

**AGREEMENT WITH INTERIOR DEMOLITION, INC., TO PROVIDE CITY-WIDE  
ON-CALL DEMOLITION SERVICES FOR THE CITY OF SANTA ANA**

THIS AGREEMENT is made and entered into on this 15<sup>th</sup> day of April, 2025 by and between Interior Demolition, Inc., a California corporation (“Contractor”), and the City of Santa Ana, a charter city and municipal corporation organized and existing under the Constitution and laws of the State of California (“City”).

**RECITALS**

- A. On February 21, 2025, the City issued Request for Proposal No. 25-027, by which it sought a qualified contractor to provide on-call demolition services for the City’s Planning and Building Agency for City-wide nuisance abatement.
- B. Contractor submitted a responsive proposal that was among those selected by the City. Contractor represents that it is able and willing to provide the services described in the scope of work that was included in RFP No. 25-027.
- C. In undertaking the performance of this Agreement, Contractor represents that it is knowledgeable in its field and that any services performed by Contractor under this Agreement will be performed in compliance with such standards as may reasonably be expected from a professional consulting firm in the field.

**NOW THEREFORE**, in consideration of the mutual and respective promises, and subject to the terms and conditions hereinafter set forth, the parties agree as follows:

**1. SCOPE OF SERVICES**

- a. On an on-call basis, and at the City’s sole discretion, Contractor shall perform the services described in the scope of work that was included in RFP No. 25-027, which is attached as **Exhibit A**, and as more specifically delineated in Contractor’s proposal, which is attached as **Exhibit B** and incorporated in full.
- b. Contractor shall provide advance written notice of the scheduled demolition to all property owners, tenants, and businesses located near or adjacent, as defined below, to the demolition site.
  - (1) For the purposes of this Agreement, “near or adjacent” shall mean properties and tenant suites located on properties abutting the subject demolition site, next to the property, and directly across a roadway or alley.
  - (2) Such notice shall be issued as follows:
    - i. **10-Day Notification.** A written notice shall be provided no less than 10 calendar days prior to the commencement of demolition activities. This notice shall include:

- (a). The address of the property to be demolished.
  - (b). The anticipated start and end dates for the demolition work.
  - (c). A description of potential impacts, such as noise, dust, or road closures, along with mitigation measures.
  - (d). Contact information for the Contractor and the City of Santa Ana Code Enforcement Division.
- ii. **3-Day Notification.** A follow-up written notice shall be issued no less than three (3) calendar days prior to the commencement of demolition activities. This notice shall reiterate the details provided in the 10-Day Notification and confirm any updates to the schedule or project details.
- (3) All notifications pursuant to this Agreement must be delivered through methods reasonably calculated to ensure receipt, including direct mail, hand delivery, door hangers, or other communication methods agreed and approved, in a signed writing, by the Executive Director of the Planning and Building Agency, or their designee. The Contractor shall maintain records of all notifications and provide copies to the City upon request.
- (4) Signage must comply with the following:
- i. Temporary signage must be posted if street closure and any public right of way will be affected. Temporary signage shall consist of parking signs, directional signs, or other traffic control signs, and be installed ten (10) days before the commencement of demolition activities.
  - ii. All temporary signs must be reviewed and approved, in a signed writing, by the Executive Director of the Public Works Agency or their designee prior to posting. Failure to comply with these notifications requirements may result in termination and any cost recovery to complete the demolition project.

## 2. COMPENSATION

- a. City neither warrants nor guarantees any minimum or maximum compensation to Contractor under this Agreement. Contractor shall be paid only for actual services performed under this Agreement at the rates and charges identified in **Exhibit B**. Contractor is one of four (4) contractors selected to provide demolition services on an on-call basis under RFP No. 25-027. The total compensation for these services provided by all such contractors selected under RFP 25-027 shall not exceed the shared aggregate amount of Six Hundred Thousand Dollars and Zero Cents (**\$600,000**) during the term of the Agreement, including any extension periods.
- b. Payment by City shall be made at net thirty (30) days following completion of the demolition

project, subject to City accounting procedures. City and Contractor agree that all payments due and owing under this Agreement shall be made through Automated Clearing House (ACH) transfers. Contractor agrees to execute the City's standard ACH Vendor Payment Authorization and provide required documentation. Upon verification of the data provided, the City will be authorized to deposit payments directly into Contractor's account(s) with financial institutions.

- c. Payment need not be made for work which fails to meet the standards of performance set forth in the Recitals which may reasonably be expected by City.

### **3. TERM**

This Agreement shall commence on the date first written above for a three (3) year term, with the option for the City to grant up to two (2) one-year renewals, exercisable by a writing by the City Manager and the City Attorney, unless terminated earlier in accordance with Section 16, below.

### **4. PREVAILING WAGES**

Contractor is aware of the requirements of California Labor Code Section 1720, et seq., and 1770, et seq., as well as California Code of Regulations, Title 8, Section 16000, et seq., ("Prevailing Wage Laws"), which require the payment of prevailing wage rates and the performance of other requirements on "public works" and "maintenance" projects. If the services being performed are part of an applicable "public works" or "maintenance" project, as defined by the Prevailing Wage Laws, and the total compensation is \$1,000 or more, Contractor agrees to fully comply with such Prevailing Wage Laws. Contractor shall defend, indemnify and hold the City, its elected officials, officers, employees and agents free and harmless from any claim or liability arising out of any failure or alleged failure to comply with the Prevailing Wage Laws.

### **5. INDEPENDENT CONTRACTOR**

Contractor shall, during the entire term of this Agreement, be construed to be an independent contractor and not an employee of the City. This Agreement is not intended nor shall it be construed to create an employer-employee relationship, a joint venture relationship, or to allow the City to exercise discretion or control over the professional manner in which Contractor performs the services which are the subject matter of this Agreement; however, the services to be provided by Contractor shall be provided in a manner consistent with all applicable standards and regulations governing such services. Contractor shall pay all salaries and wages, employer's social security taxes, unemployment insurance and similar taxes relating to employees and shall be responsible for all applicable withholding taxes.

### **6. OWNERSHIP OF MATERIALS**

This Agreement creates a non-exclusive and perpetual license for City to copy, use, modify, reuse, or sublicense any and all copyrights, designs, and other intellectual property embodied in plans, specifications, studies, drawings, estimates, and other documents or works of authorship fixed in any tangible medium of expression, including but not limited to, physical drawings or data magnetically or otherwise recorded on computer diskettes, which are prepared or caused to be prepared by Contractor

under this Agreement (“Documents & Data”). Contractor shall require all subcontractors to agree in writing that City is granted a non-exclusive and perpetual license for any Documents & Data the subcontractor prepares under this Agreement. Contractor represents and warrants that Contractor has the legal right to license any and all Documents & Data. Contractor makes no such representation and warranty in regard to Documents & Data which were provided to Contractor by the City. City shall not be limited in any way in its use of the Documents and Data at any time, provided that any such use not within the purposes intended by this Agreement shall be at City’s sole risk.

## 7. INSURANCE

Prior to undertaking performance of work under this Agreement, Contractor shall maintain and shall require its subcontractors, if any, to obtain and maintain insurance as described below:

### a. Minimum Scope and Limit of Insurance

1. **Commercial General Liability (CGL).** Insurance Services Office (“ISO”) Form CG 00 01 covering CGL on an “occurrence” basis, including products and completed operations, property damage, bodily injury and personal & advertising injury with limits no less than **\$2,000,000** per occurrence and **\$4,000,000** aggregate. Umbrella and excess insurance policies can be used to meet the required limits.
2. **Automobile Liability (AL).** ISO Form CA 00 01 covering Code 1 (any auto), with combined single limits of **\$2,000,000**.
3. **Workers’ Compensation.** As required by the State of California, with statutory limits, and employer’s liability insurance with limit of no less than **\$1,000,000** per accident, per employee, per policy for bodily injury or disease.
4. **Pollution Legal Liability and/or Error and Omissions (PLL).** With limits no less than **\$1,000,000** per occurrence or claim, and **\$2,000,000** policy aggregate.
5. **Professional Liability Insurance (Errors & Omissions).** With limits no less than **\$1,000,000** per occurrence or claim, and **\$2,000,000** aggregate.
6. **Broader Coverage.** These insurance requirements shall not in any way act to reduce coverage that is broader or includes higher limits than the minimums shown above. If the Contractor maintains broader coverage and/or higher limits than the minimums shown above, the City requires and shall be entitled to the broader coverage and/or the higher limits maintained by the Contractor. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

### b. Other Insurance Provisions

The above required insurance policies are to contain or be endorsed to contain the following provisions:

1. **Additional Insured Status.** The City, its City Council, its officers, officials, employees, agents, and volunteers are to be covered as additional insureds on the CGL and AL policies with respect to liability arising out of work or operations performed by or on behalf of the Contractor including materials, parts, or equipment furnished in connection with such work or operations. Additional insured status can be provided in the form of an endorsement to Contractor's insurance.
  2. **Waiver of Subrogation.** Contractor shall require its insurance company(ies) to waive all rights of subrogation against City of Santa Ana, its City Council, its officers, officials, employees, agents, and volunteers for losses paid under the terms of any policy which arise from performed by Contractor for City. Contractor agrees to obtain any endorsement(s) that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not City has received a waiver of subrogation endorsement from any insurer(s).
  3. **Primary Coverage.** For any claims related to this contract, the Contractor's insurance coverage shall be primary and any insurance or self-insurance maintained by City, its City Council, its officers, officials, employees, or volunteers shall be excess of the Contractor's insurance and shall not contribute with it.
  4. **Severability.** A severability of interest provision must apply for all the additional insureds, ensuring that Contractor's insurance shall apply separately to each insured against whom a claim is made or suit is brought, except with respect to the insurer's limits of liability.
  5. **Notice of Cancellation.** Insurance policy(ies) herein shall provide that coverage shall not be canceled, suspended, voided, reduced in coverage or in limits, non-renewed by the carrier, or materially changed except after thirty (30) days prior written notice has been given to City. Ten (10) days prior written notice shall be provided to City for policy cancellation or non-renewal due to non-payment.
  6. **Certificate Holder.** The Certificate Holder on each Evidence of the Insurance certificate shall be: City of Santa Ana, **Attn: (name of department staff responsible for Agreement)**, 20 Civic Center Plaza **M-XX (responsible staff's department mail box)**, Santa Ana, CA 92701.
- c. **Self-Insured Retentions.** Self-insured retentions must be declared to and approved by the City. City may require Contractor to purchase coverage with a lower retention or provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention.
- d. **Acceptability of Insurers.** Insurance is to be placed with insurers authorized to conduct business in the state with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to the City.

- e. **Verification of Coverage.** Contractor shall furnish the City with original Certificates of Insurance including all required amendatory endorsements (or copies of the applicable policy language effecting coverage required by this clause). A statement on a Certificate(s)/Evidence of insurance will not be accepted in lieu of the actual endorsements required herein. However, failure to obtain the required documents prior to the work beginning shall not waive the Contractor's obligation to provide them.

