATED WITH DEMOLITION OF EACH RESPECTIVE BUILDING SHALL NOT EXCEED THE DESIGNATED SQUARE FOOTAGE.
5. EXISTING VEGETATION SHALL BE PRESERVED TO THE GREATEST EXTENT PRACTICAL, AND SHALL BE LIMITED TO WITHIN THE DELINEATED REGULATED WORK AREAS WHEN NECESSARY.
6. ALL EROSION AND SEDIMENT CONTROL MEASURES OUTLINED HEREON SHALL BE IN STRICT COMPLIANCE WITH "NEW YORK STATE STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL," AUGUST 2005.
7. THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROL MEASURES THROUGHOUT THE COURSE OF PHASE 1 DEMOLITION. THESE MEASURES SHALL BE INSPECTED REGULARLY FOR DAMAGE AND REPAIRED IMMEDIATELY IF NOTED. REFER TO MAINTENANCE NOTES BELOW.
8. THE CONTRACTOR IS RESPONSIBLE FOR CONTROLLING DUST AT ALL TIMES BY SPRINKLING OR MISTING EXPOSED SOIL AREAS PERIODICALLY WITH WATER AS REQUIRED.
9. GOOD HOUSEKEEPING MEASURES SHALL BE USED TO LIMIT THE AMOUNT OF MATERIAL ON THE GROUND, THAT MAY BE SUBJECT TO MIGRATION. ALL WASTE SHALL BE LOADED INTO LINED, COVERED CONTAINERS TO PREVENT MATERIAL FROM BEING TRANSPORTED BY WIND OR STORMWATER RUNOFF.
10. CONTRACTOR SHALL UTILIZE THE PRIMARY HAUL ROUTE, AND SECONDARY ACCESS ROUTES, AS INDICATED. "ROUTES OF CONVENIENCE" SHALL BE AVOIDED.
11. IMMEDIATELY REMOVE ANY MUD AND/OR SEDIMENT TRACKED OR WASHED ONTO PUBLIC ROADS BY BRUSHING OR SWEEPING.
12. WHEN PHASE 1 DEMOLITION ACTIVITIES ARE COMPLETE, ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED. ANY AREAS OF DISTURBED OR EXPOSED SOIL SHALL BE RESTORED BY APPLICATION OF 100% ANNUAL RYEGRASS SEED AT A RATE OF 3-4 POUNDS PER 1000 SF.

MAINTENANCE OF EROSION AND SEDIMENT CONTROL MEASURES

SILT FENCE:

INSPECT FOR DAMAGE EVERY SEVEN DAYS & AFTER EVERY RAIN EVENT. MAKE ALL REPAIRS IMMEDIATELY. REMOVE SEDIMENT FROM THE UP-SLOPE FACE OF THE FENCE BEFORE IT ACCUMULATES TO A HEIGHT EQUAL TO 1/3 THE HEIGHT OF THE FENCE. IF FENCE FABRIC TEARS, BEGINS TO DECOMPOSE, OR IN ANY WAY BECOMES INEFFECTIVE, REPLACE THE AFFECTED SECTION OF FENCE IMMEDIATELY.

DUST CONTROL:

SCHEDULE CONSTRUCTION OPERATIONS TO MINIMIZE THE AMOUNT OF DISTURBED AREAS AT ANY ONE TIME DURING THE COURSE OF WORK. APPLY TEMPORARY SOIL STABILIZATION PRACTICES SUCH AS MULCHING, SEEDING, AND SPRAYING (WATER). STRUCTURAL MEASURES (MULCH, SEEDING) SHALL BE INSTALLED IN DISTURBED AREAS BEFORE SIGNIFICANT BLOWING PROBLEMS DEVELOP. WATER SHALL BE SPRAYED AS NEEDED, REPEAT AS NEEDED, BUT AVOID EXCESSIVE SPRAYING, WHICH COULD CREATE RUNOFF AND EROSION PROBLEMS.

STORM DRAIN INLET PROTECTION:

INSPECT ALL STORM DRAIN INLET PROTECTION DEVICES EVERY SEVEN DAYS & AFTER EVERY RAIN EVENT. MAKE REPAIRS AS NEEDED, REMOVE SEDIMENT FROM THE POOL AREA AS NECESSARY.

0 1 2 3
ORIGINAL SCALE IN INCHES

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Phone: (518) 273-0055

North Country Office:
375 Bay Road
Queensbury, New York 12804
Phone: (518) 812-0513

rev.	date	description

HUDSON HERITAGE

PHASE 1 DEMOLITION SITE PLAN

TOWN OF POUGHKEEPSIE, DUTCHESS COUNTY, NEW YORK

designed	checked SM
date 02/22/16	scale 1"=60'
project no. 81402.00	
sheet no. FIG-1	

Drawing Name: R:\B\81400_81499\81402_HudsonHeritage\DWG Master on X\00_81402_DEMO SITE PLAN.dwg
Xrefs Attached: XLAYOUT_81402-00; XBASE-ENG_81402-00
Date Printed: Feb 23, 2016, 9:06am

APPENDIX B
Structural Conditions Report

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PBA ENGINEERING, P.C.
Structural Engineers

January 11, 2016

Nicholas Minoia
Managing Partner of DRA Heritage, LLC
Development Partner of EFG/DRA Heritage, LLC
47 River Road, Suite 200
Summit, NJ 07901

Re: Former Hudson River State Hospital – Building No. 23
3532 North Road
Poughkeepsie, NY
PBA Project No. I-3882-E

Dear Mr. Minoia:

On December 28, 2015, at your request, a site visit was made to observe the condition of Building No. 23 located on Cheney Drive at the former Hudson River State Hospital complex currently being redeveloped as Hudson Heritage in Poughkeepsie, New York (Photo No. 1). The purpose of the visit was to visually examine the building to assess its condition in anticipation of demolition.

The existing building is a residence type structure, one story high elevated above grade, with a garage area set at grade. The building has been abandoned for many years and subject to vandals who have broken into the building to steal salvageable metal. The building envelope is not sound (Photos No. 2, No. 3 and No. 4), with the roof having been penetrated when a tree fell on the roof, therefore allowing water and snow to infiltrate the framing. Ceilings have fallen away from ceiling joists (Photos No. 5 and No. 6) and evidence of damage is abundant. Interior finishes have been completely destroyed.

Given the high deterioration on the interior of the structure, it is not deemed safe to have individuals walking on the second floor in an effort to selectively demolish materials. Observations made on the interior were carefully conducted, as it was not clear whether or not the first floor had suffered the same degree of deterioration and might not support individuals traversing it.

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In conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk. Given the current condition of the building, it is my recommendation that in the interest of safety the building be condemned and demolished as soon as possible.

Should you have any questions concerning the above, please do not hesitate to call.

Very truly yours,

Paul C. Beck, P.E.
President
PBA ENGINEERING, P.C.

STATE OF NEW YORK
PAUL C. BECK
No. 52393
LICENSED PROFESSIONAL ENGINEER

PCB/mf
Attach.
L:\WP61\LTR\I-JOBS\Year 2015\I-3882-E EFG-DRA Heritage, LLC - Former Hudson River State Hospital, Building No. 23, 3532 North Road, Poughkeepsie, NY.docx

Photo No. 1

Photo No. 2

Photo No. 3

Photo No. 4

Photo No. 5

Photo No. 6

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PBA ENGINEERING, P.C.
Structural Engineers

January 11, 2016

Nicholas Minoia
Managing Partner of DRA Heritage, LLC
Development Partner of EFG/DRA Heritage, LLC
47 River Road, Suite 200
Summit, NJ 07901

Re: Former Hudson River State Hospital – Building No. 61
3532 North Road
Poughkeepsie, NY
PBA Project No. I-3882-D

Dear Mr. Minoia:

On December 28, 2015, at your request, a site visit was made to observe the condition of Building No. 61 located on Cheney Drive at the former Hudson River State Hospital complex currently being redeveloped as Hudson Heritage in Poughkeepsie, New York (Photo No. 1). The purpose of the visit was to visually examine the building to assess its condition in anticipation of demolition.

The existing building is a wood and brick structure, three stories high with a basement area. The building has been abandoned for many years and subject to vandals who have broken into the building to steal salvageable metal. In addition, a large portion of the building has been destroyed from a fire (Photos No. 1 and No. 2). The building structure is not sound, with the roof having been penetrated, even in areas not destroyed by the fire, therefore allowing water and snow to infiltrate the framing. Evidence of damage to the second floor framing is abundant even in locations that have not collapsed (Photo No. 3). Observations made in the basement (Photo No. 4) found extensive damage to the first floor framing members.

Given the high deterioration on the interior of the structure, it is not deemed safe to have individuals walking on the floors in an effort to selectively demolish materials.

In conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment

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and not place construction workers at risk. Given the current condition of the building, it is my recommendation that in the interest of safety the building be condemned and demolished as soon as possible.

Should you have any questions concerning the above, please do not hesitate to call.

Very truly yours,

Paul C. Beck, P.E.
President
PBA ENGINEERING, P.C.

STATE OF NEW YORK
PAUL C. BECK
No. 52393
LICENSED PROFESSIONAL ENGINEER

PCB/mf
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L:\WP61\LTR\I-JOBS\Year 2015\I-3882-D EFG-DRA Heritage, LLC - Former Hudson River State Hospital, Building No. 61, 3532 North Road, Poughkeepsie, NY.docx

Photo No. 1

Photo No. 2

Photo No. 3

Photo No. 4

PBA ENGINEERING, P.C.
Structural Engineers

January 11, 2016

Nicholas Minoia
Managing Partner of DRA Heritage, LLC
Development Partner of EFG/DRA Heritage, LLC
47 River Road, Suite 200
Summit, NJ 07901

Re: Former Hudson River State Hospital – Building No. 147
3532 North Road
Poughkeepsie, NY
PBA Project No. I-3882-C

Dear Mr. Minoia:

On December 28, 2015, at your request, a site visit was made to observe the condition of Building No. 147 located on Cheney Drive at the former Hudson River State Hospital complex currently being redeveloped as Hudson Heritage in Poughkeepsie, New York (Photo No. 1). The purpose of the visit was to visually examine the building to assess its condition in anticipation of demolition.

The existing building is a residence type structure, two stories high with a basement area. The building has been abandoned for many years and subject to vandals who have broken into the building to steal salvageable metal. The building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing. Ceilings have fallen away from second floor joists (Photos No. 2, No. 3 and No. 4) and evidence of damage to the second floor framing is abundant. Interior finishes have been completely destroyed.

Given the high deterioration on the interior of the structure, it is not deemed safe to have individuals walking on the second floor in an effort to selectively demolish materials. Observations made on the interior were carefully conducted, as it was not clear whether or not the first floor had suffered the same degree of deterioration and might not support individuals traversing it.

In conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk. Given the current condition of the building, it is my recommendation that in the interest of safety the building be condemned and demolished as soon as possible.

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Should you have any questions concerning the above, please do not hesitate to call.

Very truly yours,

Paul C. Beck, P.E.
President
PBA ENGINEERING, P.C.

STATE OF NEW YORK
PAUL C. BECK
No. 52393
LICENSED PROFESSIONAL ENGINEER

PCB/mf
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L:\WP61\LTR\I-JOBS\Year 2015\I-3882-C EFG-DRA Heritage, LLC - Former Hudson River State Hospital, Building No. 147, 3532 North Road, Poughkeepsie, NY.docx

Photo No. 1

Photo No. 2

Photo No. 3

Photo No. 4

PBA ENGINEERING, P.C.
Structural Engineers

January 11, 2016

Nicholas Minoia
Managing Partner of DRA Heritage, LLC
Development Partner of EFG/DRA Heritage, LLC
47 River Road, Suite 200
Summit, NJ 07901

Re: Former Hudson River State Hospital – Building No. 148
3532 North Road
Poughkeepsie, NY
PBA Project No. I-3882-B

Dear Mr. Minoia:

On December 28, 2015, at your request, a site visit was made to observe the condition of Building No. 148 located on Cheney Drive at the former Hudson River State Hospital complex currently being redeveloped as Hudson Heritage in Poughkeepsie, New York (Photo No. 1). The purpose of the visit was to visually examine the building to assess its condition in anticipation of demolition.

The existing building is a residence type structure, two stories high with a basement area. The building has been abandoned for many years and subject to vandals who have broken into the building to steal salvageable metal. The building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing. Ceilings have fallen away from second floor joists (Photo No. 2) and evidence of damage to the second floor framing is abundant. Interior finishes have been completely destroyed. A rear porch canopy is failing (Photo No. 3). The impending collapse is also pulling on the side wall of the garage structure (Photo No. 3). A tree growing adjacent to the opposite side wall of the garage has compromised support for that side of the garage (Photo No. 4), and the roof of the garage, the roof deck, and ends of the roof rafters are completely rotted (Photo No. 5).

Given the high deterioration on the interior of the structure, it is not deemed safe to have individuals walking on the second floor in an effort to selectively demolish materials. Observations made on the interior were carefully conducted, as it was not clear whether or not the first floor had suffered the same degree of deterioration and might not support individuals traversing it.

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In conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk. Given the current condition of the building, it is my recommendation that in the interest of safety the building be condemned and demolished as soon as possible.

Should you have any questions concerning the above, please do not hesitate to call.

Very truly yours,

Paul C. Beck, P.E.
President
PBA ENGINEERING, P.C.

STATE OF NEW YORK
PAUL C. BECK
No. 52393
LICENSED PROFESSIONAL ENGINEER

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Photo No. 1

Photo No. 2

Photo No. 3

Photo No. 4

Photo No. 5

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PBA ENGINEERING, P.C.
Structural Engineers

January 11, 2016

Nicholas Minoia
Managing Partner of DRA Heritage, LLC
Development Partner of EFG/DRA Heritage, LLC
47 River Road, Suite 200
Summit, NJ 07901

Re: Former Hudson River State Hospital – Building No. 149
3532 North Road
Poughkeepsie, NY
PBA Project No. I-3882-A

Dear Mr. Minoia:

On December 28, 2015, at your request, a site visit was made to observe the condition of Building No. 149 located on Cheney Drive at the former Hudson River State Hospital complex currently being redeveloped as Hudson Heritage in Poughkeepsie, New York (Photo No. 1). The purpose of the visit was to visually examine the building to assess its condition in anticipation of demolition.

The existing building is a residence type structure, two stories high with a basement area. The building has been abandoned for many years and subject to vandals who have broken into the building to steal salvageable metal. The building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing. Ceilings have fallen away from second floor joists (Photos No. 2 and No. 3) and evidence of damage to the second floor framing is abundant. Interior finishes have been completely destroyed.

Given the high deterioration on the interior of the structure, it is not deemed safe to have individuals walking on the second floor in an effort to selectively demolish materials. Observations made on the interior were carefully conducted, as it was not clear whether or not the first floor had suffered the same degree of deterioration and might not support individuals traversing it.

In conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk. Given the current condition of the building, it is my

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recommendation that in the interest of safety the building be condemned and demolished as soon as possible.

Should you have any questions concerning the above, please do not hesitate to call.

Very truly yours,

Paul C. Beck, P.E.
President
PBA ENGINEERING, P.C.

STATE OF NEW YORK
PAUL C. BECK
No. 52393
LICENSED PROFESSIONAL ENGINEER

PCB/mf
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L:\WP61\LTR\I-JOBS\Year 2015\I-3882-A EFG-DRA Heritage, LLC - Former Hudson River State Hospital, Building No. 149, 3532 North Road, Poughkeepsie, NY.docx

Photo No. 1

Photo No. 2

Photo No. 3

APPENDIX C
Asbestos-Containing Materials Report

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QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 19, 2016

Nick Minoia
Managing Partner of DRA Heritage, LLC,
Development Manager of EFG/DRA Heritage LLC
47 River Road
Suite 200
Summit, NJ 07901

Re.: Staff House #23
Letter of Transmittal

Dear Mr. Minoia,

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** performed a follow up site visit on February 19th, 2016 to Staff House #23 located on the Former Hudson River Psychiatric Center campus, 3532 North Road, Poughkeepsie, New York 12601. The purpose of the site visit was to review structural findings by PBA Engineering, P.C. who stated "the building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing." The findings also stated "in conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk." In light of these findings, **QuES&T** recommends following Title 12 NYCRR Part 56-11.5 – Controlled Demolition with Asbestos in Place for remediation/demolition of Staff House #23.

Should you wish to discuss this matter further or require additional information concerning this transmittal, please contact me at (845) 298-6031. **QuES&T** appreciates the opportunity to assist DRA Heritage, LLC & EFG/DRA Heritage, LLC in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

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QuES&T
Quality Environmental Solutions & Technologies, Inc.

PRE-DEMOLITION INSPECTION FOR ASBESTOS-CONTAINING MATERIALS (ACM)

for

EFG/DRA HERITAGE LLC
4601 DTC Boulevard
Suite 130
Denver, Colorado 80237

at

FORMER HUDSON RIVER PSYCHIATRIC CENTER
STAFF HOUSE BUILDING #23
3532 North Road
Poughkeepsie, New York 12601

Project #Q14-9129

1376 Route 9, Wappingers Falls, NY 12590 Phone (845) 298-6031 Fax (845) 298-6251
NYS MWBD MBE Cert # 49952-2006 NYSUCP DBE Certified www.Qualityenv.com

QuES&T

Quality Environmental Solutions & Technologies, Inc.

June 10, 2014

EFG/DRA Heritage LLC
4601 DTC Boulevard
Suite 130
Denver, CO 80237

ATTN: Chris Miller

Via Email: **cmiller@efg-bp.com**

Re.: Staff House #23
Pre-Demolition Asbestos Inspection
QuES&T Project #Q14-9129

Dear Mr. Miller,

Attached is the Pre-Demolition Inspection Report for Asbestos-containing Materials (ACM) conducted throughout the interiors and exteriors of the above-referenced location(s) by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)**. The inspection included visual assessment and representative sampling for the detection of ACM in compliance with the requirements of Title 12 NYCRR Part 56-5.1.

The attached report summarizes the inspection protocol and inspection results for your review. **QuES&T** believes this report accurately reflects the material condition existing in the functional spaces at the time of our inspection.

Should you wish to discuss this matter further or require additional information concerning this submittal, please contact me at (845) 298-6031. **QuES&T** appreciates the opportunity to assist EFG/DRA Heritage LLC in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

Cc: Mary Hashem
George Carfagno
Nick Minoia
Steve Burke
QuES&T File

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Appendix A: Drawings & Floor Plans

Appendix B: Sample Results

Appendix C: Personnel Licenses & Certifications

I. INTRODUCTION:

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** performed an Asbestos Survey for Building/Structure Demolition, Renovation, Remodeling and Repair, in conformance with Title 12 NYCRR Part 56-5.1, on May 6, 2014 for EFG/DRA Heritage LLC throughout Staff House #23, located on the Former Hudson River Psychiatric Center campus, 3532 North Road, Poughkeepsie, New York 12601. Staff House #23 is a one (1) story modular wood framed structure built in 1945. The building is approximately 1,900 SF (gross) including the basement. Building construction includes plaster/sheetrock walls/ceilings, wood, ceramic/sheet flooring/asphalt tile floors and asphalt shingle roofing systems. The survey included: 1) review of building/structure plans and records, provided by EFG/DRA Heritage LLC & PVE Sheffler, for references to asbestos, Asbestos-containing Material (ACM), Presumed Asbestos-containing Material (PACM), suspect miscellaneous ACM or asbestos material used in construction, renovation or repair; and, 2) a visual inspection/assessment for PACM and suspect miscellaneous ACM throughout accessible interior and/or exterior spaces of the building/structure or portion thereof identified to be demolished, renovated, remodeled or repaired. Inspection/assessment of installed roofing material(s) was included within this inspection.

QuES&T established functional spaces based either on physical barriers (i.e. walls, doors, etc.) or homogeneity of material. Within each functional space identified, a visual inspection was performed using reasonable care and judgment, to identify and assess location, quantity, friability and condition of all accessible installed ACM building materials observed at the affected portion of the building/structure.

Limited localized demolition of building surfaces was performed, as part of this survey, to access concealed surfaces. No disassembly of installed equipment was conducted as part of this inspection. ACM concealed within structural components and equipment interiors or that is accessible only through extensive mechanical or structural demolition may not have been identified as part of this survey. When any construction activity, such as demolition, remodeling, renovation or repair work, reveals PACM or suspect miscellaneous ACM that has not been identified, as part of this survey, all construction activities shall cease in the affected area.

The survey included both visual inspection of accessible spaces and representative sampling of suspect building materials for ACM. Samples collected were analyzed by a laboratory approved under the New York State Department of Health Environmental Laboratory Approval Program (NYSDOH ELAP). Samples were analyzed in the laboratory by Polarized Light Microscopy (PLM), Polarized Light Microscopy-NOB (PLM-NOB) and/or Quantitative Transmission Electron Microscopy (QTEM), as required. Sample collection and laboratory analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1, 29 CFR 1926.1101 and standard EPA & OSHA accepted methods. Samples consisting of multiple layers were separated and analyzed independently in the laboratory.

Certified **QuES&T** personnel (Appendix C), Mr. Philip J. Page (Cert. #AH 12-10888), performed visual assessments throughout interior and exterior locations identified. A total of ninety-three **(93)** samples of installed and accessible suspect building materials were collected and submitted for laboratory analysis. Forty-one (41) samples were analyzed using Polarized Light Microscopy (PLM) for friable materials; twenty-eight (28) samples were analyzed using Polarized Light Microscopy (PLM-NOB) for non-friable organically bound materials; and, twenty-four (24) samples were analyzed by Confirmatory-QTEM following negative-determinations using PLM-NOB protocols.

II. INSPECTION SUMMARY:

A visual inspection was performed and homogenous material types were established based on appearance, color and texture. The findings presented in this report are based upon reasonably available information and observed site conditions at the time the assessment was performed. The findings and conclusions of this report are not meant to be indicative of future conditions at the site and does not warrant against conditions that were not evident from visual observations or historical information obtained from others.

Representative bulk sampling was performed on suspect building materials for laboratory analysis using PLM, PLM-NOB and QTEM. The following is a summary of installed building materials sampled:

- Ceiling Materials – Plaster, Sheetrock, Fiberboard, Cementitious Block & Mortar.
- Wall Materials – Plaster, Sheetrock, Fiberboard, Ceramic Tile Grout & Adhesive, Brick & Mortar, Paneling Adhesive, Cove Base Molding & Adhesive.
- Flooring Materials – Ceramic Tile Grout & Mudset, Cementitious Slab, Vapor Barrier, 1'x1' Floor Tile & Mastic, Sheet Flooring.
- Roofing Materials – Shingle, Tar Paper.
- Thermal System Insulation – Block Pipe Insulation.
- Miscellaneous Materials – Cementitious Flue, Foam Door Insulation, Window Glazing, Siding Vapor Barrier & Tar Paper.

III. IDENTIFIED ASBESTOS-CONTAINING MATERIALS (ACM):
(Please see attached Drawings for approx. ACM locations)

KEY: **ACM** = Materials containing greater than 1% of asbestos;
LF = Linear Feet; **SF** = Square Feet; **PACM** = Presumed Asbestos-containing Materials;
Friable = ACM capable of being released into air, and which can be crumbled, pulverized, powdered, crushed or exposed by hand-pressure.

Location	Material	Approx. Qty.	Friable?	Condition
INTERIORS				
BASEMENT				
Piping Throughout	ACM Block Insulation on Metal Piping	225 LF (total)	Yes	Significantly Damaged
1ST FLOOR				
Bathroom 1-4, Floor	ACM 1'x1' Floor Tile (Not Mastics), on Wood	90 SF (total)	No	Damaged
Hallway 1-5, Floor	ACM 1'x1' Floor Tile (Not Mastics), on Wood	125 SF (total)	No	Damaged
Closet 1-5A, Floor	ACM 1'x1' Floor Tile (Not Mastics), on Wood	25 SF (total)	No	Damaged
Half Bathroom 1-7, Floor	ACM Sheet Flooring, on Non-ACM Vapor Barrier, on Wood	25 SF (total)	No	Damaged
Kitchen 1-8, Floor	ACM 1'x1' Floor Tile (Not Mastics), on Wood	200 SF (total)	No	Damaged
Inaccessible Areas (i.e. Pipe Chases, Wet Walls, Soffits, Ceilings, etc.)	PACM Pipe Insulation and/or Mudded Joint Packing, on Metal Piping/Elbows	50 LF (total)	Yes	Unknown

NOTE(S):

1) Estimated quantity of PACM Thermal Systems Insulation (Pipe Insulation and/or Mudded Joint Packing) within inaccessible areas (i.e. Pipe Chases, Wet Walls, Soffits, Ceilings, etc.).

Identified ACM – CONT'D:

Location	Material	Approx. Qty.	Friable?	Condition
EXTERIORS				
PITCHED ROOF				
Top Layer, Throughout	ACM Shingles, on Non-ACM Tar Paper, on Wood	2,500 SF (total)	No	Significantly Damaged

NOTE(S):

1) ACM Shingle Debris was observed on the ground throughout the perimeter of Staff House #23. **QuES&T** recommends completion of a thorough contamination assessment and preparation/ submittal of a site specific variance to NYSDOL Engineering Services Unit to address the cleanup of identified ACM Shingle Debris throughout the above-referenced location(s). Access to the affected area(s) should be restricted until the assessment and cleanup of impacted areas is completed.

IV. GENERAL DISCUSSION:

All construction personnel as well as individuals who have access to locations where asbestos containing materials (ACM) exists should be informed of its presence and the proper work practices in these areas. Conspicuous labeling of all ACM is suggested to ensure personnel is adequately informed. Personnel should be informed not to rest, lean or store material or equipment on or near these surfaces and not to cut, saw, drill, sand or disturb ACM. All removal, disturbance, and repair of ACM should be performed in compliance with Title 12 NYCRR Part 56 by persons properly trained to handle ACM. Facility custodial and maintenance personnel should receive training commensurate with their work activities; as defined in 29 CFR 1910.1001.

The findings presented in this report are based upon reasonably available information and observed site conditions at the time the assessment was performed. Conditions may have changed since that time and the findings and conclusions of this report are not meant to be indicative of future conditions at the Site. This report does not warrant against conditions that were not evident from visual observations or historical information obtained, or conditions that could only be determined by physical sampling or other intrusive investigation techniques that are outside the proposed scope of work.

V. TRANSMITTAL OF BUILDING SURVEY INFORMATION:

As specified in Title 12 NYCRR Part 56-5.1 (g), information derived from this building survey shall be immediately transmitted by the building owner or his/her agent to the commissioner through the Department's Division of Safety and Health, Asbestos Control Bureau, and to the local government entity charged with issuing a permit for such demolition under applicable State or local laws or, if no such permit is required, to the town or city clerk where the building is located.

VI. ABATEMENT REQUIRED:

As specified in Title 12 NYCRR Part 56-5.1 (h) and (i), "If the building/structure asbestos survey finds that the portion of the building/structure to be demolished, renovated, remodeled, or have repair work contains ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material, which is impacted by the work, the owner or the owner's agent shall conduct, or cause to have conducted, asbestos removal performed by a licensed asbestos abatement contractor in conformance with all standards set forth in this Part. All ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material impacted by the demolition, renovation, remodeling or repair project shall be removed as per this Part, prior to access or disturbance by other uncertified trades or personnel. No demolition, renovation, remodeling or repair work shall be commenced by any owner or the owner's agent prior to the completion of the asbestos abatement in accordance with the notification requirements of this Part…All building/structure owners and asbestos abatement contractors on a demolition, renovation, remodeling, or repair project, which includes work covered by this part, shall inform all trades on the work site about PACM, ACM, asbestos material and suspect miscellaneous ACM…Bids may be advertised and contracts awarded for demolition, remodeling, renovation, or repair work, but no work on the current intermediate portion of the project shall commence on the demolition, renovation, remodeling or repair work by any owner or agent prior to completion of all necessary asbestos abatement work for the current intermediate portion of the entire project, in conformance with all standards set forth in this Part."

Prior to conducting demolition or construction work at the building, all ACM affected/impacted by such activities shall be removed utilizing a licensed asbestos abatement contractor and NYSDOL/EPA/NYC certified personnel prior to construction/demolition activities. All work conducted should be in accordance with all legal requirements, including but not limited to U.S. Environmental Protection Agency (EPA) National Emissions Standards for Hazardous Air Pollutants (NESHAP) [40 CFR Part 61], New York State Industrial Code Rule 56 Asbestos Regulations (ICR 56) and Chapter 1 of Title 15 of the Rules of the City of New York Regulations, as applicable. Advance notification of the asbestos project to the USEPA, NYSDOL, and NYCDEP may be required.

All suspect building materials not sampled during this survey should be considered ACM until these materials are sampled and analyzed for ACM in the laboratory. Concealed ACM: In addition to the ACMs identified at the site, there is a possibility that concealed ACM may exist at the subject facility. As such, if any concealed suspect ACM is encountered during future construction related activities, the work should immediately stop. Prior to resuming the work, the suspect ACM should either be 1) Sampled by an appropriately-certified asbestos professional and submitted to an Approved NYSDOH ELAP laboratory for asbestos analysis or 2) Presumed to be ACM (PACM) and removed by a licensed asbestos abatement contractor for disposal in accordance with all applicable regulations.

VII. DISCLAIMERS

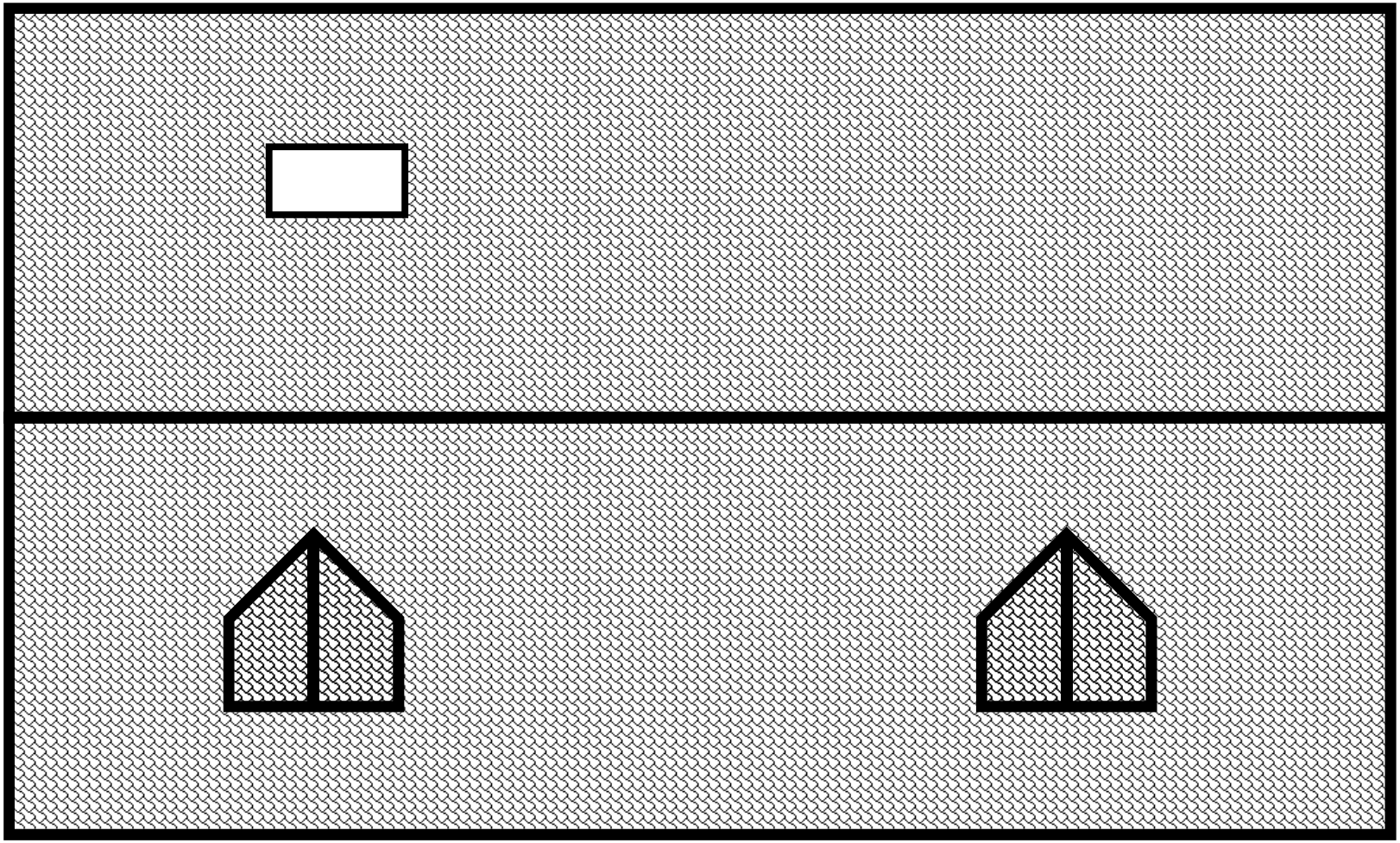
It should be noted that the information contained within this report is based solely upon site observations and the results of laboratory analysis for samples collected by **QuES&T.** These observations and results are time dependent, subject to changing site conditions and revisions to Federal, State and Local regulations. **QuES&T** warrants that these findings have been promulgated after being prepared in general accordance with generally accepted practices in the abatement industries. **QuES&T** also recognizes that inspection laboratory data is not usually sufficient to make all abatement and management decisions.

Due to the potential for concealed Asbestos-containing Materials (ACM) or other regulated materials, this report should not be construed to represent all ACM or regulated materials within the site(s). All quantities of ACM or other regulated materials identified, and all dimensions listed within this report are approximate and should be verified On-site.

This inspection report is not intended to be used as the sole basis for soliciting pricing for asbestos abatement. An abatement plan, specification, drawing and/or Variances should be developed to identify scope, timing, phasing and remediation means & methods for any asbestos project. The Linear and/or Square Footages (LF / SF) listed within this Report are only approximates. Abatement Contractor(s) are required to visit the building(s) in order to take actual field measurements within each listed location.

Appendix A:
DRAWINGS & FLOOR PLANS

EFG/DRA HERITAGE, LLC
FORMER HUDSON RIVER PSYCHIATRIC CENTER
3532 NORTH ROAD, POUGHKEEPSIE, NY 12601
*****STAFF HOUSE 23*****
EXTERIOR-ROOF



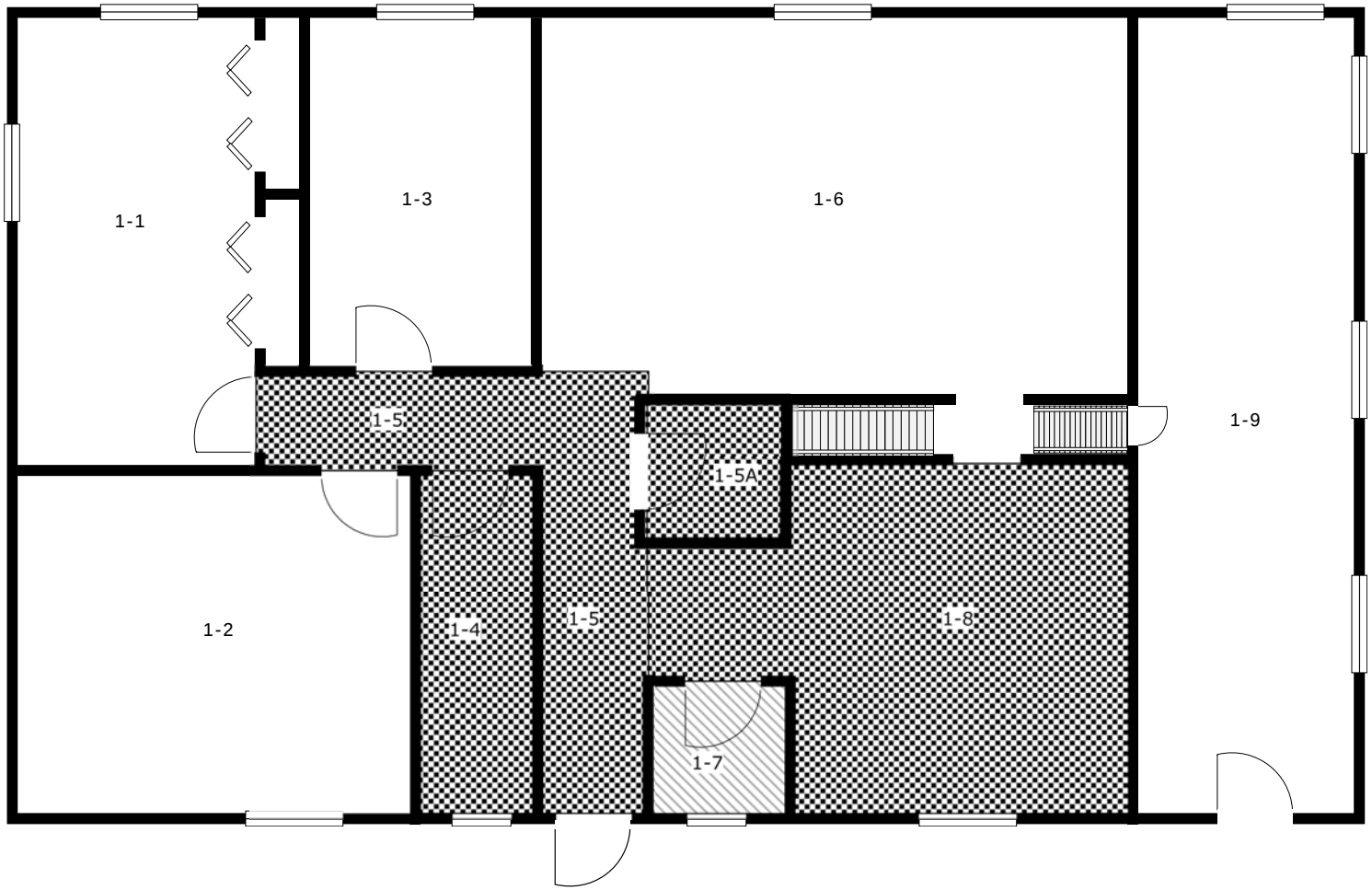
ACM LEGEND

= **ACM Shingles**
(See Report For Details)

GENERAL NOTE

1. **ACM Shingle Debris on the Ground Throughout the Perimeter of Staff House #23. (See Report For Details)**

EFG/DRA HERITAGE, LLC
FORMER HUDSON RIVER PSYCHIATRIC CENTER
3532 NORTH ROAD, POUGHKEEPSIE, NY 12601
*****STAFF HOUSE 23*****
FIRST FLOOR

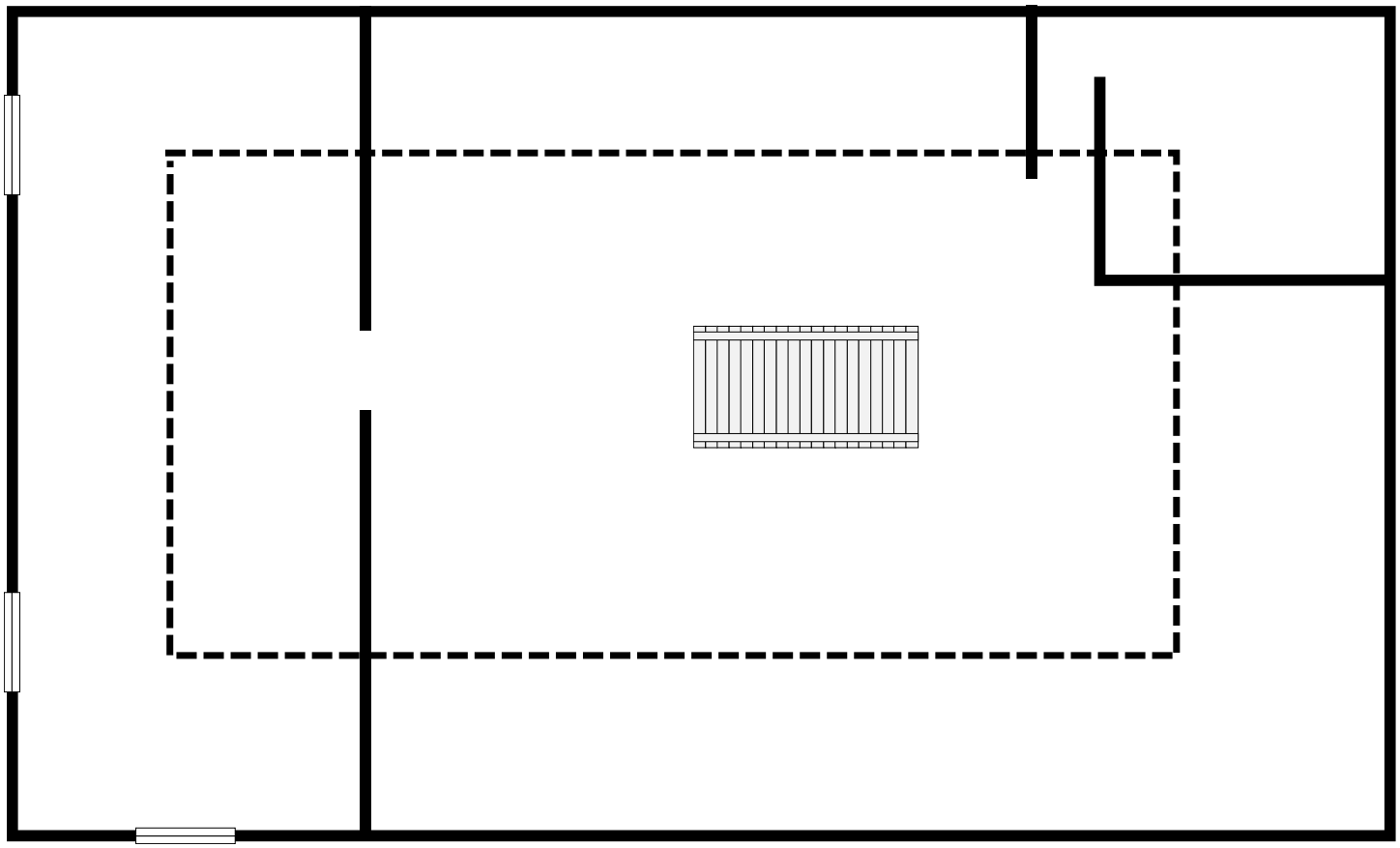


ACM LEGEND

= **ACM 1'x1' Floor Tiles (Not Mastics)**
(See Report For Details)

= **ACM Sheet Flooring**
(See Report For Description)

EFG/DRA HERITAGE, LLC
FORMER HUDSON RIVER PSYCHIATRIC CENTER
3532 NORTH ROAD, POUGHKEEPSIE, NY 12601
*****STAFF HOUSE 23*****
BASEMENT



ACM LEGEND

= **ACM Block Pipe Insulation**
(See Report For Details)

Appendix B:
SAMPLE RESULTS

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	05/10/14 10:45 AM
Analysis Date:	5/15/2014
Collected:	5/6/2014

Project: **Q14-9129/ EFG/DRA HERITAGE, LLC/ 475 17TH STREET, SUITE 1330 DENVER, CO 80202/ FORMER HUDSON RIVER PSYCH CENTER**

Test Report:Asbestos Analysis of Bulk Material

Test	Analyzed Date	Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-01 *031418186-0001*		**Description** BASEMENT/ ON METAL PIPE - BLOCK INSULATION **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Brown/Black		45.00% Ca Carbonate 18.60% Non-fibrous (other)	**36.40% Chrysotile**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-02 *031418186-0002*		**Description** BASEMENT/ ON METAL PIPE - BLOCK INSULATION **Homogeneity**			
PLM NYS 198.1 Friable	5/15/2014				**Positive Stop**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-03 *031418186-0003*		**Description** BASEMENT/ ON METAL PIPE - BLOCK INSULATION **Homogeneity**			
PLM NYS 198.1 Friable	5/15/2014				**Positive Stop**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-04-Skim Coat *031418186-0004*		**Description** 1ST FL/ 1-1/ CEILING ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	White		45.00% Ca Carbonate 55.00% Non-fibrous (other)	**None Detected**
Inseparable paint / coating layer included in analysis					
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-04-Rough Coat *031418186-0004A*		**Description** 1ST FL/ 1-1/ CEILING ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		60.00% Quartz 40.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-05-Skim Coat *031418186-0005*	**Description** 1ST FL/ 1-5/ CEILING ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	White		50.00% Ca Carbonate 50.00% Non-fibrous (other)	**None Detected**
Inseparable paint / coating layer included in analysis					
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-05-Rough Coat *031418186-0005A*	**Description** 1ST FL/ 1-5/ CEILING ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		55.00% Quartz 45.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-06-Skim Coat *031418186-0006*	**Description** 1ST FL/ 1-6/ CEILING ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Tan/White		5.00% Mica 85.00% Ca Carbonate 10.00% Non-fibrous (other)	**None Detected**
Inseparable paint / coating layer included in analysis					
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-06-Rough Coat *031418186-0006A*	**Description** 1ST FL/ 1-6/ CEILING ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		65.00% Quartz 35.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-07-Skim Coat *031418186-0007*	**Description** 1ST FL/ BASE STAIRCASE/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	White		8.00% Mica 75.00% Ca Carbonate 17.00% Non-fibrous (other)	**None Detected**
Inseparable paint / coating layer included in analysis					
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-07-Rough Coat *031418186-0007A*	**Description**	1ST FL/ BASE STAIRCASE/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS		
		Homogeneity	Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray	2.00% Cellulose	45.00% Quartz 53.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-08-Skim Coat *031418186-0008*	**Description**	1ST FL/ 1-2/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS		
		Homogeneity	Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	White		65.00% Ca Carbonate 35.00% Non-fibrous (other)	**None Detected**
Inseparable paint / coating layer included in analysis					
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-08-Rough Coat *031418186-0008A*	**Description**	1ST FL/ 1-2/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS		
		Homogeneity	Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		40.00% Quartz 60.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-09-Skim Coat *031418186-0009*	**Description**	1ST FL/ 1-4/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS		
		Homogeneity	Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	White		60.00% Ca Carbonate 40.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-09-Rough Coat *031418186-0009A*	**Description**	1ST FL/ 1-4/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS		
		Homogeneity	Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		65.00% Quartz 35.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-10-Skim Coat *031418186-0010*	**Description** **Homogeneity**	1ST FL/ 1-8/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	White		60.00% Ca Carbonate 40.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-10-Rough Coat *031418186-0010A*	**Description** **Homogeneity**	1ST FL/ 1-8/ WALL ON SHEETROCK - PLASTER/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-11 *031418186-0011*	**Description** **Homogeneity**	1ST FL/ 1-5/ CEILING ABOVEE PLASTER - SHEETROCK Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown/Gray	18.00% Cellulose	55.00% Gypsum 27.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-12 *031418186-0012*	**Description** **Homogeneity**	1ST FL/ 1-6/ WALL BEHIND PLASTER - SHEETROCK Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown/Gray	15.00% Cellulose	55.00% Gypsum 30.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-13 *031418186-0013*	**Description** **Homogeneity**	1ST FL/ 1-9/ CEILING - FIREBOARD Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown	96.00% Cellulose	4.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-14 *031418186-0014*	**Description** **Homogeneity**	1ST FL/ 1-9/ UPPER WALL - FIREBOARD Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown	95.00% Cellulose	5.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-15-Tan gray *031418186-0015*	**Description** **Homogeneity**	BASEMENT/ SUPPORT COLUMN - CMU/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown/Gray		45.00% Quartz 30.00% Ca Carbonate 25.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-15-Gray *031418186-0015A*	**Description** **Homogeneity**	BASEMENT/ SUPPORT COLUMN - CMU/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		50.00% Quartz 35.00% Gypsum 15.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-16-Tan Gray *031418186-0016*	**Description** **Homogeneity**	BASEMENT/ FOUNDATION WALL - CMU/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray/Tan		40.00% Quartz 35.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-16-Gray *031418186-0016A*	**Description** **Homogeneity**	BASEMENT/ FOUNDATION WALL - CMU/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-17 *031418186-0017*	**Description** **Homogeneity**	1ST FL/ 1-4/ WALL CERAMIC TILE - GROUT Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	White		3.00% Mica 70.00% Ca Carbonate 27.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

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EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-18 *031418186-0018*		**Description** 1ST FL/ 1-4/ WALL CERAMIC TILE - GROUT **Homogeneity** Heterogeneous			
PLM NYS 198.1 Friable	5/15/2014	White		25.00% Gypsum 45.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-19 *031418186-0019*		**Description** 1ST FL/ FL/ IN FRONT OF FIREPLACE/ CERAMIC TILE - MUDSET **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		35.00% Quartz 5.00% Mica 60.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-20 *031418186-0020*		**Description** EXTERIOR/ FRONT ENTRY/ FL/ CERAMIC TILE - MUDSET **Homogeneity** Heterogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		40.00% Quartz 35.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-21 *031418186-0021*		**Description** 1ST FL/ 1-6 FL/ IN FRONT OF FIREPLACE - CERAMIC TILE/ GROUT **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		10.00% Quartz 45.00% Gypsum 45.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-22 *031418186-0022*		**Description** EXTERIOR/ FRONT ENTRY/ FL/ CERAMIC TILE - GROUT **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	Gray		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

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EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-23 *031418186-0023*	**Description** **Homogeneity**	BASEMENT FL - CEMENTITIOUS SLAB Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown/Gray		40.00% Quartz 60.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-24 *031418186-0024*	**Description** **Homogeneity**	EXTERIOR/ FRONT STEPS - CEMENTITIOUS SLAB Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		50.00% Quartz 30.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-25-Brick *031418186-0025*	**Description** **Homogeneity**	1ST FL/ 1-6/ FIREPLACE/ WALL - FIRE BRICK & MORTAR/ SEPARATE LAYERS Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		5.00% Quartz 70.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-25-Mortar *031418186-0025A*	**Description** **Homogeneity**	1ST FL/ 1-6/ FIREPLACE/ WALL - FIRE BRICK & MORTAR/ SEPARATE LAYERS Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown		40.00% Quartz 60.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-26-Brick *031418186-0026*	**Description** **Homogeneity**	1ST FL/ 1-6/ FIREPLACE/ FACE - BRICK & MORTAR/ RED/ SEPARATE LAYERS Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		30.00% Quartz 35.00% Gypsum 35.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

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EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-26-Mortar *031418186-0026A*	**Description** **Homogeneity**	1ST FL/ 1-6/ FIREPLACE/ FACE - BRICK & MORTAR/ RED/ SEPARATE LAYERS Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Red		45.00% Quartz 55.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-27-Brick *031418186-0027*	**Description** **Homogeneity**	EXTERIOR/ CHIMNEY - BRICK & MORTAR/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Red		10.00% Quartz 90.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-27-Mortar *031418186-0027A*	**Description** **Homogeneity**	EXTERIOR/ CHIMNEY - BRICK & MORTAR/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Gray		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-28 *031418186-0028*	**Description** **Homogeneity**	EXTERIOR/ CHIMNEY - CEMENTITIOUS FLU Homogeneous		
PLM NYS 198.1 Friable	5/15/2014	Brown		25.00% Quartz 75.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID	9129-B23-29 *031418186-0029*	**Description** **Homogeneity**	EXTERIOR/ CHIMNEY - CEMENTITIOUS FLU Heterogeneous		
PLM NYS 198.1 Friable	5/15/2014	Tan		15.00% Quartz 85.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

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EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-30 *031418186-0030*		**Description** 1ST FL/ 1-9/ EXTERIOR DOOR/ INSIDE METAL - FOAM INSULATION **Homogeneity** Homogeneous			
PLM NYS 198.1 Friable	5/15/2014	White		97.00% Matrix 3.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**
Sample ID 9129-B23-31 *031418186-0031*		**Description** 1ST FL/ 1-9/ EXTERIOR DOOR/ INSIDE METAL - FOAM INSULATION **Homogeneity** Heterogeneous			
PLM NYS 198.1 Friable Foam sample	5/15/2014	White		100.00% Non-fibrous (other)	**None Detected**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB					**Not Analyzed**
TEM NYS 198.4 NOB					**Not Analyzed**

Initial Report From 05/15/2014 09:13:23

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Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418186
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test	Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos

The samples in this report were submitted to EMSL for analysis by Asbestos Analysis of Bulk Materials via NYS ELAP Approved Methods. The reference number for these samples is the EMSL Order ID above. Please use this reference number when calling about these samples.

Report Comments:

Sample Receipt Date::	5/10/2014	Sample Receipt Time:	10:45 AM
Analysis Completed Date:	5/15/2014	Analysis Completed Time:	8:18 AM

Analyst(s):

Emily Myint PLM NYS 198.1 Friable (17)

Shahrakur Mahmud PLM NYS 198.1 Friable (24)

Samples reviewed and approved by:

James Hall, Laboratory Manager
or other approved signatory

NOB = Non Friable Organically Bound N/A = Not Applicable VCM = Vermiculite Containing Material

-In New York State, TEM is currently the only method that can be used to determine if NOB materials can be considered or treated as non-asbestos containing.
All samples examined for the presence of vermiculite when analyzed via NYS 198.1.
-NYS Guidelines for Vermiculite containing samples are available at http://www.wadsworth.org/labcert/elapcert/forms/VermiculiteInterimGuidance_Rev070913.pdf EMSL maintains liability limited to cost of analysis. 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. Interpretation and use of test results are the responsibility of the client. Samples were received in good condition 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. This report may contain data that is not covered by the NVLAP accreditation.

Initial Report From 05/15/2014 09:13:23

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

031418186

CLIENT: **EFG/DRA HERITAGE, LLC**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

CONTACT: **CHRIS MILLER**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

PROJECT # : **Q14-9129**

SAMPLED BY: **PHILIP PAGE**

DATE SAMPLED: **6-May-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-01	Basement, on Metal Pipe	Block Insulation	**STOP AT FIRST POSITIVE**
9129-B23-02	Basement, on Metal Pipe	Block Insulation	
9129-B23-03	Basement, on Metal Pipe	Block Insulation	
9129-B23-04	1st Floor, 1-1, Ceiling, On Sheetrock	Plaster (Separate Layers)	
9129-B23-05	1st Floor, 1-5, Ceiling, On Sheetrock	Plaster (Separate Layers)	
9129-B23-06	1st Floor, 1-6, Ceiling, On Sheetrock	Plaster (Separate Layers)	
9129-B23-07	1st Floor, Base Staircase, Wall, On Sheetrock	Plaster (Separate Layers)	
9129-B23-08	1st Floor, 1-2, Wall, On Sheetrock	Plaster (Separate Layers)	
9129-B23-09	1st Floor, 1-4, Wall, On Sheetrock	Plaster (Separate Layers)	
9129-B23-10	1st Floor, 1-8, Wall, On Sheetrock	Plaster (Separate Layers)	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: _____ DATE: 5/10/14 @ 10:45 AM

PAGE__1__OF__4__

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

031418186

BULK SAMPLE FORM

CLIENT: **EFG/DRA HERITAGE, LLC**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

CONTACT: **CHRIS MILLER**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

PROJECT # : **Q14-9129**

SAMPLED BY: **PHILIP PAGE**

DATE SAMPLED: **6-May-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-11	1st Floor, 1-5, Ceiling, Above Plaster	Sheetrock	**STOP AT FIRST POSITIVE**
9129-B23-12	1st Floor, 1-6, Wall, Behind Plaster	Sheetrock	
9129-B23-13	1st Floor, 1-9, Ceiling	Fireboard	**STOP AT FIRST POSITIVE**
9129-B23-14	1st Floor, 1-9, Upper Wall	Fireboard	
9129-B23-15	Basement, Support Column	CMU (Separate Layers)	**STOP AT FIRST POSITIVE**
9129-B23-16	Basement, Foundation Wall	CMU (Separate Layers)	
9129-B23-17	1st Floor, 1-4, Wall, Ceramic Tile	Grout	**STOP AT FIRST POSITIVE**
9129-B23-18	1st Floor, 1-4, Wall, Ceramic Tile	Grout	
9129-B23-19	1st Floor, Floor, In Front Of Fireplace, Ceramic Tile	Mudset	**STOP AT FIRST POSITIVE**
9129-B23-20	Exterior, Front Entry, Floor, Ceramic Tile	Mudset	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: Jeremy Patson DATE: 5/6/14 @10:00 Am

PAGE__2__OF__4__

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

031418186

BULK SAMPLE FORM

CLIENT: **EFG/DRA HERITAGE, LLC**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

CONTACT: **CHRIS MILLER**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

PROJECT # : **Q14-9129**

SAMPLED BY: **PHILIP PAGE**

DATE SAMPLED: **6-May-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-21	1st Floor, 1-6 Floor, In Front Of Fireplace, Ceramic Tile	Grout	**STOP AT FIRST POSITIVE**
9129-B23-22	Exterior, Front Entry, Floor, Ceramic Tile	Grout	
9129-B23-23	Basement, Floor	Cementitious Slab	**STOP AT FIRST POSITIVE**
9129-B23-24	Exterior, Front Steps	Cementitious Slab	
9129-B23-25	1st Floor, 1-6, Fireplace, Wall	Fire Brick & Mortar (Separate Layers)	
9129-B23-26	1st Floor, 1-6, Fireplace, Face	Brick & Mortar (Red) (Separate Layers)	
9129-B23-27	Exterior, Chimney	Brick & Mortar (Separate Layers)	
9129-B23-28	Exterior, Chimney	Cementitious Flu	**STOP AT FIRST POSITIVE**
9129-B23-29	Exterior, Chimney	Cementitious Flu	
9129-B23-30	1st Floor, 1-9, Exterior Door, Inside Metal	Foam Insulation	**STOP AT**

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

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PAGE__3__OF__4__

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

031418186

CLIENT: **EFG/DRA HERITAGE, LLC**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

CONTACT: **CHRIS MILLER**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

PROJECT # : **Q14-9129**

SAMPLED BY: **PHILIP PAGE**

DATE SAMPLED: **6-May-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-31	1st Floor, 1-9, Exterior Door, Inside Metal	Foam Insulation	**FIRST POSITIVE**

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: 5/9/14

RECEIVED BY: _____ DATE: 5/10/14 @10:00AM

PAGE__4__OF__4__

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http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	05/10/14 10:45 AM
Analysis Date:	5/15/2014
Collected:	5/6/2014

Project: **Q14-9129/ EFG/DRA HERITAGE, LLC/ 475 17TH STREET, SUITE 1330 DENVER, CO 80202/ FORMER HUDSON RIVER PSYCH CENTER**

Test Report:Asbestos Analysis of Bulk Material

Test	Analyzed Date	Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-32 *031418182-0001*		**Description**	1ST FL/ ROOM 1-4/ LOWER WALL ON PLASTER/ PANELING - ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown	2.2% Fibrous (other)		**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-33 *031418182-0002*		**Description**	1ST FL/ ROOM 1-4/ LOWER WALL ON PLASTER/ PANELING - ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown	<1% Fibrous (other)		**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-34 *031418182-0003*		**Description**	1ST FL/ ROOM 1-4/ TUB WALL ON PLASTER - CERAMIC TILE/ ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-35 *031418182-0004*		**Description**	1ST FL/ ROOM 1-4/ TUB WALL ON PLASTER - CERAMIC TILE/ ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-36 *031418182-0005*		**Description**	1ST FL/ ROOM 1-4/ WALL - COVE BASE MOLDING & ADHESIVE/ SEPARATE LAYERS		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**

Initial Report From 05/15/2014 12:21:19

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-36-Mastic *031418182-0005A*		**Description**	1ST FL/ ROOM 1-4/ WALL - COVE BASE MOLDING & ADHESIVE/ SEPARATE LAYERS		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-37 *031418182-0006*		**Description**	1ST FL/ ROOM 1-4/ WALL - COVE BASE MOLDING & ADHESIVE/ SEPARATE LAYERS		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-37-Mastic *031418182-0006A*		**Description**	1ST FL/ ROOM 1-4/ WALL - COVE BASE MOLDING & ADHESIVE/ SEPARATE LAYERS		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-38 *031418182-0007*		**Description**	1ST FL/ ROOM 1-7/ FL BOTTOM ON WOOD - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-39 *031418182-0008*		**Description**	1ST FL/ ROOM 1-7/ FL BOTTOM ON WOOD - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-40 *031418182-0009*		**Description**	1ST FL/ ROOM 1-5/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Gray			**9.9% Chrysotile** **9.9% Total**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**

Initial Report From 05/15/2014 12:21:19

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9129-B23-40-Mastic *031418182-0009A*	**Description** **Homogeneity**	1ST FL/ ROOM 1-5/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black /Yellow			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black /Yellow			**None Detected**
Sample ID	9129-B23-41 *031418182-0010*	**Description** **Homogeneity**	1ST FL/ ROOM 1-8/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
Sample ID	9129-B23-41-Mastic *031418182-0010A*	**Description** **Homogeneity**	1ST FL/ ROOM 1-8/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black /Yellow			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black /Yellow			**<1% Chrysotile** **<1% Total**
Sample ID	9129-B23-42 *031418182-0011*	**Description** **Homogeneity**	1ST FL/ ROOM 1-4/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Beige			**1.2% Chrysotile** **1.2% Total**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
Sample ID	9129-B23-42-Mastic *031418182-0011A*	**Description** **Homogeneity**	1ST FL/ ROOM 1-4/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Beige			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Beige			**None Detected**
Sample ID	9129-B23-43 *031418182-0012*	**Description** **Homogeneity**	1ST FL/ ROOM 1-4/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**

Initial Report From 05/15/2014 12:21:19

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307 West 38th Street, New York, NY 10018
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http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-43-Mastic *031418182-0012A*		**Description**	1ST FL/ ROOM 1-4/ FL ON WOOD 1'X1' - FL TILE & MASTIC/ SEPARATE LAYERS		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-44 *031418182-0013*		**Description**	1ST FL/ ROOM 1-7/ FL ON TOP - SHEET FLOORING		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**12.8% Chrysotile** **12.8% Total**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
Sample ID 9129-B23-45 *031418182-0014*		**Description**	1ST FL/ ROOM 1-7/ FL ON TOP - SHEET FLOORING		
		Homogeneity			
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
Sample ID 9129-B23-46 *031418182-0015*		**Description**	EXTERIOR/ WINDOW/ ALONG GLASS PERIMETER - GLAZING		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Gray	1.0% Fibrous (other)		**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Gray			**None Detected**
Sample ID 9129-B23-47 *031418182-0016*		**Description**	EXTERIOR/ WINDOW/ ALONG GLASS PERIMETER - GLAZING		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	White	2.1% Fibrous (other)		**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	White			**None Detected**
Sample ID 9129-B23-48 *031418182-0017*		**Description**	EXTERIOR/ BEHIND WOOD SIDING - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**

Initial Report From 05/15/2014 12:21:19

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-49 *031418182-0018*		**Description**	EXTERIOR/ BEHIND WOOD SIDING - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Brown			**None Detected**
Sample ID 9129-B23-50 *031418182-0019*		**Description**	EXTERIOR/ BEHIND WOOD SIDING - TAR PAPER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-51 *031418182-0020*		**Description**	EXTERIOR/ BEHIND WOOD SIDING - TAR PAPER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-52 *031418182-0021*		**Description**	EXTERIOR/ PITCHED ROOF/ TOP LAYER - TOP SHINGLE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**7.6% Chrysotile** **7.6% Total**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
Sample ID 9129-B23-53 *031418182-0022*		**Description**	EXTERIOR/ PITCHED ROOF/ TOP LAYER - TOP SHINGLE		
		Homogeneity			
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	5/15/2014				**Positive Stop (Not Analyzed)**
Sample ID 9129-B23-54 *031418182-0023*		**Description**	EXTERIOR/ PITCHED ROOF/ LOWER PERIMETER - ON TAR PAPER/ SHINGLE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**

Initial Report From 05/15/2014 12:21:19

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9129-B23-55 *031418182-0024*		**Description**	EXTERIOR/ PITCHED ROOF/ LOWER PERIMETER - ON TAR PAPER/ SHINGLE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-56 *031418182-0025*		**Description**	EXTERIOR/ PITCHED ROOF/ BOTTOM ON WOOD - TAR PAPER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**
Sample ID 9129-B23-57 *031418182-0026*		**Description**	EXTERIOR/ PITCHED ROOF/ BOTTOM ON WOOD - TAR PAPER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	5/15/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	5/15/2014	Black			**None Detected**

Initial Report From 05/15/2014 12:21:19

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031418182
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test	Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos

The samples in this report were submitted to EMSL for analysis by Asbestos Analysis of Bulk Materials via NYS ELAP Approved Methods. The reference number for these samples is the EMSL Order ID above. Please use this reference number when calling about these samples.

Report Comments:

Sample Receipt Date::	5/10/2014	Sample Receipt Time:	10:45 AM
Analysis Completed Date:	5/15/2014	Analysis Completed Time:	11:36 AM

Analyst(s):

Shahrakur Mahmud PLM NYS 198.6 NOB (28)

Derrick Young TEM NYS 198.4 NOB (24)

Samples reviewed and approved by:

James Hall, Laboratory Manager
or other approved signatory

NOB = Non Friable Organically Bound N/A = Not Applicable VCM = Vermiculite Containing Material

-In New York State, TEM is currently the only method that can be used to determine if NOB materials can be considered or treated as non-asbestos containing.
All samples examined for the presence of vermiculite when analyzed via NYS 198.1.
-NYS Guidelines for Vermiculite containing samples are available at http://www.wadsworth.org/labcert/elapcert/forms/VermiculiteInterimGuidance_Rev070913.pdf EMSL maintains liability limited to cost of analysis. 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. Interpretation and use of test results are the responsibility of the client. Samples were received in good condition 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. This report may contain data that is not covered by the NVLAP accreditation.

Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Initial Report From 05/15/2014 12:21:19

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

~~031418161~~
031418182

BULK SAMPLE FORM

CLIENT: **EFG/DRA HERITAGE, LLC**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

CONTACT: **CHRIS MILLER**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

PROJECT # : **Q14-9129**

SAMPLED BY: **PHILIP PAGE**

DATE SAMPLED: **6-May-14**

ANALYSIS METHOD: **QTEM/PLM** JL

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-32	1st Floor, Room 1-4, Lower Wall, on Plaster, Paneling	Adhesive	**STOP AT *FIRST* POSITIVE**
9129-B23-33	1st Floor,Room 1-4, Lower Wall, on Plaster , Paneling	Adhesive	
9129-B23-34	1st Floor,Room 1-4, Tub Wall, on Plaster, Ceramic Tile	Adhesive	**STOP AT FIRST *POSITIVE***
9129-B23-35	1st Floor,Room 1-4, Tub Wall, on Plaster, Ceramic Tile	Adhesive	
9129-B23-36	1st Floor,Room 1-4, Wall	Cove Base Molding & Adhesive (Separate Layers)	**STOP AT FIRST POSITIVE**
9129-B23-37	1st Floor,Room 1-4, Wall	Cove Base Molding & Adhesive (Separate Layers)	
9129-B23-38	1st Floor, Room 1-7 Floor Bottom on Wood	Vapor Barrier	**STOP AT FIRST POSITIVE**
9129-B23-39	1st Floor , Room 1-7 Floor Bottom on Wood	Vapor Barrier	
9129-B23-40	1st Floor, Room 1-5 Floor on Wood 1' x 1'	Floor Tile and Mastic (Separate Layers)	**STOP AT FIRST POSITIVE**
9129-B23-41	1st Floor , Room 1-8 Floor on Wood 1'x1'	Floor Tile and Mastic (Separate Layers)	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: Samuel Baton DATE: 5/6/14 @ 10:00 am

PAGE__1__OF__3__

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

~~031418161~~
031418182

BULK SAMPLE FORM

CLIENT: **EFG/DRA HERITAGE, LLC**

SAMPLED BY: **PHILIP PAGE**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

DATE SAMPLED: **6-May-14**

CONTACT: **CHRIS MILLER**

ANALYSIS METHOD: **QTEM/PLM**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

PROJECT # : **Q14-9129**

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-42	1st Floor, Room 1-4, Floor on Wood 1'x1'	Floor Tile Mastic (Separate Layers)	**STOP AT FIRST POSITIVE**
9129-B23-43	1st Floor ,Room 1-4, Floor on Wood 1'x1'	Floor Tile Mastic (Separate Layers)	
9129-B23-44	1st Floor , Room 1-7, Floor on Top	Sheet Flooring	**STOP AT FIRST POSITIVE**
9129-B23-45	1st Floor, Room 1-7 , Floor on Top	Sheet Flooring	
9129-B23-46	Exterior, Window ,Along Glass Perimeter	Glazing	**STOP AT FIRST POSITIVE**
9129-B23-47	Exterior, Window, Along Glass Perimeter	Glazing	
9129-B23-48	Exterior, Behind Wood Siding	Vapor Barrier	**STOP AT FIRST POSITIVE**
9129-B23-49	Exterior,Behind Wood Siding	Vapor Barrier	
9129-B23-50	Exterior,Behind Wood Siding	Tar Paper	**STOP AT FIRST POSITIVE**
9129-B23-51	Exterior, Behind Wood Siding	Tar Paper	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: _____ DATE: 5/6/14 @ 10:00 pm

PAGE__2__OF__3__

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

~~031418161~~
031418182

BULK SAMPLE FORM

CLIENT: **EFG/DRA HERITAGE, LLC**

ADDRESS: **475 17TH STREET, SUITE 1330**
DENVER, CO 80202

CONTACT: **CHRIS MILLER**

PROJECT ID: **FORMER HUDSON RIVER PSYCH CENTER**
BUILDING 23 - STAFF HOUSE

PROJECT # : **Q14-9129**

SAMPLED BY: **PHILIP PAGE**

DATE SAMPLED: **6-May-14**

ANALYSIS METHOD: **QTEM/PLM**

TURN-AROUND TIME: _____ HOURS
5 DAYS
OTHER

SAMPLE # LAB#	*LOCATION*	*SAMPLE DESCRIPTION*	*COMMENTS*
9129-B23-52	Exterior, Pitched Roof, Top Layer	Top Shingle	**STOP AT FIRST POSITIVE**
9129-B23-53	Exterior, Pitched Roof, Top Layer	Top Shingle	
9129-B23-54	Extreior,Pitched Roof ,Lower Perimeter, on Tar Paper	Shingle	**STOP AT FIRST POSITIVE**
9129-B23-55	Exterior,Pitched Roof, Lower Perimeter , on Tar Paper	Shingle	
9129-B23-56	Exterior,Pitched Roof,Bottom on Wood	Tar Paper	**STOP AT FIRST POSITIVE**
9129-B23-57	Exterior,Pitched Roof ,Bottom on Wood	Tar Paper	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: [signature] DATE: 5/9/14

RECEIVED BY: [signature] DATE: 5/10 @ 10:40 AM

PAGE__3__OF__3__

Appendix C:
PERSONNEL LICENSES & CERTIFICATIONS

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2015
Issued April 01, 2014

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MS. MICHELLE MCGOWAN
EMSL ANALYTICAL, INC.
528 MINEOLA AVE.
CARLE PLACE, NY 11514

NY Lab Id No: 11469

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

Miscellaneous

Asbestos in Friable Material	Item 198.1 of Manual
	EPA 600/M4/82/020
Asbestos in Non-Friable Material-PLM	Item 198.6 of Manual (NOB by PLM)
Asbestos in Non-Friable Material-TEM	Item 198.4 of Manual
Lead in Dust Wipes	EPA 7000B
Lead in Paint	EPA 7000B

Sample Preparation Methods

	EPA 3050B
	APP. 14.2, HUD JUNE 1995

Serial No.: 50649

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

New York State – Department of Labor
Division of Safety and Health
License and Certificate Unit
State Campus, Building 12
Albany, NY 12240

ASBESTOS HANDLING LICENSE

Quality Environmental Solutions & Technologies, Inc.

1376 Route 9

Wappinger Falls, NY 12590

FILE NUMBER: 99-0018
LICENSE NUMBER: 29085
LICENSE CLASS: RESTRICTED
DATE OF ISSUE: 01/15/2014
EXPIRATION DATE: 01/31/2015

Duly Authorized Representative – Lawrence J Holzapfel:

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.

Eileen M. Franko, Acting Director
For the Commissioner of Labor

SH 432 (8/12)

Empire State Development

November 15, 2011

Mr. Vincente Lander
Quality Environmental Solutions & Technologies, Inc.
1376 Route 9
Wappingers, Falls, New York 12590

File # 49952

Dear Mr. Lander;

On behalf of New York State Department of Economic Development, Division of Minority and Women's Business Development (DMWBD) has completed its review of your application for state certification as a **Minority-Owned Business Enterprise** and has determined that your firm meets eligibility requirements for certification, pursuant to Executive Law, Article 15-A.

We are pleased to inform you that the firm of **Quality Environmental Solutions & Technologies, Inc,** has been granted status as a **Minority-Owned Business Enterprise.** Your business will be listed in the State's Directory of certified businesses with the following list of principal products or services:

1007- Environmental Remediation/Removal Design 2070- Asbestos Abatement Plans & Compliance
246- Environmental Consultants 1017- Environmental Testing Laboratories
2159- Environmental Vocational Training

Certification status is not intended to imply that the State of New York guarantees your company's capability to perform on state contracts, nor does it imply that your company is guaranteed any state business.

Be advised that your certification **expires 3 years from the date of this letter** or unless you are contacted by the Division of Minority and Women's Business Development for recertification. Please remember that any changes in your company that affect ownership, managerial and/or operational control, must be reported to DMWBD within thirty (30) days of such changes; including changes to company name, business address, telephone numbers, principal products/services, and bonding capacity. At such time as it is necessary for your company to be recertified, you will be notified by DMWBD.

If your certification is questioned by any public or private entity, please direct the inquiry to DMWBD for clarification.

Thank you for your cooperation. On behalf of the State of New York, I wish you luck in your business endeavors, particularly those involving state agencies.

Sincerely,

Scott Munson
Associate Certification Analyst

cc.: Veena Bathija

633 Third Avenue New York New York 10017 Tel 212 803 2414
Web Site: www.esd.ny.gov/mwbe.html

Empire State Development

The hereto named firm is designated a

MBE

by the

Division of Minority and Women's Business Development

QUALITY ENV SOLUTIONS & TECHNOLOGIES INC.

WAPPINGERS FALLS, NY

DIRECTOR

49952 – 2006

CERTIFICATE NUMBER

Susan E. Buckman

CERTIFICATION ANALYST

7/23/2011

EXPIRATION DATE

GBCI

GREEN BUILDING CERTIFICATION INSTITUTE

HEREBY CERTIFIES THAT

Rudy Lipinski

HAS ACHIEVED THE DESIGNATION OF

LEED® ACCREDITED PROFESSIONAL

BY DEMONSTRATING THE KNOWLEDGE OF GREEN BUILDING PRACTICE REQUIRED FOR SUCCESSFUL IMPLEMENTATION OF THE LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN (LEED®) GREEN BUILDING RATING SYSTEM™.

LEED AP™

Chairman

June 19, 2009
Date Issued

Peter Templeton, President

Printed on 50% bamboo fibers / 50% post-consumer fibers with vegetable based inks.

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

RUDY W LIPINSKI
CLASS(EXPIRES)
C ATEC(01/15) D INSP(01/15)
E MGPL(01/15) H PM (01/15)
I PD (01/15)

CERT# 05-09049
DMV# 252360689

MUST BE CARRIED ON ASBESTOS PROJECTS

01213 000106087 09

EYES BRO
HAIR BRO
HGT 6' 05"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

OSHA 000789648

U.S. Department of Labor
Occupational Safety and Health Administration

Rudy Lipinski

has successfully completed a 10-hour Occupational Safety and Health Training Course in

Construction Safety & Health

Kenneth Houseman — 10-05-05

(Trainer) — (Date)

STATE OF NEW YORK · DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

PHILIP J PAGE
CLASS(EXPIRES)
C ATEC(05/15) D INSP(05/15)
H PM (05/15)

CERT# 12-10888
DMV# 216687928

MUST BE CARRIED ON ASBESTOS PROJECTS

01213 000185794 56

EYES BRO
HAIR BLN
HGT 6' 00"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

OSHA Occupational Safety and Health Administration

12-003776374

'his card acknowledges that the recipient has successfully completed a 10-hour Occupational Safety and Health Training Course in
Construction Safety and Health

Philip Page

David Veit	06/06/2012
rainer name – print or type)	(Course end date)

IA recommends Outreach Training Courses as an orientation to occupational safety health for workers. Participation is voluntary. Workers must receive additional ning on specific hazards of their job. This course completion card does not expire.

or distribution of this card for fraudulent purposes, including false claims of having ived training, may result in prosecution under 18 U.S.C. 1001. Potential penalties ide substantial criminal fines, imprisonment up to five years, or both.

OSHA Outreach Training Program go to "Training" at www.osha.gov

Rev. 9/2009

QuES&T

Quality Environmental Solutions & Technologies, Inc.

July 11, 2014

EFG/DRA Heritage LLC
4601 DTC Boulevard
Suite 130
Denver, CO 80237

ATTN: Chris Miller

Via Email: **cmiller@efg-bp.com**

Re.: Staff Residence #61
Letter of Transmittal
QuES&T Project #Q14-9129

Dear Mr. Miller,

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** was retained by EFG/DRA Heritage LLC to perform Pre-Demolition Asbestos Inspections in compliance with Title 12 NYCRR Part 56-5.1 throughout buildings/structures on the Former Hudson River Psychiatric Center campus, located at 3532 North Road, Poughkeepsie, New York 12601. **QuES&T** was unable to perform a Pre-Demolition Asbestos Inspection of Staff Residence #61. The building appears to have sustained significant structural damage due to a previous fire within the building. **QuES&T** recommends obtaining a condemnation letter and following Title 12 NYCRR Part 56-11.5 – Controlled Demolition with Asbestos in Place for remediation/demolition of Staff Residence #61.

Should you wish to discuss this matter further or require additional information concerning this transmittal, please contact me at (845) 298-6031. **QuES&T** appreciates the opportunity to assist EFG/DRA Heritage LLC in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

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QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 19, 2016

Nick Minoia
Managing Partner of DRA Heritage, LLC,
Development Manager of EFG/DRA Heritage LLC
47 River Road
Suite 200
Summit, NJ 07901

Re.: Staff Residence #147
Letter of Transmittal

Dear Mr. Minoia,

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** performed a follow up site visit on February 19th, 2016 to Staff Residence #147 located on the Former Hudson River Psychiatric Center campus, 3532 North Road, Poughkeepsie, New York 12601. The purpose of the site visit was to review structural findings by PBA Engineering, P.C. who stated "the building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing." The findings also stated "in conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk." In light of these findings, **QuES&T** recommends following Title 12 NYCRR Part 56-11.5 – Controlled Demolition with Asbestos in Place for remediation/demolition of Staff Residence #147.

Should you wish to discuss this matter further or require additional information concerning this transmittal, please contact me at (845) 298-6031. **QuES&T** appreciates the opportunity to assist DRA Heritage, LLC & EFG/DRA Heritage, LLC in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

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QuES&T
Quality Environmental Solutions & Technologies, Inc.

PRE-DEMOLITION INSPECTION FOR ASBESTOS-CONTAINING MATERIALS (ACM)

for

EFG/DRA HERITAGE LLC
7200 So. Alton Way
Suite B130
Centennial, Colorado 80112

at

FORMER HUDSON RIVER PSYCHIATRIC CENTER
STAFF RESIDENCE BUILDING #147
3532 North Road
Poughkeepsie, New York 12601

Project #Q14-9021

1376 Route 9, Wappingers Falls, NY 12590 Phone (845) 298-6031 Fax (845) 298-6251
NYS MWBD MBE Cert # 4992-2006 NYSUCP DBE Certified www.Qualityenv.com

QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 21, 2014

EnviroFinance Group
475 17th Street, Suite 1330
Denver, CO 80202

ATTN: Chris Miller

Via Email: **cmiller@efg-bp.com**

Re.: Staff Residence Building #147
Pre-Demolition Asbestos Inspection
QuES&T Project #Q14-9021

Dear Mr. Miller,

Attached is the Pre-Demolition Survey Report for Asbestos-containing Materials (ACM) conducted throughout the interiors and exteriors of the above-referenced location(s) by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)**. The inspection included visual assessment and representative sampling for the detection of ACM. Limited demolition of building surfaces and installed equipment was performed as part of this survey. Sample collection and analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1 and 29 CFR 1926.1101.

The attached report summarizes the inspection protocol and inspection results for review. **QuES&T** believes this report accurately reflects the material condition existing in the functional spaces at the time of our inspection.

Should you wish to discuss this matter further or require additional information concerning this transmittal, feel free to contact us at (845) 298-6031. **QuES&T** greatly appreciates the opportunity to assist EnviroFinance Group in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

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Appendix A: ACM Location Drawings

Appendix B: Campus Site Map

Appendix C: Sample Results

Appendix D: Personnel Licenses & Certifications

I. INTRODUCTION:

At the request of Mr. Chris Miller, of EFG/DRA Heritage LLC, a Pre-Demolition Survey for the detection of Asbestos-containing Materials (ACM) was performed by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** throughout the interiors and exteriors of the vacant, inactive "Staff Residence Building #147" located on the Former Hudson River Psychiatric Center Campus (See Appendix B for Building Location), 3532 North Road, Poughkeepsie, New York 12601. The purpose of this survey was to perform a visual inspection of accessible spaces in preparation for demolition, and to conduct representative sampling of suspect ACM. Samples collected were analyzed by Polarized Light Microscopy (PLM) for friable materials, and both Polarized Light Microscopy-NOB (PLM-NOB) and Quantitative Transmission Electron Microscopy (QTEM) for non-friable organically-bound (NOB) materials. Limited demolition of building surfaces and installed equipment was performed as part of this survey. Sample collection and analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1 and 29 CFR 1926.1101.

QuES&T established functional spaces based either on physical barriers (i.e. walls, doors, etc.) or homogeneity of material. Within each functional space identified, a visual inspection was performed to identify suspect material.

Licensed NYS/AHERA Asbestos Inspector(s) Mr. Rudy W. Lipinski (Cert. #AH 05-09049), Mr. Louis N. Johnson III (Cert. #AH 08-05954), Mr. Philip J. Page (Cert. #AH 12-10888) and Mr. Todd J. McAfee (Cert. #AH 12-10881), of **QuES&T**, collected and/or analyzed a total of eighty-seven **(87)** samples of suspect materials for laboratory analysis on January 22nd, 2014. Forty (40) samples were analyzed by Polarized Light Microscopy (PLM) for friable materials; twenty-six (26) samples were analyzed by Polarized Light Microscopy (PLM-NOB) for non-friable organically bound materials; and, twenty-one (21) samples were analyzed by Confirmatory-QTEM upon negative-resulting PLM-NOB results. Samples consisting of multiple layers were separated and analyzed independently in the laboratory.

II. INSPECTION SUMMARY:

A visual inspection was performed and material types were established based on appearance, color and texture. Representative bulk sampling was performed on suspect building materials for laboratory analysis using PLM and PLM-NOB/QTEM. The following is a summation of sampling performed:

- Ceiling Materials – Plaster, Sheetrock, Joint/taping Compounds

- Wall Materials – Plaster, Sheetrock, Joint/taping Compounds, Ceramic Tile Systems (i.e. tiles, grouts, mortars, adhesives, etc.) and Cementitious Foundation.

- Flooring Materials – Residual Mastics/adhesive, 1’ x 1 ‘ Floor Tiles & Mastics (Multiple Varieties) Paper/Vapor Barrier and Cementitious Slabs.

- Roofing Materials – Rolled Roofing, Built-up Roofing, Asphalt Shingles and Vapor Barriers/Waterproofing Tars/Mastics.

- Miscellaneous Materials – Fiberglass/Foam Insulations, Tar Paper Vapor Barrier, Cementitious Flue Packing, Fire Place Brick & Mortar and Miscellaneous Window Glazings.

III. IDENTIFIED ASBESTOS-CONTAINING MATERIALS (ACM):
(Please see attached Drawings for approx. ACM locations)

KEY: **ACM** = Materials containing greater than 1% of asbestos;
LF = Linear Feet; **SF** = Square Feet; **PACM** = Presumed Asbestos-containing Materials;
Friable = ACM capable of being released into air, and which can be crumbled, pulverized, powdered, crushed or exposed by hand-pressure.