The City reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

- f. **Claims Made Policies.** If any of the required policies provide coverage on a claims-made form:
  1. The retroactive date must be shown and must be before the execution date of the Agreement.
  2. Insurance must be maintained and evidence of insurance must be provided for at least five (5) years after completion of work.
  3. If coverage is cancelled or non-renewed, and not replaced with another claims-made policy form with a retroactive date prior to the contract effective date, Contractor must purchase "extended reporting" coverage for a minimum of five (5) years after completion of work.
  4. A copy of the claims reporting requirements must be submitted to City.
- g. **Subcontractors.** Contractor shall require and verify that all subcontractors maintain insurance meeting all the requirements statement herein, and Contractor shall ensure that City is an additional insured on insurance required from subcontractors. For CGL coverage, sub-contractors shall provide coverage with a form at least as broad as CG 20 38 04 13.
- h. **Failure to Maintain Insurance Coverage.** If Contractor, for any reason, fails to maintain insurance coverage which is required pursuant to this Agreement, the same shall be deemed a material breach of the Agreement. City at its sole option, may terminate this Agreement at any time and obtain damages from Contractor resulting from said breach.
- i. **Special Risks or Circumstances.** City reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

## 8. INDEMNIFICATION

Contractor agrees to defend, and shall indemnify and hold harmless the City, its officers, agents, employees, contractors, special counsel, and representatives from liability: (1) for personal injury, damages, just compensation, restitution, judicial or equitable relief arising out of claims for personal

injury, including death, and claims for property damage, which may arise from the negligent operations of the Contractor, its subcontractors, agents, employees, or other persons acting on its behalf which relates to the services described in section 1 of this Agreement; and (2) from any claim that personal injury, damages, just compensation, restitution, judicial or equitable relief is due by reason of the terms of or effects arising from this Agreement. This indemnity and hold harmless agreement applies to all claims for damages, just compensation, restitution, judicial or equitable relief suffered, or alleged to have been suffered, by reason of the events referred to in this Section or by reason of the terms of, or effects, arising from this Agreement. The Contractor further agrees to indemnify, hold harmless, and pay all costs for the defense of the City, including fees and costs for special counsel to be selected by the City, regarding any action by a third party challenging the validity of this Agreement, or asserting that personal injury, damages, just compensation, restitution, judicial or equitable relief due to personal or property rights arises by reason of the terms of, or effects arising from this Agreement. City may make all reasonable decisions with respect to its representation in any legal proceeding. Notwithstanding the foregoing, to the extent Contractor's services are subject to Civil Code Section 2782.8, the above indemnity shall be limited, to the extent required by Civil Code Section 2782.8, to claims that arise out of, pertain to, or relate to the negligence, recklessness, or willful misconduct of the Contractor.

## **9. INTELLECTUAL PROPERTY INDEMNIFICATION**

Contractor shall defend and indemnify the City, its officers, agents, representatives, and employees against any and all liability, including costs, for infringement of any United States' letters patent, trademark, or copyright infringement, including costs, contained in the work product or documents provided by Contractor to the City pursuant to this Agreement.

## **10. RECORDS**

Contractor shall keep records and invoices in connection with the work to be performed under this Agreement. Contractor shall maintain complete and accurate records with respect to the costs incurred under this Agreement and any services, expenditures, and disbursements charged to the City for a minimum period of three (3) years, or for any longer period required by law, from the date of final payment to Contractor under this Agreement. All such records and invoices shall be clearly identifiable. Contractor shall allow a representative of the City to examine, audit, and make transcripts or copies of such records and any other documents created pursuant to this Agreement during regular business hours. Contractor shall allow inspection of all work, data, documents, proceedings, and activities related to this Agreement for a period of three (3) years from the date of final payment to Contractor under this Agreement.

## **11. CONFIDENTIALITY**

If Contractor receives from the City information which due to the nature of such information is reasonably understood to be confidential and/or proprietary, Contractor agrees that it shall not use or disclose such information except in the performance of this Agreement, and further agrees to exercise the same degree of care it uses to protect its own information of like importance, but in no event less than reasonable care. "Confidential Information" shall include all nonpublic information. Confidential information includes not only written information, but also information transferred orally, visually, electronically, or by other means. Confidential information disclosed to either party by any subsidiary and/or agent of the other party is covered by this Agreement. The foregoing obligations of non-use and

nondisclosure shall not apply to any information that (a) has been disclosed in publicly available sources; (b) is, through no fault of the Contractor disclosed in a publicly available source; (c) is in rightful possession of the Contractor without an obligation of confidentiality; (d) is required to be disclosed by operation of law; or (e) is independently developed by the Contractor without reference to information disclosed by the City.

## **12. CONFLICT OF INTEREST CLAUSE**

Contractor covenants that it presently has no interests and shall not have interests, direct or indirect, which would conflict in any manner with performance of services specified under this Agreement.

## **13. NON-DISCRIMINATION**

Contractor shall not discriminate because of race, color, creed, religion, sex, marital status, sexual orientation, gender identity, gender expression, gender, medical conditions, genetic information, or military and veteran status, age, national origin, ancestry, or disability, as defined and prohibited by applicable law, in the recruitment, selection, teaching, training, utilization, promotion, termination or other employment related activities or any services provided under this Agreement. Contractor affirms that it is an equal opportunity employer and shall comply with all applicable federal, state and local laws and regulations.

## **14. EXCLUSIVITY AND AMENDMENT**

This Agreement represents the complete and exclusive statement between the City and Contractor, and supersedes any and all other agreements, oral or written, between the parties. In the event of a conflict between the terms of this Agreement and any attachments hereto, the terms of this Agreement shall prevail. This Agreement may not be modified except by written instrument signed by the City and by an authorized representative of Contractor. The parties agree that any terms or conditions of any purchase order or other instrument that are inconsistent with, or in addition to, the terms and conditions hereof, shall not bind or obligate Contractor or the City. Each party to this Agreement acknowledges that no representations, inducements, promises or agreements, orally or otherwise, have been made by any party, or anyone acting on behalf of any party, which is not embodied herein.

## **15. ASSIGNMENT**

Inasmuch as this Agreement is intended to secure the specialized services of Contractor, Contractor may not assign, transfer, delegate, or subcontract any interest herein without the prior written consent of the City and any such assignment, transfer, delegation or subcontract without the City's prior written consent shall be considered null and void. Nothing in this Agreement shall be construed to limit the City's ability to have any of the services which are the subject to this Agreement performed by City personnel or by other contractors retained by City.

## **16. TERMINATION**

This Agreement may be terminated by the City upon thirty (30) days written notice of termination. In such event, Contractor shall be entitled to receive and the City shall pay Contractor compensation for

all services performed by Contractor prior to receipt of such notice of termination, subject to the following conditions:

- a. As a condition of such payment, the Executive Director may require Contractor to deliver to the City all work product(s) completed as of such date, and in such case such work product shall be the property of the City unless prohibited by law, and Contractor consents to the City's use thereof for such purposes as the City deems appropriate.
- b. Payment need not be made for work which fails to meet the standard of performance specified in the Recitals of this Agreement.

## **17. WAIVER**

No waiver of breach, failure of any condition, or any right or remedy contained in or granted by the provisions of this Agreement shall be effective unless it is in writing and signed by the party waiving the breach, failure, right or remedy. No waiver of any breach, failure or right, or remedy shall be deemed a waiver of any other breach, failure, right or remedy, whether or not similar, nor shall any waiver constitute a continuing waiver unless the writing so specifies.

## **18. JURISDICTION - VENUE**

This Agreement has been executed and delivered in the State of California and the validity, interpretation, performance, and enforcement of any of the clauses of this Agreement shall be determined and governed by the laws of the State of California. Both parties further agree that Orange County, California, shall be the venue for any action or proceeding that may be brought or arise out of, in connection with or by reason of this Agreement.

## **19. PROFESSIONAL LICENSES**

Contractor shall, throughout the term of this Agreement, maintain all necessary licenses, permits, approvals, waivers, and exemptions necessary for the provision of the services hereunder and required by the laws and regulations of the United States, the State of California, the City of Santa Ana and all other governmental agencies. Contractor shall notify the City immediately and in writing of its inability to obtain or maintain such permits, licenses, approvals, waivers, and exemptions. Said inability shall be cause for termination of this Agreement.

## **20. MISCELLANEOUS PROVISIONS**

- a. Each undersigned represents and warrants that its signature herein below has the power, authority and right to bind their respective parties to each of the terms of this Agreement, and shall indemnify City fully, including reasonable costs and attorney's fees, for any injuries or damages to City in the event that such authority or power is not, in fact, held by the signatory or is withdrawn.
- b. All Exhibits referenced herein and attached hereto shall be incorporated as if fully set forth in the body of this Agreement.

## 21. NOTICE

Any notice, tender, demand, delivery, or other communication pursuant to this Agreement shall be in writing and shall be deemed to be properly given if delivered in person or mailed by first class or certified mail, postage prepaid, or sent by fax or other telegraphic communication in the manner provided in this Section, to the following persons:

To City:

City Clerk  
City of Santa Ana  
20 Civic Center Plaza (M-30)  
P.O. Box 1988  
Santa Ana, CA 92702-1988  
Fax: 714- 647-6956

With courtesy copies to:

Executive Director, Planning and Building Agency  
City of Santa Ana  
20 Civic Center Plaza (M-20)  
P.O. Box 1988  
Santa Ana, California 92702  
Fax: 714-647-5635

To Contractor:

Interior Demolition, Inc.  
Attn: Maria Molina, Secretary & Treasurer  
23508 Pine Street  
Newhall, CA 91321  
[Maria@interiordemolition.net](mailto:Maria@interiordemolition.net)

A party may change its address by giving notice in writing to the other party. Thereafter, any communication shall be addressed and transmitted to the new address. If sent by mail, communication shall be effective or deemed to have been given three (3) days after it has been deposited in the United States mail, duly registered or certified, with postage prepaid, and addressed as set forth above. If sent by fax, communication shall be effective or deemed to have been given twenty-four (24) hours after the time set forth on the transmission report issued by the transmitting facsimile machine, addressed as set forth above. For purposes of calculating these time frames, weekends, federal, state, County or City holidays shall be excluded.

*[signature page follows]*

**SIGNATURE PAGE FOR  
AGREEMENT WITH INTERIOR DEMOLITION, INC., TO PROVIDE CITY-WIDE  
ON-CALL DEMOLITION SERVICES FOR THE CITY OF SANTA ANA**

IN WITNESS WHEREOF, the parties hereto have executed this Agreement the date and year first above written.

**ATTEST:**

**CITY OF SANTA ANA**

\_\_\_\_\_  
Jennifer L. Hall  
City Clerk

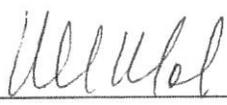
\_\_\_\_\_  
Alvaro Nuñez  
City Manager

**APPROVED AS TO FORM:**

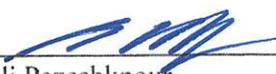
**CONTRACTOR:**

SONIA R. CARVALHO  
City Attorney

By:   
\_\_\_\_\_  
Brandon Salvatierra  
Deputy City Attorney

  
\_\_\_\_\_  
Maria Molina  
Secretary & Treasurer

**RECOMMENDED FOR APPROVAL:**

  
\_\_\_\_\_  
Ali Pezeshkpour  
Acting Executive Director  
Planning and Building Agency

# **EXHIBIT A**

## **Scope of Services**



## CITY OF SANTA ANA

### EXHIBIT A

### SCOPE OF SERVICES

**Contractor shall perform services as set forth below.**

- 1) Contractor is responsible for the payment of all applicable permits required to conduct the below scope of services.
- 2) The On-Call contractor shall respond with a task order quote within five (5) working days of receiving the request for a task order quote.
- 3) Selection of a contractor to perform each task order shall consider past work completion performance.

#### **A. Demolition**

- 1) Contractor is responsible for demolishing and disposal/recycling of all improvements, including but not limited to:
  - a) All labor on this project
  - b) All debris generated on this project including hauling debris in a lawful manner and to the proper destination
  - c) Securing demo site if required
  - d) Foundations and footings,
  - e) Slabs,
  - f) Basement,
  - g) Detached garage,
  - h) Landscaping, shrubs, and brush
  - i) Fencing,
  - j) Walls trees and
  - k) All miscellaneous to clear site complete
- 2) Contractor is also responsible for:
  - a) Grading the parcel for drainage,
  - b) Importing and exporting fill dirt or aggregate base as needed,
  - c) Capping all water and sewer lines, and



## CITY OF SANTA ANA

- i) Required to cap the sewer main as close to the property line as possible. Contractors shall ensure that all utilities are safe and secure per the utilities' operating procedures.
- d) Compacting to 100% density.
  - i) The property shall be flat and free of debris at the completion of the project.
- 3) Prior to submitting all on-call proposals, the Contractor shall visit the subject project site (including coordinating with the City for access inside the building), or from public right of way, and obtain any necessary as-builts to define an appropriate scope of work. Photographs in lieu of a sitevisit may be acceptable for certain projects.
- 4) All work is to be done in accordance with all applicable federal, state and local regulations, standards and codes governing demolition and any other trade work done in conjunction with the demolition.
  - a) The Contractor shall supply all necessary labor, materials, services, insurance, permits, and equipment to carry out the work in accordance with all applicable federal, state, and local regulations.
- 5) Copies of all demolition permits, water and sewer cap inspection approval and a letter of completion should be submitted for City's files prior to the Contractor receiving payment.
- 6) The Contractor at all times shall keep the Project site free from accumulation of waste materials or rubbish caused by the Contractor's operations.
- 7) At the completion of each trade of the work, and at final completion prior to contractor submitting the final invoice, Contractor shall remove all waste materials, and rubbish from and about the project as well as tools, construction equipment, machinery, and surplus materials.
- 8) Contractor shall hand deliver a City provided work notice letter to adjacent property owners at least one week prior to the demolition work.