Location	Material	Approx. Qty.	Friable?	Condition
Interiors				
BASEMENT				
Ceiling, Throughout	ACM Residual Tar Paper on Wooden Joists	200 SF (total)	No	Significantly Damaged
Floor, Throughout	ACM Tar Paper Debris on Cementitious Slab	850 SF (total)	No	Significantly Damaged
1st FLOOR				
Entry 1-1 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Bathroom 1-3, Floor, Throughout	ACM 1' x 1' Floor Tile & Mastic on Plywood Substrate	25 SF (total)	No	Damaged
Kitchen 1-4 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Kitchen 1-4, Floor, Throughout	ACM 1' x 1' Floor Tile & Mastic on Plywood Substrate	150 SF (total)	No	Damaged
2nd FLOOR				
Bedroom 2-1 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Bedroom 2-2 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Significantly Damaged
Bedroom 2-2 Closet, Floor	Sheetrock with ACM Joint Compound Debris	10 SF (total)	Yes	Significantly Damaged
Hallway 2-3 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Significantly Damaged

Identified ACM – CONT'D…

Location	Material	Approx. Qty.	Friable?	Condition
Bathroom 2-4 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Significantly Damaged
Bathroom 2-4 Closet, Floor	Sheetrock with ACM Joint Compound Debris	10 SF (total)	Yes	Significantly Damaged
Bathroom 2-4, Floor, Throughout	ACM 1' x 1' Floor Tile & Mastic on Plywood Substrate	100 SF (total)	No	Damaged
Bedroom 2-5 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	500 SF (total)	Yes	Significantly Damaged
Bedroom 2-5 Closet, Floor	Sheetrock with ACM Joint Compound Debris	25 SF (total)	Yes	Significantly Damaged

Exteriors

ROOFS

Main Roof, Throughout	ACM Asphalt Shingles over Non-ACM Tar/Vapor Barrier, on Plywood Deck	1800 SF (total)	No	Damaged

NOTE(S):

1.) Sheetrock w/ACM Joint Compound Debris and Tar Paper Debris was observed throughout multiple interior spaces of Staff Residence Building #147. **QuES&T** recommends completion of a thorough contamination assessment and preparation/submittal of a site specific variance to NYSDOL Engineering Services Unit to address the cleanup of said ACM Debris. Access to the affected areas should be restricted until cleanup of impacted areas have been completed by a Licensed Asbestos Abatement Contractor.

IV. ACM QUANTITIES DISCLAIMER

The Linear and/or Square Footages (LF / SF) listed within this Report are only approximates. Abatement Contractor(s) are required to visit the building(s) in order to take actual field measurements within each listed location. Abatement Contractor(s) shall base their bid(s) on actual quantities determined, by them, at the site walkthrough(s).

V. GENERAL DISCUSSION:

All construction personnel as well as individuals who have access to locations where asbestos containing materials (ACM) exists should be informed of its presence and the proper work practices in these areas. Conspicuous labeling of all ACM is suggested to ensure personnel is adequately informed. Personnel should be informed not to rest, lean or store material or equipment on or near these surfaces and not to cut, saw, drill, sand or disturb ACM. All removal, disturbance, and repair of ACM should be performed in compliance with Title 12 NYCRR Part 56 by persons properly trained to handle ACM. Facility custodial and maintenance personnel should receive training commensurate with their work activities; as defined in 29 CFR 1910.1001.

VI. TRANSMITTAL OF BUILDING SURVEY INFORMATION:

As specified in Title 12 NYCRR Part 56-5.1 (g), information derived from this building survey shall be immediately transmitted by the building owner or his/her agent to the commissioner through the Department's Division of Safety and Health, Asbestos Control Bureau, and to the local government entity charged with issuing a permit for such demolition under applicable State or local laws or, if no such permit is required, to the town or city clerk where the building is located.

VII. ABATEMENT REQUIRED:

As specified in Title 12 NYCRR Part 56-5.1 (h), "If the building/structure asbestos survey finds that the portion of the building/structure to be demolished, renovated, remodeled, or have repair work contains ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material, which is impacted by the work, the owner or the owner's agent shall conduct, or cause to have conducted, asbestos removal performed by a licensed asbestos abatement contractor in conformance with all standards set forth in this Part. All ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material impacted by the demolition, renovation, remodeling or repair project shall be removed as per this Part, prior to access or disturbance by other uncertified trades or personnel. No demolition, renovation, remodeling or repair work shall be commenced by any owner or the owner's agent prior to the completion of the asbestos abatement in accordance with the notification requirements of this Part…All building/structure owners and asbestos abatement contractors on a demolition, renovation, remodeling, or repair project, which includes work covered by this part, shall inform all trades on the work site about PACM, ACM, asbestos material and suspect miscellaneous ACM…Bids may be advertised and contracts awarded for demolition, remodeling, renovation, or repair work, but no work on the current intermediate portion of the project shall commence on the demolition, renovation, remodeling or repair work by any owner or agent prior to completion of all necessary asbestos abatement work for the current intermediate portion of the entire project, in conformance with all standards set forth in this Part."

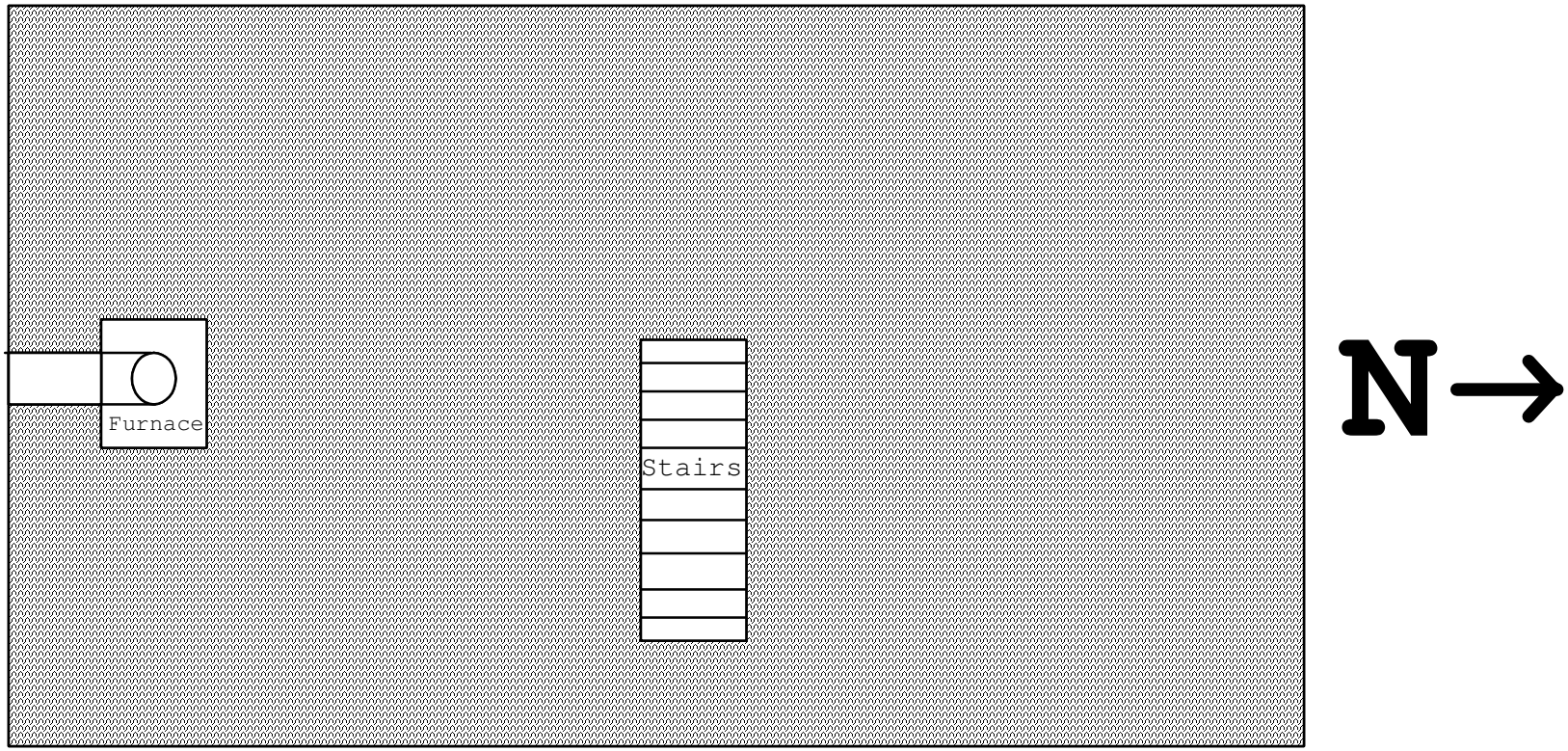
Appendix A:
ACM LOCATION DRAWINGS

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #147

*****ACM Locations: Basement - Interior*****



Drawing NOT to Scale

= ACM Residual Tar Paper and Associated Debris

See Report for Details

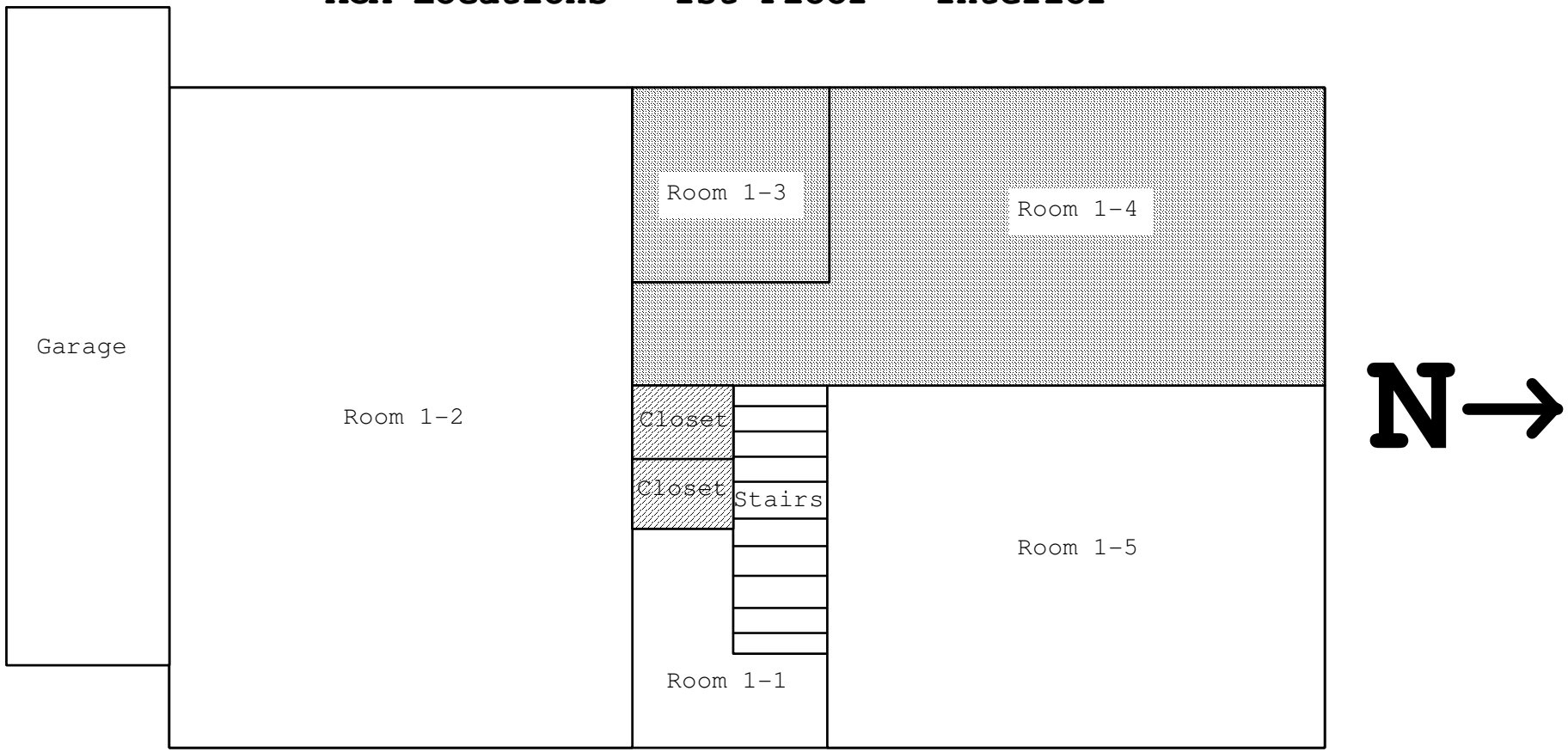
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #147

*****ACM Locations - 1st Floor - Interior*****



Drawing NOT to Scale

= ACM Floor Tile and Mastic on Wood

= Sheetrock with ACM Joint Compound

See Report for Details

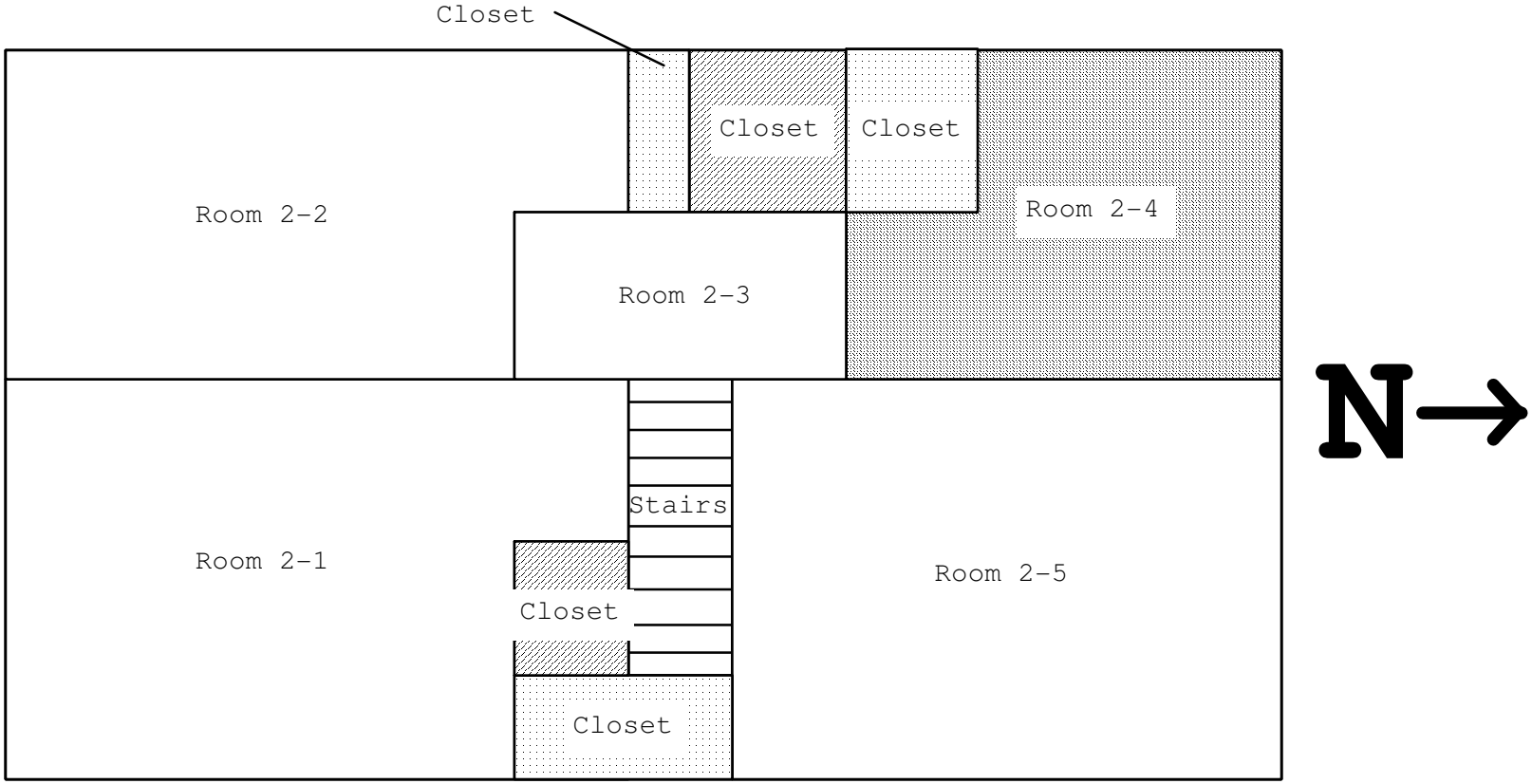
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #147

*****ACM Locations: 2nd Floor - Interior*****



Drawing NOT to Scale

= Sheetrock with ACM Joint Compound and Associated Debris

= ACM Floor Tile and Mastic on Wood

= Sheetrock with ACM Joint Compound

See Report for Details

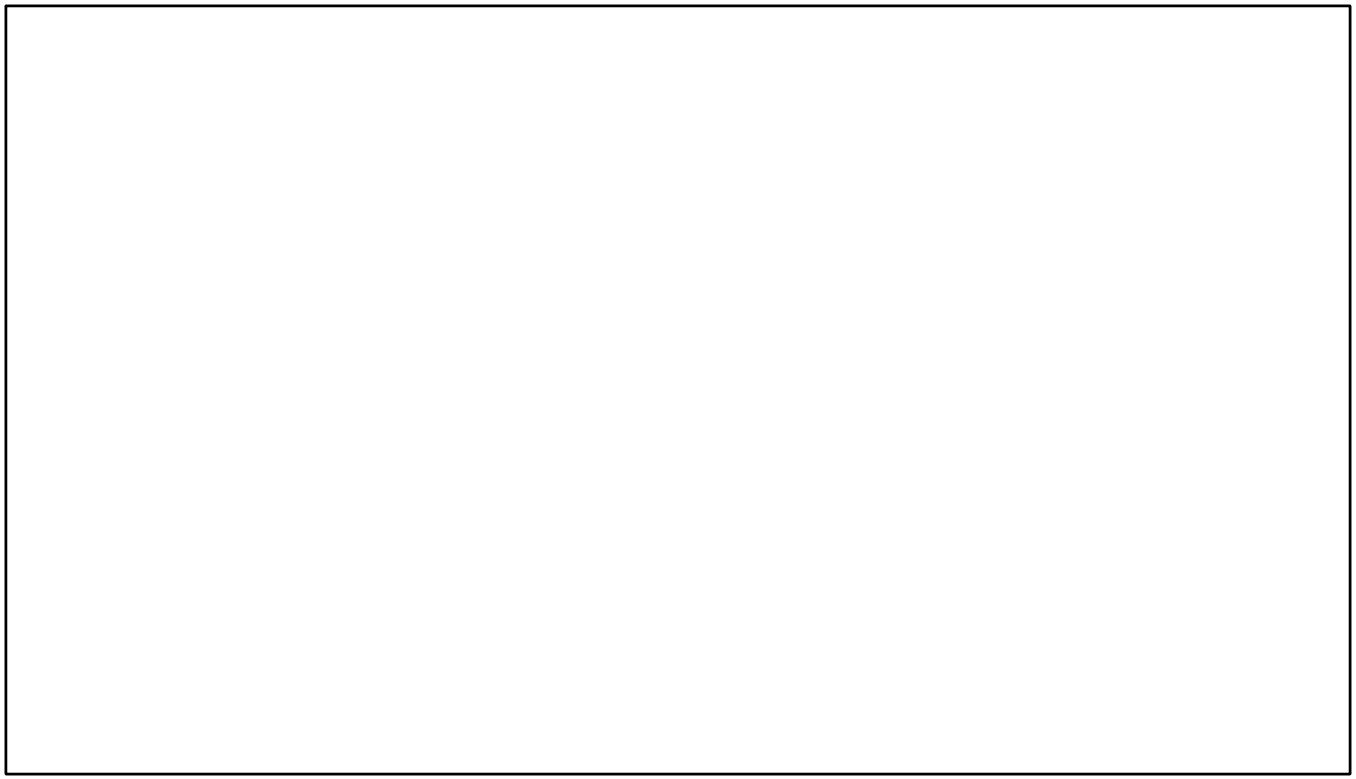
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #147

*****ACM Locations: Attic - Interior*****



Drawing NOT to Scale

NO Asbestos-containing Materials (ACM) Identified upon PLM & PLM-NOB/QTEM analysis of samples collected.

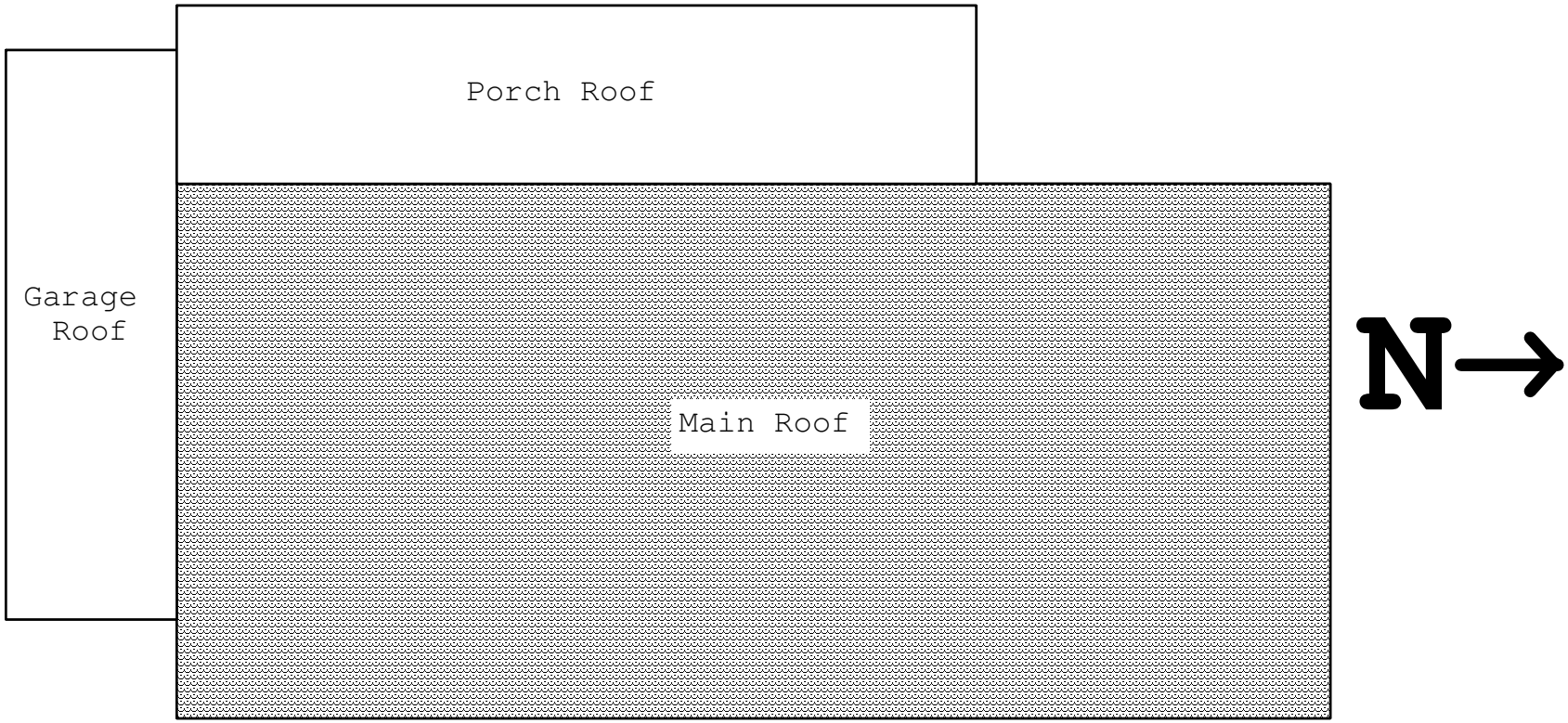
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #147

*****ACM Locations: Exteriors*****



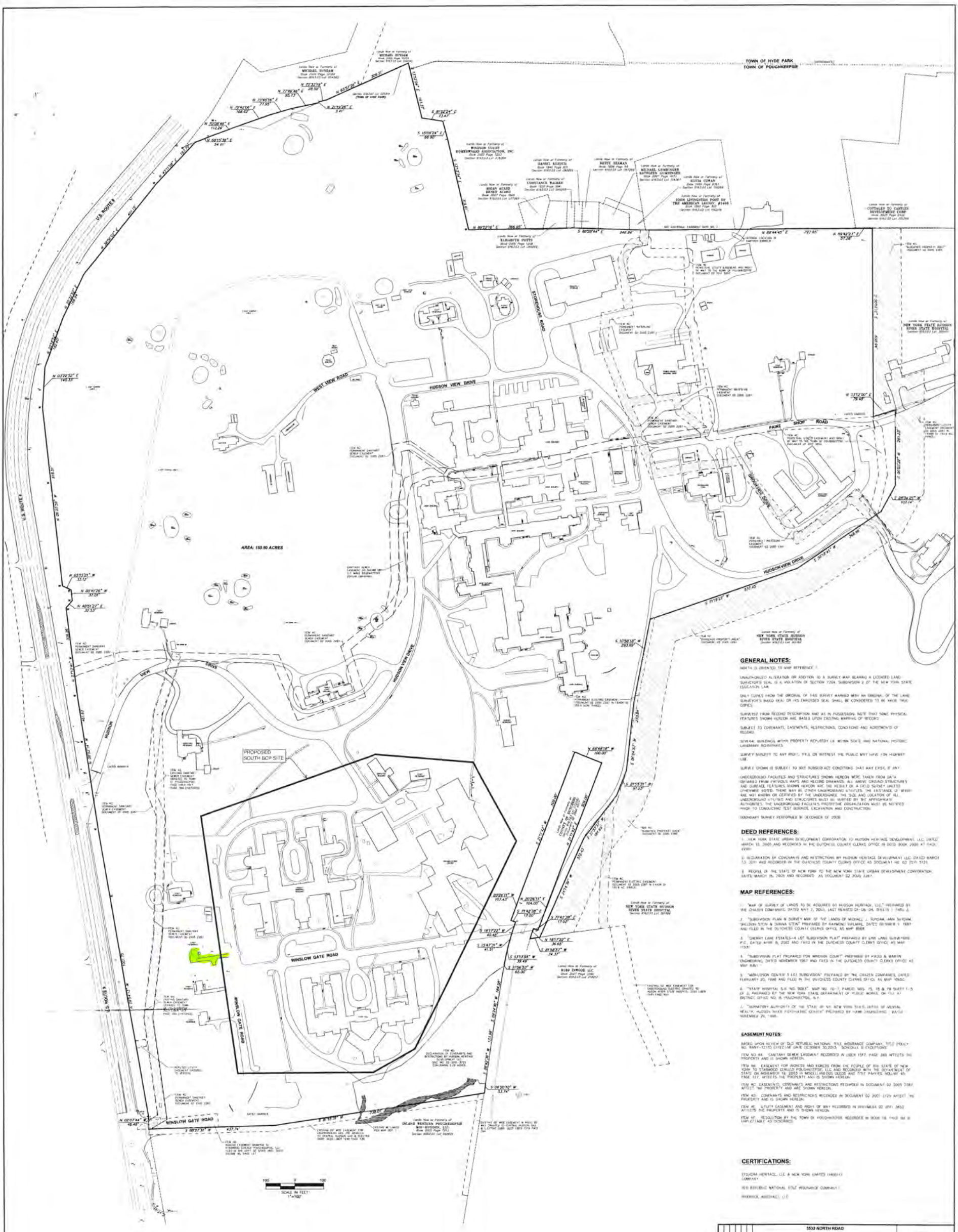
Drawing NOT to Scale

= ACM Shingles on Non-ACM Vapor Barrier on Wood

See Report for details

Prepared by: Quality Environmental Solutions & Technologies, Inc.

Appendix B:
CAMPUS SITE MAP



GENERAL NOTES:

NORTH IS ORIENTED TO MAP REFERENCE 1.

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW.

ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR HIS EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

SURVEYED FROM RECORD DESCRIPTION AND AS IN POSSESSION. NOTE THAT SOME PHYSICAL FEATURES SHOWN HEREON ARE BASED UPON EXISTING MARKING OF RECORD.

SUBJECT TO COVENANTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND AGREEMENTS OF RECORD.

SEVERAL BUILDINGS WITHIN PROPERTY REPUTEDLY LIE WITHIN STATE AND NATIONAL HISTORIC LANDMARK BOUNDARIES.

SURVEY SUBJECT TO ANY RIGHTS, TITLE OR INTEREST THE PUBLIC MAY HAVE FOR HIGHWAY USE.

SURVEY SHOWN IS SUBJECT TO ANY SUBSURFACE CONDITIONS THAT MAY EXIST, IF ANY.

UNDERGROUND FACILITIES AND STRUCTURES SHOWN HEREON WERE TAKEN FROM DATA OBTAINED FROM PREVIOUS MAPS AND RECORD DRAWINGS. ALL ABOVE GROUND STRUCTURES AND SURFACE FEATURES SHOWN HEREON ARE THE RESULT OF A FIELD SURVEY. UNLESS OTHERWISE NOTED, THERE MAY BE OTHER UNDERGROUND UTILITIES. THE LOCATIONS OF WHICH ARE NOT KNOWN OR CERTIFIED BY THE UNDERSIGNED. THE SIZE AND LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES MUST BE VERIFIED BY THE APPROPRIATE AUTHORITIES. THE UNDERGROUND FACILITIES PROPRIETOR ORGANIZATION MUST BE NOTIFIED PRIOR TO CONDUCTING TEST BORINGS, EXCAVATION AND CONSTRUCTION.

BOUNDARY SURVEY PERFORMED IN DECEMBER OF 2008.

DEED REFERENCES:

1. NEW YORK STATE URBAN DEVELOPMENT CORPORATION TO HUDSON HERITAGE DEVELOPMENT, LLC, DATED MARCH 13, 2005, AND RECORDED IN THE DUTCHESS COUNTY CLERKS OFFICE IN DEED BOOK 2005 AT PAGE [illegible].

2. DECLARATION OF COVENANTS AND RESTRICTIONS BY HUDSON HERITAGE DEVELOPMENT, LLC DATED MARCH 13, 2011 AND RECORDED IN THE DUTCHESS COUNTY CLERKS OFFICE AS DOCUMENT NO. 02 2011 5725.

3. PROFILE OF THE STATE OF NEW YORK TO THE NEW YORK STATE URBAN DEVELOPMENT CORPORATION, DATED MARCH 15, 2005 AND RECORDED AS DOCUMENT 02 2005 2181.

MAP REFERENCES:

1. "MAP OF SURVEY OF LANDS TO BE ACQUIRED BY HUDSON HERITAGE, LLC," PREPARED BY THE CRAZEN COMPANIES, DATED MAY 7, 2010, LAST REVISED 01-06-04, SHEETS 1 THRU 3.

2. "SUBDIVISION PLAN & SURVEY MAP OF THE LANDS OF MICHAEL J. SUYDAM, ANN SUYDAM, SHELDON STEIN & DIANNA STEIN" PREPARED BY RAYMOND KALMAN, DATED OCTOBER 1, 1987 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 8068.

3. "CHERRY LANE ESTATES-4 LOT SUBDIVISION PLAT" PREPARED BY LINK LAND SURVEYORS P.C., DATED APRIL 8, 2002 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 11030.

4. "SUBDIVISION PLAT PREPARED FOR WINDSOR COURT" PREPARED BY FAGG & MARTIN ENGINEERING, DATED NOVEMBER 1987 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 8861.

5. "MERVLOSON CENTER 3 LOT SUBDIVISION" PREPARED BY THE CRAZEN COMPANIES, DATED FEBRUARY 20, 1998 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 10650.

6. "STAFF HOSPITAL S.R. NO. 9001" MAP NO. 16-1, PARCEL NOS. 15, 16 & 19 SHEET 1-5 OF 5, PREPARED BY THE NEW YORK STATE DEPARTMENT OF PUBLIC WORKS, ON FILE AT DISTRICT OFFICE NO. 8, POUGHKEEPSIE, N.Y.

7. "TERRITORY AUTHORITY OF THE STATE OF NEW YORK STATE OFFICE OF MENTAL HEALTH, HUDSON RIVER PSYCHIATRIC CENTER" PREPARED BY HARR ENGINEERING, DATED NOVEMBER 20, 1998.

EASEMENT NOTES:

BASED UPON REVIEW OF OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, TITLE POLICY NO. RANY-12170 EFFECTIVE DATE OCTOBER 30, 2013, "SCHEDULE B EXCEPTIONS"

ITEM NO 44: SANITARY SEWER EASEMENT RECORDED IN LIBER 1517, PAGE 248 AFFECTS THE PROPERTY AND IS SHOWN HEREON.

ITEM 46: EASEMENT FOR INGRESS AND EGRESS FROM THE PEOPLE OF THE STATE OF NEW YORK TO STAMWOOD CIRCLE POUGHKEEPSIE, LLC AND RECORDED WITH THE DEPARTMENT OF STATE ON NOVEMBER 14, 2003 IN MISCELLANEOUS DEEDS AND TITLE PAPERS, VOLUME 45, PAGE 127, AFFECTS THE PROPERTY AND IS SHOWN HEREON.

ITEM 47: EASEMENTS, COVENANTS AND RESTRICTIONS RECORDED IN DOCUMENT 02 2005 2081 AFFECT THE PROPERTY AND ARE SHOWN HEREON.

ITEM 48: COVENANTS AND RESTRICTIONS RECORDED IN DOCUMENT 02 2001 1725 AFFECT THE PROPERTY AND IS SHOWN HEREON.

ITEM 49: UTILITY EASEMENT AND RIGHT OF WAY RECORDED IN BRIEFCASE 02 2011 3652 AFFECTS THE PROPERTY AND IS SHOWN HEREON.

ITEM 47: RESOLUTION BY THE TOWN OF POUGHKEEPSIE RECORDED IN BOOK 18, PAGE 80 IS IMPLICITLY AS DESCRIBED.

CERTIFICATIONS:

EFG/DRA HERITAGE, LLC & NEW YORK LIMITED LIABILITY COMPANY

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

RIVERRISK, AUSFELD, LLC

TAX PARCEL NUMBER:

TOWN OF POUGHKEEPSIE, DUTCHESS COUNTY, NEW YORK
SEC. 6163 BLOCK 3 LOT 011-48 & TOWN OF HYDE PARK
SEC. 6163 BLOCK 3 LOT 2534

3532 NORTH ROAD

SURVEY MAP OF THE LANDS TO BE CONVEYED TO EFG/DRA HERITAGE, LLC

TOWN OF POUGHKEEPSIE & HYDE PARK	DUTCHESS COUNTY, N.Y.
SCALE: 1"=100'	NOVEMBER 5, 2013
DRAWN BY: VPA	DRAWING NO: HUDSON HERITAGE SVY

AUSFELD & WALDRUFF LAND SURVEYORS LLP
314 STATE STREET, SCHENECTADY N.Y. 12305
PHONE: (518) 346-1595 FAX:(518)370-1855

VINCENT P. AUSFELD P.L.S.
LICENSE NO. 50297
www.awlslp.com

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Appendix C:
SAMPLE RESULTS

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
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EMSL Order:	031403388
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:41 AM
Analysis Date:	1/29/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY- STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-147-01-Skim Coat *031403388-0001*	BASEMENT, STAIRWELL, CEILING - PLASTER	White Non-Fibrous Homogeneous		70.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-147-01-Rough Coat *031403388-0001A*	BASEMENT, STAIRWELL, CEILING - PLASTER	Tan Non-Fibrous Homogeneous		9.00% Quartz 45.00% Gypsum 46.00% Non-fibrous (other)	**None Detected**
9021-147-02-Skim Coat *031403388-0002*	1ST FLOOR, ROOM #1-5, WALL - PLASTER	White Non-Fibrous Homogeneous		68.00% Ca Carbonate 32.00% Non-fibrous (other)	**None Detected**
9021-147-02-Rough Coat *031403388-0002A*	1ST FLOOR, ROOM #1-5, WALL - PLASTER	Gray Non-Fibrous Homogeneous	3.00% Cellulose	30.00% Quartz 45.00% Gypsum 22.00% Non-fibrous (other)	**None Detected**
9021-147-03-Skim Coat *031403388-0003*	1ST FLOOR, ROOM #1-4, CEILING - PLASTER	White Non-Fibrous Homogeneous		67.00% Ca Carbonate 33.00% Non-fibrous (other)	**None Detected**
9021-147-03-Rough Coat *031403388-0003A*	1ST FLOOR, ROOM #1-4, CEILING - PLASTER	Gray Non-Fibrous Homogeneous		45.00% Quartz 25.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Albert Grohmann (16)
Keri-Dean Scarlett (24)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 14:52:39 Replaces the Inital Report 01/29/2014 10:35:33. Reason Code: Client-Change to Location

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-147-04-Skim Coat *031403388-0004*	1ST FLOOR, ROOM #1-2, WALL - PLASTER	White Non-Fibrous Homogeneous		70.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-147-04-Rough Coat *031403388-0004A*	1ST FLOOR, ROOM #1-2, WALL - PLASTER	Gray Non-Fibrous Homogeneous		52.00% Quartz 15.00% Ca Carbonate 33.00% Non-fibrous (other)	**None Detected**
9021-147-05-Skim Coat *031403388-0005*	2ND FLOOR, ROOM #2-5, CEILING - PLASTER	White Non-Fibrous Homogeneous		75.00% Ca Carbonate 25.00% Non-fibrous (other)	**None Detected**
9021-147-05-Rough Coat *031403388-0005A*	2ND FLOOR, ROOM #2-5, CEILING - PLASTER	Gray Non-Fibrous Homogeneous		62.00% Quartz 38.00% Non-fibrous (other)	**None Detected**
9021-147-06-Skim Coat *031403388-0006*	2ND FLOOR, ROOM #2-1, WALL - PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-147-06-Rough Coat *031403388-0006A*	2ND FLOOR, ROOM #2-1, WALL - PLASTER	Gray Non-Fibrous Homogeneous		35.00% Quartz 37.00% Gypsum 28.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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Keri-Dean Scarlett (24)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-147-07-Skim Coat *031403388-0007*	2ND FLOOR, ROOM #2-2, CEILING - PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-147-07-Rough Coat *031403388-0007A*	2ND FLOOR, ROOM #2-2, CEILING - PLASTER	Gray Non-Fibrous Homogeneous		27.00% Quartz 45.00% Gypsum 28.00% Non-fibrous (other)	**None Detected**
9021-147-08 *031403388-0008*	1ST FLOOR, ROOM #1-2, CEILING - TEXTURED PLASTER	White Non-Fibrous Homogeneous		85.00% Ca Carbonate 15.00% Non-fibrous (other)	**None Detected**
9021-147-09 *031403388-0009*	1ST FLOOR, ROOM #1-2, CEILING - TEXTURED PLASTER	White Non-Fibrous Homogeneous		75.00% Ca Carbonate 25.00% Non-fibrous (other)	**None Detected**
9021-147-10 *031403388-0010*	1ST FLOOR, ROOM #1-2, CEILING - TEXTURED PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-147-11 *031403388-0011*	1ST FLOOR, ROOM #1-5, WALL, BEHIND PLASTER - SHEETROCK	Brown/Gray Fibrous Homogeneous	8.00% Cellulose	62.00% Gypsum 30.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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Keri-Dean Scarlett (24)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-147-12 *031403388-0012*	2ND FLOOR, ROOM #2-4, CLOSET, WALL - SHEETROCK	Gray/Tan Fibrous Homogeneous	27.00% Cellulose	57.00% Gypsum 16.00% Non-fibrous (other)	**None Detected**
9021-147-13 *031403388-0013*	1ST FLOOR, ROOM #1-1, CLOSET, WALL, ON SHEETROCK - JOINT COMPOUND	Brown/Tan Fibrous Homogeneous	15.00% Cellulose	9.00% Mica 47.00% Ca Carbonate 27.32% Non-fibrous (other)	**1.68% Chrysotile**
9021-147-14 *031403388-0014*	1ST FLOOR, ROOM #1-1, CLOSET, WALL, ON SHEETROCK - JOINT COMPOUND	Tan Non-Fibrous Homogeneous		5.00% Mica 45.00% Ca Carbonate 46.25% Non-fibrous (other)	**3.75% Chrysotile**
9021-147-15 *031403388-0015*	2ND FLOOR, ROOM #2-4, CLOSET, ON SHEETROCK - JOINT COMPOUND	Tan Non-Fibrous Homogeneous		3.00% Mica 45.00% Ca Carbonate 49.75% Non-fibrous (other)	**2.25% Chrysotile**
9021-147-16 *031403388-0016*	2ND FLOOR, ROOM #2-+4, WALL, CERAMIC TILE - GROUT	Tan Non-Fibrous Homogeneous		70.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-147-17 *031403388-0017*	2ND FLOOR, ROOM #2-+4, WALL, CERAMIC TILE - GROUT	Tan Non-Fibrous Homogeneous		65.00% Ca Carbonate 35.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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James Hall, Laboratory Manager
or other approved signatory

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-147-18 *031403388-0018*	2ND FLOOR, ROOM #2-+4, WALL, CERAMIC TILE - MORTAR	Gray Non-Fibrous Homogeneous		45.00% Quartz 25.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-147-19 *031403388-0019*	2ND FLOOR, ROOM #2-+4, WALL, CERAMIC TILE - MORTAR	Gray Non-Fibrous Homogeneous		55.00% Quartz 17.00% Ca Carbonate 28.00% Non-fibrous (other)	**None Detected**
9021-147-20 *031403388-0020*	ATTIC, BETWEEN JOISTS - FG INSULATION	Gray Fibrous Homogeneous	66.00% Glass	34.00% Non-fibrous (other)	**None Detected**
9021-147-21 *031403388-0021*	1ST FLOOR, ROOM #1-2. FIREPLACE - FIRE BRICK	Gray Non-Fibrous Homogeneous		45.00% Quartz 55.00% Non-fibrous (other)	**None Detected**
9021-147-22 *031403388-0022*	1ST FLOOR, ROOM #1-2. FIREPLACE - FIRE BRICK	Gray Non-Fibrous Homogeneous		35.00% Quartz 65.00% Non-fibrous (other)	**None Detected**
9021-147-23-Mortar *031403388-0023*	1ST FLOOR, ROOM #1-2. FIREPLACE - BRICK & MORTAR	Gray Non-Fibrous Homogeneous		49.00% Quartz 22.00% Ca Carbonate 29.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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Keri-Dean Scarlett (24)

James Hall, Laboratory Manager
or other approved signatory

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-147-23-Brick *031403388-0023A*	1ST FLOOR, LIVING ROOM, FIREPLACE - BRICK & MORTAR	Red Non-Fibrous Homogeneous		20.00% Quartz 80.00% Non-fibrous (other)	**None Detected**
9021-147-24-Mortar *031403388-0024*	EXTERIOR, CHIMNEY - BRICK & MORTAR	Gray Non-Fibrous Homogeneous		47.00% Quartz 25.00% Ca Carbonate 28.00% Non-fibrous (other)	**None Detected**
9021-147-24-Brick *031403388-0024A*	EXTERIOR, CHIMNEY - BRICK & MORTAR	Red Non-Fibrous Homogeneous		7.00% Quartz 93.00% Non-fibrous (other)	**None Detected**
9021-147-25 *031403388-0025*	BASEMENT, FLOOR - CEMENTITIOUS SLAB	Gray Non-Fibrous Homogeneous		55.00% Quartz 15.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-147-26 *031403388-0026*	BASEMENT, PERIMETER FOUNDATION WALL - CEMENTITIOUS WALL	Gray Non-Fibrous Homogeneous		57.00% Quartz 20.00% Ca Carbonate 23.00% Non-fibrous (other)	**None Detected**
9021-147-27 *031403388-0027*	BASEMENT, FURNACE - FLUE PACKING	Gray Fibrous Homogeneous	25.00% Glass	45.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
9021-147-28 *031403388-0028*	BASEMENT, FURNACE - FLUE PACKING	Tan Fibrous Homogeneous	30.00% Glass	50.00% Ca Carbonate 20.00% Non-fibrous (other)	**None Detected**
9021-147-29 *031403388-0029*	BASEMENT, FURNACE - FLUE PACKING	Gray Fibrous Homogeneous	17.00% Cellulose 15.00% Min. Wool	37.00% Ca Carbonate 31.00% Non-fibrous (other)	**None Detected**
9021-147-30 *031403388-0030*	EXTERIOR, BEHIND VINYL SIDING - FOAM INSULATION	Pink Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	**None Detected**
9021-147-31 *031403388-0031*	EXTERIOR, BEHIND VINYL SIDING - FOAM INSULATION	Pink Fibrous Homogeneous		100.00% Non-fibrous (other)	**None Detected**

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or other approved signatory

EMSL maintains liability limited to cost of analysis. This report relates only to the samples reported 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. Interpretation and use of test results are the responsibility of the client. 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. Non-friable organically bound materials present a problem matrix and therefore EMSL recommends gravimetric reduction prior to analysis. Samples received in good condition unless otherwise noted. All samples examined for the presence of vermiculite.

Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 14:52:39 Replaces the Inital Report 01/29/2014 10:35:33. Reason Code: Client-Change to Location

THIS IS THE LAST PAGE OF THE REPORT.

OrderID: 031418186

Revised COC

031403381

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #147

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: _____ HOURS

5 DAYS

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-147-32	Basement, Floor, on Cementitious Slab	Residual Mastic	STOP AT FIRST POSITIVE
9021-147-33	Basement, Floor, on Cementitious Slab	Residual Mastic	
9021-147-34	1st Floor, Room #1-4, Floor, 1'x 1' FT	Floor Tile & Mastic (Separate by Layers)	STOP AT FIRST POSITIVE
9021-147-35	1st Floor, Room #1-4, Floor, 1'x 1' FT	Floor Tile & Mastic (Separate by Layers)	
9021-147-36	2nd Floor, Room #2-4, Floor, on Wood, 1'x 1' FT	Floor Tile & Mastic (Separate by Layers)	STOP AT FIRST POSITIVE
9021-147-37	2nd Floor, Room #2-4, Floor, on Wood, 1'x 1' FT	Floor Tile & Mastic (Separate by Layers)	
9021-147-38	1st Floor, Throughout, under Hardwood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-147-39	2nd Floor, Throughout, under Hardwood	Vapor Barrier	
9021-147-40	Exterior, Throughout, Windows, Along Glass Perimeter to Sash	Glazing	STOP AT FIRST POSITIVE
9021-147-41	Exterior, Throughout, Windows, Along Glass Perimeter to Sash	Glazing	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: Jlewing DATE: 2-4-14 via email at 12:19 pm

PAGE 1 OF 3

OrderID: 031418186

Revised COC

031403381

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

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DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: _____ HOURS

5 DAYS

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-147-42	Exterior, Behind Wood Siding	Tar Paper	STOP AT FIRST POSITIVE
9021-147-43	Exterior, Behind Wood Siding	Tar Paper	
9021-147-44	Exterior, Main Roof, Bottom Layer, on Wood	Tar Paper	STOP AT FIRST POSITIVE
9021-147-45	Exterior, Main Roof, Bottom Layer, on Wood	Tar Paper	
9021-147-46	Exterior, Main Roof, Top Layer	Shingle	STOP AT FIRST POSITIVE
9021-147-47	Exterior, Main Roof, Top Layer	Shingle	
9021-147-48	Exterior, Garage Roof, on Wood	Built-up Roofing	STOP AT FIRST POSITIVE
9021-147-49	Exterior, Garage Roof, on Wood	Built-up Roofing	
9021-147-50	Exterior, Porch Roof, Bottom Layer, on Wood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-147-51	Exterior, Porch Roof, Bottom Layer, on Wood	Vapor Barrier	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: JBurings DATE: 2-4-14 via email at 12:19pm

PAGE 2 OF 3

OrderID: 031418186

Revised COC

031403381

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #147

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: ____ HOURS

5 DAYS

____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-147-52	Exterior, Porch Roof, Top Layer	Rolled Roofing	STOP AT FIRST POSITIVE
9021-147-53	Exterior, Porch Roof, Top Layer	Rolled Roofing	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: [signature] DATE: 2/4/14

RECEIVED BY: [signature] DATE: 2-4-14 via email at 12:19pm

PAGE 3 OF 3

Appendix D:
PERSONNEL LICENSES & CERTIFICATIONS

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

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

Metals I	
Lead, Total	NIOSH 7082
Miscellaneous Air	
Asbestos	40 CFR 763 APX A No. III
	NIOSH 7402
	YAMATE,AGARWAL GIBB
Fibers	NIOSH 7400 A RULES

Serial No.: 48690

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

is hereby APPROVED as an Environmental Laboratory in conformance with the National Environmental Laboratory Accreditation Conference Standards (2003) for the category ENVIRONMENTAL ANALYSES POTABLE WATER
All approved analytes are listed below:

Drinking Water Bacteriology

Coliform, Total / E. coli (Qualitative)	SM 18-21 9222B(97)/40CFR141.21(F)6i
	SM 18-21 9223B (97) (Colilert)
Standard Plate Count	SM 18-21 9215B

Drinking Water Miscellaneous

Asbestos	EPA 100.1
	EPA 100.2

STATE OF NEW YORK
DEPARTMENT OF HEALTH

Serial No.: 48687

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

is hereby APPROVED as an Environmental Laboratory in conformance with the National Environmental Laboratory Accreditation Conference Standards (2003) for the category ENVIRONMENTAL ANALYSES NON POTABLE WATER
All approved analytes are listed below:

Bacteriology

Coliform, Fecal	SM 18-21 9222D (97)
Coliform, Total	SM 18-21 9222B (97)
Enterococci	SM 18-21 9230C (93)
Standard Plate Count	SM 18-21 9215B

STATE OF NEW YORK
DEPARTMENT OF HEALTH

Serial No.: 48688

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

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

Metals I

Lead, Total	EPA 7000B

Miscellaneous

Asbestos in Friable Material	EPA 600/M4/82/020
	Item 198.1 of Manual
Asbestos in Non-Friable Material-PLM	Item 198.6 of Manual (NOB by PLM)
Asbestos in Non-Friable Material-TEM	Item 198.4 of Manual
Lead in Dust Wipes	EPA 7000B
Lead in Paint	EPA 7000B

Sample Preparation Methods

	APP. 14.2, HUD JUNE 1995
	EPA 3050B

Serial No.: 48689

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

Empire State Development

November 15, 2011

Mr. Vincente Lander
Quality Environmental Solutions & Technologies, Inc.
1376 Route 9
Wappingers, Falls, New York 12590

File # 49952

Dear Mr. Lander;

On behalf of New York State Department of Economic Development, Division of Minority and Women's Business Development (DMWBD) has completed its review of your application for state certification as a **Minority-Owned Business Enterprise** and has determined that your firm meets eligibility requirements for certification, pursuant to Executive Law, Article 15-A.

We are pleased to inform you that the firm of **Quality Environmental Solutions & Technologies, Inc,** has been granted status as a **Minority-Owned Business Enterprise.** Your business will be listed in the State's Directory of certified businesses with the following list of principal products or services:

1007- Environmental Remediation/Removal Design 2070- Asbestos Abatement Plans & Compliance
246- Environmental Consultants 1017- Environmental Testing Laboratories
2159- Environmental Vocational Training

Certification status is not intended to imply that the State of New York guarantees your company's capability to perform on state contracts, nor does it imply that your company is guaranteed any state business.

Be advised that your certification **expires 3 years from the date of this letter** or unless you are contacted by the Division of Minority and Women's Business Development for recertification. Please remember that any changes in your company that affect ownership, managerial and/or operational control, must be reported to DMWBD within thirty (30) days of such changes; including changes to company name, business address, telephone numbers, principal products/services, and bonding capacity. At such time as it is necessary for your company to be recertified, you will be notified by DMWBD.

If your certification is questioned by any public or private entity, please direct the inquiry to DMWBD for clarification.

Thank you for your cooperation. On behalf of the State of New York, I wish you luck in your business endeavors, particularly those involving state agencies.

Sincerely,

Scott Munson
Associate Certification Analyst

cc.: Veena Bathija

New York State – Department of Labor
Division of Safety and Health
License and Certificate Unit
State Campus, Building 12
Albany, NY 12240

ASBESTOS HANDLING LICENSE

Quality Environmental Solutions & Technologies, Inc.

1376 Route 9

Wappinger Falls, NY 12590

FILE NUMBER: 99-0018
LICENSE NUMBER: 29085
LICENSE CLASS: RESTRICTED
DATE OF ISSUE: 01/15/2014
EXPIRATION DATE: 01/31/2015

Duly Authorized Representative – Lawrence J Holzapfel:

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.

Eileen M. Franko, Acting Director
For the Commissioner of Labor

SH 432 (8/12)

GBCI

GREEN BUILDING CERTIFICATION INSTITUTE

HEREBY CERTIFIES THAT

Rudy Lipinski

HAS ACHIEVED THE DESIGNATION OF

LEED® ACCREDITED PROFESSIONAL

BY DEMONSTRATING THE KNOWLEDGE OF GREEN BUILDING PRACTICE REQUIRED FOR SUCCESSFUL IMPLEMENTATION OF THE LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN (LEED®) GREEN BUILDING RATING SYSTEM™.

LEED AP™

Chairman

June 19, 2009
Date Issued

Peter Templeton, President

Printed on 50% bamboo fibers / 50% post-consumer fibers with vegetable based inks.

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

RUDY W LIPINSKI
CLASS(EXPIRES)
C ATEC(01/15) D INSP(01/15)
E MGPL(01/15) H PM (01/15)
I PD (01/15)

CERT# 05-09049
DMV# 252360689

MUST BE CARRIED ON ASBESTOS PROJECTS

01213 000106087 09

EYES BRO
HAIR BRO
HGT 6' 05"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR

ASBESTOS CERTIFICATE

LOUIS N JOHNSON III
CLASS(EXPIRES)
C ATEC(06/14) D INSP(06/14)
H PM (06/14)

CERT# 08-05954
DMV# 641924292

MUST BE CARRIED ON ASBESTOS PROJECTS

EYES BLU
HAIR BLN
HGT 5' 10"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR

ASBESTOS CERTIFICATE

PHILIP J PAGE
CLASS(EXPIRES)
C ATEC(05/14) D INSP(05/14)
H PM (05/14)

CERT# 12-10888
DMV# 216687928

MUST BE CARRIED ON ASBESTOS PROJECTS

EYES BRO
HAIR BLN
HGT 6' 00"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

TODD J MCAFEE
CLASS(EXPIRES)
C ATEC(12/14) D INSP(12/14)
H PM (12/14)

CERT# 12-10881
DMV# 238089839

000092481 11

EYES BLU
HAIR BRO
HGT 5' 08"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS

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QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 19, 2016

Nick Minoia
Managing Partner of DRA Heritage, LLC,
Development Manager of EFG/DRA Heritage LLC
47 River Road
Suite 200
Summit, NJ 07901

Re.: Staff Residence #148
Letter of Transmittal

Dear Mr. Minoia,

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** performed a follow up site visit on February 19th, 2016 to Staff Residence #148 located on the Former Hudson River Psychiatric Center campus, 3532 North Road, Poughkeepsie, New York 12601. The purpose of the site visit was to review structural findings by PBA Engineering, P.C. who stated "the building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing." The findings also stated "in conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk." In light of these findings, **QuES&T** recommends following Title 12 NYCRR Part 56-11.5 – Controlled Demolition with Asbestos in Place for remediation/demolition of Staff Residence #148.

Should you wish to discuss this matter further or require additional information concerning this transmittal, please contact me at (845) 298-6031. **QuES&T** appreciates the opportunity to assist DRA Heritage, LLC & EFG/DRA Heritage, LLC in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

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QuES&T

Quality Environmental Solutions & Technologies, Inc.

PRE-DEMOLITION INSPECTION FOR ASBESTOS-CONTAINING MATERIALS (ACM)

for

EFG/DRA HERITAGE LLC
7200 So. Alton Way
Suite B130
Centennial, Colorado 80112

at

FORMER HUDSON RIVER PSYCHIATRIC CENTER
STAFF RESIDENCE BUILDING #148
3532 North Road
Poughkeepsie, New York 12601

Project #Q14-9021

1376 Route 9, Wappingers Falls, NY 12590 Phone (845) 298-6031 Fax (845) 298-6251
NYS MWBD MBE Cert # 4992-2006 NYSUCP DBE Certified www.Qualityenv.com

QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 21, 2014

EFG/DRA Heritage LLC
7200 So. Alton Way
Suite B130
Centennial, CO 80112

ATTN: Chris Miller

Via Email: **cmiller@efg-bp.com**

Re.: Staff Residence Building #148
Pre-Demolition Asbestos Inspection
QuES&T Project #Q14-9021

Dear Mr. Miller,

Attached is the Pre-Demolition Survey Report for Asbestos-containing Materials (ACM) conducted throughout the interiors and exteriors of the above-referenced location(s) by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)**. The inspection included visual assessment and representative sampling for the detection of ACM. Limited demolition of building surfaces and installed equipment was performed as part of this survey. Sample collection and analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1 and 29 CFR 1926.1101.

The attached report summarizes the inspection protocol and inspection results for review. **QuES&T** believes this report accurately reflects the material condition existing in the functional spaces at the time of our inspection.

Should you wish to discuss this matter further or require additional information concerning this transmittal, feel free to contact us at (845) 298-6031. **QuES&T** greatly appreciates the opportunity to assist EnviroFinance Group in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

Table of Contents

I.	Introduction	Page 1
II.	Inspection Summary	Page 2
III.	Identified Asbestos-containing Materials (ACM)	Page 3-4
IV.	ACM Quantities Disclaimer	Page 5
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VI.	Transmittal of Building Survey Information	Page 7
VII.	Abatement Required	Page 8

Appendix A: ACM Location Drawings

Appendix B: Campus Site Map

Appendix C: Sample Results

Appendix D: Personnel Licenses & Certifications

I. INTRODUCTION:

At the request of Mr. Chris Miller, of EFG/DRA Heritage LLC, a Pre-Demolition Survey for the detection of Asbestos-containing Materials (ACM) was performed by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** throughout the interiors and exteriors of the vacant, inactive "Staff Residence Building #148" located on the Former Hudson River Psychiatric Center Campus (See Appendix B for Building Location), 3532 North Road, Poughkeepsie, New York 12601. The purpose of this survey was to perform a visual inspection of accessible spaces in preparation for demolition, and to conduct representative sampling of suspect ACM. Samples collected were analyzed by Polarized Light Microscopy (PLM) for friable materials, and both Polarized Light Microscopy-NOB (PLM-NOB) and Quantitative Transmission Electron Microscopy (QTEM) for non-friable organically-bound (NOB) materials. Limited demolition of building surfaces and installed equipment was performed as part of this survey. Sample collection and analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1 and 29 CFR 1926.1101.

QuES&T established functional spaces based either on physical barriers (i.e. walls, doors, etc.) or homogeneity of material. Within each functional space identified, a visual inspection was performed to identify suspect material.

Licensed NYS/AHERA Asbestos Inspector(s) Mr. Rudy Lipinski (Cert. #AH 05-09049), Mr. Louis N. Johnson III (Cert. #AH 08-05954), Mr. Philip J. Page (Cert. #AH 12-10888) and Mr. Todd J. McAfee (Cert. #AH 12-10881), of **QuES&T**, collected and/or analyzed a total of seventy-nine **(79)** samples of suspect materials for laboratory analysis on January 22nd, 2014. Thirty-eight (38) samples were analyzed by Polarized Light Microscopy (PLM) for friable materials; twenty-five (25) samples were analyzed by Polarized Light Microscopy (PLM-NOB) for non-friable organically bound materials; and, sixteen (16) samples were analyzed by Confirmatory-QTEM upon negative-resulting PLM-NOB results. Samples consisting of multiple layers were separated and analyzed independently in the laboratory.

II. INSPECTION SUMMARY:

A visual inspection was performed and material types were established based on appearance, color and texture. Representative bulk sampling was performed on suspect building materials for laboratory analysis using PLM and PLM-NOB/QTEM. The following is a summation of sampling performed:

- Ceiling Materials – Plaster, Sheetrock, Joint/taping Compounds and Fiberboard.
- Wall Materials – Plaster, Sheetrock, Joint/taping Compounds, Ceramic Tile Systems (i.e. tiles, grouts, mortars, adhesives, etc.) and Composite Wallpapers & Adhesives.
- Flooring Materials – Floor Tiles & Mastics (Multiple Varieties), Paper/Vapor Barrier and Cementitious Slabs.
- Roofing Materials – Rolled Roofing, Built-up Roofing, Asphalt Shingles and Vapor Barriers/Waterproofing Tars/Mastics.
- Miscellaneous Materials – Fiberglass/Foam Insulations, Tar Paper Vapor Barrier, Flue Packing, Fire Stop Caulk/Tars, Fire Place Brick & Mortar and Miscellaneous Caulks/Glazings/Adhesives/Etc.

III. IDENTIFIED ASBESTOS-CONTAINING MATERIALS (ACM):
(Please see attached Drawings for approx. ACM locations)

KEY: **ACM** = Materials containing greater than 1% of asbestos;
LF = Linear Feet; **SF** = Square Feet; **PACM** = Presumed Asbestos-containing Materials;
Friable = ACM capable of being released into air, and which can be crumbled, pulverized, powdered, crushed or exposed by hand-pressure.

Location	Material	Approx. Qty.	Friable?	Condition
Interiors				
BASEMENT				
Ceiling, Throughout	Sheetrock with ACM Joint Compound	850 SF (total)	Yes	Significantly Damaged
Floor, Throughout	Sheetrock with ACM Joint Compound Debris	100 SF (total)	Yes	Significantly Damaged
Boiler Flue	ACM Cementitious Flue Packing	2 SF (total)	Yes	Damaged
Pipe Penetrations	ACM Fire Stop Caulk/Tar	2 SF (total)	No	Damaged
1st FLOOR				
Entry 1-1 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Bathroom 1-3, Floor, Throughout	ACM 9” x 9”’ Floor Tile & Tar Paper Mastic on Plywood Substrate	25 SF (total)	No	Damaged
Kitchen 1-4 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Kitchen 1-4, Floor, Throughout	ACM 9” x 9”’ Floor Tile & Tar Paper Mastic on Plywood Substrate	150 SF (total)	No	Damaged
2nd FLOOR				
Bedroom 2-1 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Bedroom 2-2 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Significantly Damaged
Bedroom 2-2 Closet, Floor	Sheetrock with ACM Joint Compound Debris	10 SF (total)	Yes	Significantly Damaged

Identified ACM – CONT'D…

Location	Material	Approx. Qty.	Friable?	Condition
Hallway 2-3 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Significantly Damaged
Hallway 2-3 Closet, Floor	Sheetrock with ACM Joint Compound Debris	10 SF (total)	Yes	Significantly Damaged
Bathroom 2-4 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Significantly Damaged
Bathroom 2-4 Closet, Floor	Sheetrock with ACM Joint Compound Debris	10 SF (total)	Yes	Significantly Damaged
Bathroom 2-4, Floor, Throughout	ACM 1' x 1' Floor Tile & Mastic on Plywood Substrate	100 SF (total)	No	Damaged
Bedroom 2-5 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	500 SF (total)	Yes	Significantly Damaged
Bedroom 2-5 Closet, Floor	Sheetrock with ACM Joint Compound Debris	25 SF (total)	Yes	Significantly Damaged

Exteriors

ROOFS

Main Roof, Throughout	ACM Asphalt Shingles over Non-ACM Tar/Vapor Barrier, on Plywood Deck	1,800 SF (total)	No	Damaged
Porch Roof, Throughout	ACM Rolled Roofing over Non-ACM Tar/Vapor Barrier, on Plywood Deck	300 SF (total)	No	Damaged

WINDOWS

Throughout	ACM Window Glazing, along Window Glass Perimeters-to-Casing (approx. 30 windows)	600 LF (total)	No	Damaged

NOTE(S):

1.) Sheetrock w/ACM Joint Compound Debris was observed throughout multiple interior spaces of Staff Residence Building #148. **QuES&T** recommends completion of a thorough contamination assessment and preparation/submittal of a site specific variance to NYSDOL Engineering Services Unit to address the cleanup of said ACM Debris. Access to the affected areas should be restricted until cleanup of impacted areas have been completed by a Licensed Asbestos Abatement Contractor.

IV. ACM QUANTITIES DISCLAIMER

The Linear and/or Square Footages (LF / SF) listed within this Report are only approximates. Abatement Contractor(s) are required to visit the building(s) in order to take actual field measurements within each listed location. Abatement Contractor(s) shall base their bid(s) on actual quantities determined, by them, at the site walkthrough(s).

V. GENERAL DISCUSSION:

All construction personnel as well as individuals who have access to locations where asbestos containing materials (ACM) exists should be informed of its presence and the proper work practices in these areas. Conspicuous labeling of all ACM is suggested to ensure personnel is adequately informed. Personnel should be informed not to rest, lean or store material or equipment on or near these surfaces and not to cut, saw, drill, sand or disturb ACM. All removal, disturbance, and repair of ACM should be performed in compliance with Title 12 NYCRR Part 56 by persons properly trained to handle ACM. Facility custodial and maintenance personnel should receive training commensurate with their work activities; as defined in 29 CFR 1910.1001.

VI. TRANSMITTAL OF BUILDING SURVEY INFORMATION:

As specified in Title 12 NYCRR Part 56-5.1 (g), information derived from this building survey shall be immediately transmitted by the building owner or his/her agent to the commissioner through the Department's Division of Safety and Health, Asbestos Control Bureau, and to the local government entity charged with issuing a permit for such demolition under applicable State or local laws or, if no such permit is required, to the town or city clerk where the building is located.

VII. ABATEMENT REQUIRED:

As specified in Title 12 NYCRR Part 56-5.1 (h), "If the building/structure asbestos survey finds that the portion of the building/structure to be demolished, renovated, remodeled, or have repair work contains ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material, which is impacted by the work, the owner or the owner's agent shall conduct, or cause to have conducted, asbestos removal performed by a licensed asbestos abatement contractor in conformance with all standards set forth in this Part. All ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material impacted by the demolition, renovation, remodeling or repair project shall be removed as per this Part, prior to access or disturbance by other uncertified trades or personnel. No demolition, renovation, remodeling or repair work shall be commenced by any owner or the owner's agent prior to the completion of the asbestos abatement in accordance with the notification requirements of this Part…All building/structure owners and asbestos abatement contractors on a demolition, renovation, remodeling, or repair project, which includes work covered by this part, shall inform all trades on the work site about PACM, ACM, asbestos material and suspect miscellaneous ACM…Bids may be advertised and contracts awarded for demolition, remodeling, renovation, or repair work, but no work on the current intermediate portion of the project shall commence on the demolition, renovation, remodeling or repair work by any owner or agent prior to completion of all necessary asbestos abatement work for the current intermediate portion of the entire project, in conformance with all standards set forth in this Part."

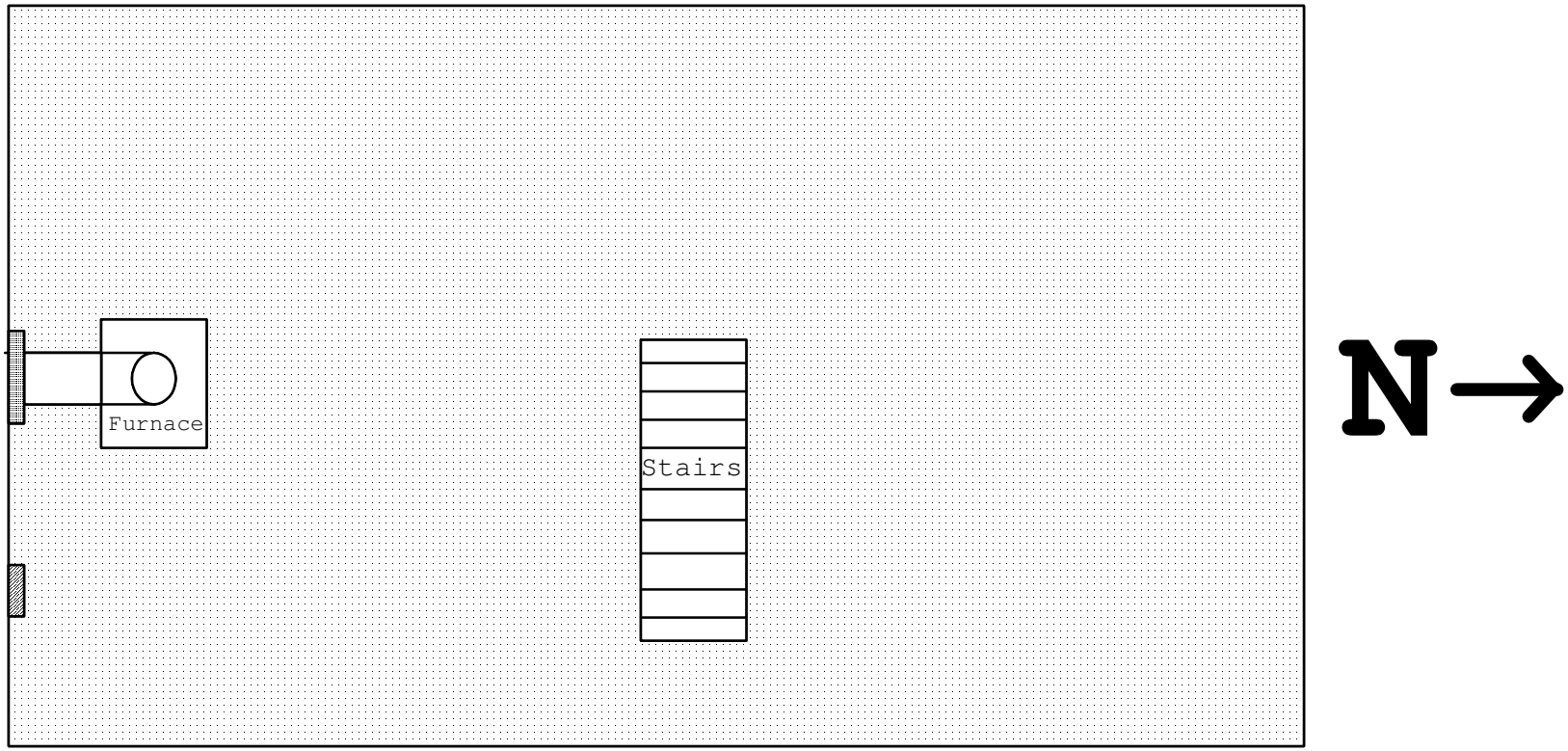
Appendix A:
ACM LOCATION DRAWINGS

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #148

*****ACM Locations: Basement - Interior*****



Drawing NOT to Scale

= Sheetrock Ceiling with ACM Joint Compound and Associated Debris Throughout Floor

= ACM Firestop Caulk/Tar on Cementitious Foundation Wall

= ACM Flue Packing on Cementitious Foundation Wall

See Report for Details

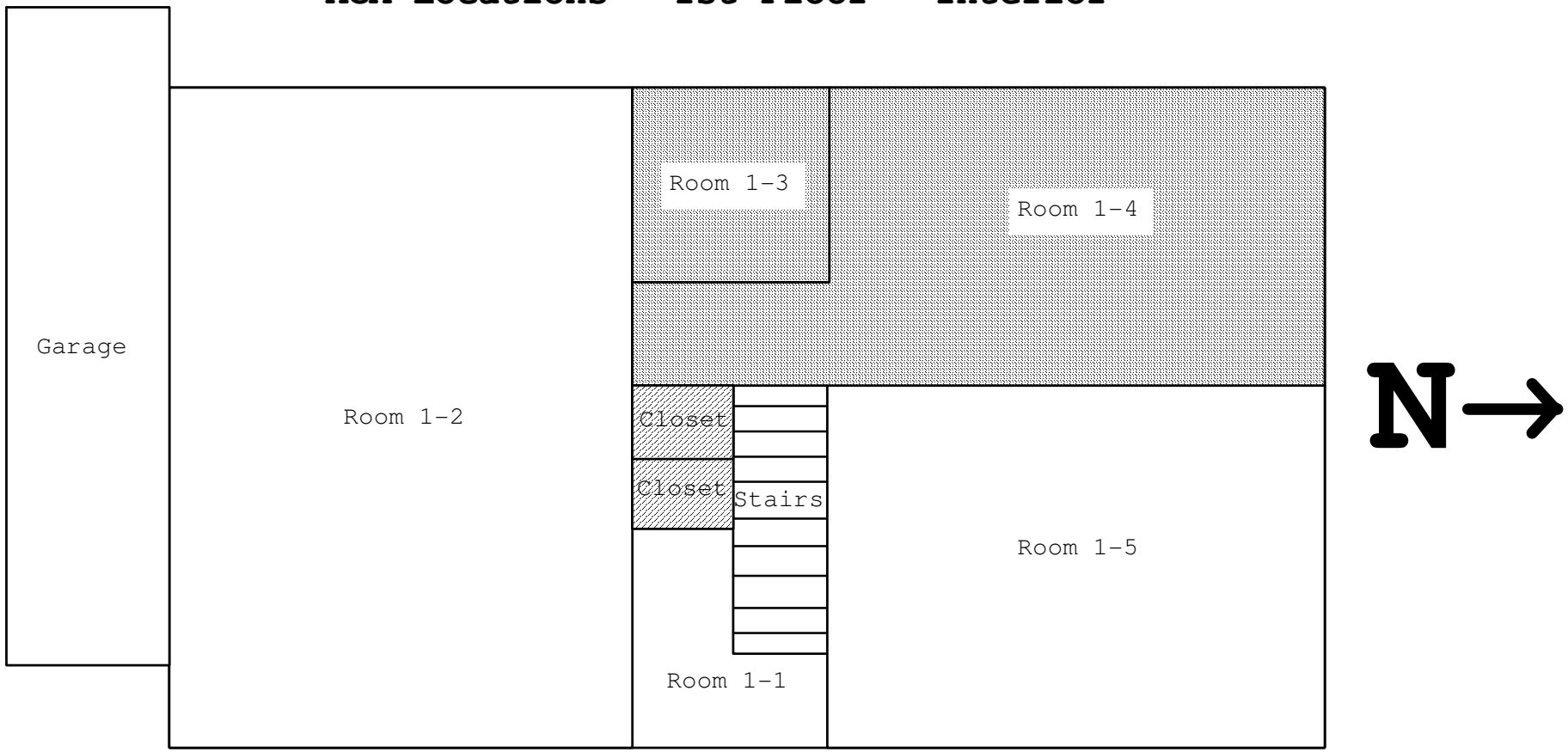
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #148

*****ACM Locations - 1st Floor - Interior*****



Drawing NOT to Scale

= ACM Floor Tile and ACM Tar Paper Mastic on Wood

= Sheetrock with ACM Joint Compound

See Report for Details

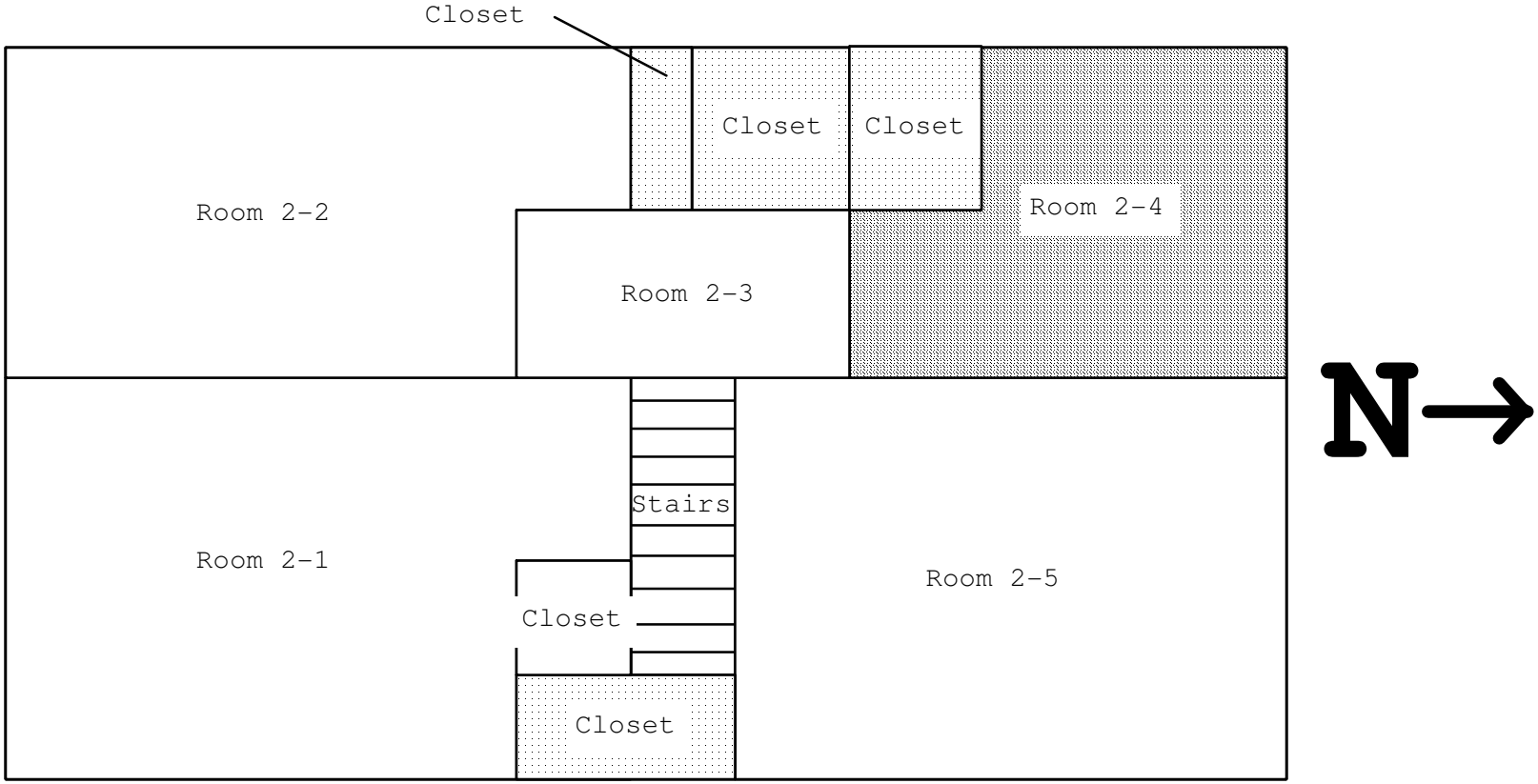
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #148

*****ACM Locations: 2nd Floor – Interior*****



Drawing NOT to Scale

= Sheetrock with ACM Joint Compound and Associated Debris

= ACM Floor Tile and ACM Mastic on Wood

See Report for Details

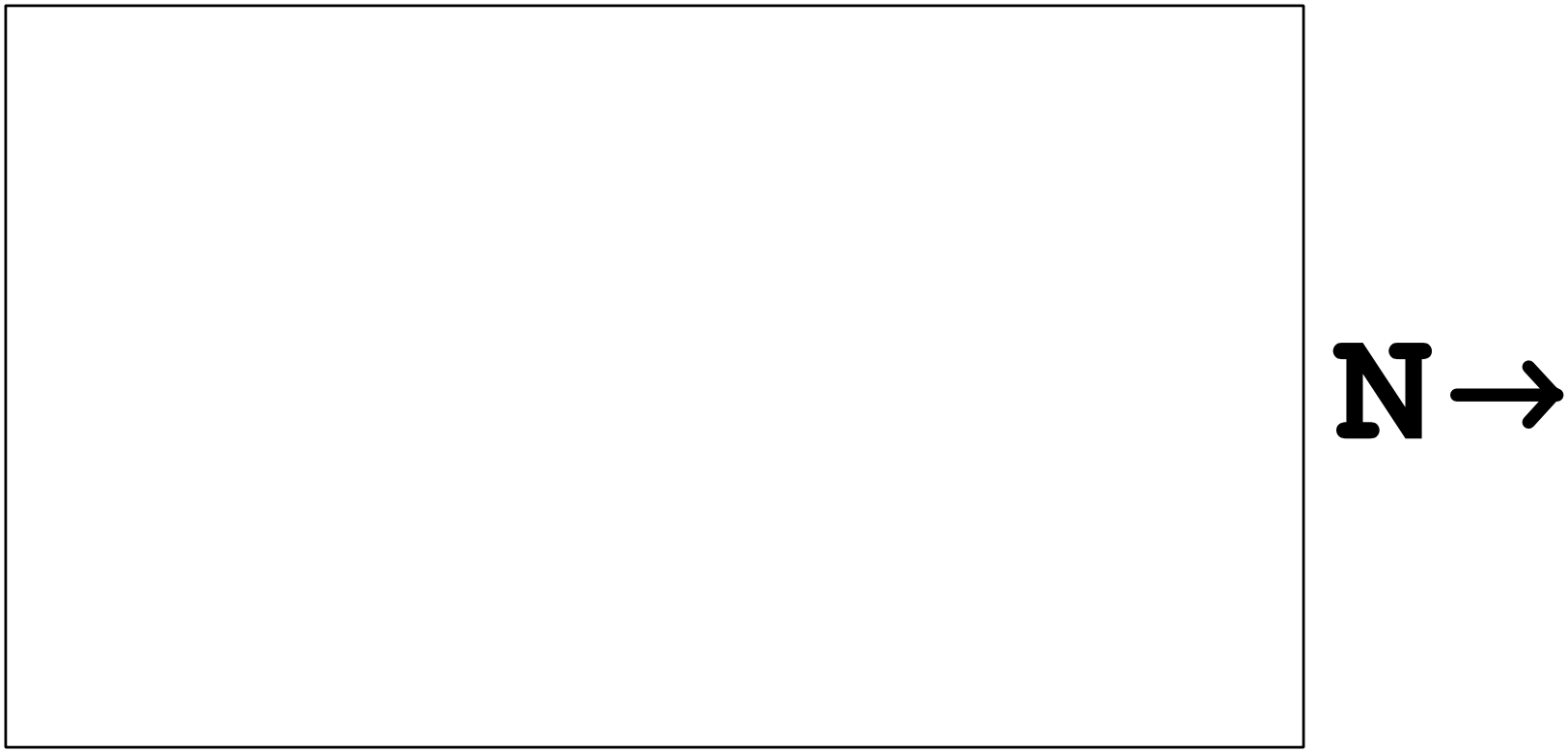
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #148

*****ACM Locations: Attic*****



Drawing NOT to Scale

NO Asbestos Containing Materials (ACM) Identified upon PLM & PLM-NOB/QTEM analysis of samples collected.

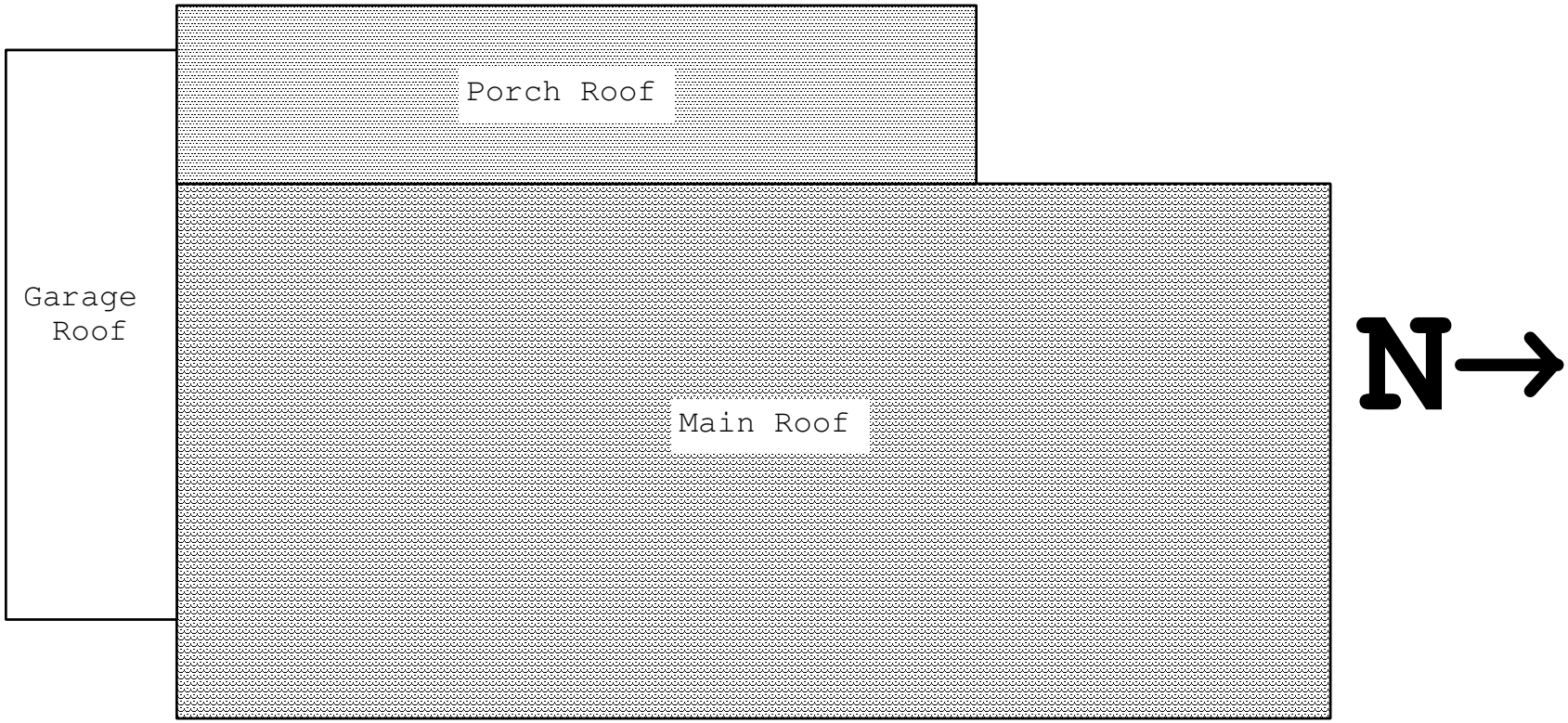
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #148

*****ACM Locations: Exteriors*****



Drawing NOT to Scale

NOTE: ACM Glazing Compound on Window Glass Perimeters Throughout

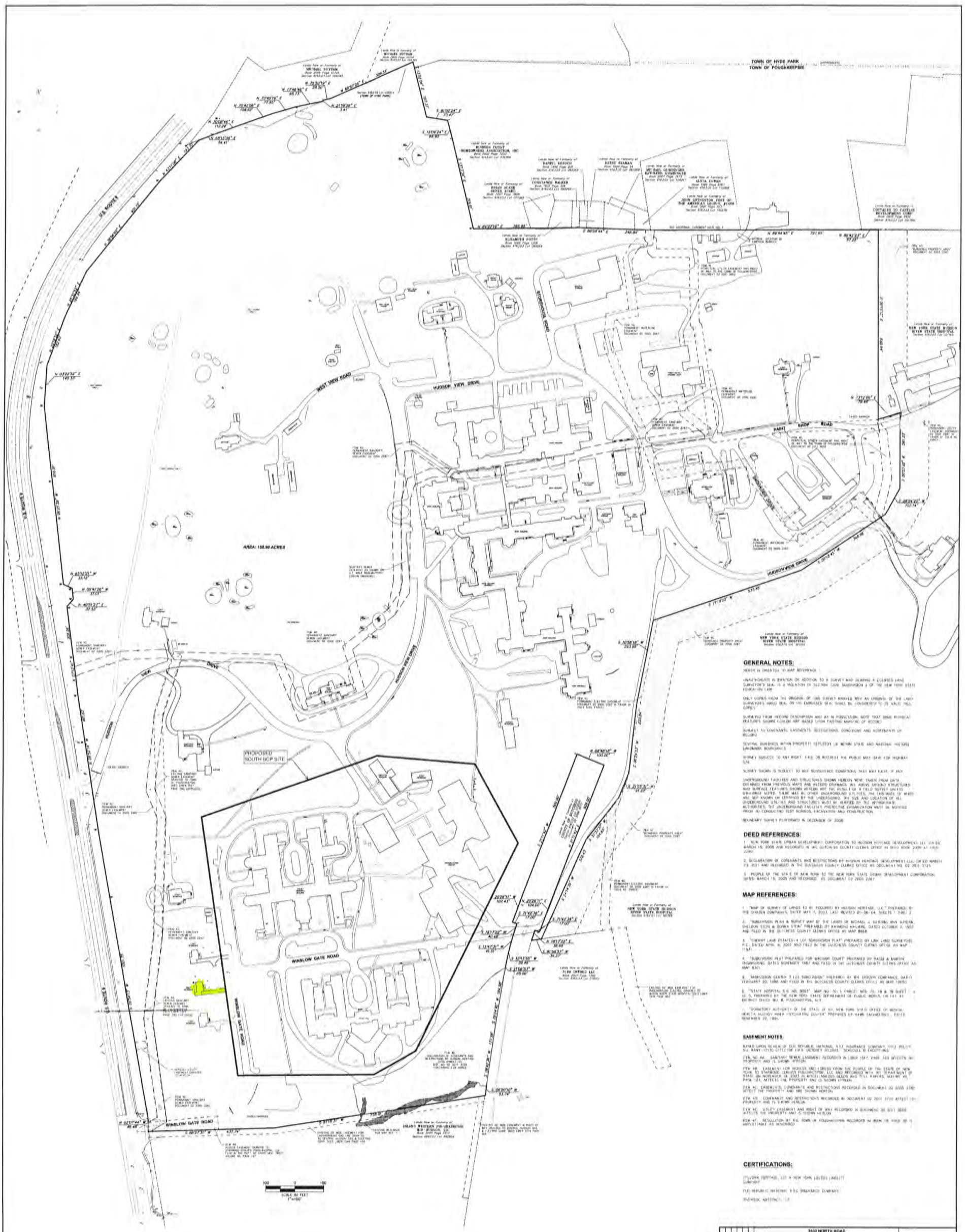
= ACM Rolled Roofing on Non-ACM Vapor Barrier on Wood

= ACM Shingles on Non-ACM Vapor Barrier on Wood

See Report for Details

Prepared by: Quality Environmental Solutions & Technologies, Inc.

Appendix B:
CAMPUS SITE MAP



GENERAL NOTES:

MAP IS DRAWN TO MAP REFERENCE 1

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW

ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR INK EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES

SURVEYED FROM RECORD DESCRIPTION AND AS IN POSSESSION. NOTE THAT SOME PHYSICAL FEATURES SHOWN HEREON ARE BASED UPON EXISTING MAPPING OF RECORD

SUBJECT TO COVENANTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND AGREEMENTS OF RECORD

SEVERAL BUILDINGS WITHIN PROPERTY REPUTEDLY LIE WITHIN STATE AND NATIONAL HISTORIC LANDMARK BOUNDARIES

SURVEY SUBJECT TO ANY RIGHT, FEE OR INTEREST THE PUBLIC MAY HAVE FOR HIGHWAY USE

SURVEY SHOWN IS SUBJECT TO ANY SUBSURFACE CONDITIONS THAT MAY EXIST, IF ANY

UNDERGROUND FACILITIES AND STRUCTURES SHOWN HEREON WERE TAKEN FROM DATA OBTAINED FROM PREVIOUS MAPS AND RECORD DRAWINGS. ALL ABOVE GROUND STRUCTURES AND SURFACE FEATURES SHOWN HEREON ARE THE RESULT OF A FIELD SURVEY UNLESS OTHERWISE NOTED. THERE MAY BE OTHER UNDERGROUND UTILITIES, THE EXISTENCE OF WHICH ARE NOT KNOWN OR CERTIFIED BY THE UNDERSIGNED. THE SIZE AND LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES MUST BE VERIFIED BY THE APPROPRIATE AUTHORITIES. THE UNDERGROUND FACILITIES PROTECTIVE ORGANIZATION MUST BE NOTIFIED PRIOR TO CONDUCTING TEST BORINGS, EXCAVATION AND CONSTRUCTION.

BOUNDARY SURVEY PERFORMED IN DECEMBER OF 2008

DEED REFERENCES:

1. NEW YORK STATE URBAN DEVELOPMENT CORPORATION TO HUDSON HERITAGE DEVELOPMENT, LLC DATED MARCH 15, 2005 AND RECORDED IN THE DUTCHESS COUNTY CLERKS OFFICE IN DEED BOOK 2005 AT PAGE 2280

2. DECLARATION OF COVENANTS AND RESTRICTIONS BY HUDSON HERITAGE DEVELOPMENT LLC DATED MARCH 23, 2011 AND RECORDED IN THE DUTCHESS COUNTY CLERKS OFFICE AS DOCUMENT NO. 02 2011 3125

3. PEOPLE OF THE STATE OF NEW YORK TO THE NEW YORK STATE URBAN DEVELOPMENT CORPORATION DATED MARCH 15, 2005 AND RECORDED AS DOCUMENT 02 2005 2287

MAP REFERENCES:

1. "MAP OF SURVEY OF LANDS TO BE ACQUIRED BY HUDSON HERITAGE, LLC" PREPARED BY THE DRAKEN COMPANIES, DATED MAY 7, 2003, LAST REVISED 01-08-04, SHEETS 1 AND 2

2. "SUBDIVISION PLAN & SURVEY MAP OF THE LANDS OF MICHAEL J. SUHDAM, ANN SUHDAM, SHELDON STEIN & DORRA STEIN" PREPARED BY RAYMOND KAHLMAN, DATED OCTOBER 2, 1981 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 8468

3. "DERBY LANE ESTATES-4 LOT SUBDIVISION PLAT" PREPARED BY LINK LAND SURVEYORS P.C., DATED APRIL 8, 2002 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 11591

4. "SUBDIVISION PLAT PREPARED FOR WINDSOR COURT" PREPARED BY RAGUS & MARTIN ENGINEERING, DATED NOVEMBER 1987 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 8351

5. "MERRIGDON CENTER 3 LOT SUBDIVISION" PREPARED BY DR. DRAKEN COMPANIES, DATED FEBRUARY 20, 1998 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 10050

6. "STATE HOSPITAL S.H. NO. 9003" MAP NO. 10-1, PARCEL NOS. 25, 18 & 19 SHEET 1 OF 5, PREPARED BY THE NEW YORK STATE DEPARTMENT OF PUBLIC WORKS, DIVISION DISTRICT OFFICE NO. 8, POUGHKEEPSIE, N.Y.

7. "DORMITORY AUTHORITY OF THE STATE OF NY, NEW YORK STATE OFFICE OF MENTAL HEALTH, HUDSON RIVER PSYCHIATRIC CENTER" PREPARED BY HAWA ENGINEERING, DATED NOVEMBER 20, 1986

EASEMENT NOTES:

BASED UPON REVIEW OF OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY TITLE POLICY NO. RANY-13170 EFFECTIVE DATE OCTOBER 30 2013, "SCHEDULE B EXCEPTIONS"

ITEM NO 4A. SANITARY SEWER EASEMENT RECORDED IN LIBER 1917, PAGE 380 AFFECTS THE PROPERTY AND IS SHOWN HEREON

ITEM 4B. EASEMENT FOR INGRESS AND EGRESS FROM THE PEOPLE OF THE STATE OF NEW YORK TO STARWOOD CORNER POUGHKEEPSIE, LLC AND RECORDED WITH THE DEPARTMENT OF STATE ON NOVEMBER 19, 2003 IN MISCELLANEOUS DEEDS AND TITLE PAPERS, VOLUME 45, PAGE 127, AFFECTS THE PROPERTY AND IS SHOWN HEREON

ITEM 4C. EASEMENTS, COVENANTS AND RESTRICTIONS RECORDED IN DOCUMENT 02 2005 2280 AFFECT THE PROPERTY AND ARE SHOWN HEREON

ITEM 4D. COVENANTS AND RESTRICTIONS RECORDED IN DOCUMENT 02 2011 3125 AFFECT THE PROPERTY AND IS SHOWN HEREON

ITEM 4E. UTILITY EASEMENT AND RIGHT OF WAY RECORDED IN DOCUMENT 02 2011 3866 AFFECTS THE PROPERTY AND IS SHOWN HEREON

ITEM 4F. RESOLUTION BY THE TOWN OF POUGHKEEPSIE RECORDED IN BOOK 10, PAGE 30 IS UNLOCATABLE AS DESCRIBED

CERTIFICATIONS:

TO:DRA HERITAGE, LLC A NEW YORK LIMITED LIABILITY COMPANY

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

RIVERSIDE HERITAGE, LLC

TAX PARCEL NUMBER:

TOWN OF POUGHKEEPSIE, DUTCHESS COUNTY, NEW YORK
SEC. 6163 BLOCK 3 LOT 30148 & TOWN OF HYDE PARK
SEC. 6163 BLOCK 3 LOT 29314

3532 NORTH ROAD

SURVEY MAP OF THE LANDS TO BE CONVEYED TO EFG/DRA HERITAGE, LLC

TOWN OF POUGHKEEPSIE & HYDE PARK	DUTCHESS COUNTY N.Y.
SCALE: 1"=100'	NOVEMBER 5, 2013
DRAWN BY: VPA	DRAWING NO. HUDSON HERITAGE SVY

AUSFELD & WALDRUFF LAND SURVEYORS LLP
514 STATE STREET, SCHENECTADY N.Y. 12305
PHONE: (518) 346-1595 FAX: (518)370-1655
www.awlslp.com
VINCENT P. AUSFELD P.L.S.
License Holder

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Appendix C:
SAMPLE RESULTS

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403380
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:30 AM
Analysis Date:	1/28/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-148-01-Skim Coat *031403380-0001*	BASEMENT, STAIRWELL, WALL - PLASTER	White Non-Fibrous Homogeneous		65.00% Ca Carbonate 35.00% Non-fibrous (other)	**None Detected**
9021-148-01-Rough Coat *031403380-0001A*	BASEMENT, STAIRWELL, WALL - PLASTER	Gray Non-Fibrous Heterogeneous		30.00% Quartz 45.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
9021-148-02-Skim Coat *031403380-0002*	1ST FLOOR, ROOM #1-2 WALL - PLASTER	White Non-Fibrous Homogeneous		45.00% Gypsum 35.00% Ca Carbonate 20.00% Non-fibrous (other)	**None Detected**
9021-148-02-Rough Coat *031403380-0002A*	1ST FLOOR, ROOM #1-2 WALL - PLASTER	Gray Non-Fibrous Heterogeneous		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
9021-148-03-Skim Coat *031403380-0003*	1ST FLOOR, ROOM # 1-4 CEILING ON SHEETROCK - PLASTER	White Non-Fibrous Homogeneous		65.00% Ca Carbonate 35.00% Non-fibrous (other)	**None Detected**
9021-148-03-Rough Coat *031403380-0003A*	1ST FLOOR, ROOM # 1-4 CEILING ON SHEETROCK - PLASTER	Gray Non-Fibrous Heterogeneous		35.00% Quartz 45.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 13:48:43 Replaces the Inital Report 01/29/2014 06:23:01. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403380
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:30 AM
Analysis Date:	1/28/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
9021-148-04-Skim Coat *031403380-0004*	1ST FLOOR, ROOM #1-5 WALL - PLASTER	White Non-Fibrous Heterogeneous		55.00% Ca Carbonate 45.00% Non-fibrous (other)	**None Detected**
9021-148-04-Rough Coat *031403380-0004A*	1ST FLOOR, ROOM #1-5 WALL - PLASTER	Gray Non-Fibrous Heterogeneous		35.00% Quartz 45.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
9021-148-05-Skim Coat *031403380-0005*	2ND FLOOR, ROOM # 2-5 CEILING - PLASTER	White Non-Fibrous Homogeneous		45.00% Ca Carbonate 55.00% Non-fibrous (other)	**None Detected**
9021-148-05-Rough Coat *031403380-0005A*	2ND FLOOR, ROOM # 2-5 CEILING - PLASTER	Gray Non-Fibrous Heterogeneous		35.00% Quartz 40.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
9021-148-06-Skim Coat *031403380-0006*	2ND FLOOR, ROOM # 2-1 CEILING - PLASTER	White Non-Fibrous Homogeneous		60.00% Ca Carbonate 40.00% Non-fibrous (other)	**None Detected**
9021-148-06-Rough Coat *031403380-0006A*	2ND FLOOR, ROOM # 2-1 CEILING - PLASTER	Gray Non-Fibrous Heterogeneous		35.00% Quartz 45.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 13:48:43 Replaces the Inital Report 01/29/2014 06:23:01. Reason Code: Data Entry-Change to Location

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http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403380
CustomerID:	QUES51
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ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:30 AM
Analysis Date:	1/28/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-148-07-Skim Coat *031403380-0007*	2ND FLOOR, ROOM # 2-2 WALL - PLASTER	White Non-Fibrous Homogeneous		55.00% Ca Carbonate 45.00% Non-fibrous (other)	**None Detected**
9021-148-07-Rough Coat *031403380-0007A*	2ND FLOOR, ROOM # 2-2 WALL - PLASTER	Gray Non-Fibrous Homogeneous		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
9021-148-08 *031403380-0008*	BASEMENT, CEILING, ON SHEETROCK - JOINT COMPOUND	Tan Fibrous Heterogeneous	5.00% Cellulose	45.00% Ca Carbonate 47.50% Non-fibrous (other)	**2.50% Chrysotile**
9021-148-09 *031403380-0009*	1ST FLOOR, ROOM # 1-1 CLOSET WALL ON SHEETROCK - JOINT COMPOUND	Tan Non-Fibrous Heterogeneous	6.00% Cellulose	50.00% Ca Carbonate 42.50% Non-fibrous (other)	**1.50% Chrysotile**
9021-148-10 *031403380-0010*	2ND FLOOR, ROOM # 2-4 CLOSET WALL ON SHEETROCK - JOINT COMPOUND	Tan/White Non-Fibrous Homogeneous	4.00% Cellulose	55.00% Ca Carbonate 39.00% Non-fibrous (other)	**2.00% Chrysotile**
9021-148-11 *031403380-0011*	1ST FLOOR, ROOM # 1-4 CEILING ABOVE PLASTER - SHEETROCK	Brown/Gray Non-Fibrous Heterogeneous	12.00% Cellulose	65.00% Gypsum 23.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 13:48:43 Replaces the Inital Report 01/29/2014 06:23:01. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
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http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403380
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ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:30 AM
Analysis Date:	1/28/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
9021-148-12 *031403380-0012*	BASEMENT, CEILING - SHEETROCK	Brown/Gray Non-Fibrous Homogeneous	14.00% Cellulose	65.00% Gypsum 21.00% Non-fibrous (other)	**None Detected**
9021-148-13 *031403380-0013*	2ND FLOOR, ROOM # 2-4 WALL CERAMIC TILE - GROUT	Gray/Tan Non-Fibrous Heterogeneous		45.00% Gypsum 25.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-148-14 *031403380-0014*	2ND FLOOR, ROOM # 2-4 WALL CERAMIC TILE - GROUT	Tan Non-Fibrous Heterogeneous		65.00% Gypsum 35.00% Non-fibrous (other)	**None Detected**
9021-148-15 *031403380-0015*	2ND FLOOR, ROOM # 2-4 WALL CERAMIC TILE - MORTAR	Gray Non-Fibrous Heterogeneous		25.00% Quartz 45.00% Gypsum 30.00% Non-fibrous (other)	**None Detected**
9021-148-16 *031403380-0016*	2ND FLOOR, ROOM # 2-4 WALL CERAMIC TILE - MORTAR	Gray Non-Fibrous Homogeneous		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
9021-148-17 *031403380-0017*	2ND FLOOR, ROOM # 2-4 ABOVE TUB CEILING ON PLASTER - FIBERBOARD	Brown Fibrous Heterogeneous	96.00% Cellulose	4.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 13:48:43 Replaces the Inital Report 01/29/2014 06:23:01. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
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EMSL Order:	031403380
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:30 AM
Analysis Date:	1/28/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-148-18 *031403380-0018*	2ND FLOOR, ROOM # 2-4 ABOVE TUB CEILING ON PLASTER - FIBERBOARD	Brown Fibrous Homogeneous	90.00% Cellulose	10.00% Non-fibrous (other)	**None Detected**
9021-148-19-Brick *031403380-0019*	1ST FLOOR, LIVING ROOM, FIREPLACE - BRICK & MORTAR	Red Non-Fibrous Heterogeneous		25.00% Quartz 75.00% Non-fibrous (other)	**None Detected**
9021-148-19-Mortar *031403380-0019A*	1ST FLOOR, LIVING ROOM, FIREPLACE - BRICK & MORTAR	Gray Non-Fibrous Heterogeneous		45.00% Quartz 35.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
9021-148-20 *031403380-0020*	1ST FLOOR, ROOM #1-2 INSIDE FIREPLACE - BRICK & MORTAR	Tan Non-Fibrous Homogeneous		35.00% Quartz 65.00% Non-fibrous (other)	**None Detected**
9021-148-21 *031403380-0021*	BASEMENT, FURNACE, FLUE - FLUE PACKING	Gray Fibrous Heterogeneous		45.00% Gypsum 36.80% Non-fibrous (other)	**18.20% Chrysotile**
9021-148-22 *031403380-0022*	BASEMENT, FURNACE, FLUE - FLUE PACKING				**Positive Stop**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/04/2014 13:48:43 Replaces the Inital Report 01/29/2014 06:23:01. Reason Code: Data Entry-Change to Location

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Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-148-23 *031403380-0023*	BASEMENT, FURNACE, FLUE - FLUE PACKING				**Positive Stop**
9021-148-24 *031403380-0024*	BASEMENT, ON METAL PIPE - PIPE INSULATION	Gray Fibrous Heterogeneous	35.00% Min. Wool	45.00% Gypsum 20.00% Non-fibrous (other)	**None Detected**
9021-148-25 *031403380-0025*	BASEMENT, ON METAL PIPE - PIPE INSULATION	Gray Fibrous Heterogeneous	30.00% Min. Wool	45.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
9021-148-26 *031403380-0026*	BASEMENT, ON METAL PIPE - PIPE INSULATION	Gray Non-Fibrous Homogeneous	45.00% Min. Wool	25.00% Gypsum 30.00% Non-fibrous (other)	**None Detected**
9021-148-27 *031403380-0027*	ATTIC, BETWEEN JOIST - FG INSULATION	Tan Fibrous Heterogeneous	95.00% Min. Wool	5.00% Non-fibrous (other)	**None Detected**
9021-148-28 *031403380-0028*	GARAGE, FLOOR - CERMENTITIOUS SLAB	Gray Non-Fibrous Heterogeneous		25.00% Quartz 45.00% Gypsum 30.00% Non-fibrous (other)	**None Detected**
9021-148-29 *031403380-0029*	BASEMENT, FLOOR - CERMENTITIOUS SLAB	Gray Non-Fibrous Homogeneous		45.00% Quartz 15.00% Ca Carbonate 40.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
9021-148-30 *031403380-0030*	THROUGHOUT, ON PLASTER WALLS - WALLPAPER COMPOSITE	Brown/Tan Fibrous Heterogeneous	45.00% Cellulose	25.00% Ca Carbonate 30.00% Non-fibrous (other)	**None Detected**
9021-148-31 *031403380-0031*	EXTERIOR, BEHIND VINY SIDING - FOAM INSULATION	Pink Non-Fibrous Heterogeneous		100.00% Non-fibrous (other)	**None Detected**
9021-148-32 *031403380-0032*	EXTERIOR, BEHIND VINY SIDING - FOAM INSULATION	Pink Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Emily Myint (28)
Kamel Alawawda (10)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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031403380
Revised

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

ADDRESS: 475 17th Street, Suite #1330

DATE SAMPLED: 22-Jan-14

Denver, CO 80202

CONTACT: Mary B. Hashem

ANALYSIS METHOD: PLM

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

TURN-AROUND TIME: _____ HOURS
5 DAYS
_____ OTHER

PROJECT # : Q14-9021

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-01	Basement, Stairwell, Wall	Plaster (Separate by Layers)	
9021-148-02	1st Floor, Room #1-2, Wall	Plaster (Separate by Layers)	
9021-148-03	1st Floor, Room #1-4, Ceiling, on Sheetrock	Plaster (Separate by Layers)	
9021-148-04	1st Floor, Room #1-5, Wall	Plaster (Separate by Layers)	
9021-148-05	2nd Floor, Room #2-5, Ceiling	Plaster (Separate by Layers)	
9021-148-06	2nd Floor, Room #2-1, Ceiling	Plaster (Separate by Layers)	
9021-148-07	2nd Floor, Room #2-2, Wall	Plaster (Separate by Layers)	
9021-148-08	Basement, Ceiling, on Sheetrock	Joint Compound	
9021-148-09	1st Floor, Room #1-1, Closet, Wall, on Sheetrock	Joint Compound	
9021-148-10	2nd Floor, Room #2-4, Closet, Wall, on Sheetrock	Joint Compound	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: _____ DATE: _____

PAGE 1 OF 4

031403378

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

ADDRESS: 475 17th Street, Suite #1330

DATE SAMPLED: 22-Jan-14

Denver, CO 80202

CONTACT: Mary B. Hashem

ANALYSIS METHOD: PLM

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

TURN-AROUND TIME: _____ HOURS

5 DAYS

PROJECT # : Q14-9021

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-11	1st Floor, Room #1-4, Ceiling, above Plaster	Sheetrock	
9021-148-12	Basement, Ceiling	Sheetrock	
9021-148-13	2nd Floor, Room #2-4, Wall, Ceramic Tile	Grout	STOP AT FIRST POSITIVE
9021-148-14	2nd Floor, Room #2-4, Wall, Ceramic Tile	Grout	
9021-148-15	2nd Floor, Room #2-4, Wall, Ceramic Tile	Mortar	STOP AT FIRST POSITIVE
9021-148-16	2nd Floor, Room #2-4, Wall, Ceramic Tile	Mortar	
9021-148-17	2nd Floor, Room #2-4, above Tub, Ceiling, on Plaster	Fiberboard	STOP AT FIRST POSITIVE
9021-148-18	2nd Floor, Room #2-4, above Tub, Ceiling, on Plaster	Fiberboard	
9021-148-19	1st Floor, Room #1-2, Fireplace	Brick & Mortar (Separate by Layers)	
9021-148-20	1st Floor, Room #1-2, Inside Fireplace	Brick & Mortar (Separate by Layers)	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

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PAGE 2 OF 4

031403378

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: PLM

TURN-AROUND TIME: ____ HOURS

5 DAYS

____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-21	Basement, Furnace, Flue	Flue Packing	STOP AT FIRST POSITIVE
9021-148-22	Basement, Furnace, Flue	Flue Packing	
9021-148-23	Basement, Furnace, Flue	Flue Packing	
9021-148-24	Basement, on Metal Pipe	Pipe Insulation	STOP AT FIRST POSITIVE
9021-148-25	Basement, on Metal Pipe	Pipe Insulation	
9021-148-26	Basement, on Metal Pipe	Pipe Insulation	
9021-148-27	Attic, Between Joist	FG Insulation	
9021-148-28	Garage, Floor	Cementitious Slab	STOP AT FIRST POSITIVE
9021-148-29	Basement, Floor	Cementitious Slab	
9021-148-30	Throughout, on Plaster Walls	Wallpaper Composite	

CHAIN OF CUSTODY (SEE LAST PAGE)

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PAGE 3 OF 4

031403378

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: PLM

TURN-AROUND TIME: _____ HOURS

5 DAYS

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-31	Exterior, Behind Vinyl Siding	Foam Insulation	STOP AT FIRST POSITIVE
9021-148-32	Exterior, Behind Vinyl Siding	Foam Insulation	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: [signature] DATE: 2/4/14

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Attn: **Quality Environmental Solution & Tech**
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Phone:	(845) 298-6031
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Received:	01/25/14 11:36 AM
Analysis Date:	1/30/2014
Collected:	1/25/2014

Project: **Q14-9021/ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330/ DENVER, CO 80202/ PRE-DEMO ABESTOS SURVEY/ STAFF**

Test Report:Asbestos Analysis of Bulk Material

Test	Analyzed Date	Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-148-33 *031403378-0001*		**Description** **Homogeneity**	1ST FLOOR, ROOM # 1-4 FLOOR, ON WOOD 9"X9" FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	White			**Inconclusive : <1%Chrysotile** **Inconclusive - <1% Total**
TEM NYS 198.4 NOB	1/30/2014	White			**15.0% Chrysotile** **15.0% Total**
Sample ID 9021-148-33-Mastic *031403378-0001A*		**Description** **Homogeneity**	1ST FLOOR, ROOM # 1-4 FLOOR, ON WOOD 9"X9" FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**5.8% Chrysotile** **5.8% Total**
Sample ID 9021-148-33-Tar Paper *031403378-0001B*		**Description** **Homogeneity**	1ST FLOOR, ROOM # 1-4 FLOOR, ON WOOD 9"X9" FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**1.2% Chrysotile** **1.2% Total**
Sample ID 9021-148-34 *031403378-0002*		**Description** **Homogeneity**	1ST FLOOR, ROOM # 1-4 FLOOR, ON WOOD 9"X9" FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	White			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**

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Test Report:Asbestos Analysis of Bulk Material

Test			Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9021-148-34-Mastic *031403378-0002A*		**Description** **Homogeneity**	1ST FLOOR, ROOM # 1-4 FLOOR, ON WOOD 9"X9" FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable						**Not Analyzed**
PLM NYS 198.6 VCM						**Not Analyzed**
PLM NYS 198.6 NOB		1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB		1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-148-34-Tar Paper *031403378-0002B*		**Description** **Homogeneity**	1ST FLOOR, ROOM # 1-4 FLOOR, ON WOOD 9"X9" FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable						**Not Analyzed**
PLM NYS 198.6 VCM						**Not Analyzed**
PLM NYS 198.6 NOB		1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB		1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-148-35 *031403378-0003*		**Description** **Homogeneity**	2ND FLOOR, ROOM # 2-4 FLOOR, ON WOOD 1'X1' FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable						**Not Analyzed**
PLM NYS 198.6 VCM						**Not Analyzed**
PLM NYS 198.6 NOB		1/30/2014	Tan			**Inconclusive: None Detected**
TEM NYS 198.4 NOB		1/30/2014	Tan			**9.8% Chrysotile** **9.8% Total**
Sample ID	9021-148-35-Mastic *031403378-0003A*		**Description** **Homogeneity**	2ND FLOOR, ROOM # 2-4 FLOOR, ON WOOD 1'X1' FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable						**Not Analyzed**
PLM NYS 198.6 VCM						**Not Analyzed**
PLM NYS 198.6 NOB		1/30/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB		1/30/2014	Brown			**4.3% Chrysotile** **4.3% Total**
Sample ID	9021-148-36 *031403378-0004*		**Description** **Homogeneity**	2ND FLOOR, ROOM # 2-4 FLOOR ON WOOD 1'X1' FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable						**Not Analyzed**
PLM NYS 198.6 VCM						**Not Analyzed**
PLM NYS 198.6 NOB		1/30/2014	Tan			**Inconclusive : <1%Chrysotile** **Inconclusive - <1% Total**
TEM NYS 198.4 NOB		1/30/2014				**Positive Stop (Not Analyzed)**

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Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9021-148-36-Mastic *031403378-0004A*	**Description** **Homogeneity**	2ND FLOOR, ROOM # 2-4 FLOOR ON WOOD 1'X1' FT - FLOOR TILE & MASTIC (SEPARATE BY LAYERS) Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-148-37 *031403378-0005*	**Description** **Homogeneity**	1ST FLOOR, THROUGHOUT, FLOOR, UNDER HARDWOOD - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Brown /Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown /Black			**None Detected**
Sample ID	9021-148-38 *031403378-0006*	**Description** **Homogeneity**	2ND FLOOR, THOUGHOUT, FLOOR, UNDER HARWOOD - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Brown /Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown /Black			**None Detected**
Sample ID	9021-148-39 *031403378-0007*	**Description** **Homogeneity**	EXTERIOR, THROUGHOUT, WINDOW, ALONG GLASS - PERIMETER TO SASH/ GLAZING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Green			**Inconclusive : <1%Chrysotile** **Inconclusive - <1% Total**
TEM NYS 198.4 NOB	1/30/2014	Green			**<1% Anthophyllite** **2.0% Chrysotile** **2.6% Total**
Sample ID	9021-148-40 *031403378-0008*	**Description** **Homogeneity**	EXTERIOR, THROUGHOUT, WINDOW ALONG GLASS - PERIMETER TO SASH/ GLAZING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Green			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**

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CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-148-41 *031403378-0009*		**Description** **Homogeneity**	BASEMENT, WALL, AT PIPE PENETRATION - FIRE STOP TAR Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**18.3% Chrysotile** **18.3% Total**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID 9021-148-42 *031403378-0010*		**Description** **Homogeneity**	BASEMENT, WALL, AT PIPE PENETRATION - FIRE STOP TAR		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID 9021-148-43 *031403378-0011*		**Description** **Homogeneity**	EXTERIOR, BEHIND WOOD SIDING - TAR PAPER Homogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-148-44 *031403378-0012*		**Description** **Homogeneity**	EXTERIOR, BEHIND WOOD SIDING - TAR PAPER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-148-45 *031403378-0013*		**Description** **Homogeneity**	EXTERIOR, MAIN ROOF, BOTTOM LAYER, ON WOOD - TAR PAPER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-148-46 *031403378-0014*		**Description** **Homogeneity**	EXTERIOR, MAIN ROOF, BOTTOM LAYER, ON WOOD - TAR PAPER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**

Report Amended 02/04/2014 13:46:21 Replaces Report Amended 01/30/2014 11:49:10. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403378
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-148-47 *031403378-0015*		**Description** **Homogeneity**	EXTERIOR, MAIN ROOF, TOP LAYER - SHINGLE Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**3.3% Chrysotile** **3.3% Total**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID 9021-148-48 *031403378-0016*		**Description** **Homogeneity**	EXTERIOR, MAIN ROOF, TOP LAYER - SHINGLE		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID 9021-148-49 *031403378-0017*		**Description** **Homogeneity**	EXTERIOR, GARAGE ROOF, ON WOOD - BUILT UP ROOFING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**<1% Chrysotile** **<1% Total**
Sample ID 9021-148-50 *031403378-0018*		**Description** **Homogeneity**	EXTERIOR, GARAGE ROOF, ON WOOD - BUILT UP ROOFING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-148-51 *031403378-0019*		**Description** **Homogeneity**	EXTERUIR, PORCH ROOF, BOTTOM LAYER, ON WOOD - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-148-52 *031403378-0020*		**Description** **Homogeneity**	EXTERUIR, PORCH ROOF, BOTTOM LAYER, ON WOOD - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**

Report Amended 02/04/2014 13:46:21 Replaces Report Amended 01/30/2014 11:49:10. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403378
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9021-148-53 *031403378-0021*	**Description** **Homogeneity**	EXTERIOR, PORCH ROOF, TOPP LAYER - ROLLED ROOFING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014	Black			**1.6% Chrysotile** **1.6% Total**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-148-54 *031403378-0022*	**Description** **Homogeneity**	EXTERIOR, PORCH ROOF, TOPP LAYER - ROLLED ROOFING		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/30/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	1/30/2014				**Positive Stop (Not Analyzed)**

Analyst(s)

Derrick Young
Emmanuel Alberto
Emily Myint

James Hall, Laboratory Manager
or other approved signatory

NOB = Non Friable Organically Bound N/A = Not Applicable VCM = Vermiculite Containing Material

-In New York State, TEM is currently the only method that can be used to determine if NOB materials can be considered or treated as non-asbestos containing.
All samples examined for the presence of vermiculite when analyzed via NYS 198.1.
-NYS Guidelines for Vermiculite containing samples are available at http://www.wadsworth.org/labcert/elapcert/forms/VermiculiteInterimGuidance_Rev070913.pdf
EMSL maintains liability limited to cost of analysis. 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. Interpretation and use of test results are the responsibility of the client. Samples were received in good condition 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. This report may contain data that is not covered by the NVLAP accreditation.

Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended 02/04/2014 13:46:21 Replaces Report Amended 01/30/2014 11:49:10. Reason Code: Data Entry-Change to Location

03140337 Revised

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: _____ HOURS
5 DAYS
_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-33	1st Floor, Room #1-4, Floor, on Wood, 9"x 9" FT	Floor Tile & Mastic (Separate by Layers)	STOP AT FIRST POSITIVE
9021-148-34	1st Floor, Room #1-4, Floor, on Wood, 9"x 9" FT	Floor Tile & Mastic (Separate by Layers)	
9021-148-35	2nd Floor, Room #2-4, Floor, on Wood, 1'x 1' FT	Floor Tile & Mastic (Separate by Layers)	STOP AT FIRST POSITIVE
9021-148-36	2nd Floor, Room #2-4, Floor, on Wood, 1'x 1' FT	Floor Tile & Mastic (Separate by Layers)	
9021-148-37	1st Floor, Throughout, Floor, under Hardwood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-148-38	2nd Floor, Throughout, Floor, under Hardwood	Vapor Barrier	
9021-148-39	Exterior, Throughout, Window, Along Glass Perimeter to Sash	Glazing	STOP AT FIRST POSITIVE
9021-148-40	Exterior, Throughout, Window, Along Glass Perimeter to Sash	Glazing	
9021-148-41	Basement, Wall, at Pipe Penetration	Fire Stop Tar	STOP AT FIRST POSITIVE
9021-148-42	Basement, Wall, at Pipe Penetration	Fire Stop Tar	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: _____ DATE: _____

PAGE__1__OF__3__

031403578

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: ____ HOURS
5 DAYS
____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-43	Exterior, Behind Wood Siding	Tar Paper	STOP AT FIRST POSITIVE
9021-148-44	Exterior, Behind Wood Siding	Tar Paper	
9021-148-45	Exterior, Main Roof, Bottom Layer, on Wood	Tar Paper	STOP AT FIRST POSITIVE
9021-148-46	Exterior, Main Roof, Bottom Layer, on Wood	Tar Paper	
9021-148-47	Exterior, Main Roof, Top Layer	Shingle	STOP AT FIRST POSITIVE
9021-148-48	Exterior, Main Roof, Top Layer	Shingle	
9021-148-49	Exterior, Garage Roof, on Wood	Built-up Roofing	STOP AT FIRST POSITIVE
9021-148-50	Exterior, Garage Roof, on Wood	Built-up Roofing	
9021-148-51	Exterior, Porch Roof, Bottom Layer, on Wood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-148-52	Exterior, Porch Roof, Bottom Layer, on Wood	Vapor Barrier	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: _____ DATE: _____

PAGE 2 OF 3

031403378

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

ADDRESS: 475 17th Street, Suite #1330

DATE SAMPLED: 22-Jan-14

Denver, CO 80202

CONTACT: Mary B. Hashem

ANALYSIS METHOD: QTEM/PLM

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #148

TURN-AROUND TIME: _____ HOURS

5 DAYS

PROJECT # : Q14-9021

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-148-53	Exterior, Porch Roof, Top Layer	Rolled Roofing	STOP AT FIRST POSITIVE
9021-148-54	Exterior, Porch Roof, Top Layer	Rolled Roofing	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: KR

DATE: 2/4/14

RECEIVED BY: _____

DATE: _____

PAGE 3 OF 3

Appendix D:
PERSONNEL LICENSES & CERTIFICATIONS

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

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

Metals I	
Lead, Total	NIOSH 7082
Miscellaneous Air	
Asbestos	40 CFR 763 APX A No. III
	NIOSH 7402
	YAMATE,AGARWAL GIBB
Fibers	NIOSH 7400 A RULES

Serial No.: 48690

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

is hereby APPROVED as an Environmental Laboratory in conformance with the National Environmental Laboratory Accreditation Conference Standards (2003) for the category ENVIRONMENTAL ANALYSES POTABLE WATER
All approved analytes are listed below:

Drinking Water Bacteriology

Coliform, Total / E. coli (Qualitative)	SM 18-21 9222B(97)/40CFR141.21(F)6i
	SM 18-21 9223B (97) (Colilert)
Standard Plate Count	SM 18-21 9215B

Drinking Water Miscellaneous

Asbestos	EPA 100.1
	EPA 100.2

STATE OF NEW YORK
DEPARTMENT OF HEALTH

Serial No.: 48687

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

is hereby APPROVED as an Environmental Laboratory in conformance with the National Environmental Laboratory Accreditation Conference Standards (2003) for the category ENVIRONMENTAL ANALYSES NON POTABLE WATER
All approved analytes are listed below:

Bacteriology

Coliform, Fecal	SM 18-21 9222D (97)
Coliform, Total	SM 18-21 9222B (97)
Enterococci	SM 18-21 9230C (93)
Standard Plate Count	SM 18-21 9215B

STATE OF NEW YORK
DEPARTMENT OF HEALTH

Serial No.: 48688

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

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

Metals I

Lead, Total	EPA 7000B

Miscellaneous

Asbestos in Friable Material	EPA 600/M4/82/020
	Item 198.1 of Manual
Asbestos in Non-Friable Material-PLM	Item 198.6 of Manual (NOB by PLM)
Asbestos in Non-Friable Material-TEM	Item 198.4 of Manual
Lead in Dust Wipes	EPA 7000B
Lead in Paint	EPA 7000B

Sample Preparation Methods

	APP. 14.2, HUD JUNE 1995
	EPA 3050B

Serial No.: 48689

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

Empire State Development

November 15, 2011

Mr. Vincente Lander
Quality Environmental Solutions & Technologies, Inc.
1376 Route 9
Wappingers, Falls, New York 12590

File # 49952

Dear Mr. Lander;

On behalf of New York State Department of Economic Development, Division of Minority and Women's Business Development (DMWBD) has completed its review of your application for state certification as a **Minority-Owned Business Enterprise** and has determined that your firm meets eligibility requirements for certification, pursuant to Executive Law, Article 15-A.

We are pleased to inform you that the firm of **Quality Environmental Solutions & Technologies, Inc,** has been granted status as a **Minority-Owned Business Enterprise.** Your business will be listed in the State's Directory of certified businesses with the following list of principal products or services:

1007- Environmental Remediation/Removal Design 2070- Asbestos Abatement Plans & Compliance
246- Environmental Consultants 1017- Environmental Testing Laboratories
2159- Environmental Vocational Training

Certification status is not intended to imply that the State of New York guarantees your company's capability to perform on state contracts, nor does it imply that your company is guaranteed any state business.

Be advised that your certification **expires 3 years from the date of this letter** or unless you are contacted by the Division of Minority and Women's Business Development for recertification. Please remember that any changes in your company that affect ownership, managerial and/or operational control, must be reported to DMWBD within thirty (30) days of such changes; including changes to company name, business address, telephone numbers, principal products/services, and bonding capacity. At such time as it is necessary for your company to be recertified, you will be notified by DMWBD.

If your certification is questioned by any public or private entity, please direct the inquiry to DMWBD for clarification.

Thank you for your cooperation. On behalf of the State of New York, I wish you luck in your business endeavors, particularly those involving state agencies.

Sincerely,

Scott Munson
Associate Certification Analyst

cc.: Veena Bathija

New York State – Department of Labor
Division of Safety and Health
License and Certificate Unit
State Campus, Building 12
Albany, NY 12240

ASBESTOS HANDLING LICENSE

Quality Environmental Solutions & Technologies, Inc.

1376 Route 9

Wappinger Falls, NY 12590

FILE NUMBER: 99-0018
LICENSE NUMBER: 29085
LICENSE CLASS: RESTRICTED
DATE OF ISSUE: 01/15/2014
EXPIRATION DATE: 01/31/2015

Duly Authorized Representative – Lawrence J Holzapfel:

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.

Eileen M. Franko, Acting Director
For the Commissioner of Labor

SH 432 (8/12)

GBCI

GREEN BUILDING CERTIFICATION INSTITUTE

HEREBY CERTIFIES THAT

Rudy Lipinski

HAS ACHIEVED THE DESIGNATION OF

LEED® ACCREDITED PROFESSIONAL

BY DEMONSTRATING THE KNOWLEDGE OF GREEN BUILDING PRACTICE REQUIRED FOR SUCCESSFUL IMPLEMENTATION OF THE LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN (LEED®) GREEN BUILDING RATING SYSTEM™.

LEED AP™

Chairman

June 19, 2009
Date Issued

Peter Templeton, President

Printed on 50% bamboo fibers / 50% post-consumer fibers with vegetable based inks.