### **B. Asbestos Abatement:**

- 1) The work described herein consists of removal and disposal of ALL asbestos containing materials (ACM-friable or nonfriable) and subsequent cleaning of the sites in accordance with all applicable federal, state and local regulations, standards and codes governing asbestos and any other trade work done in conjunction with the abatement.
- 2) Results of any testing that identify asbestos containing materials will be provided by the City.
- 3) It is the responsibility of the Contractor to determine if any additional asbestos removal is required in addition to the surveys.
- 4) Copies of all notifications must be submitted to City including:
  - a) Abatement contractor's license, map and/or clear documentation specifying asbestos containing materials abated;
  - b) Completed waste manifests; and



## CITY OF SANTA ANA

- c) A completion letter indicating that all asbestos containing materials from these properties have been abated and properties are ready to be demolished.

### C. Lead Removal:

- 1) The Contractor shall take all necessary precautions and follow all Occupational Safety & Health Administration (OSHA)'s guidelines required in the handling of lead contained materials if any are detected.
  - a) Please refer to the Lead Hazard Evaluation Report which will be provided to the Contractor prior to on-call bid.

### D. Rat and/or Vermin Abatement

- 1) Contractor, prior to performing demolition, is responsible for providing rat and/or vermin abatement.
  - a) As part of the demolition completion package, written certification will be provided to the City, stating that such work was performed, and that the structures were free of infestation prior to the demolition taking place.

### E. Erosion Control

- 1) Prior to performing work under this Agreement, Contractor shall prepare erosion and sediment control plan for the approval of the Plan Check Engineer.
  - a) The plan shall be prepared per the applicable guidelines described in the latest version of the Orange County Program Construction Runoff Guidance Manual (<http://www.ocwatersheds.com/documents/bmp/constructionactivities>).
- 2) The Contractor shall submit the plans for review and shall make the necessary revisions to the plans as directed by the City.
- 3) The plans shall be prepared by a Civil Engineer licensed in the State of California.
  - a) The City may waive the requirement of licensed Civil Engineer if the Contractor can satisfactorily prove to the City that the person preparing the erosion control plan is qualified in the field of erosion control.
- 4) The Contractor shall keep a copy of the erosion control plan on-site for the duration of the contract and shall provide all necessary control devices to implement all necessary measures as shown on the plan.
  - a) The erosion control plan shall remain in effect until approval to remove is granted by the City.
- 5) All erosion control materials shall be available on-site and stockpiled at a convenient location to facilitate rapid construction of temporary devices when rain is eminent.



# CITY OF SANTA ANA

## F. Removal of Trash and Debris

- 1) The Contractor shall be responsible for the removal and proper disposal of all trash, debris, and waste materials generated during the demolition of any structure under this Agreement. This includes, but is not limited to, construction materials, rubble, hazardous waste, and any other by-products of the demolition process.
- 2) All trash and debris must be removed from the site within seven (7) days following the completion of demolition activities. The Contractor shall ensure the site is left in a clean and orderly condition, free of any remaining debris.
- 3) Contractor shall comply with all applicable federal, state, and local laws, regulations, and ordinances related to the handling, transportation, and disposal of demolition debris, including obtaining any required permits and approvals.
- 4) The removal of trash and debris shall be subject to inspection and approval by the Director of the Santa Ana Planning and Building Agency, or their designee. The Contractor shall promptly address any deficiencies identified during such inspection.

## G. Fee Proposal

Contractor shall submit a fee proposal as described below. This fee proposal shall be based on ON-CALL DEMOLITION SERVICES for the sample project site described below. The proposal will be used for fee comparison and evaluation purposes. Furthermore, this fee proposal will become part of Exhibit B of the Contract Agreement and will be used to compare with an actual task order quote requested by the City.

Fee proposal shall include:

1. Description of work (summarized scope of services)
2. All costs, fees and other anticipated expenses, and total cost of the services (per spreadsheet below)
3. Schedule (from date of receiving a Notice to Proceed to task order completion)

=====

### SAMPLE SUBJECT PROJECT SITE DESCRIPTION:

The subject sample project site, which was already demolished, is for comparison and evaluation purposes only. The sample project is located at 1301 W 11<sup>th</sup> Street, Santa Ana, CA 92703. The following is a brief description of the sample project site. Please refer to Appendix - Attachment 4 for full project site description and Asbestos, Lead-Based Paint/Universal Waste Survey.

The building is one story residential structure with stucco over wood framing exterior walls with brick fascia construction with the following approximate dimensions:

- Main Dwelling Area: 1,685 sf
- Garage: 390 sf
- Covered Patio: 275 sf
- Total Area: **2,350 sf**
  
- Total Land Area: **6,970 sf**



## CITY OF SANTA ANA

Contractor is responsible for demolishing all improvements, including: 4" thick concrete slab foundation and footings to a depth of 3', and all surrounding landscaping. Contractor is also responsible for clearing the site, grading the parcel for drainage, capping all sewer lines, and compacting to 90% density. Erosion control to include importing and exporting fill dirt as needed, installing straw waddles around site perimeter, topping site with 1" base course to prevent wind erosion, and installing rumble plates for the duration of the demolition.

Price provided below shall be based solely on the information provided hereon and shall be an all-inclusive price and shall include all items listed and cover all items or work identified above and Appendix - Attachment 4 to deliver a clear site with no remaining improvements.

=====

Company Name: \_\_\_\_\_

**1301 W 11<sup>th</sup> Street, Santa Ana, CA**

Item Description	\$	Cost
Permitting	\$	
Engineering	\$	
Site Fencing for Duration of Demolition	\$	
Canopy BMP's/Erosion Control Plan	\$	
Asbestos/Hazardous Stabilization and Abatement (on a separate sheet, provide a detail cost for this lump sum amount)	\$	
Universal Waste Disposal	\$	
Interior Demolition	\$	
Exterior Wall/Building/Foundation Demolition	\$	
Sitework Demolition	\$	
Landscape and Trees Removal and Clearing	\$	
Vermin Abatement (Assume present)	\$	
Bee Colony Abatement (Assume present)	\$	
Other (describe...)	\$	
<b>Total Price</b>	\$	

# **EXHIBIT B**

## **Contractor Proposal**



*Corporate Office  
23508 Pine Street  
Newhall, CA 91321  
[www.interiordemolition.net](http://www.interiordemolition.net)*

## **Citywide On-Call Demolition Services for Abatement**

**RFP #25-027**

**City of Santa Ana  
Yvette Portugal  
Code Enforcement Manager  
714-667-2701  
[yportugal@santa-ana.org](mailto:yportugal@santa-ana.org)**



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**a. Cover Letter**

**Yvette Portugal, Code Enforcement Manager**  
City of Santa Ana – Planning & Building Agency  
20 Civic Center Plaza  
Santa Ana, CA 92701

On behalf of Interior Demolition, Inc., a California Corporation, we submit this request for proposal to the City of Santa Ana for Citywide On-Call Demolition Services for Abatement RFP #25-027. I Maria Molina who holds the positions of Secretary & Treasurer and has the authority to legally bind Interior Demolition, Inc. approve this proposal. The following officers are also authorized to make representations for the company.

George Molina Sr., President – [George@interiordemolition.net](mailto:George@interiordemolition.net)  
P: 818-249-4932 Address: 23508 Pine St. Newhall, CA 91321

Marco Molina, Vice President – [Marco@interiordemolition.net](mailto:Marco@interiordemolition.net)  
P: 818-262-1611 Address: 23508 Pine St. Newhall, CA 91321

George Molina Jr., Vice President – [Georgejr@interiordemolition.net](mailto:Georgejr@interiordemolition.net)  
P: 818-249-4932 Address: 23508 Pine St. Newhall, CA 91321

Maria Molina

Secretary & Treasurer  
Interior Demolition, Inc.  
23508 Pine St.  
Newhall, CA 91321  
License #603409  
Email: [María@interiordemolition.net](mailto:María@interiordemolition.net)  
O – 818-249-4932 x 103  
C – 818-391-4339



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## **b. Services Provided**

**The contractor shall perform services as set forth below.**

- 1) Contractor is responsible for the payment of all applicable permits required to conduct the below scope of services.
- 2) The On-Call contractor shall respond with a task order quote within five (5) working days of receiving the request for a task order quote.
- 3) Selection of a contractor to perform each task order shall consider past work completion performance.

### **A. Demolition**

- 1) Contractor is responsible for demolishing and disposal/recycling of all improvements, including but not limited to:
  - a) All labor on this project
  - b) All debris generated on this project including hauling debris in a lawful manner and to the proper destination
  - c) Securing demo site if required
  - d) Foundations and footings,
  - e) Slabs,
  - f) Basement,
  - g) Detached garage,
  - h) Landscaping, shrubs, and brush
  - i) Fencing,
  - j) Walls trees and
  - k) All miscellaneous to clear site complete
- 2) Contractor is also responsible for:
  - a) Grading the parcel for drainage,
  - b) Importing and exporting fill dirt or aggregate base as needed,
  - c) Capping all water and sewer lines, and

i) Required to cap the sewer main as close to the property line as possible. Contractors shall ensure that all utilities are safe and secure per the utilities' operating procedures.

d) Compacting to 100% density. i) The property shall be flat and free of debris at the completion of the project.

3) Prior to submitting all on-call proposals, the Contractor shall visit the subject project site (including coordinating with the City for access inside the building), or from public right of way, and obtain any necessary as-builts to define an appropriate scope of work. Photographs in lieu of a site visit may be acceptable for certain projects.

4) All work is to be done in accordance with all applicable federal, state and local regulations, standards and codes governing demolition and any other trade work done in conjunction with the demolition. a) The Contractor shall supply all necessary labor, materials, services, insurance, permits, and equipment to carry out the work in accordance with all applicable federal, state, and local regulations.

5) Copies of all demolition permits, water and sewer cap inspection approval and a letter of completion should be submitted for City's files prior to the Contractor receiving payment.

6) The Contractor at all times shall keep the Project site free from accumulation of waste materials or rubbish caused by the Contractor's operations.

7) At the completion of each trade of the work, and at final completion prior to contractor submitting the final invoice, Contractor shall remove all waste materials, and rubbish from and about the project as well as tools, construction equipment, machinery, and surplus materials.

8) Contractor shall hand deliver a City provided work notice letter to adjacent property owners at least one week prior to the demolition work.

#### **B. Asbestos Abatement:**

1) The work described herein consists of removal and disposal of ALL asbestos containing materials (ACM-friable or nonfriable) and subsequent cleaning of the sites in accordance with all applicable federal, state and local regulations, standards and codes governing asbestos and any other trade work done in conjunction with the abatement.

2) Results of any testing that identify asbestos containing materials will be provided by the City.

3) It is the responsibility of the Contractor to determine if any additional asbestos removal is required in addition to the surveys.

4) Copies of all notifications must be submitted to City including: a) Abatement contractor's license, map and/or clear documentation specifying asbestos containing materials abated;

b) Completed waste manifests; and

c) A completion letter indicating that all asbestos containing materials from these properties have been abated and properties are ready to be demolished.

#### **C. Lead Removal:**

1) The Contractor shall take all necessary precautions and follow all Occupational Safety & Health Administration (OSHA)'s guidelines required in the handling of lead contained materials if any are detected. a) Please refer to the Lead Hazard Evaluation Report which will be provided to the Contractor prior to on-call bid.

#### **D. Rat and/or Vermin Abatement**

1) Contractor, prior to performing demolition, is responsible for providing rat and/or vermin abatement. a) As part of the demolition completion package, written certification will be provided to the City, stating that such work was performed, and that the structures were free of infestation prior to the demolition taking place.