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

RUDY W LIPINSKI
CLASS(EXPIRES)
C ATEC(01/15) D INSP(01/15)
E MGPL(01/15) H PM (01/15)
I PD (01/15)

CERT# 05-09049
DMV# 252360689

MUST BE CARRIED ON ASBESTOS PROJECTS

01213 000106087 09

EYES BRO
HAIR BRO
HGT 6' 05"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR

ASBESTOS CERTIFICATE

LOUIS N JOHNSON III
CLASS(EXPIRES)
C ATEC(06/14) D INSP(06/14)
H PM (06/14)

CERT# 08-05954
DMV# 641924292

MUST BE CARRIED ON ASBESTOS PROJECTS

EYES BLU
HAIR BLN
HGT 5' 10"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR

ASBESTOS CERTIFICATE

PHILIP J PAGE
CLASS(EXPIRES)
C ATEC(05/14) D INSP(05/14)
H PM (05/14)

CERT# 12-10888
DMV# 216687928

MUST BE CARRIED ON ASBESTOS PROJECTS

EYES BRO
HAIR BLN
HGT 6' 00"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

TODD J MCAFEE
CLASS(EXPIRES)
C ATEC(12/14) D INSP(12/14)
H PM (12/14)

CERT# 12-10881
DMV# 238089839

000092481 11

EYES BLU
HAIR BRO
HGT 5' 08"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS

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QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 19, 2016

Nick Minoia
Managing Partner of DRA Heritage, LLC,
Development Manager of EFG/DRA Heritage LLC
47 River Road
Suite 200
Summit, NJ 07901

Re.: Staff Residence #149
Letter of Transmittal

Dear Mr. Minoia,

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** performed a follow up site visit on February 19th, 2016 to Staff Residence #149 located on the Former Hudson River Psychiatric Center campus, 3532 North Road, Poughkeepsie, New York 12601. The purpose of the site visit was to review structural findings by PBA Engineering, P.C. who stated "the building envelope is not sound, with the roof having been penetrated, therefore allowing water and snow to infiltrate the framing." The findings also stated "in conclusion, it is determined that demolition of the structure is best performed "in mass" so that the work can be performed from the exterior of the building, utilizing mechanical equipment and not place construction workers at risk." In light of these findings, **QuES&T** recommends following Title 12 NYCRR Part 56-11.5 – Controlled Demolition with Asbestos in Place for remediation/demolition of Staff Residence #149.

Should you wish to discuss this matter further or require additional information concerning this transmittal, please contact me at (845) 298-6031. **QuES&T** appreciates the opportunity to assist DRA Heritage, LLC & EFG/DRA Heritage, LLC in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

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QuES&T
Quality Environmental Solutions & Technologies, Inc.

PRE-DEMOLITION INSPECTION FOR ASBESTOS-CONTAINING MATERIALS (ACM)

for

EFG/DRA HERITAGE LLC
7200 So. Alton Way
Suite B130
Centennial, Colorado 80112

at

FORMER HUDSON RIVER PSYCHIATRIC CENTER
STAFF RESIDENCE BUILDING #149
3532 North Road
Poughkeepsie, New York 12601

Project #Q14-9021

1376 Route 9, Wappingers Falls, NY 12590 Phone (845) 298-6031 Fax (845) 298-6251
NYS MWBD MBE Cert # 4992-2006 NYSUCP DBE Certified www.Qualityenv.com

QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 21, 2014

EFG/DRA Heritage LLC
7200 So. Alton Way
Suite B130
Centennial, CO 80112

ATTN: Chris Miller

Via Email: **cmiller@efg-bp.com**

Re.: Staff Residence Building #149
Pre-Demolition Asbestos Inspection
QuES&T Project #Q14-9021

Dear Mr. Miller,

Attached is the Pre-Demolition Survey Report for Asbestos-containing Materials (ACM) conducted throughout the interiors and exteriors of the above-referenced location(s) by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)**. The inspection included visual assessment and representative sampling for the detection of ACM. Limited demolition of building surfaces and installed equipment was performed as part of this survey. Sample collection and analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1 and 29 CFR 1926.1101.

The attached report summarizes the inspection protocol and inspection results for review. **QuES&T** believes this report accurately reflects the material condition existing in the functional spaces at the time of our inspection.

Should you wish to discuss this matter further or require additional information concerning this transmittal, feel free to contact us at (845) 298-6031. **QuES&T** greatly appreciates the opportunity to assist EnviroFinance Group in the environmental services area.

Sincerely,

Rudy Lipinski - LEED®AP
Field Services Manager
NYS/AHERA Inspector/Project Designer
Cert. #AH 05-09049

Table of Contents

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Appendix A: ACM Location Drawings

Appendix B: Campus Site Map

Appendix C: Sample Results

Appendix D: Personnel Licenses & Certifications

I. INTRODUCTION:

At the request of Mr. Chris Miller, of EFG/DRA Heritage LLC, a Pre-Demolition Survey for the detection of Asbestos-containing Materials (ACM) was performed by **Qu**ality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** throughout the interiors and exteriors of the vacant, inactive "Staff Residence Building #149" located on the Former Hudson River Psychiatric Center Campus (See Appendix B for Building Location), 3532 North Road, Poughkeepsie, New York 12601. The purpose of this survey was to perform a visual inspection of accessible spaces in preparation for demolition, and to conduct representative sampling of suspect ACM. Samples collected were analyzed by Polarized Light Microscopy (PLM) for friable materials, and both Polarized Light Microscopy-NOB (PLM-NOB) and Quantitative Transmission Electron Microscopy (QTEM) for non-friable organically-bound (NOB) materials. Limited demolition of building surfaces and installed equipment was performed as part of this survey. Sample collection and analysis were conducted in compliance with the requirements of Title 12 NYCRR Part 56-5.1 and 29 CFR 1926.1101.

QuES&T established functional spaces based either on physical barriers (i.e. walls, doors, etc.) or homogeneity of material. Within each functional space identified, a visual inspection was performed to identify suspect material.

Licensed NYS/AHERA Asbestos Inspector(s) Mr. Rudy W. Lipinski (Cert. #AH 05-09049), Mr. Louis N. Johnson III (Cert. #AH 08-05954), Mr. Philip J. Page (Cert. #AH 12-10888) and Mr. Todd J. McAfee (Cert. #AH 12-10881), of **QuES&T**, collected and/or analyzed a total of ninety-three **(93)** samples of suspect materials for laboratory analysis on January 22nd, 2014. Forty (40) samples were analyzed by Polarized Light Microscopy (PLM) for friable materials; twenty-nine (29) samples were analyzed by Polarized Light Microscopy (PLM-NOB) for non-friable organically bound materials; and, twenty-four (24) samples were analyzed by Confirmatory-QTEM upon negative-resulting PLM-NOB results. Samples consisting of multiple layers were separated and analyzed independently in the laboratory.

II. INSPECTION SUMMARY:

A visual inspection was performed and material types were established based on appearance, color and texture. Representative bulk sampling was performed on suspect building materials for laboratory analysis using PLM and PLM-NOB/QTEM. The following is a summation of sampling performed:

- Ceiling Materials – Plaster, Sheetrock, Joint/taping Compounds and Ceiling Tiles.

- Wall Materials – Plaster, Sheetrock, Joint/taping Compounds, Ceramic Tile Systems (i.e. tiles, grouts, mortars, adhesives, etc.), Cove Base Moldings & Adhesives, Composite Wallpapers & Adhesives and Cementitious Foundation.

- Flooring Materials – Floor Tiles & Mastics (Multiple Varieties), Paper/Vapor Barrier, Sheet Flooring (Multiple Varieties), Carpet Mastic and Cementitious Slabs.

- Roofing Materials – Rolled Roofing, Built-up Roofing, Asphalt Shingles and Vapor Barriers/Waterproofing Tars/Mastics.

- Miscellaneous Materials – Fiberglass/Foam Insulations, Tar Vapor Barrier Paper, Cementitious Flue Packing, Fire Place Brick & Mortar, Miscellaneous Caulks/Glazings/Adhesives/Etc.

III. IDENTIFIED ASBESTOS-CONTAINING MATERIALS (ACM):
(Please see attached Drawings for approx. ACM locations)

KEY: **ACM** = Materials containing greater than 1% of asbestos;
LF = Linear Feet; **SF** = Square Feet; **PACM** = Presumed Asbestos-containing Materials;
Friable = ACM capable of being released into air, and which can be crumbled, pulverized, powdered, crushed or exposed by hand-pressure.

Location	Material	Approx. Qty.	Friable?	Condition
Interiors				
BASEMENT				
Floor, Adjacent to Furnace	ACM Pipe Insulation Debris	15 SF (total)	Yes	Significantly Damaged
1st FLOOR				
Entry 1-1 Closet Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Damaged
Bathroom 1-3, Base of Walls	ACM Cove Base Molding Adhesive on Non-ACM Plaster Walls	10 SF (total)	No	Damaged
Bathroom 1-3, Floor, Throughout	ACM Sheet Flooring on Wood	25 SF (total)	No	Damaged
Kitchen 1-4, Base of Walls	ACM Cove Base Molding Adhesive on Non-ACM Plaster Walls	30 SF (total)	No	Damaged
Kitchen 1-4, Floor, Throughout	ACM Sheet Flooring on Wood	150 SF (total)	No	Damaged
Kitchen 1-4 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Damaged
2nd FLOOR				
Bedroom 2-1 Closet Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Damaged
Bedroom 2-2 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Significantly Damaged
Bedroom 2-2 Closet, Floor	Sheetrock with ACM Joint Compound Debris	20 SF (total)	Yes	Significantly Damaged
Hallway 2-3 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	125 SF (total)	Yes	Significantly Damaged

Identified ACM – CONT'D…

Location	Material	Approx. Qty.	Friable?	Condition
Hallway 2-3 Closet, Floor	Sheetrock with ACM Joint Compound Debris	20 SF (total)	Yes	Significantly Damaged
Bathroom 2-4 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	100 SF (total)	Yes	Damaged
Bedroom 2-5 Closet, Ceiling/Walls	Sheetrock with ACM Joint Compound	500 SF (total)	Yes	Damaged
Exteriors				
ROOFS				
Main Roof, Throughout	ACM Asphalt Shingles over Non-ACM Tar/Vapor Barrier, on Plywood Deck	1800 SF (total)	No	Damaged
Porch Roof, Throughout	ACM Rolled Roofing over ACM Tar/Vapor Barrier, on Plywood Deck	300 SF (total)	No	Damaged
Garage Roof, Throughout	ACM Built-up Roofing, on Plywood Deck	300 SF (total)	No	Damaged
WINDOWS				
Throughout	ACM Window Glazing, along Window Glass Perimeters-to-Casing (approx. 30 windows)	600 LF (total)	No	Damaged

NOTE(S):

1.) Sheetrock w/ACM Joint Compound Debris and Pipe Insulation Debris was observed throughout multiple interior spaces of Staff Residence Building #149. **QuES&T** recommends completion of a thorough contamination assessment and preparation/ submittal of a site specific variance to NYSDOL Engineering Services Unit to address the cleanup of said ACM Debris. Access to the affected areas should be restricted until cleanup of impacted areas have been completed by a Licensed Asbestos Abatement Contractor.

IV. ACM QUANTITIES DISCLAIMER

The Linear and/or Square Footages (LF / SF) listed within this Report are only approximates. Abatement Contractor(s) are required to visit the building(s) in order to take actual field measurements within each listed location. Abatement Contractor(s) shall base their bid(s) on actual quantities determined, by them, at the site walkthrough(s).

V. GENERAL DISCUSSION:

All construction personnel as well as individuals who have access to locations where asbestos containing materials (ACM) exists should be informed of its presence and the proper work practices in these areas. Conspicuous labeling of all ACM is suggested to ensure personnel is adequately informed. Personnel should be informed not to rest, lean or store material or equipment on or near these surfaces and not to cut, saw, drill, sand or disturb ACM. All removal, disturbance, and repair of ACM should be performed in compliance with Title 12 NYCRR Part 56 by persons properly trained to handle ACM. Facility custodial and maintenance personnel should receive training commensurate with their work activities; as defined in 29 CFR 1910.1001.

VI. TRANSMITTAL OF BUILDING SURVEY INFORMATION:

As specified in Title 12 NYCRR Part 56-5.1 (g), information derived from this building survey shall be immediately transmitted by the building owner or his/her agent to the commissioner through the Department's Division of Safety and Health, Asbestos Control Bureau, and to the local government entity charged with issuing a permit for such demolition under applicable State or local laws or, if no such permit is required, to the town or city clerk where the building is located.

VII. ABATEMENT REQUIRED:

As specified in Title 12 NYCRR Part 56-5.1 (h), "If the building/structure asbestos survey finds that the portion of the building/structure to be demolished, renovated, remodeled, or have repair work contains ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material, which is impacted by the work, the owner or the owner's agent shall conduct, or cause to have conducted, asbestos removal performed by a licensed asbestos abatement contractor in conformance with all standards set forth in this Part. All ACM, PACM, suspect miscellaneous ACM assumed to be ACM, or asbestos material impacted by the demolition, renovation, remodeling or repair project shall be removed as per this Part, prior to access or disturbance by other uncertified trades or personnel. No demolition, renovation, remodeling or repair work shall be commenced by any owner or the owner's agent prior to the completion of the asbestos abatement in accordance with the notification requirements of this Part…All building/structure owners and asbestos abatement contractors on a demolition, renovation, remodeling, or repair project, which includes work covered by this part, shall inform all trades on the work site about PACM, ACM, asbestos material and suspect miscellaneous ACM…Bids may be advertised and contracts awarded for demolition, remodeling, renovation, or repair work, but no work on the current intermediate portion of the project shall commence on the demolition, renovation, remodeling or repair work by any owner or agent prior to completion of all necessary asbestos abatement work for the current intermediate portion of the entire project, in conformance with all standards set forth in this Part."

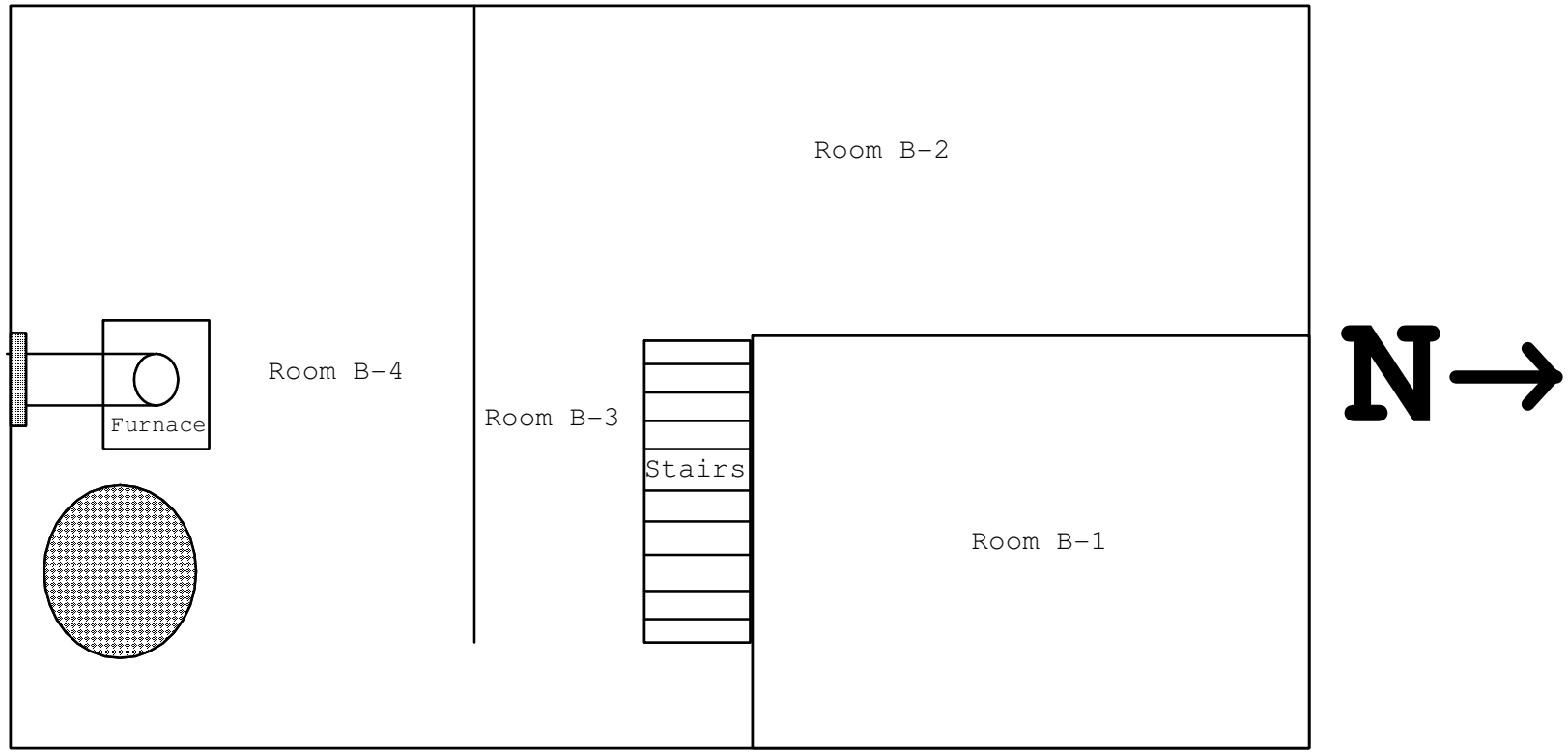
Appendix A:
ACM LOCATION DRAWINGS

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #149

*****ACM Locations: Basement - Interior*****



Drawing NOT to Scale

= ACM Pipe Insulation Debris

= ACM Flue Packing

See Report for Details

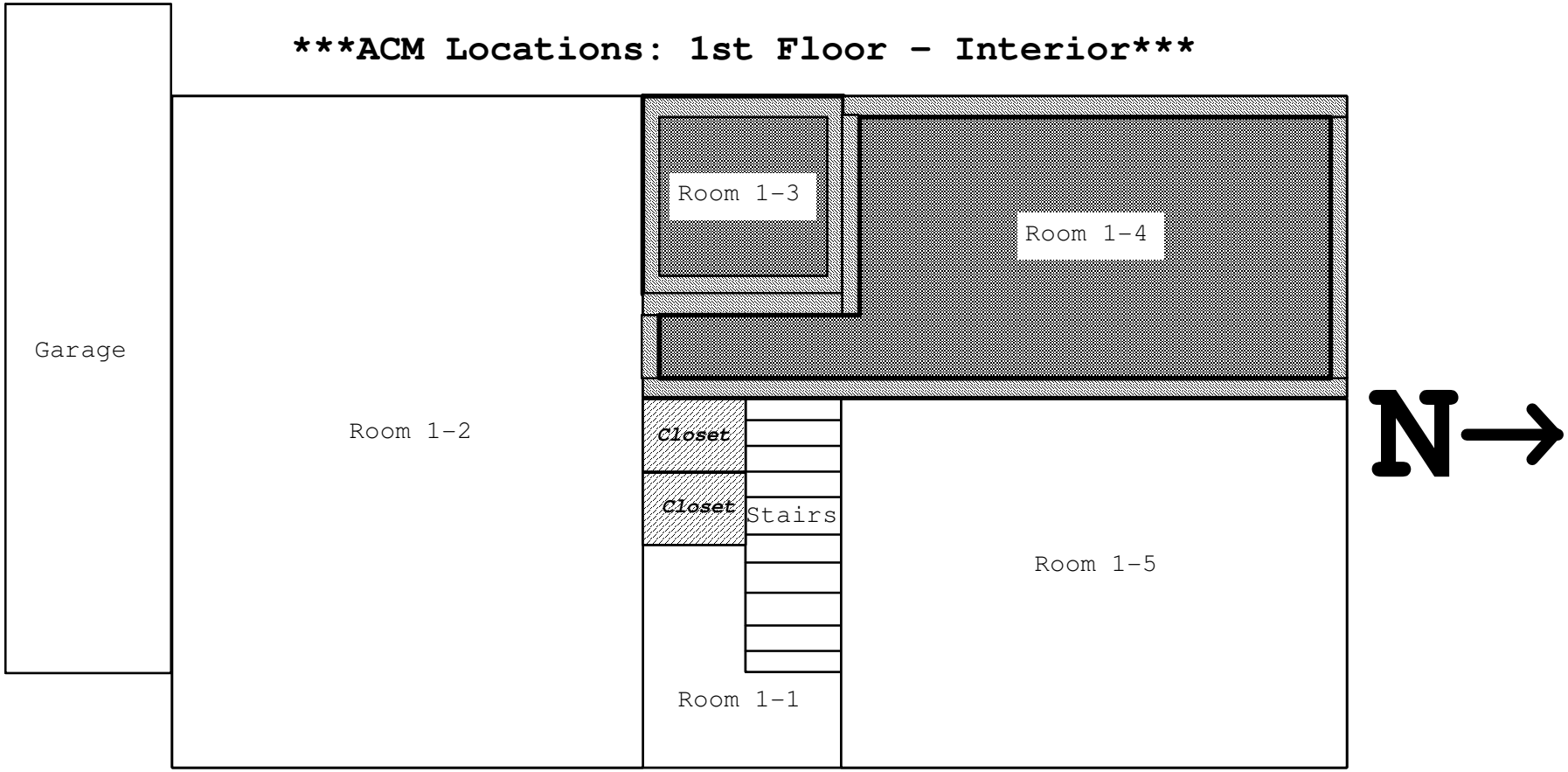
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #149

*****ACM Locations: 1st Floor - Interior*****



Drawing NOT to Scale

= ACM Sheet Flooring on Wood

= Sheetrock with ACM Joint Compound

= ACM Cove Base Molding Adhesive

See Report for Details

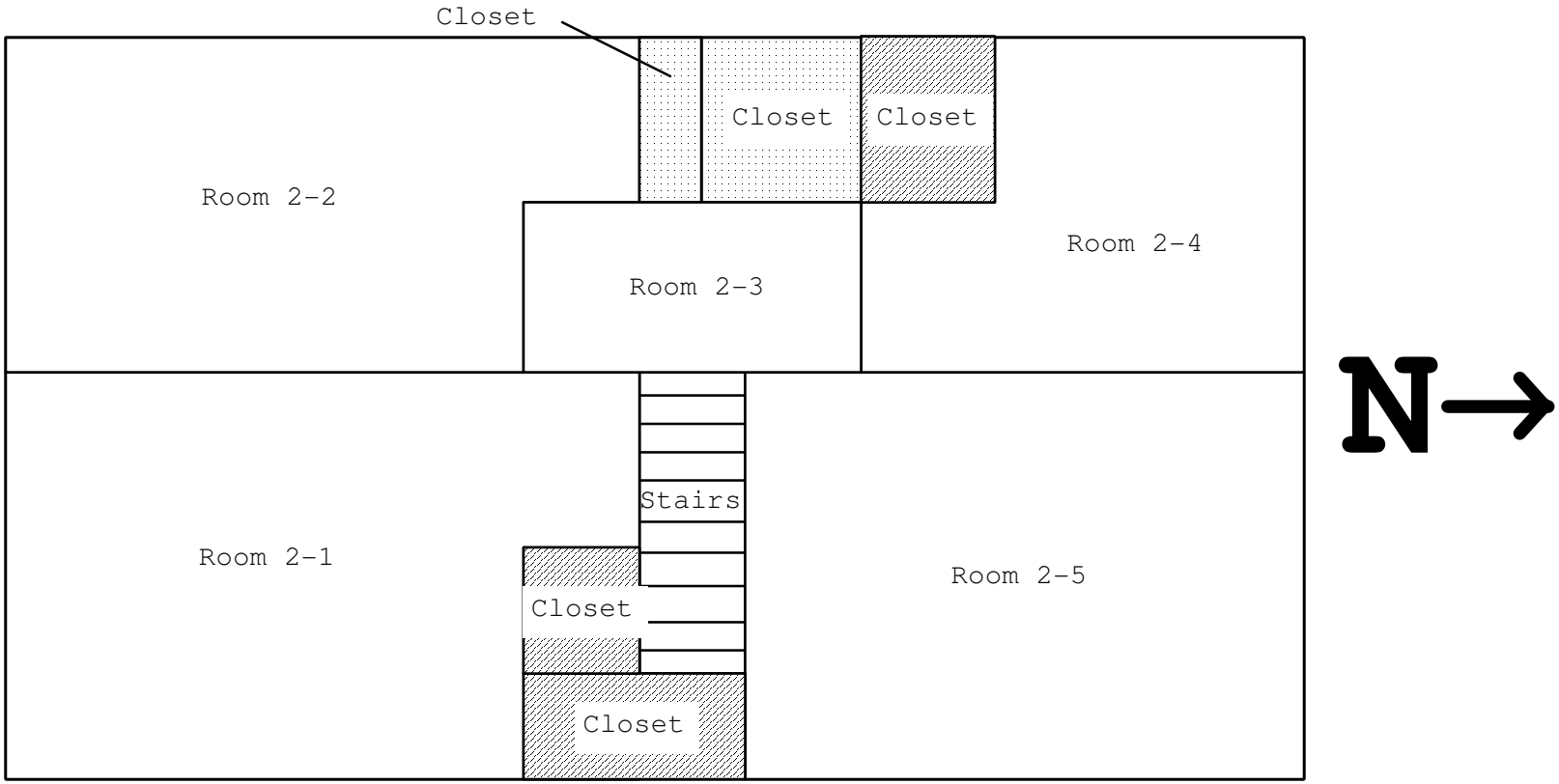
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #149

*****ACM Locations: 2nd Floor - Interior*****



Drawing NOT to Scale

= Sheetrock with ACM Joint Compound

= Sheetrock with ACM Joint Compound and Associated Debris

See Report for Details

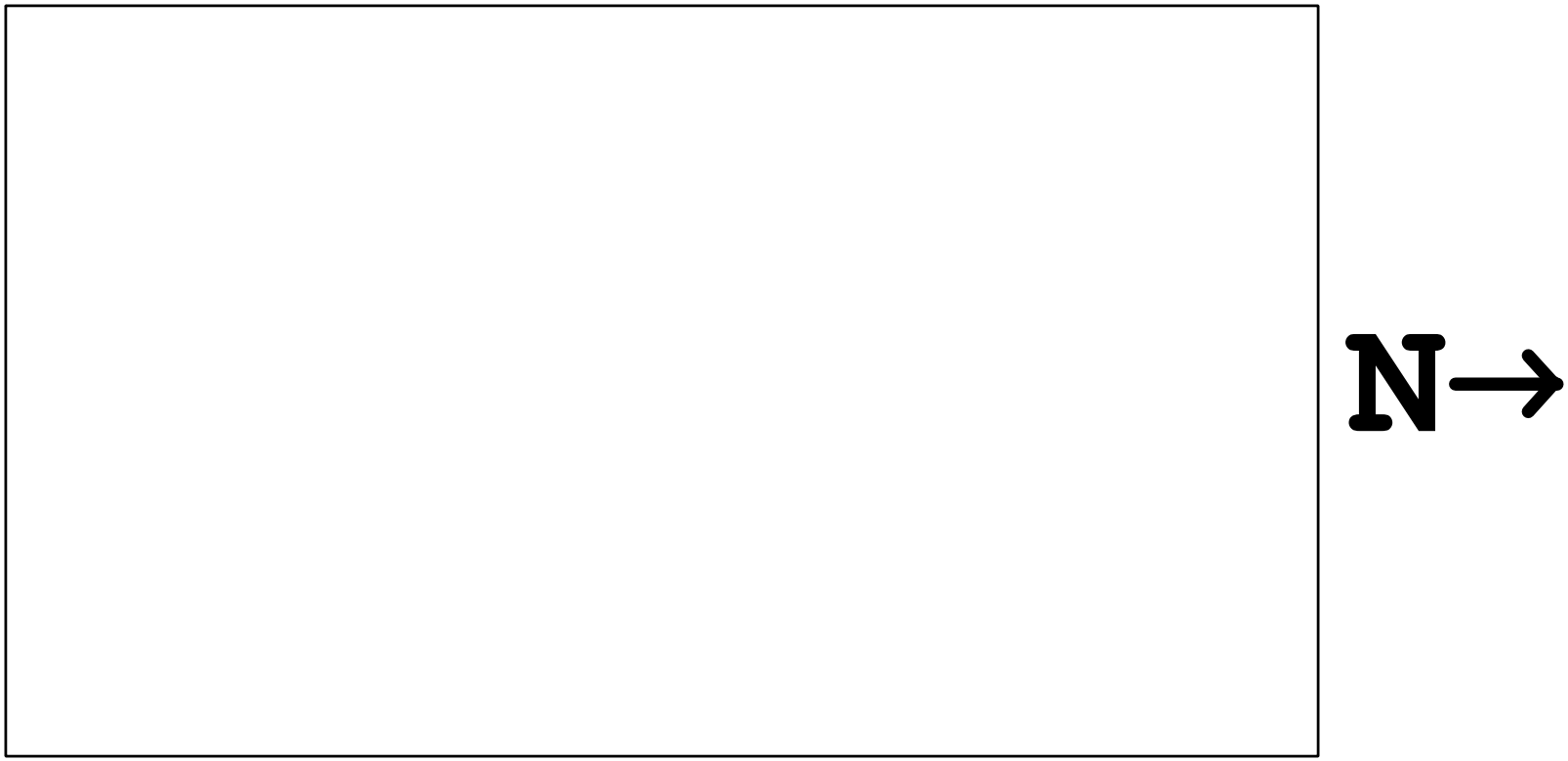
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #149

*****ACM Locations: Attic - Interior*****



Drawing NOT to Scale

NO Asbestos-containing Materials (ACM) Identified upon PLM & PLM-NOB/QTEM analysis of samples collected.

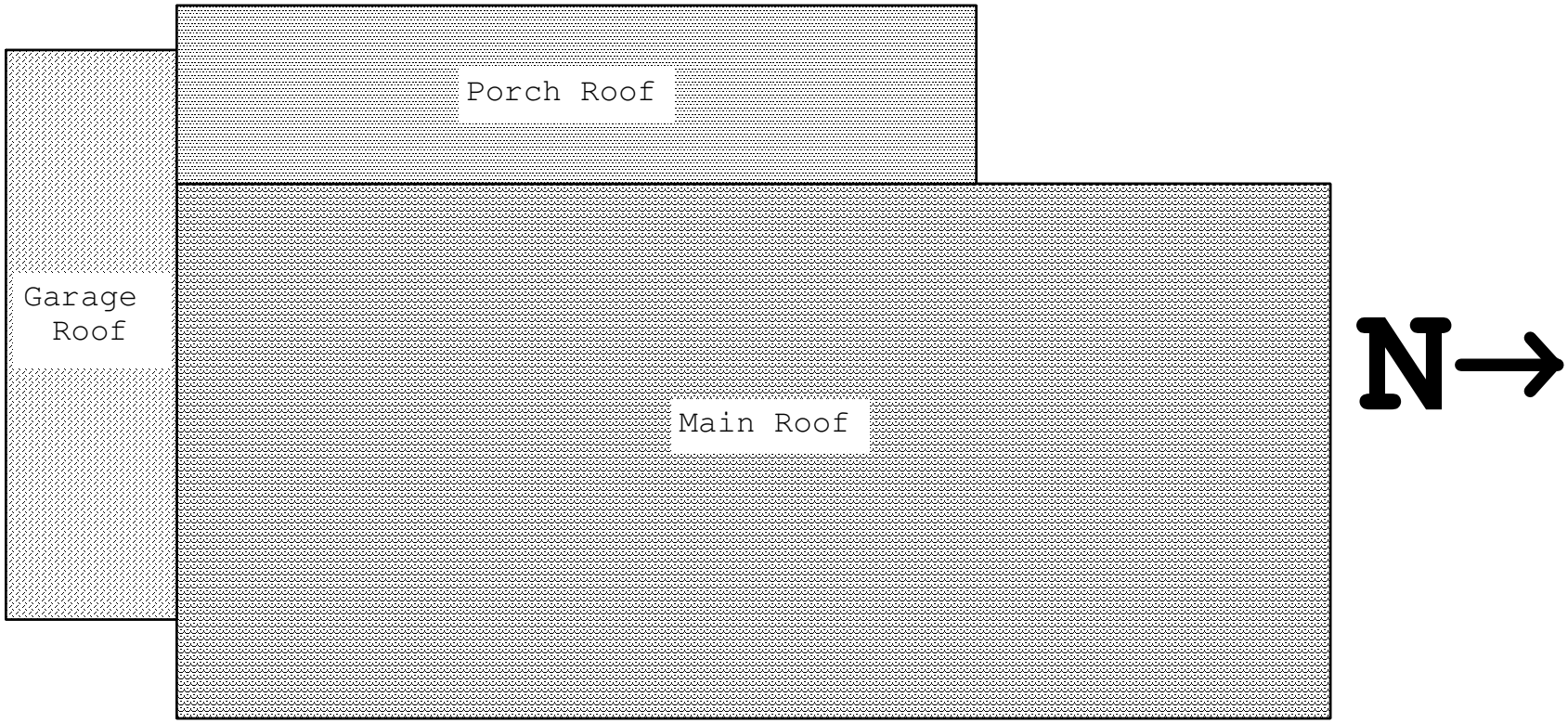
Prepared by: Quality Environmental Solutions & Technologies, Inc.

EFG/DRA Heritage LLC

Former Hudson River Psychiatric Center

Staff Residence Building #149

*****ACM Locations: Exteriors*****



Drawing NOT to Scale

NOTE: ACM Glazing Compound on Window Glass Perimeters Throughout

= ACM Rolled Roofing & Vapor Barrier on Wood

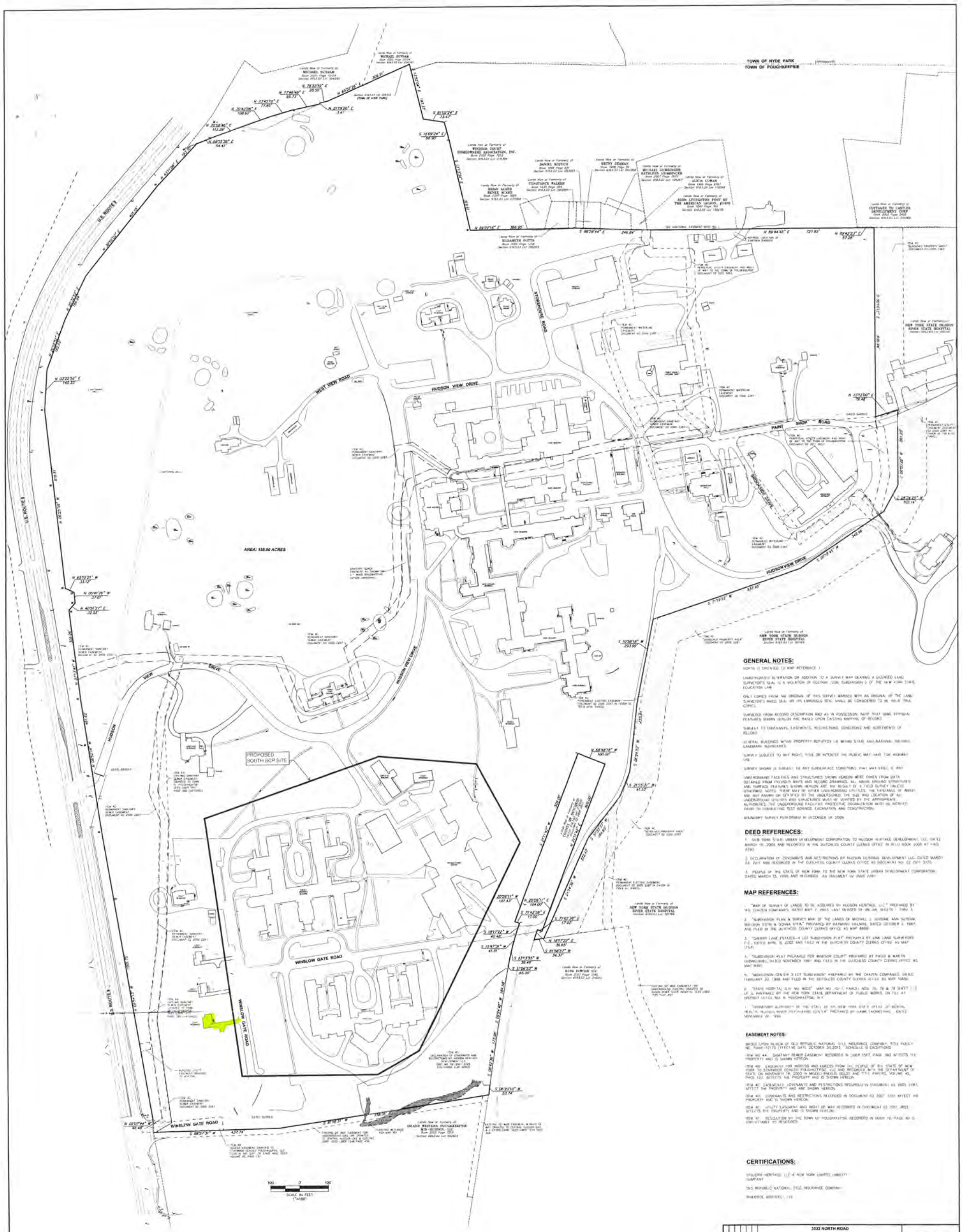
= ACM Shingles on Non-ACM Vapor Barrier on Wood

= ACM Built-up Roofing on Wood

See Report for Details

Prepared by: Quality Environmental Solutions & Technologies, Inc.

Appendix B:
CAMPUS SITE MAP



GENERAL NOTES:

NORTH IS ORIENTED TO MAP REFERENCE 1.

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW.

ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR ITS EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

SURVEYED FROM RECORD DESCRIPTION AND AS IN POSSESSION. NOTE THAT SOME SYMBOLIC FEATURES SHOWN HEREON ARE BASED UPON EXISTING MAPPING OF RECORD.

SUBJECT TO GOVERNMENTAL EASEMENTS, RESTRICTIONS, CONDITIONS AND AGREEMENTS OF RECORD.

SEVERAL BUILDINGS WITHIN PROPERTY REPUTEDLY LISTED WITH STATE AND NATIONAL REGISTERS LANDMARK SUBMISSIONS.

SURVEY SUBJECT TO ANY RIGHT, TITLE OR INTEREST THE PUBLIC MAY HAVE FOR HIGHWAY USE.

SURVEY SHOWN IS SUBJECT TO ANY SUBSURFACE CONDITIONS THAT MAY EXIST, IF ANY.

LAND REMAINS FACILITIES AND STRUCTURES SHOWN HEREON WERE TAKEN FROM DATA OBTAINED FROM PREVIOUS MAPS AND RECORD DRAWINGS. ALL MINOR GROUND STRUCTURES AND SURFACE FEATURES SHOWN HEREON ARE THE RESULT OF A FIELD SURVEY UNLESS OTHERWISE NOTED. THERE MAY BE OTHER UNDERGROUND UTILITIES, THE EXISTENCE OF WHICH ARE NOT KNOWN OR CERTIFIED BY THE UNDERSIGNED. THE SIZE AND LOCATION OF ALL UNDERGROUND UTILITIES AND STRUCTURES MUST BE VERIFIED BY THE APPROPRIATE AUTHORITIES. THE UNDERGROUND FACILITIES PROTECTIVE ORGANIZATION MUST BE NOTIFIED PRIOR TO COMMENCING TEST BORINGS, EXCAVATION AND CONSTRUCTION.

BOUNDARY SURVEY PERFORMED IN DECEMBER OF 2006.

DEED REFERENCES:

1. NEW YORK STATE URBAN DEVELOPMENT CORPORATION TO HUDSON HERITAGE DEVELOPMENT, LLC, DATED MARCH 15, 2005 AND RECORDED IN THE DUTCHESS COUNTY CLERKS OFFICE IN DEED BOOK 2005 AT PAGE 2790.

2. DECLARATION OF COVENANTS AND RESTRICTIONS BY HUDSON HERITAGE DEVELOPMENT LLC, DATED MARCH 22, 2011 AND RECORDED IN THE DUTCHESS COUNTY CLERKS OFFICE AS DOCUMENT NO. 02 2011 3125.

3. PEOPLE OF THE STATE OF NEW YORK TO THE NEW YORK STATE URBAN DEVELOPMENT CORPORATION, DATED MARCH 15, 1995 AND RECORDED AS INSTRUMENT NO. [illegible].

MAP REFERENCES:

1. "MAP OF SURVEY OF LANDS TO BE ACQUIRED BY HUDSON HERITAGE, LLC" PREPARED BY THE CHAZEN COMPANIES, DATED MAY 7, 2003, LAST REVISED 01-08-08, SHEETS 1 THRU 3.

2. "SUBDIVISION PLAN & SURVEY MAP OF THE LANDS OF MICHAEL J. SUTSAKI, MAN SUTSAKI, SHERRION SUTSAKI & DONNA VITALE" PREPARED BY RAYMOND DALMAN, DATED OCTOBER 2, 1987, AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 8888.

3. "DERBY LANE ESTATES-4 LOT SUBDIVISION PLAT" PREPARED BY LINK LAND SURVEYORS P.C., DATED APRIL 8, 2002 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 11531.

4. "SUBDIVISION PLAT PREPARED FOR WINDSOR COURT" PREPARED BY PACO & MARTIN ENGINEERING, DATED NOVEMBER 1987 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 8390.

5. "MEADOWSON CENTER 3 LOT SUBDIVISION" PREPARED BY THE CHAZEN COMPANIES, DATED FEBRUARY 20, 1998 AND FILED IN THE DUTCHESS COUNTY CLERKS OFFICE AS MAP 10850.

6. "STATE HOSPITAL SITE NO. 8003" MAP NO. 10-1, PARCEL NOS. 70, 78 & 79 SHEET 1 OF 3, PREPARED BY THE NEW YORK STATE DEPARTMENT OF PUBLIC WORKS, ON FILE AT DISTRICT OFFICE, NO. 6, POUGHKEEPSIE, N.Y.

7. "DORMITORY AUTHORITY OF THE STATE OF NY, NEW YORK STATE OFFICE OF MENTAL HEALTH, HUDSON RIVER PSYCHIATRIC CENTER" PREPARED BY HARRIS CORPORATION, DATED NOVEMBER 20, 1998.

EASEMENT NOTES:

BASED UPON REVIEW OF OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, TITLE POLICY NO. RANY-12170 (EFFECTIVE DATE OCTOBER 30,2013), SCHEDULE B EXCEPTIONS:

ITEM NO 4A: SANITARY SEWER EASEMENT RECORDED IN LIBER 1517, PAGE 390 AFFECTS THE PROPERTY AND IS SHOWN HEREON.

ITEM 4B: EASEMENT FOR INGRESS AND EGRESS FROM THE PEOPLE OF THE STATE OF NEW YORK TO STARWOOD DEVELOPMENT POUGHKEEPSIE, LLC AND RECORDED WITH THE DEPARTMENT OF STATE ON NOVEMBER 19, 2003 IN MISCELLANEOUS DEEDS AND TITLE PAPERS, VOLUME 40, PAGE 122, AFFECTS THE PROPERTY AND IS SHOWN HEREON.

ITEM 4C: EASEMENTS, COVENANTS AND RESTRICTIONS RECORDED IN DOCUMENT NO. 2003 2787, AFFECT THE PROPERTY AND ARE SHOWN HEREON.

ITEM 4D: COVENANTS AND RESTRICTIONS RECORDED IN DOCUMENT 02 2007 1205 AFFECT THE PROPERTY AND IS SHOWN HEREON.

ITEM 4E: UTILITY EASEMENT AND RIGHT OF WAY RECORDED IN DOCUMENT 02 2011 3832 AFFECTS THE PROPERTY AND IS SHOWN HEREON.

ITEM 4F: RESOLUTION BY THE TOWN OF POUGHKEEPSIE RECORDED IN BOOK 16, PAGE 80 IS UNCLEARLY AS REFERENCED.

CERTIFICATIONS:

EFG/DRA HERITAGE, LLC A NEW YORK LIMITED LIABILITY COMPANY

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

RHINEBECK BANK/FBO, LLC

TAX PARCEL NUMBER:

TOWN OF POUGHKEEPSIE, DUTCHESS COUNTY, NEW YORK
SEC. 6163 BLOCK 3 LOT 011144 & TOWN OF HYDE PARK
SEC. 6133 BLOCK 3 LOT 000114

3532 NORTH ROAD

SURVEY MAP OF THE LANDS TO BE CONVEYED TO EFG/DRA HERITAGE, LLC

TOWN OF POUGHKEEPSIE & HYDE PARK	DUTCHESS COUNTY, N.Y.
SCALE 1"=100'	NOVEMBER 5, 2013
DRAWN BY: VPA	DRAWING NO: HUDSON HERITAGE SVY

AUSFELD & WALDRUFF LAND SURVEYORS LLP
514 STATE STREET, SCHENECTADY N.Y. 12305
PHONE : (518) 346-1395 FAX:(518)370-1653
www.awllp.com

PRESENT # AUSFELD P.E.S.

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Appendix C:
SAMPLE RESULTS

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403390
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:25 AM
Analysis Date:	1/29/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-01-Skim Coat *031403390-0001*	1ST FLOOR, ROOM #1-2, CEILING - PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-149-01-Rough Coat *031403390-0001A*	1ST FLOOR, ROOM #1-2, CEILING - PLASTER	Gray Non-Fibrous Homogeneous		23.00% Quartz 45.00% Gypsum 32.00% Non-fibrous (other)	**None Detected**
9021-149-02-Skim Coat *031403390-0002*	1ST FLOOR, ROOM #1-3, WALL ON SHEETROCK - PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-149-02-Rough Coat *031403390-0002A*	1ST FLOOR, ROOM #1-3, WALL ON SHEETROCK - PLASTER	Gray Non-Fibrous Homogeneous		25.00% Quartz 47.00% Gypsum 28.00% Non-fibrous (other)	**None Detected**
9021-149-03-Skim Coat *031403390-0003*	1ST FLOOR, ROOM #1-4, CEILING ON SHEETROCK - PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-149-03-Rough Coat *031403390-0003A*	1ST FLOOR, ROOM #1-4, CEILING ON SHEETROCK - PLASTER	Gray Non-Fibrous Homogeneous		23.00% Quartz 45.00% Gypsum 32.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Albert Grohmann (31)
Jon Williams (7)

James Hall, Laboratory Manager
or other approved signatory

EMSL maintains liability limited to cost of analysis. This report relates only to the samples reported 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. Interpretation and use of test results are the responsibility of the client. 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. Non-friable organically bound materials present a problem matrix and therefore EMSL recommends gravimetric reduction prior to analysis. Samples received in good condition unless otherwise noted. All samples examined for the presence of vermiculite.

Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/06/2014 11:38:25 Replaces the Inital Report 01/30/2014 00:29:08. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403390
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:25 AM
Analysis Date:	1/29/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-04-Skim Coat *031403390-0004*	1ST FLOOR, ROOM 1-5, WALL, ON SHEETROCK - PLASTER	White Non-Fibrous Homogeneous		57.00% Ca Carbonate 43.00% Non-fibrous (other)	**None Detected**
9021-149-04-Rough Coat *031403390-0004A*	1ST FLOOR, ROOM 1-5, WALL, ON SHEETROCK - PLASTER	Gray Non-Fibrous Homogeneous		23.00% Quartz 43.00% Gypsum 34.00% Non-fibrous (other)	**None Detected**
9021-149-05-Skim Coat *031403390-0005*	2ND FLOOR, ROOM #2-1, CEILING - PLASTER	White Non-Fibrous Homogeneous		55.00% Ca Carbonate 45.00% Non-fibrous (other)	**None Detected**
9021-149-05-Rough Coat *031403390-0005A*	2ND FLOOR, ROOM #2-1, CEILING - PLASTER	Gray Non-Fibrous Homogeneous		23.00% Quartz 43.00% Ca Carbonate 34.00% Non-fibrous (other)	**None Detected**
9021-149-06-Skim Coat *031403390-0006*	2ND FLOOR, HALLWAY, PERIMETER WALL - PLASTER	White Non-Fibrous Homogeneous		53.00% Ca Carbonate 47.00% Non-fibrous (other)	**None Detected**
9021-149-06-Rough Coat *031403390-0006A*	2ND FLOOR, HALLWAY, PERIMETER WALL - PLASTER	Gray Non-Fibrous Homogeneous		23.00% Quartz 43.00% Gypsum 34.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Albert Grohmann (31)
Jon Williams (7)

James Hall, Laboratory Manager
or other approved signatory

EMSL maintains liability limited to cost of analysis. This report relates only to the samples reported 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. Interpretation and use of test results are the responsibility of the client. 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. Non-friable organically bound materials present a problem matrix and therefore EMSL recommends gravimetric reduction prior to analysis. Samples received in good condition unless otherwise noted. All samples examined for the presence of vermiculite.

Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/06/2014 11:38:25 Replaces the Inital Report 01/30/2014 00:29:08. Reason Code: Data Entry-Change to Location

EMSL Analytical, Inc.
307 West 38th Street, New York, NY 10018
Phone/Fax: (212) 290-0051 / (212) 290-0058
http://www.EMSL.com manhattanlab@emsl.com

EMSL Order:	031403390
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	01/25/14 11:25 AM
Analysis Date:	1/29/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-06-Sheetrock *031403390-0006B*	2ND FLOOR, HALLWAY, PERIMETER WALL - PLASTER	Gray/Tan Fibrous Homogeneous	23.00% Cellulose	45.00% Gypsum 32.00% Non-fibrous (other)	**None Detected**
9021-149-07-Skim Coat *031403390-0007*	2ND FLOOR, ROOM #2-5, PARTITION WALL - PLASTER	Tan/White Non-Fibrous Heterogeneous	Inseparable paint / coating layer included in analysis	55.00% Ca Carbonate 45.00% Non-fibrous (other)	**None Detected**
9021-149-07-Rough Coat *031403390-0007A*	2ND FLOOR, ROOM #2-5, PARTITION WALL - PLASTER	Brown/Gray Non-Fibrous Homogeneous	4.00% Cellulose	45.00% Quartz 51.00% Non-fibrous (other)	**None Detected**
9021-149-08 *031403390-0008*	1ST FLOOR, ROOM #1-2 BEHIND PLASTER CEILING - SHEETROCK	Gray/Tan Fibrous Homogeneous	27.00% Cellulose	48.00% Gypsum 25.00% Non-fibrous (other)	**None Detected**
9021-149-09 *031403390-0009*	2ND FLOOR, ROOM #2-3 BEHIND PLASTER CEILING - SHEETROCK	Brown/Tan Non-Fibrous Homogeneous	28.00% Cellulose	50.00% Gypsum 22.00% Non-fibrous (other)	**None Detected**
9021-149-10 *031403390-0010*	THROUGHOUT, ON PLASTER WALL - WALLPAPWR COMPOSITE	Various Fibrous Homogeneous	33.00% Cellulose	67.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Albert Grohmann (31)
Jon Williams (7)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended: 02/06/2014 11:38:25 Replaces the Inital Report 01/30/2014 00:29:08. Reason Code: Data Entry-Change to Location

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Analysis Date:	1/29/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-11 *031403390-0011*	2ND FLOOR, ROOM #2-4, ON PLASTER WALL, CERAMIC - TILE/ GROUT	White Non-Fibrous Homogeneous		37.00% Gypsum 35.00% Ca Carbonate 28.00% Non-fibrous (other)	**None Detected**
9021-149-12 *031403390-0012*	2ND FLOOR, ROOM #2-4, ON PLASTER WALL, CERAMIC - TILE/ GROUT	White Non-Fibrous Homogeneous		37.00% Gypsum 35.00% Ca Carbonate 28.00% Non-fibrous (other)	**None Detected**
9021-149-13 *031403390-0013*	2ND FLOOR, ROOM #2-4, ON PLASTER WALL, CERAMIC - TILE/MORTAR	Gray Non-Fibrous Homogeneous		55.00% Quartz 23.00% Ca Carbonate 22.00% Non-fibrous (other)	**None Detected**
9021-149-14 *031403390-0014*	2ND FLOOR, ROOM #2-4, ON PLASTER WALL, CERAMIC - TILE/MORTAR	Gray/Tan Non-Fibrous Heterogeneous		54.00% Quartz 10.00% Ca Carbonate 36.00% Non-fibrous (other)	**None Detected**
			Inseparable paint / coating layer included in analysis		
9021-149-15 *031403390-0015*	BASEMENT , FLOOR - FIBERBOARD	Brown/Black Fibrous Homogeneous	98.00% Cellulose	2.00% Non-fibrous (other)	**None Detected**
9021-149-16 *031403390-0016*	BASEMENT , FLOOR - FIBERBOARD	Brown/Black Fibrous Homogeneous	98.00% Cellulose	2.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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Jon Williams (7)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-17-Brick *031403390-0017*	1ST FLOOR, ROOM #1-2, ALONG FIREPLACE - BRICK & MORTAR	Red Non-Fibrous Homogeneous		7.00% Quartz 93.00% Non-fibrous (other)	**None Detected**
9021-149-17-Mortar *031403390-0017A*	1ST FLOOR, ROOM #1-2, ALONG FIREPLACE - BRICK & MORTAR	Gray Non-Fibrous Homogeneous		55.00% Quartz 23.00% Ca Carbonate 22.00% Non-fibrous (other)	**None Detected**
9021-149-18-Brick *031403390-0018*	1ST FLOOR, ROOM #1-2, ALONG FIREPLACE - BRICK & MORTAR	Gray Non-Fibrous Homogeneous		13.00% Quartz 87.00% Non-fibrous (other)	**None Detected**
9021-149-18-Mortar *031403390-0018A*	1ST FLOOR, ROOM #1-2, ALONG FIREPLACE - BRICK & MORTAR	Gray Non-Fibrous Homogeneous		63.00% Quartz 15.00% Ca Carbonate 22.00% Non-fibrous (other)	**None Detected**
9021-149-19 *031403390-0019*	BASEMENT, PERIMETER FOUNDATION WALL - CERMENTITIOUS WALL	Gray Non-Fibrous Homogeneous		45.00% Quartz 13.00% Gypsum 23.00% Ca Carbonate 19.00% Non-fibrous (other)	**None Detected**

Analyst(s)

Albert Grohmann (31)
Jon Williams (7)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-20 *031403390-0020*	BASEMENT, FLOOR - CERMENTITIOUS WALL	Gray Non-Fibrous Homogeneous		58.00% Quartz 42.00% Non-fibrous (other)	**None Detected**
9021-149-21 *031403390-0021*	2ND FLOOR, ROOM #2-1, ABOVE PLASTER CEILING - FG INSULATION	Gray Fibrous Homogeneous	13.00% Cellulose 53.00% Min. Wool	34.00% Non-fibrous (other)	**None Detected**
9021-149-22 *031403390-0022*	BASEMENT, WALL AROUND BOILER FLUE - CEMENTITIOUS FLUE PACKING	Gray Fibrous Homogeneous	7.00% Cellulose 63.00% Min. Wool	30.00% Non-fibrous (other)	**None Detected**
9021-149-23 *031403390-0023*	BASEMENT, WALL AROUND BOILER FLUE - CEMENTITIOUS FLUE PACKING	Brown Fibrous Homogeneous	48.00% Min. Wool	52.00% Non-fibrous (other)	**None Detected**
9021-149-24 *031403390-0024*	BASEMENT, ON FLOOR, LOOSE - PIPE INSULATION	Brown/Gray Fibrous Homogeneous		33.30% Non-fibrous (other)	**66.70% Chrysotile**
9021-149-25 *031403390-0025*	BASEMENT, ON FLOOR, LOOSE - PIPE INSULATION				**Positive Stop**

Analyst(s)

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James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, OCO 80202/ PRE-DEMO ASBESTOS SURVEY-STAFF**

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

Sample	Description	Appearance	Non-Asbestos % Fibrous	Non-Asbestos % Non-Fibrous	Asbestos % Type
9021-149-26 *031403390-0026*	BASEMENT, ON FLOOR, LOOSE - PIPE INSULATION				**Positive Stop**
9021-149-27 *031403390-0027*	EXTERIOR, GARAGE ROOF, BOTTOM LAYER, ON WOOD - VAPOR BARRIER	Tan Fibrous Homogeneous	98.00% Cellulose	2.00% Non-fibrous (other)	**None Detected**
9021-149-28 *031403390-0028*	EXTERIOR, GARAGE ROOF, BOTTOM LAYER, ON WOOD - VAPOR BARRIER	Tan Fibrous Homogeneous	98.00% Cellulose	2.00% Non-fibrous (other)	**None Detected**
9021-149-29 *031403390-0029*	EXTERIOR, BEHIND VINYL SIDING, ON WOOD - FOAM INSULATION	Pink Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	**None Detected**
9021-149-30 *031403390-0030*	EXTERIOR, BEHIND VINYL SIDING, ON WOOD - FOAM INSULATION	Pink Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	**None Detected**

Analyst(s)

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or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

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THIS IS THE LAST PAGE OF THE REPORT.

031403390

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC. 031403390

BULK SAMPLE FORM

CLIENT: **EnviroFinance Group**

ADDRESS: **475 17th Street, Suite #1330**

Denver, CO 80202

CONTACT: **Mary B. Hashem**

PROJECT ID: **Pre-Demo Asbestos Survey - Staff Residence #149**

PROJECT # : **Q14-9021**

SAMPLED BY: **L. Johnson III / P. Page / T. McAfee**

DATE SAMPLED: **22-Jan-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: ____ HOURS

5 DAYS

____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-01	1st Floor, Room #1-2, Ceiling	Plaster (Separate by Layers)	
9021-149-02	1st Floor, Room #1-3, Wall, on Sheetrock	Plaster (Separate by Layers)	
9021-149-03	1st Floor, Room #1-4, Ceiling, on Sheetrock	Plaster (Separate by Layers)	
9021-149-04	1st Floor, Room #1-5, Wall, on Sheetrock	Plaster (Separate by Layers)	
9021-149-05	2nd Floor, Room #2-1, Ceiling	Plaster (Separate by Layers)	
9021-149-06	2nd Floor, Hallway, Perimeter Wall	Plaster (Separate by Layers)	
9021-149-07	2nd Floor, Room #2-5, Partition Wall	Plaster (Separate by Layers)	
9021-149-08	1st Floor, Room #1-2, Behind Plaster Ceiling	Sheetrock	
9021-149-09	2nd Floor, Room #2-3, Behind Plaster Ceiling	Sheetrock	
9021-149-10	Throughout, on Plaster Walls	Wallpaper Composite	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: ____ DATE: ____

RECEIVED BY: [signature] DATE: 1/25/14 11:25AM

031403390

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC. 031403390

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #149

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: PLM

TURN-AROUND TIME: ____ HOURS

5 DAYS

____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-11	2nd Floor, Room #2-4, on Plaster Wall, Ceramic Tile	Grout	STOP AT FIRST POSITIVE
9021-149-12	2nd Floor, Room #2-4, on Plaster Wall, Ceramic Tile	Grout	
9021-149-13	2nd Floor, Room #2-4, on Plaster Wall, Ceramic Tile	Mortar	STOP AT FIRST POSITIVE
9021-149-14	2nd Floor, Room #2-4, on Plaster Wall, Ceramic Tile	Mortar	
9021-149-15	Basement, Floor	Fiberboard	STOP AT FIRST POSITIVE
9021-149-16	Basement, Floor	Fiberboard	
9021-149-17	1st Floor, Room #1-2, Along Fireplace	Brick & Mortar (Separate by Layers)	
9021-149-18	1st Floor, Room #1-2, Inside Fireplace	Brick & Mortar (Separate by Layers)	
9021-149-19	Basement, Perimeter Foundation Wall	Cementitious Wall	
9021-149-20	Basement, Floor	Cementitious Slab	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: ____ DATE: ____

RECEIVED BY: ____ DATE: 1/28/14 11:25AM

031403390

031403390

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: **EnviroFinance Group**

ADDRESS: **475 17th Street, Suite #1330**

Denver, CO 80202

CONTACT: **Mary B. Hashem**

PROJECT ID: **Pre-Demo Asbestos Survey -**

Staff Residence #149

PROJECT # : **Q14-9021**

SAMPLED BY: **L. Johnson III / P. Page / T. McAfee**

DATE SAMPLED: **22-Jan-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: _____ HOURS

5 DAYS

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-21	2nd Floor, Room #2-1, Above Plaster Ceiling	FG Insulation	
9021-149-22	Basement, Wall, Around Boiler Flue	Cementitious Flue Packing	STOP AT FIRST POSITIVE
9021-149-23	Basement, Wall, Around Boiler Flue	Cementitious Flue Packing	
9021-149-24	Basement, on Floor, Loose	Pipe Insulation	STOP AT FIRST POSITIVE
9021-149-25	Basement, on Floor, Loose	Pipe Insulation	
9021-149-26	Basement, on Floor, Loose	Pipe Insulation	
9021-149-27	Exterior, Garage Roof, Bottom Layer, on Wood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-149-28	Exterior, Garage Roof, Bottom Layer, on Wood	Vapor Barrier	
9021-149-29	Exterior, Behind Vinyl Siding, on Wood	Foam Insulation	STOP AT FIRST POSITIVE
9021-149-30	Exterior, Behind Vinyl Siding, on Wood	Foam Insulation	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: 1/23/14

RECEIVED BY: _____ DATE: 1/23/14 11:25 AM

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Received:	01/25/14 11:37 AM
Analysis Date:	1/30/2014
Collected:	1/22/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY- STAFF**

Test Report:Asbestos Analysis of Bulk Material

Test	Analyzed Date	Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-149-31 *031403385-0001*		**Description**	BASEMENT, CEILING, 1'x1' FIBERBOARD - CEILING TILE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown			**None Detected**
Sample ID 9021-149-32 *031403385-0002*		**Description**	BASEMENT, CEILING, 1'x1' FIBERBOARD - CEILING TILE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown			**None Detected**
Sample ID 9021-149-33 *031403385-0003*		**Description**	1ST FLOOR, ROOM #1-3, BATHROOM, ON PLASTER WALL - PERIMETER/ COVE BASE MOLDING & ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-149-33-Mastic *031403385-0003A*		**Description**	1ST FLOOR, ROOM #1-3, BATHROOM, ON PLASTER WALL - PERIMETER/ COVE BASE MOLDING & ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown			**1.7% Chrysotile** **1.7% Total**
Sample ID 9021-149-34 *031403385-0004*		**Description**	1ST FLOOR ROOM #1-4, KITCHEN, ON PLASTER WALL - PERIMETER/COVE BASE MOLDING & ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**

Report Amended 02/21/2014 05:43:23 Replaces Report Amended 02/04/2014 18:48:05. Reason Code: QA\QC-Other (see report comment)

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EMSL Order:	031403385
CustomerID:	QUES51
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ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-149-34-Mastic *031403385-0004A*		**Description**	1ST FLOOR ROOM #1-4, KITCHEN, ON PLASTER WALL - PERIMETER/COVE BASE MOLDING & ADHESIVE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Brown			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown			**None Detected**
Sample ID 9021-149-35 *031403385-0005*		**Description**	2ND FLOOR, ROOM #2-3, FLOOR, ON WOOD - CARPET MASTIC		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-149-36 *031403385-0006*		**Description**	2ND FLOOR, ROOM #2-3, FLOOR, ON WOOD - CARPET MASTIC		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-149-37 *031403385-0007*		**Description**	2ND FLOOR, ROOM #2-5, FLOOR, UNDER HARDWOOD - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Brown /Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown /Black			**None Detected**
Sample ID 9021-149-38 *031403385-0008*		**Description**	1ST FLOOR, ROOM #1-2, FLOOR, UNDER HARDWOOD - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Brown /Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Brown /Black			**None Detected**
Sample ID 9021-149-39 *031403385-0009*		**Description**	2ND FLOOR, ROOM #2-4, BATHROOM, FLOOR, 9"x9" FT - FLOOR TILE & MASTIC		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	2/21/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**

Report Amended 02/21/2014 05:43:23 Replaces Report Amended 02/04/2014 18:48:05. Reason Code: QA\QC-Other (see report comment)

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EMSL Order:	031403385
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9021-149-39-Mastic *031403385-0009A*	**Description** **Homogeneity**	2ND FLOOR, ROOM #2-4, BATHROOM, FLOOR, 9"x9" FT Homogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	2/21/2014				**Inconclusive: None Detected**
TEM NYS 198.4 NOB	2/21/2014				**None Detected**
Sample ID	9021-149-40 *031403385-0010*	**Description** **Homogeneity**	2ND FLOOR, ROOM #2-4, BATHROOM, FLOOR, 9"x9" FT - FLOOR TILE & MASTIC Homogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	White			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	White			**None Detected**
Sample ID	9021-149-40-Mastic *031403385-0010A*	**Description** **Homogeneity**	2ND FLOOR, ROOM #2-4, BATHROOM, FLOOR, 9"x9" FT - FLOOR TILE & MASTIC Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID	9021-149-41 *031403385-0011*	**Description** **Homogeneity**	1ST FLOOR, ROOM #1-3, BATHROOM, FLOOR, ON WOOD - SHEET FLOORING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Yellow			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	2/4/2014	Yellow			**10.3% Chrysotile** **10.3% Total**
Sample ID	9021-149-42 *031403385-0012*	**Description** **Homogeneity**	1ST FLOOR, ROOM #1-3, BATHROOM, FLOOR, ON WOOD - SHEET FLOORING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Yellow			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	2/4/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-149-43 *031403385-0013*	**Description** **Homogeneity**	2ND FLOOR, RM #2-4, BATHROOM, ALONG TUB PERIMETER - TO CERAMIC TILE WALL/ CAULK Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	White			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	White			**None Detected**

Report Amended 02/21/2014 05:43:23 Replaces Report Amended 02/04/2014 18:48:05. Reason Code: QA\QC-Other (see report comment)

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EMSL Order:	031403385
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-149-44 *031403385-0014*		**Description** **Homogeneity**	2ND FLOOR, RM #2-4, BATHROOM, ALONG TUB PERIMETER - TO CERAMIC TILE WALL/ CAULK Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	White			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	White			**None Detected**
Sample ID 9021-149-45 *031403385-0015*		**Description** **Homogeneity**	EXTERIOR, WINDOWS, ALONG GLASS PERIMETER TO SASH - GLAZING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Green			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Green			**<1% Anthophyllite** **1.7% Chrysotile** **2.3% Total**
Sample ID 9021-149-46 *031403385-0016*		**Description** **Homogeneity**	EXTERIOR, WINDOWS, ALONG GLASS PERIMETER TO SASH - GLAZING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Green			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Green			**1.1% Anthophyllite** **2.2% Chrysotile** **3.3% Total**
Sample ID 9021-149-47 *031403385-0017*		**Description** **Homogeneity**	EXTERIOR BEHIND WOOD SIDING - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**<1% Chrysotile** **<1% Total**
Sample ID 9021-149-48 *031403385-0018*		**Description** **Homogeneity**	EXTERIOR BEHIND WOOD SIDING - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**

Report Amended 02/21/2014 05:43:23 Replaces Report Amended 02/04/2014 18:48:05. Reason Code: QA\QC-Other (see report comment)

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EMSL Order:	031403385
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Non Asbestos Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID 9021-149-49 *031403385-0019*		**Description**	EXTERIOR, MAIN ROOF, FIELD, BOTTOM LAYER, ON WOOD - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-149-50 *031403385-0020*		**Description**	EXTERIOR, MAIN ROOF, FIELD, BOTTOM LAYER, ON WOOD - VAPOR BARRIER		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**None Detected**
Sample ID 9021-149-51 *031403385-0021*		**Description**	EXTERIOR, MAIN ROOF, TOP LAYER - SHINGLE		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**6.1% Chrysotile** **6.1% Total**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
Sample ID 9021-149-52 *031403385-0022*		**Description**	EXTERIOR, MAIN ROOF, TOP LAYER - SHINGLE		
		Homogeneity			
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
Sample ID 9021-149-53 *031403385-0023*		**Description**	EXTERIOR, GARAGE ROOF, FIELD, TOP LAER - BUILT UP ROOFING		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**Inconclusive: None Detected**
TEM NYS 198.4 NOB	1/30/2014	Black			**1.1% Chrysotile** **1.1% Total**
Sample ID 9021-149-54 *031403385-0024*		**Description**	EXTERIOR, GARAGE ROOF, FIELD, TOP LAER - BUILT UP ROOFING		
		Homogeneity	Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**8.4% Chrysotile** **8.4% Total**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**

Report Amended 02/21/2014 05:43:23 Replaces Report Amended 02/04/2014 18:48:05. Reason Code: QA\QC-Other (see report comment)

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EMSL Order:	031403385
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Test Report:Asbestos Analysis of Bulk Material

Test		Color	Fibrous	Non Asbestos Non-Fibrous	Asbestos
Sample ID	9021-149-55 *031403385-0025*	**Description** **Homogeneity**	EXTERIOR, PORCH ROOF BOTTOM LAYER, ON WOOD - VAPOR BARRIER Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**2.4% Chrysotile** **2.4% Total**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-149-56 *031403385-0026*	**Description** **Homogeneity**	EXTERIOR PORCH ROOF, BOTTOM LAYER, ON WOOD - VAPOR BARRIER		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-149-57 *031403385-0027*	**Description** **Homogeneity**	EXTERIOR, PORCH ROOF, TOP LAYER - ROLLED ROOFING Heterogeneous		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014	Black			**5.7% Chrysotile** **5.7% Total**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
Sample ID	9021-149-58 *031403385-0028*	**Description** **Homogeneity**	EXTERIOR, PORCH ROOF, TOP LAYER - ROLLED ROOFING		
PLM NYS 198.1 Friable					**Not Analyzed**
PLM NYS 198.6 VCM					**Not Analyzed**
PLM NYS 198.6 NOB	1/29/2014				**Positive Stop (Not Analyzed)**
TEM NYS 198.4 NOB	1/29/2014				**Positive Stop (Not Analyzed)**

Note: Results for Samples 9021-149-41 and 9021-149-51 modified. Typos corrected.
Analyst(s)

Alicia Folgar *Tarik McMillian*
Emmanuel Alberto
Jessica Fearon-Brown

James Hall, Laboratory Manager
or other approved signatory

NOB = Non Friable Organically Bound N/A = Not Applicable VCM = Vermiculite Containing Material

-In New York State, TEM is currently the only method that can be used to determine if NOB materials can be considered or treated as non-asbestos containing.
All samples examined for the presence of vermiculite when analyzed via NYS 198.1.
-NYS Guidelines for Vermiculite containing samples are available at http://www.wadsworth.org/labcert/elapcert/forms/VermiculiteInterimGuidance_Rev070913.pdf
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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. This report may contain data that is not covered by the NVLAP accreditation.

Samples analyzed by EMSL Analytical, Inc. New York, NY NYS ELAP 11506

Report Amended 02/21/2014 05:43:23 Replaces Report Amended 02/04/2014 18:48:05. Reason Code: QA\QC-Other (see report comment)

031403385

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC. 031403385

BULK SAMPLE FORM

CLIENT: **EnviroFinance Group**

ADDRESS: **475 17th Street, Suite #1330**

Denver, CO 80202

CONTACT: **Mary B. Hashem**

PROJECT ID: **Pre-Demo Asbestos Survey - Staff Residence #149**

PROJECT # : **Q14-9021**

SAMPLED BY: **L. Johnson III / P. Page / T. McAfee**

DATE SAMPLED: **22-Jan-14**

ANALYSIS METHOD: **QTEM/PLM**

TURN-AROUND TIME: _____ HOURS

5 DAYS

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-31	Basement, Ceiling, 1'x 1' Fiberboard	Ceiling Tile	**STOP AT FIRST POSITIVE**
9021-149-32	Basement, Ceiling, 1'x 1' Fiberboard	Ceiling Tile	
9021-149-33	1st Floor, Room #1-3, Bathroom, on Plaster Wall Perimeter	Cove Base Molding & Adhesive (Separate by Layers)	**STOP AT FIRST POSITIVE**
9021-149-34	1st Floor, Room #1-4, Kitchen, on Plaster Wall Perimeter	Cove Base Molding & Adhesive (Separate by Layers)	
9021-149-35	2nd Floor, Room #2-3, Floor, on Wood	Carpet Mastic	**STOP AT FIRST POSITIVE**
9021-149-36	2nd Floor, Room #2-3, Floor, on Wood	Carpet Mastic	
9021-149-37	2nd Floor, Room #2-5, Floor, under Hardwood	Vapor Barrier	**STOP AT FIRST POSITIVE**
9021-149-38	1st Floor, Room #1-2, Floor, under Hardwood	Vapor Barrier	
9021-149-39	2nd Floor, Room #2-4, Bathroom, Floor, 9"x 9" FT	Floor Tile & Mastic (Separate by Layers)	**STOP AT FIRST POSITIVE**
9021-149-40	2nd Floor, Room #2-4, Bathroom, Floor, 9"x 9" FT	Floor Tile & Mastic (Separate by Layers)	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

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QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #149

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: ____ HOURS

5 DAYS

____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-41	1st Floor, Room #1-3, Bathroom, Floor, on Wood	Sheet Flooring	STOP AT FIRST POSITIVE
9021-149-42	1st Floor, Room #1-3, Bathroom, Floor, on Wood	Sheet Flooring	
9021-149-43	2nd Floor, Room #2-4, Bathroom, Along Tub Perimeter to Floor Tile	Caulk	STOP AT FIRST POSITIVE
9021-149-44	2nd Floor, Room #2-4, Bathroom, Along Tub Perimeter to Ceramic Tile Wall	Caulk	
9021-149-45	Exterior, Windows, Along Glass Perimeter to Sash	Glazing	STOP AT FIRST POSITIVE
9021-149-46	Exterior, Windows, Along Glass Perimeter to Sash	Glazing	
9021-149-47	Exterior, Behind Wood Siding	Vapor Barrier	STOP AT FIRST POSITIVE
9021-149-48	Exterior, Behind Wood Siding	Vapor Barrier	
9021-149-49	Exterior, Main Roof, Field, Bottom Layer, on Wood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-149-50	Exterior, Main Roof, Field, Bottom Layer, on Wood	Vapor Barrier	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: _____

RECEIVED BY: _____ DATE: 1/23/14 11:37AM

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QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC. 031403385

BULK SAMPLE FORM

CLIENT: EnviroFinance Group

ADDRESS: 475 17th Street, Suite #1330

Denver, CO 80202

CONTACT: Mary B. Hashem

PROJECT ID: Pre-Demo Asbestos Survey - Staff Residence #149

PROJECT # : Q14-9021

SAMPLED BY: L. Johnson III / P. Page / T. McAfee

DATE SAMPLED: 22-Jan-14

ANALYSIS METHOD: QTEM/PLM

TURN-AROUND TIME: ____ HOURS

5 DAYS

____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-51	Exterior, Main Roof, Top Layer	Shingle	STOP AT FIRST POSITIVE
9021-149-52	Exterior, Main Roof, Top Layer	Shingle	
9021-149-53	Exterior, Garage Roof, Field, Top Layer	Built-up Roofing	STOP AT FIRST POSITIVE
9021-149-54	Exterior, Garage Roof, Field, Top Layer	Built-up Roofing	
9021-149-55	Exterior, Porch Roof, Bottom Layer, on Wood	Vapor Barrier	STOP AT FIRST POSITIVE
9021-149-56	Exterior, Porch Roof, Bottom Layer, on Wood	Vapor Barrier	
9021-149-57	Exterior, Porch Roof, Top Layer	Rolled Roofing	STOP AT FIRST POSITIVE
9021-149-58	Exterior, Porch Roof, Top Layer	Rolled Roofing	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: PP DATE: 1/23/14

RECEIVED BY: DATE: 1/28/14 11:37AM

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EMSL Order:	031404285
CustomerID:	QUES51
CustomerPO:	
ProjectID:	

Attn: **Quality Environmental Solution & Tech**
1376 Route 9
Wappingers Falls, NY 12590

Phone:	(845) 298-6031
Fax:	(845) 298-6251
Received:	02/01/14 12:15 PM
Analysis Date:	2/3/2014
Collected:	1/31/2014

Project: **Q14-9021/ ENVIROFINANCE GROUP/ 475 17TH STREET, SUITE #1330 DENVER, CO 80202/ PRE-DEMO ASBESTOS SURVEY- STAFF**

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

			Non-Asbestos				Asbestos	
Sample	**Description**	**Appearance**	**%**	**Fibrous**	**%**	**Non-Fibrous**	**%**	**Type**
9021-149-59 *031404285-0001*	1ST FLOOR, ROOM 1-1, CLOSET, WALL, ON SHEETROCK - JOINT COMPOUND	White Non-Fibrous Homogeneous			3% 45% 49%	Mica Ca Carbonate Non-fibrous (other)	**3%**	**Chrysotile**
9021-149-60 *031404285-0002*	2ND FLOOR, ROOM 2-1, CLOSET, WALL ON SHEET ROCK - JOINT COMPOUND	White Non-Fibrous Homogeneous			65% 32%	Ca Carbonate Non-fibrous (other)	**3%**	**Chrysotile**
9021-149-61 *031404285-0003*	2ND FLOOR, ROOM 2-5, CLOSET, WALL, ON SHEETROCK - JOINT COMPOUND	White Non-Fibrous Homogeneous			40% 58%	Ca Carbonate Non-fibrous (other)	**2%**	**Chrysotile**

Analyst(s)

Daena Charles (3)

James Hall, Laboratory Manager
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. New York, NY AIHA-LAP, LLC--IHLAP Accredited #102581, NVLAP Lab Code 101048-9, NYS ELAP 11506, NJ NY022, CT PH-0170, MA AA000170

Initial report from 02/04/2014 05:29:48

THIS IS THE LAST PAGE OF THE REPORT.

OrderID: 031418186

03140485

QUALITY ENVIRONMENTAL SOLUTIONS & TECHNOLOGIES, INC.

BULK SAMPLE FORM

CLIENT: **EnviroFinance Group**

ADDRESS: **475 17th Street, Suite #1330**

Denver, CO 80202

CONTACT: **Mary B. Hashem**

PROJECT ID: **Pre-Demo Asbestos Survey - Staff Residence #149**

PROJECT # : **Q14-9021**

SAMPLED BY: **L. Johnson III / T. McAfee**

DATE SAMPLED: **31-Jan-14**

ANALYSIS METHOD: **PLM**

TURN-AROUND TIME: _____ HOURS

5 DAYS

_____ OTHER

SAMPLE # LAB#	LOCATION	SAMPLE DESCRIPTION	COMMENTS
9021-149-59	1st Floor, Room 1-1, Closet, Wall, on Sheetrock	Joint Compound	
9021-149-60	2nd Floor, Room 2-1, Closet, Wall, on Sheetrock	Joint Compound	
9021-149-61	2nd Floor, Room 2-5, Closet, Wall, on Sheetrock	Joint Compound	

CHAIN OF CUSTODY (SEE LAST PAGE)

SUBMITTED BY: _____ DATE: 1/31/2014

RECEIVED BY: _____ DATE: 2/1/14 12:15 pm

PAGE 1 OF 1

Appendix D:
PERSONNEL LICENSES & CERTIFICATIONS

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

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

Metals I	
Lead, Total	NIOSH 7082
Miscellaneous Air	
Asbestos	40 CFR 763 APX A No. III
	NIOSH 7402
	YAMATE,AGARWAL GIBB
Fibers	NIOSH 7400 A RULES

Serial No.: 48690

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NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

is hereby APPROVED as an Environmental Laboratory in conformance with the National Environmental Laboratory Accreditation Conference Standards (2003) for the category ENVIRONMENTAL ANALYSES POTABLE WATER
All approved analytes are listed below:

Drinking Water Bacteriology

Coliform, Total / E. coli (Qualitative)	SM 18-21 9222B(97)/40CFR141.21(F)6i
	SM 18-21 9223B (97) (Colilert)
Standard Plate Count	SM 18-21 9215B

Drinking Water Miscellaneous

Asbestos	EPA 100.1
	EPA 100.2

STATE OF NEW YORK
DEPARTMENT OF HEALTH

Serial No.: 48687

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

is hereby APPROVED as an Environmental Laboratory in conformance with the National Environmental Laboratory Accreditation Conference Standards (2003) for the category ENVIRONMENTAL ANALYSES NON POTABLE WATER
All approved analytes are listed below:

Bacteriology

Coliform, Fecal	SM 18-21 9222D (97)
Coliform, Total	SM 18-21 9222B (97)
Enterococci	SM 18-21 9230C (93)
Standard Plate Count	SM 18-21 9215B

STATE OF NEW YORK
DEPARTMENT OF HEALTH

Serial No.: 48688

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

NEW YORK STATE DEPARTMENT OF HEALTH
WADSWORTH CENTER

Expires 12:01 AM April 01, 2014
Issued April 01, 2013

CERTIFICATE OF APPROVAL FOR LABORATORY SERVICE

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

MR. JAMES HALL
EMSL ANALYTICAL, INC
307 WEST 38TH STREET
NEW YORK, NY 10018

NY Lab Id No: 11506

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

Metals I

Lead, Total	EPA 7000B

Miscellaneous

Asbestos in Friable Material	EPA 600/M4/82/020
	Item 198.1 of Manual
Asbestos in Non-Friable Material-PLM	Item 198.6 of Manual (NOB by PLM)
Asbestos in Non-Friable Material-TEM	Item 198.4 of Manual
Lead in Dust Wipes	EPA 7000B
Lead in Paint	EPA 7000B

Sample Preparation Methods

	APP. 14.2, HUD JUNE 1995
	EPA 3050B

Serial No.: 48689

Property of the New York State Department of Health. Certificates are valid only at the address shown, must be conspicuously posted, and are printed on secure paper. Continued accreditation depends on successful ongoing participation in the Program. Consumers are urged to call (518) 485-5570 to verify the laboratory's accreditation status.

Empire State Development

November 15, 2011

Mr. Vincente Lander
Quality Environmental Solutions & Technologies, Inc.
1376 Route 9
Wappingers, Falls, New York 12590

File # 49952

Dear Mr. Lander;

On behalf of New York State Department of Economic Development, Division of Minority and Women's Business Development (DMWBD) has completed its review of your application for state certification as a **Minority-Owned Business Enterprise** and has determined that your firm meets eligibility requirements for certification, pursuant to Executive Law, Article 15-A.

We are pleased to inform you that the firm of **Quality Environmental Solutions & Technologies, Inc,** has been granted status as a **Minority-Owned Business Enterprise.** Your business will be listed in the State's Directory of certified businesses with the following list of principal products or services:

1007- Environmental Remediation/Removal Design 2070- Asbestos Abatement Plans & Compliance
246- Environmental Consultants 1017- Environmental Testing Laboratories
2159- Environmental Vocational Training

Certification status is not intended to imply that the State of New York guarantees your company's capability to perform on state contracts, nor does it imply that your company is guaranteed any state business.

Be advised that your certification **expires 3 years from the date of this letter** or unless you are contacted by the Division of Minority and Women's Business Development for recertification. Please remember that any changes in your company that affect ownership, managerial and/or operational control, must be reported to DMWBD within thirty (30) days of such changes; including changes to company name, business address, telephone numbers, principal products/services, and bonding capacity. At such time as it is necessary for your company to be recertified, you will be notified by DMWBD.

If your certification is questioned by any public or private entity, please direct the inquiry to DMWBD for clarification.

Thank you for your cooperation. On behalf of the State of New York, I wish you luck in your business endeavors, particularly those involving state agencies.

Sincerely,

Scott Munson
Associate Certification Analyst

cc.: Veena Bathija

New York State – Department of Labor
Division of Safety and Health
License and Certificate Unit
State Campus, Building 12
Albany, NY 12240

ASBESTOS HANDLING LICENSE

Quality Environmental Solutions & Technologies, Inc.

1376 Route 9

Wappinger Falls, NY 12590

FILE NUMBER: 99-0018
LICENSE NUMBER: 29085
LICENSE CLASS: RESTRICTED
DATE OF ISSUE: 01/15/2014
EXPIRATION DATE: 01/31/2015

Duly Authorized Representative – Lawrence J Holzapfel:

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.

Eileen M. Franko, Acting Director
For the Commissioner of Labor

SH 432 (8/12)

GBCI

GREEN BUILDING CERTIFICATION INSTITUTE

HEREBY CERTIFIES THAT

Rudy Lipinski

HAS ACHIEVED THE DESIGNATION OF

LEED® ACCREDITED PROFESSIONAL

BY DEMONSTRATING THE KNOWLEDGE OF GREEN BUILDING PRACTICE REQUIRED FOR SUCCESSFUL IMPLEMENTATION OF THE LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN (LEED®) GREEN BUILDING RATING SYSTEM™.

LEED AP™

Chairman

June 19, 2009
Date Issued

Peter Templeton, President

Printed on 50% bamboo fibers / 50% post-consumer fibers with vegetable based inks.