#### **E. Erosion Control**

1) Prior to performing work under this Agreement, Contractor shall prepare erosion and sediment control plan for the approval of the Plan Check Engineer. a) The plan shall be prepared per the applicable guidelines described in the latest version of the Orange County Program Construction Runoff Guidance Manual (<http://www.ocwatersheds.com/documents/bmp/constructionactivities>).

2) The Contractor shall submit the plans for review and shall make the necessary revisions to the plans as directed by the City.

3) The plans shall be prepared by a Civil Engineer licensed in the State of California. a) The City may waive the requirement of licensed Civil Engineer if the Contractor can satisfactorily prove to the City that the person preparing the erosion control plan is qualified in the field of erosion control.

4) The Contractor shall keep a copy of the erosion control plan on-site for the duration of the contract and shall provide all necessary control devices to implement all necessary measures as shown on the plan. a) The erosion control plan shall remain in effect until approval to remove is granted by the City.

5) All erosion control materials shall be available on-site and stockpiled at a convenient location to facilitate rapid construction of temporary devices when rain is eminent.

#### **F. Removal of Trash and Debris**

- 1) The Contractor shall be responsible for the removal and proper disposal of all trash, debris, and waste materials generated during the demolition of any structure under this Agreement. This includes, but is not limited to, construction materials, rubble, hazardous waste, and any other by-products of the demolition process.
- 2) All trash and debris must be removed from the site within seven (7) days following the completion of demolition activities. The Contractor shall ensure the site is left in a clean and orderly condition, free of any remaining debris.
- 3) Contractor shall comply with all applicable federal, state, and local laws, regulations, and ordinances related to the handling, transportation, and disposal of demolition debris, including obtaining any required permits and approvals.
- 4) The removal of trash and debris shall be subject to inspection and approval by the Director of the Santa Ana Planning and Building Agency, or their designee. The Contractor shall promptly address any deficiencies identified during such inspection.



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**c. Agreement Statement**

There might be a concern regarding the constant rising cost of fuel and waste disposal fee unless the bidding process allows for cost adjustments.



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#### **d. Firm and Team Experience**

1. Performance – Interior Demolition, Inc. (IDI) is a construction firm license number 603409 that specializes in abatement, demolition, and earthwork. We hold a B license along with a C-12, C-21, C-22, ASB, C61/D63, HAZ & DOSH certification. In the last year alone, IDI has been contracted for over 30 different jobs for various private parties and public entities. The size and scope of the work ranged from only a few thousand dollars to multimillion dollar contracts. IDI is currently contracted with CALTRANS for a multi-year contract that exceeds 10 million dollars. The contract has called for the abatement of hazardous materials such as lead, asbestos, PCB's, and the demolition of multistory commercial buildings along the 10 freeway. Throughout 2016 and into 2017, IDI has been the winning contractor on over 80% of the 20 phases the City of Bakersfield has issued in relation to the Centennial Corridor project. In total, IDI has been responsible for the abatement, demolition, deconstruction and earthwork for over 150 homes. Some of the phases also included commercial property that called for the abatement of all hazardous materials and demolition of structures. To date, IDI has been contracted by the City of Bakersfield for over 2.2 million dollars in relation to the Centennial Corridor Project. In 2016 and 2017 IDI held 'On-Call ' Contracts with various agencies such as City of Los Angeles' General Services & Building & Safety Departments, County of Los Angeles's Public Work; City of Anaheim's Department of Public Works; City of Santa Ana ; and Orange County Public Works. One project in particular with the City of Los Angeles which required IDI's full bandwidth and expertise was the removal of 2 twenty thousand gallon underground storage tanks located at the Van Nuys Airport. During the course of all projects, conditions on the ground are always evolving. For example, during the course of our work in Bakersfield, we needed to be mindful of the impact our operations might have on local wildlife such as the kit fox, burrowing owls, and various nesting birds. We employed an environmental consultant to inspect any trees for nests and the inspection of properties prior to mobilization for evidence of any fox dens. Another example of IDI's flexibility and expertise was our contract with the City of Los Angeles at the Van Nuys Airport. During the course of excavating the airport site for the removal of the underground tanks, we determined that it would require a larger excavation area than what was originally called for by the Los Angeles World Airport Authority (LAWA) in order to maintain a 1:1 sloping ratio. The airport requested that we try and avoid the use of shoring so our onsite foreman developed a plan to safely excavate the site and maintain the OSHA mandated standard of a 1:1 sloping ratio which in turn was agreed to and approved by the safety engineers with LAWA. Another ground condition at the airport site which contributed to the complexity of the job was the tight confines we had to work with which included a public road on one side and a large hangar on the other side of the excavation site. Ultimately, IDI

was able to complete the job safely and to the satisfaction of multiple agencies including the City of Los Angeles General Services & LAWA. We are proud of our record of safety and the relationships we have developed over the 28 years of being in business with various municipalities, school districts, and private developers.

2. Technical Approach –

- a. Understanding the City's Requirements - IDI has experience dealing with buildings that contained asbestos and were destroyed by fire. For example, IDI abated and demolished two buildings in Los Angeles on 8<sup>th</sup> street in 2016 that were the site of a fire that claimed the lives of 5 men. It's imperative that personnel especially abatement workers have experience dealing with fire damaged structures due to hidden dangers caused by the structure being heated to the point of combustion. It's important to utilize our heavy equipment to remove any portions of the structures that are still standing prior to moving in ground workers to prevent the potential of one of them being injured by falling debris. IDI does not plan on employing any subcontractors for the abatement and demolition for any portion of the project with exception of any unforeseen work requiring any other specialty.
- b. Project Management – Prior to any demolition project, it's imperative that a hazard assessment of the site be conducted. This includes but is not limited to: ground conditions for machine stability, soil consistency and make up (soft soil, loose gravel), underground voids (basements, culverts, shafts, sewers), presence of overhead hazards, and power lines or other utilities. IDI prides itself on the ability to deliver projects on-time and always strives to exceed client expectations. We own all equipment required which includes a fleet of trucks that are capable of hauling loads of debris. In regards to the removal of hazardous materials, we employ Waste Management who will deliver a bin designated for any asbestos containing materials. Upon completion of the abatement portion of work, Waste Management will pick up their bin and take it to their disposal facility located in Yuma, Arizona. This also creates a paper trail and a manifest is provided to show transparency and a clear chain of custody so our clients can be confident that all hazardous materials were handled safely and disposed of in a proper manner. Our ongoing operations will not impact our ability to provide the needed manpower and equipment to complete this project. We currently have a pending contract with El Camino College with an anticipated start date the middle August. The project calls for the demolition of the schools administration building. IDI employs over 50 field personnel which are constantly rotated to various job sites depending on workflow. Additionally, in the past, at times when our volume of work exceeded the capabilities of our permanent workforce, we employ workers on a temporary basis however because of our efficient approach and expertise acquired by being in the demolition and abatement industry for over 30 years this has only rarely been required. With the exception of an environmental consultant and the disposal of hazardous materials, IDI will perform all work with their own equipment, operators, and laborers. Because of the complexity of the Camp 16 Demolition contract, in the event IDI needed temporary workers, they would be utilized at other projects to allow our own permanent workers many of

which have been employed by IDI for over 20 years, to be our designated team for this project.

- c. Quality Control Plan – Because ground conditions are always evolving, it's imperative to employ experienced foremen onsite at all times who are experts in abatement, demolition, and safety. It's their job to insure ground conditions such as weather are not going to pose a potential hazard. Additionally, the owners of IDI are very hands on and visit each job site daily to insure all necessary information is adequately communicated to everyone involved. Our flat organizational structure gives our foremen a direct line of communication to all company executives and office staff. This allows our company to be nimble and make quick decisions to insure the field has everything they need to stay on schedule and not create any undue delays as the result of not having either materials or equipment. Upon the completion of each workday, our foremen are required to provide a status report to the office so we can adequately monitor a project and make any necessary adjustments to maintain our client's schedule. It's important to IDI that our clients are never blindsided and can be confident that they too will know the status of a project at all times and any new obstacles encountered in the field.
  - d. HazMat Control and Disposal Plan – As the contractor, it's our responsibility to determine what regulations must be followed since we are considered the generators of the waste. As stated above, IDI uses Waste Management for the disposal of hazardous materials. Waste Management will deliver a bin to our job site designated for hazardous materials. Our abatement laborers will bag all suspected hazardous materials and deposit them into the bin and a log will be created with a count of all bags contained in a bin. Waste Management will also confirm the bag count and weigh the filled bin to provide an accurate manifest for both our records and client.
3. Experience – IDI is proud of its portfolio of projects. We have attached a list of past projects of similar scope and size that include contact names and addresses. George Molina will be on site as required. He not only founded Interior Demolition, Inc. with his wife Maria Molina over 30 years ago with not much more than a few hand tools, he also has experience with just about every obstacle that can be encountered during the course of a project. It has been the Molina family's leadership and work ethic that has driven IDI to become one of the premier Abatement and Demolition contractors in California.

Project Manager/Principal Agent; Marco Molina: 75% time devoted.

Primary contact: Marco Molina 818-262-1611 [marco@interiordemolition.net](mailto:marco@interiordemolition.net)

Associate/Project Manager; Alejandro Caro: 25% time devoted.

Contact: Alejandro Caro 562-528-2436

Firm size: 45 employees



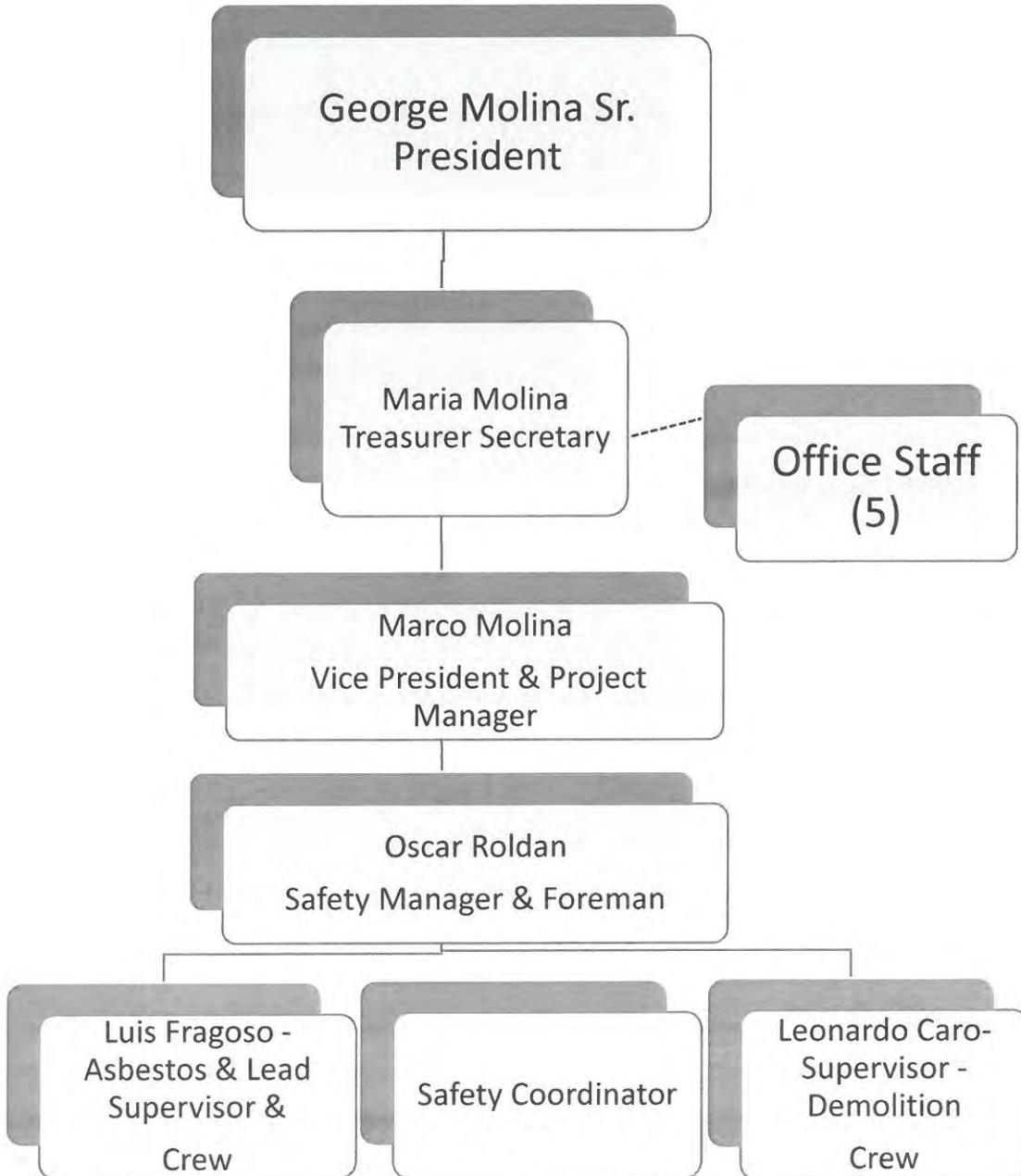
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### Key Personnel