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

RUDY W LIPINSKI
CLASS(EXPIRES)
C ATEC(01/15) D INSP(01/15)
E MGPL(01/15) H PM (01/15)
I PD (01/15)

CERT# 05-09049
DMV# 252360689

MUST BE CARRIED ON ASBESTOS PROJECTS

01213 000106087 09

EYES BRO
HAIR BRO
HGT 6' 05"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR

ASBESTOS CERTIFICATE

LOUIS N JOHNSON III
CLASS(EXPIRES)
C ATEC(06/14) D INSP(06/14)
H PM (06/14)

CERT# 08-05954
DMV# 641924292

MUST BE CARRIED ON ASBESTOS PROJECTS

EYES BLU
HAIR BLN
HGT 5' 10"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR

ASBESTOS CERTIFICATE

PHILIP J PAGE
CLASS(EXPIRES)
C ATEC(05/14) D INSP(05/14)
H PM (05/14)

CERT# 12-10888
DMV# 216687928

MUST BE CARRIED ON ASBESTOS PROJECTS

EYES BRO
HAIR BLN
HGT 6' 00"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS
ALBANY NY 12240

STATE OF NEW YORK - DEPARTMENT OF LABOR
ASBESTOS CERTIFICATE

N.Y.S

TODD J MCAFEE
CLASS(EXPIRES)
C ATEC(12/14) D INSP(12/14)
H PM (12/14)

CERT# 12-10881
DMV# 238089839

000092481 11

EYES BLU
HAIR BRO
HGT 5' 08"

IF FOUND RETURN TO:
NYSDOL - L&C UNIT
ROOM 161A BUILDING 12
STATE OFFICE CAMPUS

APPENDIX D
Demolition Means and Methods Work Plan

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Hudson Heritage Phase I
Poughkeepsie, NY

Demolition Means and Methods Work Plan

Sections:

Erosion and Sediment Control Plan
Utility Disconnect Verification
Fire Prevention Plan
Spill Plan
Dust Control
Building Demolition Plan
Phasing Plan
Waste Management Plan
Proposed Landfills
Hours of Operation
Construction Vehicle Routing Plan

Erosion and Sediment Control Plan:

Total land disturbance associated with Phase 1 Demolition will be less than 1 acre of land. As such, coverage under the NYSDEC SPDES General Permit for Stormwater Discharges from Construction Activity (GP-0-15-002) is not required. Refer to Attachment A, “Phase 1 Demolition Site Plan” for approximate limits of the regulated work area associated with each building to be demolished. The actual dimensions of each work area may be modified slightly based upon demolition means and methods; however, the disturbance associated with each building shall not exceed the maximum disturbance areas designated. To ensure that disturbance does not exceed 1 acre, orange construction fence will be installed at the limits of each regulated work area prior to commencing demolition activities.

In addition, erosion and sediment control measures shall be installed as outlined in the “Phase 1 Demolition Site Plan,” prior to commencing demolition activities. These measures will include the installation of silt fence and temporary straw bale inlet protection down-gradient of each regulated work area, as well as permanent stabilization measures to stabilize exposed soils upon completion of demolition activities. All measures shall comply with the "New York State Standards and Specifications for Erosion and Sediment Control," latest edition.

The Contractor will be responsible for installing and maintaining all erosion and sediment control measures for the duration of phase 1 demolition activities. All measures shall be inspected regularly, and following periods of heavy rain, to ensure that they are free of damage, sediment accumulation, and/or other breaches of containment. If any deficiency is encountered, then the measure(s) shall be repaired immediately. The site

supervisor shall track weather patterns for high volume rainfall, such that additional measures can be implemented to manage the additional stormwater. Work areas will be kept clean to prevent contaminants from migrating to the storm drains and/or drainage ditches. Construction access to and from the site, shall be limited to the primary haul route and secondary access routes to each regulated work area. "Routes of convenience" shall be avoided. Any sediment and/or mud that may be tracked onto public roadways shall be removed immediately by brushing or sweeping. Upon completion of Phase 1 demolition activities, all temporary erosion and sediment control measures shall be removed and any areas of disturbed or exposed soil shall be restored with permanent vegetation.

Utility Disconnection Verification:

Prior to any demolition activity, EFG/DRA shall coordinate performance of all utility disconnections including but not limited to electric, gas, water and sewer direct with those suppliers. Upon completion, the ERSI supervisor, EFG/DRA representative and all other persons involved with each disconnect will walk each site to verify that all services have been properly terminated and document the results accordingly.

Fire Prevention Plan:

A water trailer with 500-1000 gallon pumping capacity will be filled at an on-site hydrant, and a fire hose will be utilized to wet the active demolition area while not generating substantial runoff or ponding in the work area. In case of an emergency, fire extinguishers will also be available on site.

While hot work is not anticipated, if it becomes necessary, first the work area will be assessed to request a hot work permit and an AHA will be created. Within each area to be torched, personnel will utilize fire blankets near any flammable materials that need to remain in place. Flammable materials that can be removed from the area will be. Wherever burning is taking place, fire extinguishers and a dedicated fire watch will be present. Water will also be present via the water hose mentioned above. The fire watch's only task is to prevent a fire and he shall have no other duties. The last hour of the day will be hot work free. During this hot work free hour, the fire watch will canvas the area for any hot spots and continue watering as needed.

Spill Plan:

Mobilization to the site will include delivery of absorbent pads, booms, granular absorbent, boxes of rags, oil containment pans, drums and wet vacuums. Tyvek suits, rubber boots, rubber gloves, face shields and goggles will also be readily available. Demolition activities present a continuous chance for oil leakage. ERSI operators will inspect their equipment each morning noting on the equipment inspection sheet the condition of the equipment before it is used. Equipment will be maintained by qualified mechanics. In the event of a damaged hydraulic hose the readily available items listed above will be used for containment and cleanup.

Dust Control:

Dust will be controlled with the use of water misting, via a water trailer with 500-1000 gallon pumping capacity, which will be filled at the on-site hydrant connection. In addition, good housekeeping will be used to limit the amount of material on the ground subject to migration. All waste will be loaded into lined containers and covered to prevent material from blowing around and to keep water from entering. The

demolition will be done in a controlled i.e. top to bottom manner releasing smaller amounts of dust which in-turn can be much easier suppressed. The remaining building walls will also act as a dust deterrent, confining the dust to the immediate work area only.

Building Demolition Plan:

The project involves the mechanical controlled demolition of approximately 16,000 SF of five residential structures of varying size – Buildings 23, 61, 147, 148 and 149. All controlled demolition activities will be performed in strict accordance with NYS ICR 56 Part 11.5 requirements for Controlled Demolition with Asbestos in Place.

The demolition crew consists of one (1) demolition operator, two-three (2-3) general asbestos laborers and a project superintendent. Equipment to be utilized includes one (2) 75,000 lb excavator equipped with demolition grapple attachment, one (1) skid steer loader with a grapple bucket attachment and one (1) remote decontamination unit.

In advance of controlled demolition activities, ERSI will install temporary orange construction fencing around the perimeter of each work area to delineate the regulated exclusion zone. No unauthorized personnel shall be permitted to enter this exclusion zone once demolition has commenced until satisfactory air clearance has been achieved. Following fence installation, crews will establish a temporary power source and fully functional remote decontamination unit. Entry and exit into the regulated work area shall pass through this unit.

ERSI will accomplish controlled dismantling and demolition utilizing 35-45 GT excavator equipped with demolition grapple implement. An excavator utilizing a grapple will perform primary building demolition incorporating proprietary methods to complete the mechanical demolition of each structure. In advance of building demolition, ERSI may remove facades, windows, and/or exterior appurtenances, as necessary to access structural supports of the building with the excavators. Buildings will be demolished utilizing an excavator with grapple attachment to cut columns and beams and pull structural support from the building in a controlled manner that will allow the roof and walls to collapse in a designed approach. All manpower and equipment will maintain safe distances from unstable structures during all demolition activities including removal of roof decks and columns. The Site Superintendent will be used as a spotter to further communicate with the lead equipment operator during critical points of work. Work will begin on the one side of the building and proceed across or down the building on a bay by bay approach.

Following the segregation and separation of materials caused by building demolition, friable asbestos-containing debris will be stockpiled and subsequently live-loaded into lined walking floor or dump trailers for transport and legal disposal in an appropriate manner to a certified landfill facility. Clean concrete and brick will be segregated, decontaminated and remain on site as clean fill. During all phases of demolition, segregation, or loading of material that may create nuisance dust, ERSI will keep debris adequately wet with water from a water trailer with 500-1000 gallon pumping capacity, which will be filled at nearby fire hydrants per NYSDOL and municipal requirements.

The steps involved in the demolition process detailed above will be repeated for each structure to be demolished until satisfactory completion is achieved.

Phasing Plan:

The order in which the demolition of the buildings will occur within this first phase of demolition is as follows:

1) 149
2) 148
3) 147
4) 61
5) 23

Waste Management Plan:

ERSI is responsible for ordering containers or trailers for material removals. ERSI may have containers dropped for specific items or, for the larger volumes will live-load trailers upon their arrival from stockpiles created on site.

Containers will be staged at the lay down area ready for pick up. ERSI will coordinate shipments with site representative and haulers as needed to facilitate efficient material removals. If needed, trucks may have their tires rinsed prior to entering the roadway. ERSI will keep a log in its field office of the loads leaving listing the truck number, hauler, destination, dates, and the material. Final weight tickets and manifests will be copied and saved for distribution to the appropriate party at projects end. Upon request, ERSI can provide monthly updates to the project team.

Proposed Landfills:

High Acres Landfill
425 Perinton Pkwy
Fairport, NY 14450

Seneca Meadows
1786 Salcman Rd
Waterloo, NY 13165

Recycle Depot
230 Van Wagner Rd
Poughkeepsie, NY 12603

Hours of Operation:

The following are proposed work hours by day for the completion of all Phase I activities:

Monday	9am-530pm
Tuesday	7am-530pm
Wednesday	7am-530pm
Thursday	7am-530pm
Friday	7am-330pm

These hours are subject to change without notice at the discretion of the ERSI Field Superintendent and EFG/DRA Project Management Team. All activities would occur in accordance with Chapter 139, "Noise", of the Town Code as it relates to construction and operation of construction equipment. Specifically, §139-4, paragraphs "B" and "I" define unlawful noise as follows:

B. Building construction. Operating or permitting the operation of any tool or equipment used in construction, drilling or demolition work, including excavation, and the alteration or repair of any building between the hours of 10:00 p.m. and 7:00 a.m., except in the case of an emergency or the interests of public safety and then only with the permit of the Building Inspector, which permit may be issued for a maximum period of three days and may be renewed once for a maximum period of three days during the existence of the emergency period.

I. Heavy equipment. The operation of any pile driver, bulldozer, pneumatic hammer, grinder or other construction equipment which creates unreasonable noise, except between 7:00 a.m. and 8:00 p.m. on weekdays, and between 10:00 a.m. and 6:00 p.m. Saturdays, except as may otherwise be permitted by the Building Inspector in cases of urgent necessity in the interest of public safety. The operation or use of such heavy equipment on Sundays and legal holidays is prohibited.

Construction Vehicle Routing Plan:

All truck traffic will enter and exit the site from the gate at Hudson View Drive on US Route 9. Once loaded, each truck will proceed north and east on Cheney Drive then west on Hudson View Drive back toward US Route 9 to exit the site.

Upon exiting onto US Route 9, the truck and trailer may head either north or south depending on the location of the landfill and overall weight of the load. Copies of a certified scale ticket for each load will be sent to EFG/DRA as part of our project closeout documentation.

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APPENDIX E
Contractor Insurance Forms

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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 1/7/2016

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

James P Reagan Agency
8 E Main Street
P O Box 191
Marcellus NY 13108

CONTACT NAME:
PHONE (A/C, No, Ext): 315-673-2094
FAX (A/C, No): 315-673-1121
E-MAIL ADDRESS:

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Great Divide Insurance Company	25224
INSURER B : Zurich American Insurance Company	16535
INSURER C : Hanover Insurance Companies	22292
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

ENVIREM
Environmental Remediation Services, Inc
5857 Fisher Rd
East Syracuse NY 13057

COVERAGES **CERTIFICATE NUMBER:** 161433600 **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 INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	**GENERAL LIABILITY**	Y	Y	ECPO154100015	5/2/2015	5/2/2016	EACH OCCURRENCE	$1,000,000
	X COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence)	$100,000
	CLAIMS-MADE X OCCUR						MED EXP (Any one person)	$5,000
	X 5,000 BI&PD DED						PERSONAL & ADV INJURY	$1,000,000
	X contractual						GENERAL AGGREGATE	$2,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						PRODUCTS - COMP/OP AGG	$2,000,000
	POLICY X PRO-JECT LOC							$
B	**AUTOMOBILE LIABILITY**	Y	Y	BAP589929802	5/2/2015	5/2/2016	COMBINED SINGLE LIMIT (Ea accident)	$1,000,000
	X ANY AUTO						BODILY INJURY (Per person)	$
	ALL OWNED AUTOS / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	X HIRED AUTOS / X NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident)	$
							Hired Phys Dmg	$130,000
A	**UMBRELLA LIAB** X OCCUR	Y	Y	FFX154100315	5/2/2015	5/2/2016	EACH OCCURRENCE	$10,000,000
	X **EXCESS LIAB** CLAIMS-MADE						AGGREGATE	$10,000,000
	DED RETENTION $							$
B	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** Y / N	N / A	Y	WC589929902	5/2/2015	5/2/2016	X WC STATU-TORY LIMITS / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. EACH ACCIDENT	$1,000,000
							E.L. DISEASE - EA EMPLOYEE	$1,000,000
							E.L. DISEASE - POLICY LIMIT	$1,000,000
C A	Leased & Rented Equip Pollution Liability & Professional Liability	Y		RHSA270693 ECPO154100015	5/2/2015 5/2/2015	5/2/2016 5/2/2016	$835,000 $1,000,000 $1,000,000	$5,000 Ded. $5,000 Ded. $5,000 Ded.

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

Additional Insured and Waiver of Subrogation apply per contract/General Liability coverage is on a primary & non-contributory basis & includes completed operation/Auto & Umbrella coverage are on a primary & non-contributory basis/Umbrella coverage Follows Form
Auto Hired Physical Damage Deductibles $100 Comp/$1,000 Coll.
*Installation Coverage #RHSA270693 limit $50,000 Ded. $1,000 * C105.2 attached *

Job No. NY16-006-00 Hudson Heritage Phase I

CERTIFICATE HOLDER

Town of Poughkeepsie
1 Overocker Road
Poughkeepsie NY 12603

CANCELLATION

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

© 1988-2010 ACORD CORPORATION. All rights reserved.

STATE OF NEW YORK
WORKERS' COMPENSATION BOARD

CERTIFICATE OF NYS WORKERS' COMPENSATION INSURANCE COVERAGE

1a. Legal Name & Address of Insured (Use street address only) Environmental Remediation Services, Inc 5857 Fisher Rd East Syracuse NY 13057 **Work Location of Insured** ***(Only required if coverage is specifically limited to certain locations in New York State, i.e., a Wrap-Up Policy)***	**1b. Business Telephone Number of Insured** 518-355-9617 **1c. NYS Unemployment Insurance Employer Registration Number of Insured** 46-7336 5 **1d. Federal Employer Identification Number of Insured or Social Security Number** 020536982
2. Name and Address of the Entity Requesting Proof of Coverage (Entity Being Listed as the Certificate Holder) Town of Poughkeepsie 1 Overocker Road Poughkeepsie NY 12603	**3a. Name of Insurance Carrier** Zurich American Insurance Company **3b. Policy Number of entity listed in box "1a"** WC589929902 **3c. Policy effective period** 5/2/2015 **to** 5/2/2016 **3d. The Proprietor, Partners or Executive Officers are** x **included.** **(Only check box if all partners/officers included)** **all excluded or certain partners/officers excluded.**

This certifies that the insurance carrier indicated above in box "3" insures the business referenced above in box "1a" for workers' compensation under the New York State Workers' Compensation Law. **(To use this form, New York (NY) must be listed under Item 3A on the INFORMATION PAGE of the workers' compensation insurance policy).** The Insurance Carrier or its licensed agent will send this Certificate of Insurance to the entity listed above as the certificate holder in box "2".

The Insurance Carrier will also notify the above certificate holder within 10 days IF a policy is canceled due to nonpayment of premiums or within 30 days IF there are reasons other than nonpayment of premiums that cancel the policy or eliminate the insured from the coverage indicated on this Certificate. (These notices may be sent by regular mail.) ***Otherwise, this Certificate is valid for one year after this form is approved by the insurance carrier or its licensed agent, or until thepolicy expiration date listed in box "3c", whichever is earlier.***

Please Note: Upon the cancellation of the workers' compensation policy indicated on this form, if the business continues to be named on a permit, license or contract issued by a certificate holder, the business must provide that certificate holder with a new Certificate of Workers' Compensation Coverage or other authorized proof that the business is complying with the mandatory coverage requirements of the New York State Workers' Compensation Law.

Under penalty of perjury, I certify that I am an authorized representative or licensed agent of the insurance carrier referenced above and that the named insured has the coverage as depicted on this form.

Approved by: Edward J. Reagan
(Print name of authorized representative or licensed agent of insurancecarrier)

Approved by: Edward J Reagan 1/7/2016
(Date)

Title: Vice President, James P. Reagan Agency, Inc.

Telephone Number of authorized representative or licensed agent of insurance carrier: 315-673-2094

Please Note: *Only insurance carriers and their licensed agents are authorized to issue Form C-105.2. Insurance brokers are* ***NOT*** *authorized to issue it.*

Workers' Compensation Law

Section 57. Restriction on issue of permits and the entering into contracts unless compensation is secured.

1. The head of a state or municipal department, board, commission or office authorized or required by law to issue any permit for or in connection with any work involving the employment of employees in a hazardous employment defined by this chapter, and notwithstanding any general or special statute requiring or authorizing the issue of such permits, shall not issue such permit unless proof duly subscribed by an insurance carrier is produced in a form satisfactory to the chair, that compensation for all employees has been secured as provided by this chapter. Nothing herein, however, shall be construed as creating any liability on the part of such state or municipal department, board, commission or office to pay any compensation to any such employee if so employed.

2. The head of a state or municipal department, board, commission or office authorized or required by law to enter into any contract for or in connection with any work involving the employment of employees in a hazardous employment defined by this chapter, notwithstanding any general or special statute requiring or authorizing any such contract, shall not enter into any such contract unless proof duly subscribed by an insurance carrier is produced in a form satisfactory to the chair,that compensation for all employees has been secured as provided by this chapter.

ENDORSEMENT

This endorsement forms a part of the policy to which it is attached. Please read it carefully.

ADDITIONAL INSURED – BLANKET

This endorsement modifies insurance provided under the following:

ENVIRONMENTAL COMBINED POLICY

In consideration of the premium charged and notwithstanding anything contained in this policy to the contrary, it is hereby agreed and understood that this endorsement shall apply only to the Coverage Part(s) corresponding with the box or boxes marked below.

[X] **COVERAGES PARTS A AND B – GENERAL LIABILITY**

[X] **COVERAGE PART D – CONTRACTORS POLLUTION LIABILITY**

SECTION III – WHO IS AN INSURED is amended to include as an insured, with respect to Coverage **A**, **B** and **D**, any person(s) or organization(s) when you and such person(s) or organization(s) have agreed in a written contract or written agreement that such person(s) or organization(s) be added as an additional insured on your policy. Such written contract or written agreement must be in effect prior to the performance of **your work** which is the subject of such written contract or written agreement.

Such additional insured status applies only:

1. Under **COVERAGE A BODILY INJURY AND PROPERTY DAMAGE LIABILITY** and **COVERAGE B PERSONAL AND ADVERTISING INJURY LIABILITY** for claims or **suits** resulting from:

   a. **Your work** performed for such person(s) or organization(s) in the performance of your ongoing operations for the additional insured; or

   b. **Your work** performed for such person(s) or organizations(s) and included in the **products-completed operations hazard**.

2. Under **COVERAGE D CONTRACTORS POLLUTION LIABILITY** for claims or **suits** arising out of **pollution conditions** that are the result of:

   a. **Your work** performed for such person(s) or organization(s) in the performance of your ongoing operations for the additional insured; or

   b. **Your work** performed for such person(s) or organizations(s) and included in the **products-completed operations hazard**.

With respect to damages caused by **your work**, as described above, the coverage provided hereunder shall be primary and not contributing with any other insurance available to those person(s) or organization(s) with which you have so agreed in a written contract or written agreement.

ALL OTHER TERMS AND CONDITIONS OF THE POLICY SHALL APPLY AND REMAIN UNCHANGED.

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Policy # ECPO154100015

ENDORSEMENT

This endorsement forms a part of the policy to which it is attached. Please read it carefully.

WAIVER OF SUBROGATION

It is agreed that the Company, in the event of any payment under this policy, waives its right of recovery against any Principal, but only at the specific written request of the Named Insured either before or after loss, wherein such waiver has been included before loss as part of a contractual undertaking by the Named Insured.

This waiver shall apply only with respect to losses occurring due to operations undertaken as per the specific contract existing between the Named Insured and such Principal and shall not be construed to be a waiver with respect to other operations of such Principal in which the Named Insured has no contractual interest.

No waiver of subrogation shall directly or indirectly apply to any employee, employees or agents of either the Named Insured or of the Principal, and the Company reserves its right or lien to be reimbursed from any recovery funds obtained by any injured employee.

This waiver does not apply in any jurisdiction or situation where such waiver is held to be illegal or against public policy or in any situation wherein the Principal against whom subrogation is to be waived is found to be solely negligent.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

DESIGNATED INSURED

This endorsement modifies insurance provided under the following:

BUSINESS AUTO COVERAGE FORM
GARAGE COVERAGE FORM
MOTOR CARRIER COVERAGE FORM
TRUCKERS COVERAGE FORM

With respect to coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by this endorsement.

This endorsement identifies person(s) or organization(s) who are "insureds" under the Who Is An Insured Provision of the Coverage Form. This endorsement does not alter coverage provided in the Coverage Form.

This endorsement changes the policy effective on the inception date of the policy unless another date is indicated below.

Endorsement Effective: 5/2/2015	Countersigned By: James M. McElhanon
Named Insured:Environmental Remediation Services, Inc.	(Authorized Representative)

SCHEDULE

Name of Person(s) or Organization(s):

ANY PERSON, ORGANIZATION, TRUSTEE OR ESTATE TO WHOM THE INSURED HAS AGREED TO NAME AS AN ADDITIONAL INSURED BY WRITTEN CONTRACT PRIOR TO LOSS. COVERAGE WILL BE EXCESS OVER ANY OTHER VALID AND COLLECTABLE INSURANCE UNLESS THE AGREEMENT BETWEEN THE INSURED AND ADDITIONAL INSURED REQUIRED THIS CONTRACT TO BE PRIMARY.

(If no entry appears above, information required to complete this endorsement will be shown in the Declarations as applicable to the endorsement.)

Each person or organization shown in the Schedule is an "insured" for Liability Coverage, but only to the extent that person or organization qualifies as an "insured" under the Who Is An Insured Provision contained in **Section II** of the Coverage Form.

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US (WAIVER OF SUBROGATION)

This endorsement modifies insurance provided under the following:

BUSINESS AUTO COVERAGE FORM
BUSINESS AUTO PHYSICAL DAMAGE COVERAGE FORM
GARAGE COVERAGE FORM
MOTOR CARRIER COVERAGE FORM
TRUCKERS COVERAGE FORM

With respect to coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by the endorsement.

This endorsement changes the policy effective on the inception date of the policy unless another date is indicated below.

Named Insured: Environmental Remediation Services Inc

Endorsement Effective Date: 05/02/2015

SCHEDULE

Name(s) Of Person(s) Or Organization(s):
As required by written contract.

Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

The **Transfer Of Rights Of Recovery Against Others To Us** Condition does not apply to the person(s) or organization(s) shown in the Schedule, but only to the extent that subrogation is waived prior to the "accident" or the "loss" under a contract with that person or organization.

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Wolters Kluwer Financial Services | Uniform Forms™

WAIVER OF OUR RIGHT TO RECOVER FROM OTHERS ENDORSEMENT

We have the right to recover our payments from anyone liable for an injury covered by this policy. We will not enforce our right against the person or organization named in the Schedule. (This agreement applies only to the extent that you perform work under a written contract that requires you to obtain this agreement from us.)

This agreement shall not operate directly or indirectly to benefit anyone not named in the Schedule.

Schedule

ALL PERSONS AND/OR ORGANIZATIONS THAT ARE REQUIRED BY WRITTEN CONTRACT OR AGREEMENT WITH THE INSURED, EXECUTED PRIOR TO THE ACCIDENT OR LOSS, THAT WAIVER OF SUBROGATIONS BE PROVIDED UNDER THIS POLICY FOR WORK PERFORMED BY YOU FOR THAT PERSON AND/OR ORGANIZATION.

This endorsement changes the policy to which it is attached and is effective on the date issued unless otherwise stated.

(The information below is required only when this endorsement is issued subsequent to preparation of the policy.)

Endorsement Effective 5/2/2015 Policy No. WC589929902 Endorsement No.

Insured Environmental Remediation Services, Inc. Premium $

Insurance Company Zurich American Ins. Co. Countersigned By _____

Copyright 1983 National Council on Compensation Insurance

STATE OF NEW YORK
WORKERS' COMPENSATION BOARD

CERTIFICATE OF INSURANCE COVERAGE UNDER THE NYS DISABILITY BENEFITS LAW

PART 1. To be completed by Disability Benefits Carrier or Licensed Insurance Agent of that Carrier

1a. Legal Name and Address of Insured (Use street address only) ENVIRONMENTAL REMEDIATION SERVICES INC 5857 FISHER ROAD EAST SYRACUSE, NY 13057	1b. Business Telephone Number of Insured 1c. NYS Unemployment Insurance Employer Registration Number of Insured 1d. Federal Employer Identification Number of Insured or Social Security Number 02-0536982
2. Name and Address of the Entity Requesting Proof of Coverage (Entity Being Listed as the Certificate Holder) Town of Poughkeepsie 1 Overocker Road Poughkeepsie, NY 12603	3a. Name of Insurance Carrier WESCO INSURANCE COMPANY 3b. Policy Number of entity listed in box "1a.": 0186846 3c. Policy effective period: 1/7/2016 to 12/31/2017

4. Policy covers:
a. ☒ All of the employer's employees eligible under the New York Disability Benefits Law
b. ☐ Only the following class or classes of the employer's employees:

_____

Under penalty of perjury, I certify that I am an authorized representative or licensed agent of the insurance carrier referenced above and that the named insured has NYS Disability Benefits insurance coverage as described above.

Date Signed 1/7/2016 By Kathleen Delia

(Signature of insurance carrier's authorized representative or NYS Licensed Insurance Agent of that insurance carrier)

Telephone Number 800-535-2711 Title Vice President

IMPORTANT: If box "4a" is checked, and this form is signed by the insurance carrier's authorized representative or NYS Licensed Insurance Agent of that carrier, this certificate is COMPLETE. Mail it directly to the certificate holder.
If box "4b" is checked, this certificate is NOT COMPLETE for purposes of Section 220, Subd. 8 of the Disability Benefits Law. It must be mailed for completion to the Workers' Compensation Board, DB Plans Acceptance Unit, 328 State Street, Schenectady, NY 12305.

PART 2. To be completed by NYS Workers' Compensation Board (Only if box "4b" of Part 1 has been checked)

State of New York
Workers' Compensation Board

According to information maintained by the NYS Workers' Compensation Board, the above-named employer has complied with the NYS Disability Benefits Law with respect to all of his/her employees.

Date Signed _____ By _____

(Signature of NYS Workers' Compensation Board Employee)

Telephone Number _____ Title _____

Please Note: Only insurance carriers licensed to write NYS disability benefits insurance policies and NYS licensed insurance agents of those insurance carriers are authorized to issue Form DB-120.1. **Insurance brokers are NOT authorized to issue this form.**

DB-120.1 (12-13)

Additional Instructions for Form DB-120.1

By signing this form, the insurance carrier identified in box "3" on this form is certifying that it is insuring the business referenced in box "1a" for disability benefits under the New York State Disability Benefits Law. The Insurance Carrier or its licensed agent will send this Certificate of Insurance to the entity listed as the certificate holder in box "2". **This Certificate is valid for the earlier of one year after this form is approved by the insurance carrier or its licensed agent, or the policy expiration date listed in box "3c".**

Please Note: Upon the cancellation of the disability benefits policy indicated on this form, if the business continues to be named on a permit, license or contract issued by a certificate holder, the business must provide that certificate holder with a new Certificate of NYS Disability Benefits Coverage or other authorized proof that the business is complying with the mandatory coverage requirements of the New York State Disability Benefits Law.

DISABILITY BENEFITS LAW

§220. Subd. 8

(a) The head of a state or municipal department, board, commission or office authorized or required by law to issue any permit for or in connection with any work involving the employment of employees in employment as defined in this article, and not withstanding any general or special statute requiring or authorizing the issue of such permits, shall not issue such permit unless proof duly subscribed by an insurance carrier is produced in a form satisfactory to the chair, that the payment of disability benefits for all employees has been secured as provided by this article. Nothing herein, however, shall be construed as creating any liability on the part of such state or municipal department, board, commission or office to pay any disability benefits to any such employee if so employed.

(b) The head of a state or municipal department, board, commission or office authorized or required by law to enter into any contract for or in connection with any work involving the employment of employees in employment as defined in this article, and notwithstanding any general or special statute requiring or authorizing any such contract, shall not enter into any such contract unless proof duly subscribed by an insurance carrier is produced in a form satisfactory to the chair, that the payment of disability benefits for all employees has been secured as provided by this article.

APPENDIX F
Central Hudson Gas and Electric Service Disconnection Letter

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People. Power. Possibilities.
Central Hudson
A FORTIS COMPANY

July 23, 2014

Mr. George Carfagno
Diversified Realty Advisors, LLC
47 River Rd., Suite 200
Summit, NJ 07430
By E-Mail

Re: Electric and Gas Service Retirements - Hudson Heritage Property

Dear George:

I am writing regarding the status of gas and electric service to the former Hudson River Psychiatric property now known as Hudson Heritage. We met with state representatives on May 14, 2014 to review electric and gas drawings. The electric infrastructure on the property is customer owned and the gas is Central Hudson owned. Based on their understanding of the site they believed all electric facilities to the site were retired. We sent a line crew to the property the following week to confirm that the electric is retired. We opened up the primary voltage switch that is the source of electric to the campus and confirmed that the switch was opened and disabled. Therefore we have confirmed that gas and electric service to the buildings listed on the Hudson Heritage Historic Resources listing have been retired and disconnected.

The listed buildings can be demolished as far as Central Hudson is concerned.

Please let me know if you need additional information.

Regards,

Mark Mulpeter
Director New Business & Commercial Account Services

284 South Avenue
Poughkeepsie NY 12601

(845) 452 • 2000
www.CentralHudson.com

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APPENDIX G
October 23, 2015 Letter
New York State Historic Preservation Office (SHPO)

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NEW YORK STATE OF OPPORTUNITY. | Parks, Recreation and Historic Preservation

ANDREW M. CUOMO
Governor

ROSE HARVEY
Commissioner

October 23, 2015

Nicholas W. Minoia
Managing Partner
EFG/DRA Heritage, LLC
47 River Road
Summit, NJ 07901

Re: Hudson River State Hospital Redevelopment Plan
Poughkeepsie, Dutchess County
15PR04253

Dear Mr. Minoia:

Thank you for hosting the recent meeting where our office and the development team could gain a more thorough understanding of the project plan and our previous comments.

Your letter of October 22 provides a clear overview of what was discussed concerning this transformational mid-Hudson Valley project. We were very pleased to learn that you have committed to the retention and eventual adaptive reuse of the Administration Wing (Central Core of Building 51), the Library (Building 73), the Amusement Hall (Building 38), the Protestant Chapel (Building 35) and the Director's Residence (Building 59). In addition, we are also encouraged to see that your team has committed to the retention and possible restoration of the Olmsted Great Lawn and the North Tower.

The decision to retain and reuse these important resources demonstrates your company's clear commitment to the historic importance of the former state hospital and National Historic Landmark. Furthermore, the plan fulfills the preservation comments we had provided the local lead agency under SEQRA in our letters of July 16 and August 11, 2015. In those letters we also concurred with your assessment that the remaining historic buildings on the property have become structurally unsound due to vandalism, fire and/or extensive deterioration as a result of previous abandonment.

At this time we are not aware of any state or federal permit or funding involvement that might require additional review from this office. However, if such involvement does occur in the future we are confident that the consultation and commitments you have made will meet the requirements of such reviews and can be supported by this office.

Lastly, we thank you for offering to pull together documentation photography that was previously completed on the buildings throughout the campus. These images will be used to create a documentation package of the former state hospital that will remain with our office.

In closing, we offer our assistance to help with any technical preservation issues that may arise as the reuse of the historic buildings moves forward. We will also continue to seek information about the design of the “great lawn” and pass along any material that may be uncovered.

If I or my staff can be of any additional assistance, please do not hesitate to contact me at (518) 268-2166 or john.bonafide@parks.ny.gov.

Sincerely,

John A. Bonafide
Director,
Technical Preservation Services Bureau

cc: Jonathan Stein
Patricia Lynch
Mark Weingarten
Andrew Derickson
George Carfagno

APPENDIX H
Demolition Permit Applications

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Town of Poughkeepsie
Demo Permit Application

Received:
Zoning Approval _____

Permit # _____

Property Address: Street: 3532 North Road City: Poughkeepsie Zip: 12601

Grid Number: 6163-03-011149-0000 Zoning District: HRDD

Owners Name: EFG/DRA Heritage, LLC Phone: (H) 908-897-0739 (W) 908-403-8423

Address: Street: 4 River Road, Suite 200 City: Summit State: NJ Zip: 07901

Contractor Name: Environmental Remediation Serv., Inc. (ERSI) Phone: 518-355-9617

Address: Street: 311 Rotterdam Ind. Park, Bldg. 8, Bay 1 City: Schenectady State: NY Zip: 12306

(Contractors Workmen's Compensation and Liability Insurance Certificates must be provided)

Electrical Inspection Agency Central Hudson Gas and Electric

Project Description: Hudson Heritage Project Phase 1 Building Demolition Application

Residential: Commercial:

Building #23, Staff House 11

Is the structure within a historic district or a designated landmark as per Chapter 126 of the Town of Poughkeepsie Municipal Code? Yes ☐ No ☒

If the structure is to be removed please check any applicable services that exist at the property:

Town Water ☒ Town Sewer ☒ Natural Gas ☒ Electric ☒

(If gas or electric is checked a letter from Central Hudson stating that the service has been disconnected must be provided)

(The applicant is responsible for contacting the sewer and/or water departments regarding their removal)

- *A Site plan is required showing what structures are to be removed or what area of a structure is to be demolished.*
- *An asbestos survey and an abatement report if necessary is required for any structure constructed prior to January 1, 1974.*

The Owner/Applicant agrees to conform to all applicable laws of this jurisdiction, adhere to the plans and specifications affixed hereto and permit Building Department personnel to perform required inspections.

Applicant's Name: EFG/DRA Heritage, LLC *(attach letter of agency)*

Owner/Applicant Signature: _____ *Date* January 14, 2016

Application fee:

Residential: 50.00

Commercial: 100.00

Receipt # _____ Total Fee _____

Town of Poughkeepsie
Demo Permit Application

Received:
Zoning Approval _____

Permit # _____

Property Address: Street: 3532 North Road City: Poughkeepsie Zip: 12601

Grid Number: 6163-03-011149-0000 Zoning District: HRDD

Owners Name: EFG/DRA Heritage, LLC Phone: (H) 908-897-0739 (W) 908-403-8423

Address: Street: 4 River Road, Suite 200 City: Summit State: NJ Zip: 07901

Contractor Name: Environmental Remediation Serv., Inc. (ERSI) Phone: 518-355-9617

Address: Street: 311 Rotterdam Ind. Park, Bldg. 8, Bay 1 City: Schenectady State: NY Zip: 12306

(Contractors Workmen's Compensation and Liability Insurance Certificates must be provided)

Electrical Inspection Agency Central Hudson Gas and Electric

Project Description: Hudson Heritage Project Phase 1 Building Demolition Application

Residential: Commercial:

Building #61, Staff Building 10

Is the structure within a historic district or a designated landmark as per Chapter 126 of the Town of Poughkeepsie Municipal Code? Yes ☒ No ☐

See Appendix G: October 23, 2015 Letter from New York State Historic Preservation Office (SHPO)

If the structure is to be removed please check any applicable services that exist at the property:

Town Water ☒ Town Sewer ☒ Natural Gas ☒ Electric ☒

(If gas or electric is checked a letter from Central Hudson stating that the service has been disconnected must be provided)

(The applicant is responsible for contacting the sewer and/or water departments regarding their removal)

- *A Site plan is required showing what structures are to be removed or what area of a structure is to be demolished.*
- *An asbestos survey and an abatement report if necessary is required for any structure constructed prior to January 1, 1974.*

The Owner/Applicant agrees to conform to all applicable laws of this jurisdiction, adhere to the plans and specifications affixed hereto and permit Building Department personnel to perform required inspections.

Applicant's Name: EFG/DRA Heritage, LLC *(attach letter of agency)*

Owner/Applicant Signature: _____ *Date* January 14, 2016

Application fee:

Residential: 50.00

Commercial: 100.00

Receipt # _____ Total Fee _____

Town of Poughkeepsie
Demo Permit Application

Received:
Zoning Approval _____

Permit # _____

Property Address: Street: 3532 North Road City: Poughkeepsie Zip: 12601

Grid Number: 6163-03-011149-0000 Zoning District: HRDD

Owners Name: EFG/DRA Heritage, LLC Phone: (H) 908-897-0739 (W) 908-403-8423

Address: Street: 4 River Road, Suite 200 City: Summit State: NJ Zip: 07901

Contractor Name: Environmental Remediation Serv., Inc. (ERSI) Phone: 518-355-9617

Address: Street: 311 Rotterdam Ind. Park, Bldg. 8, Bay 1 City: Schenectady State: NY Zip: 12306

(Contractors Workmen's Compensation and Liability Insurance Certificates must be provided)

Electrical Inspection Agency Central Hudson Gas and Electric

Project Description: Hudson Heritage Project Phase 1 Building Demolition Application

Residential: Commercial:

Building #147, Staff Building 5

Is the structure within a historic district or a designated landmark as per Chapter 126 of the Town of Poughkeepsie Municipal Code? Yes ☐ No ☒

If the structure is to be removed please check any applicable services that exist at the property:

Town Water ☒ Town Sewer ☒ Natural Gas ☒ Electric ☒

(If gas or electric is checked a letter from Central Hudson stating that the service has been disconnected must be provided)

(The applicant is responsible for contacting the sewer and/or water departments regarding their removal)

- *A Site plan is required showing what structures are to be removed or what area of a structure is to be demolished.*
- *An asbestos survey and an abatement report if necessary is required for any structure constructed prior to January 1, 1974.*

The Owner/Applicant agrees to conform to all applicable laws of this jurisdiction, adhere to the plans and specifications affixed hereto and permit Building Department personnel to perform required inspections.

Applicant's Name: EFG/DRA Heritage, LLC *(attach letter of agency)*

Owner/Applicant Signature: _____ *Date* January 14, 2016

Application fee:

Residential: 50.00

Commercial: 100.00

Receipt # _____ Total Fee _____

Town of Poughkeepsie
Demo Permit Application

Received:
Zoning Approval _____

Permit # _____

Property Address: Street: 3532 North Road City: Poughkeepsie Zip: 12601

Grid Number: 6163-03-011149-0000 Zoning District: HRDD

Owners Name: EFG/DRA Heritage, LLC Phone: (H) 908-897-0739 (W) 908-403-8423

Address: Street: 4 River Road, Suite 200 City: Summit State: NJ Zip: 07901

Contractor Name: Environmental Remediation Serv., Inc. (ERSI) Phone: 518-355-9617

Address: Street: 311 Rotterdam Ind. Park, Bldg. 8, Bay 1 City: Schenectady State: NY Zip: 12306

(Contractors Workmen's Compensation and Liability Insurance Certificates must be provided)

Electrical Inspection Agency Central Hudson Gas and Electric

Project Description: Hudson Heritage Project Phase 1 Building Demolition Application

Residential: Commercial:

Building #148, Staff Building 6

Is the structure within a historic district or a designated landmark as per Chapter 126 of the Town of Poughkeepsie Municipal Code? Yes ☐ No ☒

If the structure is to be removed please check any applicable services that exist at the property:

Town Water ☒ Town Sewer ☒ Natural Gas ☒ Electric ☒

(If gas or electric is checked a letter from Central Hudson stating that the service has been disconnected must be provided)

(The applicant is responsible for contacting the sewer and/or water departments regarding their removal)

- *A Site plan is required showing what structures are to be removed or what area of a structure is to be demolished.*
- *An asbestos survey and an abatement report if necessary is required for any structure constructed prior to January 1, 1974.*

The Owner/Applicant agrees to conform to all applicable laws of this jurisdiction, adhere to the plans and specifications affixed hereto and permit Building Department personnel to perform required inspections.

Applicant's Name: EFG/DRA Heritage, LLC *(attach letter of agency)*

Owner/Applicant Signature: _____ *Date* January 14, 2016

Application fee:

Residential: 50.00

Commercial: 100.00

Receipt # _____ Total Fee _____

Town of Poughkeepsie
Demo Permit Application

Received:
Zoning Approval _____

Permit # _____

Property Address: Street: 3532 North Road City: Poughkeepsie Zip: 12601

Grid Number: 6163-03-011149-0000 Zoning District: HRDD

Owners Name: EFG/DRA Heritage, LLC Phone: (H) 908-897-0739 (W) 908-403-8423

Address: Street: 4 River Road, Suite 200 City: Summit State: NJ Zip: 07901

Contractor Name: Environmental Remediation Serv., Inc. (ERSI) Phone: 518-355-9617

Address: Street: 311 Rotterdam Ind. Park, Bldg. 8, Bay 1 City: Schenectady State: NY Zip: 12306

(Contractors Workmen's Compensation and Liability Insurance Certificates must be provided)

Electrical Inspection Agency Central Hudson Gas and Electric

Project Description: Hudson Heritage Project Phase 1 Building Demolition Application

Residential: Commercial:

Building #149, Staff Building 7

Is the structure within a historic district or a designated landmark as per Chapter 126 of the Town of Poughkeepsie Municipal Code? Yes ☐ No ☒

If the structure is to be removed please check any applicable services that exist at the property:

Town Water ☒ Town Sewer ☒ Natural Gas ☒ Electric ☒

(If gas or electric is checked a letter from Central Hudson stating that the service has been disconnected must be provided)

(The applicant is responsible for contacting the sewer and/or water departments regarding their removal)

- *A Site plan is required showing what structures are to be removed or what area of a structure is to be demolished.*
- *An asbestos survey and an abatement report if necessary is required for any structure constructed prior to January 1, 1974.*

The Owner/Applicant agrees to conform to all applicable laws of this jurisdiction, adhere to the plans and specifications affixed hereto and permit Building Department personnel to perform required inspections.

Applicant's Name: EFG/DRA Heritage, LLC *(attach letter of agency)*

Owner/Applicant Signature: _____ *Date* January 14, 2016

Application fee:

Residential: 50.00

Commercial: 100.00

Receipt # _____ Total Fee _____