1. George Molina – President—Over 35 years of experience working in the deconstruction, demolition, grading & asbestos & lead industry.
2. Marco Molina – Vice President, Project Manager & Safety Coordinator – Over 25 years of experience working in the abatement and demolition industry.
3. Oscar Roldan—Supervisor & Safety Coordinator –Oscar has over 12 years of working as Project Manager and Superintend.
4. Luis Fragoso – Certified asbestos supervisor. Alejandro has over 15 years of working as an abatement and lead supervisor.
5. Abatement Laborers – All of our abatement laborers hold required lead & asbestos certifications. Additionally, they all have current medical clearances from a reputable medical facility. All credentials are available upon request.
6. Journeyman & Operator Engineers – All of our deconstruction & demolition crew have over 20 years of experience.



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# GEORGE MOLINA JR.

23508 Pine St. Newhall, CA 91321

818.249.4932

georgejr@interiordemolition.net

## MILITARY EXPERIENCE

United States Army 1988-1991

Desert Storm / Gulf War – Honorable Discharge

## LICENSES AND CERTIFICATIONS

Storm Water Pollution Prevention Certification

Occupational Safety and Health Administration Construction Safety and Health Outreach Program

CPR Certification

## PROFESSIONAL EXPERIENCE

### LOS ANGELES POLICE DEPARTMENT

1994 - Present

**Police Detective**

### EARTHWISE DEMOLITION & ABATEMENT CORP., Newhall, CA

2018 – Present

**President / Owner**

### INTERIOR DEMOLITION, INC., Montrose, CA

1991 – Present

**Superintendent / Vice President**

31 years of experience in demolition

Oversees the company's field and administrative operations

Manages the company's field personnel

Attends job walks

Prepares bid proposals

Manages company major equipment purchases

Analyzes and determines software equipment purchases

## EDUCATION

Glendale Community College, Glendale, CA

## VOLUNTEER WORK

**Nicaraguan Medical Relief, President**

2018 – Present

Assists with the coordination of events for the benefit of providing medical supplies to Central America.

# OSCAR ROLDAN

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21723 GREENSLEEVES COURT, SAUGUS, CA 91350

661-965-2840

[oroldan@yahoo.com](mailto:oroldan@yahoo.com)

## LICENSES AND CERTIFICATIONS

Rail Safety Certification

Occupational Safety and Health Administration Construction Safety and Health Outreach Program

CPR Certification

## PROFESSIONAL EXPERIENCE

**INTERIOR DEMOLITION, INC.**, Montrose, CA

2015 – Present

**Superintendent**

Oversees the company's day-to-day field operations at the demolition site.

Manages the company's field personnel.

Responsible for overall demolition activities within the project budget and scheduling guidelines.

**RICON CORPORATION**

1993 – 2015

**Shipping Supervisor**

## EDUCATION

Fork Lift Operator Certification

Inventory Management Certification



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#### **e. Proposed Work Plan**

Interior Demolition, Inc. understands the scope of work and requirements that the City of Santa Ana has provided. IDI will review each project requirement to determine the task order approach in order to successfully complete the work.

In a typical residential structure, the demolition consists of the following steps:

1. Submit AQMD Notifications for both Asbestos Abatement and Demolition with a Start and End date accordingly and also notify Cal Osha for the Asbestos related work.
2. Create a work schedule
3. Obtain required Permits
4. Provide submittals such as, creating a plot plan per the city requirements like recycling, erosion control, dust control, soil disturbance, Etc.
5. Mobilize and secure the site with fencing or construction canopy
6. Start removing asbestos and lead
7. Start Demolition
8. Schedule for inspection to cap utilities. Cap Utilities
9. Rough Grade the area
10. Demobilize

IDI will make the city aware of any unforeseen situations



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**f. Relevant Project Experience**

1. City of Santa Ana On-Call Demolition, Disposal/Debris Removal, Erosion and Sediment Control, and immediate Response for As-Needed Services (AR-9616)

Owner: City of Santa Ana PWD

David Ramirez – Project Engineer  
20 Civic Center Plaza, M6, Santa Ana, CA 92701  
Contact: 714-647-5641

Scope of work: Asbestos/lead Abatement, Demolition, Fencing, Cap utilities and rough grading for On-Call services for the City of Santa Ana

Project Total: \$2,200,000.00

Completed: 2022

2. On-Call Cleanup, Removal and Demolition of Substandard Structures

Owner: County of Los Angeles

Javier Ramirez – District Building and Safety Engineering Associate  
900 South Fremont Ave. Alhambra, CA 91803  
Contact: 626-458-3193

Scope of work: Asbestos/lead Abatement, Demolition, Fencing, Cap utilities and rough grading for On-Call services for County of Los Angeles

Project Total: \$1,400,000.00

3. Centennial Corridor Project – Bakersfield, CA

Owner: Caltrans

David Cospers – Project Engineer – Overland, Pacific, & Culter, Inc.  
1600 Truxton Ave. 4<sup>th</sup> Floor Bakersfield, CA 93301  
Contact: 661-381-2440

Donald M. Anderson – Real Property Manager – Bakersfield Financial Services  
1600 Truxton Ave. 2<sup>nd</sup> Floor, Bakersfield, CA 93301  
Contact: 661-326-3061

Scope of work: Asbestos Abatement, Structural Demolition, Sewer Cap & Grading

Project Total: Original & Final Pricing

PHASE 2: \$310,000.00

PHASE 3: \$400,000.00

PHASE 4: \$264,000.00

PHASE 5: \$248,194.00

PHASE 6: \$240,783.00

PHASE 7: \$296,554.00

PHASE 8: \$162,350.00

PHASE 9: \$291,900.00

Scheduled completion date: 10/07/2016 Actual completion date: 11/09/2017

4. California Department of Transportation – La Mirada, CA  
Owner: Caltrans

Bill Howard – Associate Right of Way Agent/Clearance & Demolition  
Contact: 213-897-3017

Scope of work: Right of Way Demolition and Clearance Services, Asbestos/Lead Paint Abatement Services and Storm Water Pollution Prevention Plan (SWPPP) or Water Pollution Control Program (WPCP) services, and implementation of said plan(s) as described herein.

Project total:

PROJECT PHASE – Original & Final Pricing - \$10,052,385.00

Scheduled Completion Date: 11/0/2016

5. Demolition of 10 Multi-Family Buildings at Jordan Downs – Los Angeles, CA  
Owner: Housing Authority of the City of Los Angeles

Julie Mungai – Project Engineer  
2600 Wilshire Blvd. Los Angeles, CA 90057  
Contact: 213-440-7053

Scope of work: Asbestos/Lead abatement, demolition, fencing and grading of single story and two-story residential buildings at the Housing Authority's Jordan Downs public house community.

Project total:

\$1,925,931.00

Scheduled completion date: 6/2/2021

6. Demolition at 1240 & 1248 E. Lincoln Ave, Anaheim, CA  
Owner: City of Anaheim

Stephen Stoewer – Senior Project Manager  
210 South Anaheim Blvd. 10<sup>th</sup> Floor, Anaheim, CA 92805  
Contact: 714-765-4338

Scope of work: Asbestos/Lead abatement, demolition and clearing and removal of all vegetation. Removal of all utility lines from property and cap.

Project total:

\$236,008.00

Scheduled completion date: 6/24/2019

7. Cedar Hall Bid Package No. 01; Demolition & Hazardous Abatement - Lancaster, CA  
Owner: Antelope Valley Community College District

Alisha Fonder – Project Manager  
3041 W Ave. K, Lancaster, CA 93536  
Contact: 661-510-4560

Scope of work: Asbestos/Lead Abatement and Demolition of Cedar Hall, College buildings.

Project total:

\$716,788.17

Completed: 7/8/2024

8. Demolition - Jordan Downs Areas H2(a), P1 and S7 – Los Angeles, CA  
Owner: Housing Authority of the City of Los Angeles

Kevin Sharp – Senior Project/Construction Manager  
2600 Wilshire Blvd. Los Angeles, CA 90057  
Contact: 213-258-7297

Scope of work: Asbestos/Lead abatement, demolition, fencing and grading of single story and two-story residential buildings at the Housing Authority's Jordan Downs public house community.

Project total:

\$2,152,667.00

Completed date: 5/6/2022

9. Lynwood High School Classroom Building Demolition – Lynwood, CA  
Owner: Lynwood Unified School District

Rikki Perez – Project Manager  
11321 Bullis Road, Lynwood, CA 90262  
Contact: 424-477-9581

Scope of work: Demolition of a 240,000 sf and 3 story building at Lynwood High School

Project total:  
\$3,204,161.21

Scheduled completion date: 2/23/2024

10. California Department of Transportation – IFB 07A4869 – Los Angeles, CA  
Owner: Caltrans

Sinead Gross – Associate Right of Way Agent/Clearance & Demolition  
Contact: 213-266-3665

Scope of work: Right of Way Demolition and Clearance Services, Asbestos/Lead Paint Abatement Services and Storm Water Pollution Prevention Plan (SWPPP) or Water Pollution Control Program (WPCP) services, and implementation of said plan(s) as described herein.

Project total:  
PROJECT PHASE – Original & Final Pricing - \$3,504,960.13

Scheduled Completion Date: 3/19/2023



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**g. References**

1. Owner: City of Santa Ana Public Works Agency

Project name: On-Call for Demolition, Disposal/Debris Removal, Erosion and Sediment Control and Immediate Response for As-Needed Services (AGR-9616)

Duration: 2 years

Contact person: David Ramirez – PWA Engineer – 714-674-5641 – [dramirez@santa-ana.org](mailto:dramirez@santa-ana.org)

Contract amount: \$2,200,000.00

2. Owner: Caltrans

Project Name: 07A4310 – State-owned Clearance and Demolition Sites

Duration: 2 years

Contact Person: Sinead Gross – Right of way agent – 213-266-3665 – [sinead.gross@dot.ca.gov](mailto:sinead.gross@dot.ca.gov)

Contract amount: \$3,724,721.16

3. Owner: Los Angeles County Public Works

Project name: On-Call Cleanup, Removal, and Demolition of Substandard Structures

Duration: 2 years

Contact Person: Javier Martinez – District Building and Safety Engineering Associate – 626-458-3193 – [jmartinez@dpw.lacounty.gov](mailto:jmartinez@dpw.lacounty.gov)

Contract amount: \$1,400,000.00



## CITY OF SANTA ANA

Contractor is responsible for demolishing all improvements, including: 4" thick concrete slab foundation and footings to a depth of 3', and all surrounding landscaping. Contractor is also responsible for clearing the site, grading the parcel for drainage, capping all sewer lines, and compacting to 90% density. Erosion control to include importing and exporting fill dirt as needed, installing straw wattles around site perimeter, topping site with 1" base course to prevent wind erosion, and installing rumble plates for the duration of the demolition.

Price provided below shall be based solely on the information provided hereon and shall be an all-inclusive price and shall include all items listed and cover all items or work identified above and Appendix - Attachment 4 to deliver a clear site with no remaining improvements.

=====

Company Name: Interior Demolition, Inc.

**1301 W 11<sup>th</sup> Street, Santa Ana, CA**

Item Description	Cost
Permitting	\$ 3,000.00
Engineering	\$ 3,000.00
Site Fencing for Duration of Demolition	\$ 3,000.00
Canopy BMP's/Erosion Control Plan	\$ 1,000.00
Asbestos/Hazardous Stabilization and Abatement (on a separate sheet, provide a detail cost for this lump sum amount)	\$ 20,000.00
Universal Waste Disposal	\$ 2,000.00
Interior Demolition	\$ 17,500.00
Exterior Wall/Building/Foundation Demolition	\$ 4,800.00
Sitework Demolition	\$ 4,800.00
Landscape and Trees Removal and Clearing	\$ 3,000.00
Vermin Abatement (Assume present)	\$ 2,000.00
Bee Colony Abatement (Assume present)	\$ 2,000.00
Other (describe...)	\$
<b>Total Price</b>	<b>\$ 66,100.00</b>



# CITY OF SANTA ANA

## ATTACHMENT A PROPOSER'S CERTIFICATION, PROPOSAL PRICING

**Certification** - I certify that I have read, understand and agree to the terms and conditions of this Request for Proposals. I have examined the Scope of Services (Exhibit I) and am qualified to provide services being requested as specified herein. I understand and agree that I am responsible for reporting any errors, omissions or discrepancies to the City for clarification prior to the submission of my proposal.

PROPOSER'S STATEMENT: I have read, understood and agree to the terms and conditions on all pages of the Request for Proposals. Upon request, I will transfer and deliver goods or services to the City in accordance with said terms and conditions.

Interior Demolition, Inc.	TEL: 818-249-4932 FAX: 818-249-4937
LEGAL NAME OF COMPANY	PHONE AND FAX NUMBERS

23508 Pine Street Newhall CA 91321
BUSINESS ADDRESS

Maria Molina	Secretary & Treasurer
PRINTED NAME OF AUTHORIZED AGENT	TITLE

	3/10/2025	marco@interiordemolition.net
SIGNATURE OF AUTHORIZED AGENT	DATE	E-MAIL ADDRESS

95-4216657	603409
FEDERAL ID NUMBER (IF APPLICABLE)	CONTRACTOR LICENSE NUMBER (IF APPLICABLE)

CITY OF SANTA ANA BUSINESS LICENSE NUMBER  
*(PLEASE PROVIDE IF AVAILABLE, BUT NOT REQUIRED UNTIL AND IF AN AWARD IS MADE TO PROPOSER.)*

**THIS FORM MUST BE COMPLETED AND INCLUDED WITH THE PROPOSAL.  
PROPOSALS THAT DO NOT CONTAIN THIS FORM WILL BE CONSIDERED NONRESPONSIVE.**



# CITY OF SANTA ANA

## ATTACHMENT B REFERENCES

List and describe fully the contracts performed by your firm which demonstrate your ability to provide the supplies, equipment or services included in the scope of the proposal specifications. Attach additional pages if required. The City reserves the right to contact each of the references listed for additional information regarding your firm's qualifications.

**REFERENCE** California Department of Transportation  
Customer Name: (Caltrans) Contact Individual: Sinead Gross

Address: 100 S. Main St. Phone Number: 213-266-3665  
Los Angeles, CA 90012 EMAIL: sinead.gross@dot.ca.gov

Contract Amount: \$3,504,906.13 Year: 3/20/2020 - 3/19/2023

Description of supplies, equipment, or services provided:

On call abatement, demolition and grading

**REFERENCE** California Department of Transportation  
Customer Name: (Caltrans) Contact Individual: Sinead Gross

Address: 100 S. Main St. Phone Number: 213-266-3665  
Los Angeles, CA 90012 EMAIL: sinead.gross@dot.ca.gov

Contract Amount: \$4,514,141.00 Year: 10/31/2017-10/30/2019

Description of supplies, equipment, or services provided:

On call abatement, demolition and grading

**REFERENCE**  
Customer Name: City of Santa Ana Contact Individual: Nabil Saba

Address: 20 Civic Center Plaza Phone Number: 714-647-5635  
Santa Ana, CA 92702 EMAIL: nsaba@santa-ana.org

Contract Amount: \$2,200,000.00 Year: 2/21/2017-2/20/2022

Description of supplies, equipment, or services provided:

On-call abatement and demolition

**THIS FORM MUST BE COMPLETED AND INCLUDED WITH THE PROPOSAL.  
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# CITY OF SANTA ANA

## ATTACHMENT C PROPOSER'S STATEMENT

Proposer understands and agrees that this written RFP (or any part thereof specifically designated and accepted by the City of Santa Ana, hereinafter City) shall constitute the entire agreement between proposer and the City only after it has been accepted by the City Council, endorsed by the Clerk of the Council with her signature and official seal noting hereon the action of approval of the Council, signed by the Executive Director or his duly authorized agent, and signed by the City Attorney, denoting his approval of the form of this document, and its execution, and when it or an exact copy of it has been either delivered to proposer or deposited with the United States Postal Service properly addressed to the proposer with the correct postage affixed thereto.

Proposer further agrees that upon delivery (as defined above) of the accepted agreement he/she will furnish City all required bonds and certificate of liability insurance within ten (10) days (excluding Saturdays, Sundays and City's legal holidays), or the funds, check, draft, or proposer's bond substituted in lieu thereof accompanying this proposal shall become the property of the City and shall be considered as payment of damages due to the delay and other causes suffered by City because of the failure to furnish the necessary bonds and because it is distinctly agreed that the proof of damages actually suffered by City is difficult to ascertain; otherwise said funds, check drafts, or proposer's bond substituted in lieu thereof shall be returned to the undersigned.

Proposer understands that a proposal is required for the entire work, that the estimated quantities set forth in the RFP schedule are solely for the purpose of comparing proposals, and that final compensation under the contract will be based upon the actual quantities of work satisfactorily completed.

All terms contained in the specifications, the certification of nondiscrimination by contractors, and the required insurance certificates are to be incorporated by reference into this agreement and are made specifically as part of this RFP.

Firm Interior Demolition, Inc.

Signed and Printed Name: Maria Molina 

Title Secretary & Treasurer

Date 3/10/2025

**THIS FORM MUST BE COMPLETED AND INCLUDED WITH THE PROPOSAL.  
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# CITY OF SANTA ANA

## ATTACHMENT D NON-COLLUSION AFFIDAVIT

(Title 23 United States Code Section 112 and Public Contract Code Section 7106)

To the CITY OF SANTA ANA

In accordance with Title 23 United States Code Section 112 and Public Contract Code 7106 the proposer declares that the proposal is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation; that the proposal is genuine and not collusive or sham; that the proposer has not directly or indirectly induced or solicited any other proposer to put in a false or sham proposal, and has not directly or indirectly colluded, conspired, connived or agreed with any proposer or anyone else to put in a sham proposal, or that anyone shall refrain from bidding; that the proposer has not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the proposal price of the proposer or any proposer, or to fix any overhead, profit, or cost element of the proposal price, or of that of any other proposer, or to secure any advantage against the public body awarding the contract of anyone interested in the proposed contract; that all statements contained in the proposal are true; and, further, that the proposer has not, directly or indirectly, submitted his or her proposal price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, or paid, and will not pay, any fee to any corporation, partnership, company association, organization, bid depository, or to any member or agent thereof to effectuate a collusive or sham proposal.

Note: The above non-collusion affidavit is part of the proposal. Signing this proposal on the signature portion thereof shall also constitute signature of this non-collusion affidavit. Proposers are cautioned that making a false certification may subject the certifier to criminal prosecution.

Signed George Molina  
State of CA, County of Los Angeles

Subscribed and sworn to (or affirmed) before me on this 11th day of March, 2025, by George Molina, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Keri Palitang  
Notary Public Signature



Notary Public Seal

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

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# CITY OF SANTA ANA

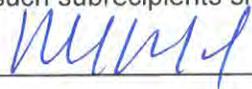
## ATTACHMENT E NON-LOBBYING CERTIFICATION

The prospective participant certifies, by signing and submitting this bid or proposal, to the best of his or her knowledge and belief, that:

- (1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
- (2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, "Disclosure of Lobbying Activities," in conformance with its instructions.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

The prospective participant also agrees by submitting his or her bid or proposal that he or she shall require that the language of this certification be included in all lower tier subcontracts, which exceed \$100,000 and that all such subrecipients shall certify and disclose accordingly.

Signed: 

Title: Secretary & Treasurer

Firm: Interior Demolition, Inc.

Date: March 10, 2025

**THIS FORM MUST BE COMPLETED AND INCLUDED WITH THE PROPOSAL.  
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## CITY OF SANTA ANA

### ATTACHMENT F

#### NON-DISCRIMINATION CERTIFICATION

The undersigned consultant or corporate officer, during the performance of this contract, certifies as follows:

1. The Consultant shall not discriminate against any employee or applicant for employment because of race, color, religion, sex, or national origin. The Consultant shall take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, color, religion, sex, or national origin. Such action shall include, but not be limited to, the following: employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The Consultant agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.
2. The Consultant shall, in all solicitations or advertisements for employees placed by or on behalf of the Consultant, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex, or national origin.
3. The Consultant shall send to each labor union or representative of workers with which he/she has a collective bargaining agreement or other contract or understanding, a notice to be provided advising the said labor union or workers' representatives of the Consultant's commitments under this section, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.
4. The Consultant shall comply with all provisions of Executive Order 11246 of September 24, 1965, and of the rules, regulations, and relevant orders of the Secretary of Labor.
5. The Consultant shall furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to his/her books, records, and accounts by the administering agency and the Secretary of Labor for purposes of investigation, to ascertain compliance with such rules, regulations, and orders.
6. In the event of the Consultant's non-compliance with the nondiscrimination clauses of this contract or with any of the said rules, regulations, or orders, the contract may be canceled, terminated, or suspended in whole or in part and the Consultant may be declared ineligible for further Government contracts or federally assisted construction contracts in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulations, or order of the Secretary of Labor, or as otherwise provided by law.
7. The Consultant shall include the portion of the sentence immediately preceding paragraph (1) and the provisions of paragraphs (1) through (7) in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to Section 204 of Executive Order 11246 of September 24, 1965, so that such provisions will be binding upon each subcontract





# CITY OF SANTA ANA

## ATTACHMENT G SUBCONTRACTOR DESIGNATION FORM

Bidder acknowledges and agrees that under Public Contract Code section 4100, et seq., it must clearly set forth below the name and location of each subcontractor who will perform work or labor or render service to the bidder in or about the work in an amount in excess of one-half of one percent (0.5%) of bidder's total bid and the kind of work that each will perform. Furthermore, bidder acknowledges and agrees that under Public Contract Code section 4100, et seq., if bidder fails to list as to any portion of work, or if bidder lists more than one subcontractor to perform the same portion of work (i.e. bidder must indicate what portion of the work each subcontractor will perform), bidder must perform that portion itself or be subjected to penalty under applicable law.

If alternate bids are called for and bidder intends to use subcontractors different from or in addition to those subcontractors listed for work under the base bid, bidder must list subcontractors that will perform work in an amount in excess of one half of one percent (0.5%) of bidder's total bid, including alternates.

In case more than one subcontractor is named for the same kind of work, the Contractor is to state the portion of work that each subcontractor will perform. Bidders or suppliers of materials only do not need to be listed. If further space is required for the list of proposed subcontractors, additional sheets showing the required information, as indicated below, shall be attached hereto and made a part of this document.

Listed below is the name of each subcontractor that will perform work, labor, or render services to the undersigned related to the work of this project. This is to include any subcontractor that will specially fabricate and install a portion of work according to detailed drawings contained in the plans and specifications in the amount greater than one half of one percent (.05%) of the contractors total bid. Additional sheets may be attached if needed.

Subcontractor Name:	Location:
Portion of Work/Trade:	Bid Amount
Contractor's License Number	DIR Registration No.
Subcontractor Name:	Location:
Portion of Work/Trade:	Bid Amount:
Contractor's License No:	DIR Registration No:
<input checked="" type="checkbox"/> Contractor will not be subcontracting any portion of work.	

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# CITY OF SANTA ANA

## ATTACHMENT H CARB FLEET COMPLIANCE CERTIFICATION

Bidder hereby acknowledges that they have reviewed the California Air Resources Board's policies, rules and regulations and are familiar with the requirements of Title 13, California Code of Regulations, Division 3, Chapter 9, effective on January 1, 2024 (the "Regulation"). Bidder hereby certifies, subject to penalty for perjury, that the option checked below relating to the Bidder's fleet, and/or that of their subcontractor(s) ("Fleet") is true and correct:

- The Fleet is subject to the requirements of the Regulation, and the appropriate Certificate(s) of Reported Compliance have been attached hereto.
- The Fleet is exempt from the Regulation under section 2449.1(f)(2), and a signed description of the subject vehicles, and reasoning for exemption has been attached hereto.
- Bidder and/or their subcontractor is unable to procure R99 or R100 renewable diesel fuel as defined in the Regulation pursuant to section 2449.1(f)(3). Bidder shall keep detailed records describing the normal refueling methods, their attempts to procure renewable diesel fuel and proof that shows they were not able to procure renewable diesel (i.e. third-party correspondence or vendor bids).
- The Fleet is exempt from the requirements of the Regulation pursuant to section 2449(i)(4) because this Project has been deemed an Emergency, as defined under section 2449(c)(18). Bidder shall only operate the exempted vehicles in the emergency situation and records of the exempted vehicles must be maintained, pursuant to section 2449(i)(4).
- The Fleet does not fall under the Regulation or are otherwise exempted and a detailed reasoning is attached hereto.

Interior Demolition, Inc.  
 Bidder's Company Name (please print or type)

*Maria Molina*  
 Signature of Bidder

Maria Molina  
 Print Name

Secretary & Treasurer  
 Title

8300  
 DOORS ID

**THIS FORM MUST BE COMPLETED AND INCLUDED WITH THE PROPOSAL.  
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California Environmental Protection Agency  
**Air Resources Board**

**January 1, 2025**

**CERTIFICATE OF REPORTED COMPLIANCE  
OFF-ROAD DIESEL VEHICLE REGULATION**

is issued to

**INTERIOR DEMOLITION, INC.**

This certificate indicates that the fleet listed above has reported off-road diesel vehicles to the California Air Resources Board and has certified they are in compliance with title 13 CCR, section 2449. All applicable vehicles owned by the individual, company, or agency must be reported and labeled, as specified in Section 2449, with all possible completeness, else this certificate is null and void. **Certificate expires 2/28/2026**



Jack Kitowski  
Chief, Mobile Source Control Division  
California Air Resources Board

Off-road Diesel Fleet Identification

**8300**

To verify the authenticity of this certificate, enter this number at  
[http://www.arb.ca.gov/doors/compliance\\_cert1.html](http://www.arb.ca.gov/doors/compliance_cert1.html)



*Corporate Office  
23508 Pine Street  
Newhall, CA 91321  
[www.interiordemolition.net](http://www.interiordemolition.net)*

## **Scope of Services and Schedule**

Sample Schedule

# DEMOLITION AND ABATEMENT OF 1301 W 11TH St, SANTA ANA CA 92703 for CITY OF SANTA ANA

ID	Task Name	Duration	Start	Finish	% Complete	2020		2021		2022	
						H1	H2	H1	H2	H1	H2
1	<b>Demolition Schedule for CITY OF SANTA ANA</b>	<b>28 days</b>	<b>Mon 2/28/22</b>	<b>Wed 4/6/22</b>	<b>0%</b>						
2	NTP	1 day	Mon 2/28/22	Mon 2/28/22	0%						
3	Notify AQMD	10 days	Mon 2/28/22	Fri 3/11/22	0%						
4	Prepare Erosion Control Plan	10 days	Mon 2/28/22	Fri 3/11/22	0%						
5	Permits	10 days	Mon 2/28/22	Fri 3/11/22	0%						
6	Submittals	10 days	Mon 2/28/22	Fri 3/11/22	0%						
7	<b>Mobilization</b>	<b>1 day</b>	<b>Mon 3/14/22</b>	<b>Mon 3/14/22</b>	<b>0%</b>						
8	Mobilize	1 day	Mon 3/14/22	Mon 3/14/22	0%						
9	<b>Abatement</b>	<b>6 days</b>	<b>Mon 3/14/22</b>	<b>Mon 3/21/22</b>	<b>0%</b>						
10	Asbestos Abatement	2 days	Mon 3/14/22	Tue 3/15/22	0%						
11	Lead Abatement	2 days	Wed 3/16/22	Thu 3/17/22	0%						
12	Rat and/or Vermin Abatement	2 days	Fri 3/18/22	Mon 3/21/22	0%						
13	<b>Demolition</b>	<b>12 days</b>	<b>Tue 3/22/22</b>	<b>Wed 4/6/22</b>	<b>0%</b>						
14	Main Dwelling Area	4 days	Tue 3/22/22	Fri 3/25/22	0%						

Task Name	Start	Finish	Task Type	Summary
Critical			Finish-only	Manual Summary
Critical Split			Duration-only	Project Summary
Critical Progress			Baseline	External Tasks
Task			Baseline Split	External Milestone
Split			Baseline Milestone	Inactive Task
Task Progress			Milestone	Inactive Milestone
Manual Task			Summary Progress	Inactive Summary
Start-only			Summary	Deadline

Interior Demolition Inc.

# DEMOLITION AND ABATEMENT of 1301 W 11TH St, SANTA ANA CA 92703 for CITY OF SANTA ANA

ID	Task Name	Duration	Start	Finish	% Complete	2020		2021		2022	
						H1	H2	H1	H2	H1	H2
15	Garage	2 days	Mon 3/28/22	Tue 3/29/22	0%						
16	Covered Patio	2 days	Wed 3/30/22	Thu 3/31/22	0%						
17	Foundation and Footings	2 days	Fri 4/1/22	Mon 4/4/22	0%						
18	Sewer Cap	1 day	Mon 4/4/22	Mon 4/4/22	0%						
19	Rough Grading	1 day	Tue 4/5/22	Tue 4/5/22	0%						
20	Site Restoration	1 day	Wed 4/6/22	Wed 4/6/22	0%						

Critical	Finish-only	Manual Summary
Critical Split	Duration-only	Project Summary
Critical Progress	Baseline	External Tasks
Task	Baseline Split	External Milestone
Split	Baseline Milestone	Inactive Task
Task Progress	Milestone	Inactive Milestone
Manual Task	Summary Progress	Inactive Summary
Start-only	Summary	Deadline

Interior Demolition Inc.



*Corporate Office  
23508 Pine Street  
Newhall, CA 91321  
[www.interiordemolition.net](http://www.interiordemolition.net)*

## **SUBMITTALS**

**Interior Demolition, Inc.  
23508 Pine St.  
Newhall, CA 91321**

# Table of Contents

Contractors State License	PG 3
AQMD Notifications	PG 4-8
Asbestos/Lead Work Plan	PG 9-18
Demo Plan	PG 19-23



CONTRACTORS  
STATE LICENSE BOARD  
ACTIVE LICENSE



License Number **603409**

Entity **CORP**

Business Name **INTERIOR DEMOLITION INC**

Classification(s) **C21 C12 ASB B C22 C61/D63 HAZ**

Expiration Date **09/30/2026**

[www.cslb.ca.gov](http://www.cslb.ca.gov)



**South Coast Air Quality Management District**

21865 Copley Drive, Diamond Bar, CA 91765-4182  
 Phone: (909) 396-2336  
 www.aqmd.gov

Facility ID  
**128712**

Notification Number  
**687267**

**Rule 1403 Notification of Emergency Procedure 1 3 Asbestos Removal**

Please maintain a copy of this Notification at the job site, either electronic or paper.

**Project Type**

Project Type	<b>Asbestos Removal</b>	Project Urgency	<b>Emergency</b>
Origin Date	<b>2/8/2022 2:42:25 PM</b>		
Completed By	<b>Michelle Alba</b>	Phone Number	<b>(818) 249-4932</b>
User Email	<b>michelle.interiordemo@gmail.com</b>		

**Contractor Information**

Company Name	<b>INTERIOR DEMOLITION, INC</b>	Address	<b>2621 HONOLULU AVE</b>
City	<b>MONTROSE</b>	State	<b>CA</b>
Zip	<b>91020</b>		
CSLB License #	<b>603409</b>	OSHA REG #	<b>00771</b>
Supervisor #1	<b>ALEJANDRO CARO</b>	Phone	<b>(562) 528-2436</b>
Supervisor #2	<b>LUIS FREGOSO</b>	Phone	<b>(626) 536-6853</b>
Supervisor #3	<b>FRANK MEDINA</b>	Phone	<b>(760) 680-3502</b>

**Site Information**

Site Name	<b>ABATEMENT @ 905 E WARNER</b>	Project #	<b>2203-A</b>
Site Street #	<b>905</b>	Street Name	<b>E WARNER AVE</b>
Cross Street	<b>S HALLADAY ST</b>	Site County	<b>ORANGE COUNTY</b>
City	<b>SANTA ANA</b>	State	<b>CA</b>
Zip	<b>92707</b>		
Contact Name	<b>DAVID RAMIREZ</b>	Contact Phone	<b>(714)647-5641</b>
Site Owner	<b>CITY OF SANTA ANA</b>	Owner Address	<b>20 Civic Center Plaza</b>
City	<b>Santa Ana</b>	State	<b>CA</b>
Zip	<b>91701</b>		
Project Start Date	<b>2/10/2022</b>	Project End Date	<b>2/15/2022</b>
Project Work Shift(s)	<b>Day</b>	Building Size in Sq.ft	<b>1863</b>
Number of Floors	<b>1</b>	Building Age (years)	<b>67</b>
Number of Building/Dwelling Units	<b>2</b>	Building Prior Use	<b>House</b>
Asbestos Survey	<b>Yes</b>	Asbestos Found	<b>Yes</b>
Asbestos Removed	<b>No</b>	Building to be Demolished	<b>Yes</b>
Describe Work	<b>ABATEMENT OF HOUSE</b>	Describe Work Location	<b>HOUSE</b>

**Project Information**

**Asbestos Information**

Amount of Asbestos in each type in Sq.Ft

Acoustic Ceiling	650	Linoleum	0	Insulation	0	Fire Proofing	0
Ducting	0	Dry Wall	70	HEPA Vacuum & wet wipe	0	Porous Personal Possessions	0
Mastic (Non-friable)	0	Floor Tiles (Non-friable)	300	Transite	0	Roofing	0
Stucco	0	Plaster	0	Other (Friable)	0	Coal Tar Wrap	0
Mastic (Friable)	0	Floor Tile (Friable)	0	Other (Non-friable)	0	Contaminated Soil	0
Transite (Damaged)	0						

**Asbestos Amount to be Removed in Sq.Ft**

FRIABLE	720
CLASS I	300
CLASS II	0
Total	1020

Asbestos Removal From	Surfaces	Control Procedures	1, 3
Asbestos Detection Procedure(s)	Survey		

**Survey Information**

Certified Asbestos Inspector Name	MICHAEL S CUSHNER	Certification Expiration Date	7/20/2022 12:00:00 AM
Survey Plan Date	10/25/2021 12:00:00 AM	Phone Number	(949)753-7070
Email	mcushner@ninyoandmoore.com		

**Emergency**

Sudden Unexpected Event(s)	Vandalism		
Name of Person/Declaring Authorizing the Emergency	DAVID RAMIREZ	Phone	(714)647-5641
Date of Emergency	2/3/2022		

**Waste Information**

Waste Transporter	BDC SPECIAL WASTE SERVICES		
Address	1211 WEST GLADSTONE AVENUE	City	AZUSA
State	CA	Zip	91702
Landfill	Azusa Land Reclamation		
Address	1211 W Gladstone St	City	Azusa
State	CA	Zip	91702

**Fee Payment**

Total Amount of Asbestos to be Removed in sq.ft	1020
Tracking Number	3949415
Project Size Fee	208.18
Additional Fee	68.07
Total Fee	\$ 276.25
Payment Made	\$ 276.25
Balance Due	\$ 0

By clicking the Sign & Submit button, I certify that an individual trained in the provisions of SCAQMD Rule 1403 and the Asbestos NESHAP (CFR Title 40, Part 61, Subpart M) will be onsite during the demolition or renovation and evidence that the required training has been accomplished by this person will be available for inspection during normal business hours. In addition, I certify that all of the information contained herein and information submitted with this Notification is true and correct.

## South Coast Air Quality Management District

21865 Copley Drive, Diamond Bar, CA 91765-4182  
Phone: (909) 396-2336  
www.aqmd.gov

Facility ID  
**128712**

Notification Number  
**688111**

### Rule 1403 Notification of Government Ordered Demolition

Please maintain a copy of this Notification at the job site, either electronic or paper.

#### Project Type

Project Type	<b>Demolition</b>	Project Urgency	<b>Governement Ordered</b>
Origin Date	<b>2/15/2022 10:32:11 AM</b>		
Completed By	<b>Michelle Alba</b>	Phone Number	<b>(818) 249-4932-107(Ex.)</b>
User Email	<b>janetestradaa@gmail.com</b>		

#### Contractor Information

Company Name	<b>INTERIOR DEMOLITION, INC</b>	Address	<b>2621 HONOLULU AVE</b>
City	<b>MONTROSE</b>	State	<b>CA</b>
Zip	<b>91020</b>		
CSLB License #	<b>603409</b>	OSHA REG #	<b>00771</b>
Supervisor #1	<b>ALEJANDRO CARO</b>	Phone	<b>(562) 528-2436</b>
Supervisor #2	<b>LUIS FRAGOSO</b>	Phone	<b>(626) 536-6853</b>
Supervisor #3	<b>FRANK MEDINA</b>	Phone	<b>(760) 680-3502</b>

#### Site Information

Site Name	<b>DEMO@ 905 E WARNER</b>	Project #	<b>2203-D</b>
Site Street #	<b>905</b>	Street Name	<b>E WARNER AVE</b>
Cross Street	<b>S HALLADAY ST</b>	Site County	<b>ORANGE COUNTY</b>
City	<b>SANTA ANA</b>	State	<b>CA</b>
Zip	<b>92707</b>		
Contact Name	<b>DAVID RAMIREZ</b>	Contact Phone	<b>(714)647-5641</b>
Site Owner	<b>CITY OF SANTA ANA</b>	Owner Address	<b>20 Civic Center Plaza</b>
City	<b>Santa Ana</b>	State	<b>CA</b>
Zip	<b>91701</b>		
Project Start Date	<b>2/17/2022</b>	Project End Date	<b>2/25/2022</b>
Project Work Shift(s)	<b>Day</b>	Building Size in Sq.ft	<b>1863</b>
Number of Floors	<b>1</b>	Building Age (years)	<b>67</b>
Number of Building/Dwelling Units	<b>2</b>	Building Prior Use	<b>House</b>
Asbestos Survey	<b>Yes</b>	Asbestos Found	<b>Yes</b>
Asbestos Removed	<b>Yes</b>	Building to be Demolished	<b>Yes</b>
Describe Work	<b>DEMOLITION OF HOUSE</b>	Describe Work Location	<b>HOUSE</b>

#### Project Information

##### Demolition Information

All Asbestos containing materials must be removed prior to any demolition activity

Asbestos Removal Company **Interior Demolition,** Date of Asbestos Removal **2/7/2022**  
 Amount Of Asbestos Removed (sq.ft) **1020**

**Survey Information**

Certified Asbestos Inspector Name **MICHAEL S CUSHNER** Certification Expiration Date **7/20/2022 12:00:00 AM**  
 Survey Plan Date **10/25/2021 12:00:00 AM** Phone Number **(949)753-7070**  
 EMail **MCUSHNER@NINYOANDMOORE.COM**  
 Size of Demolition Project in sq. ft **1862** Work Practices at Demolition Site **Spray Water**  
 Contingency Demolition plan **Stop Work , Isolate Work Area , Notify Owner , Stabilize , Secure , Characterize Waste , Survey**

**Ordered Information**

Agency Name **CITY OF SANTA ANA** Phone **(714)647-5641**  
 Date of Order **2/3/2022** Date of Order to Begin **2/10/2022**  
 Authorizing Person **DAVID RAMIREZ** Title **ASSOCIATE ENGINEER**

**Waste Information**

Waste Transporter **INTERIOR DEMOLITION, INC.**  
 Address **2621 HONOLULU AVE.** City **MONTROSE**  
 State **CA** Zip **91020**  
 Landfill **AZUSA LAND RECLAMATION**  
 Address **1211 W GLADSTONE ST** City **AZUSA**  
 State **CA** Zip **91702**

**Revision History**

Notification #	Project Start Date	project End Date	Size of Demolition	Revision Comments	Revised Date
688111	2/17/2022	2/25/2022	1862	Revise Dates	2/15/2022 10:49:41 AM
687305	2/16/2022	2/25/2022	1862		2/15/2022 10:49:42 AM

**Fee Payment**

Size of Demolition Project in sq. ft **1862**  
 Tracking Number **3950142**  
 Project Size Fee **0**  
 Additional Fee **25.22**  
 Total Fee **\$ 25.22**  
 Payment Made **\$ 25.22**  
 Balance Due **\$ 0**

By clicking the Sign & Submit button, I certify that an individual trained in the provisions of SCAQMD Rule 1403 and the Asbestos NESHAP (CFR Title 40, Part 61, Subpart M) will be onsite during the demolition or renovation and evidence that the required training has been accomplished by this person will be available for inspection during normal business hours. In addition, I certify that all of the information contained herein and information submitted with this Notification is true and correct.



SAMPLE

Corporate Office  
2621 Honolulu Avenue  
Montrose, CA 91020  
www.interiordemolition.net

# NOTIFICATION OF ASBESTOS RELEATED WORK

As per California Code of Regulations, Title8, Section 341.9

Date: February 8, 2022

I.D.I. SITE ID: 2203

To Cal-OSHA - District Compliance Office

To Whom This May Concert:

This is a Fax notifying your office of an Abatement Project to be performed at:

**JOB SITE ADDRESS:**

905 E Warner St. Santa Ana, CA 90707

**NEAREST CROSS STREET:**

S Halfaday St.

**STARTING Date:**

2/10/2022

**COMPLETION DATE:**

2/15/2022

**WORK SHIFT:**

**DAY**

**LOCATION OF ABATEMENT AT JOB SITE:**

**INTERIOR**

**NAME OF COMPETENT PERSON:**

Luis Fragoso, Frank Medina, Alejandro Caro

**DISCRIPTION OF JOB:**

REMOVAL OF NON-FRIABLE Acoustic ceiling, Floor tile, sheet flooring, Joint Compound.

**WORK PRACTICES:**

Wet removal, respiratory protection and protective clothing.

Double bag all material and label.

**POTENTIAL FOR EXPOSURE:**

High

**ESTIMATED NUMBER OF EMPLOYEES AT THIS JOB SITE: 5**

**FAX TO:** \_\_\_\_\_

ACCORDING TO TITLE 8 SECTIONS 341.9 AND 1529 [R] THIS NOTIFICATION IS PROVIDED TO THE NEAREST DISTRICT OFFIC, NOT TO DOSH HEADQUARTERS, PRIOR TO COMMENCEMENT OF ANY SUCH WORK ACTIVITY, ANDY CHANGE IN THE INFORMATION PROVIDED TO THE DIVISIN BY THIS WRITTEN NOTICE SHALL BE REPORTED TO THE DIVISION WITHIN 24 HOURS OF SUCH CHANGE.



CONTRACTORS  
STATE LICENSE BOARD  
ACTIVE LICENSE



License Number **603409** Entity **CORP**

Business Name **INTERIOR DEMOLITION INC**

Classification(s) **C21 C12 ASB B C22 C61/D63 HAZ**

Expiration Date **09/30/2026**

[www.cslb.ca.gov](http://www.cslb.ca.gov)





*Corporate Office*  
2621 Honolulu Avenue  
Monroese, CA 91020  
[www.interiordemolition.net](http://www.interiordemolition.net)

## Asbestos/Lead Work Plan

1. 14 calendar days prior to beginning any work, a notification for asbestos removal activities was sent to the Air Quality Management District along with all applicable fees.
2. Interior Demolition, Inc. will post permits of all equipment on site per AQMD regulations.
3. All abatement work areas have been demarcated using warning & danger barrier tape & signs. The demarcated zone is a minimum of 20 feet from the work area. Additionally, warning signs will be placed at all entry and exits to help ensure public safety.
4. Interior Demolition, Inc. will utilize a three-stage decontamination unit which will be installed adjacent to the work area. This unit will be equipped with water & towels. Engineering controls such as negative air filtration machines, decontamination chambers & a disposal area will be utilized.
5. In order to contain all work areas, 6 mil poly will be erected and any stationary objects that are not being removed will also be covered.
6. Interior Demolition, Inc.'s abatement workers will utilize a NIOSH/MSHA approved half face negative pressure respirators. These masks will be equipped with a HEPA filter. Additionally, our workers are required to wear full body coveralls, disposable gloves & safety glasses.
7. Interior Demolition, Inc.'s workers will utilize wet methods when removing any ACM or Lead materials.
8. Interior Demolition, Inc. has chosen BDC Waste Management's hazardous waste division to handle to the transportation of the waste to their approved landfill.
9. Interior Demolition, Inc. will perform the OSHA required air sampling at a minimum of 25% of the work crew on a daily basis.
10. IDI will stabilize any lead demarcated by the survey prior to demolition.



Corporate Office  
2621 Honolulu Avenue  
Montrose, CA 91020  
www.interiordemolition.net

# Abatement Work Plan

HACLA  
9800 Grape st  
Los Angeles, CA 90002

## I. Scope

- A. Remove and dispose of asbestos containing materials (ACM) in quantities and locations as outlined below:

### Asbestos

- Removal of Roof Mastic
- Removal of Transit Pipes
- Removal of Roofing
- Removal of Floor Tile And Mastic

### Universal Waste

- Any Universal Waste we encounter and per survey

### Lead Waste

Stabilization of Lead per survey

## II. Worker Safety

### A. Ladders

1. Refrain from using ladders with broken, missing, or defective parts.
2. Ladder feet must be on substantial base.
3. Top and bottom of ladder must be kept clear.
4. No job-made ladders.
5. No metal ladders shall be used.
6. Ladders shall not be used in a horizontal position.
7. Always face ladder.
8. Have ladder attendants in high-traffic areas.
9. Do not step higher than third rung from top on a straight ladder, or second step from top on a stepladder.
10. Always inspect ladder before use.
11. Do not attempt to move ladder while in use. Fully dismount ladder before moving it to a different location.

## **B. Scaffolding**

1. All scaffolding shall utilize guardrails, mid rails, and toe boards.
2. No person shall be permitted to remain on scaffolding while it is being moved or rolled.
3. Lock scaffold wheels when scaffold location is achieved.
4. Use ½" mesh or equivalent if persons are to pass under scaffold.
5. Scaffold height shall not exceed four (4) times the base dimension.
6. Use only scaffold-grade lumber for planking.

2621 Honolulu Ave. Montrose, CA. 91020 Lic. No. 603409 DOSH No. 771  
**818-249-4932 FAX 818-249-4937**

7. Use scaffolds capable of supporting at least four times the intended load.
8. Climbing of any scaffold braces or supports not specifically designed for access is prohibited.

#### C. Electrical

1. De-energize all circuits to the asbestos control area at the circuit breaker panels. All electrical circuits in the asbestos control area shall be locked out at the circuit breaker panel with padlocks. The padlock keys shall be provided to the on-site Supervisor and Qualified Person (QP) only.
2. Electrical circuit breaker panels that are locked out shall be tagged with appropriate labels designating that the panel is to remain locked. Label shall also indicate whom to contact to gain access to the panel in case of emergency.
3. Circuits in the asbestos control area shall be tested to determine if they have been de-energized.
4. All electrical power for electrical equipment, portable hand tools, and extension cords shall be provided through GFCIs.
5. Use only shatterproof, guarded bulbs and heavy-duty wiring for temporary lighting.
6. All electrical system lines and cords must not be allowed to lie in water.

#### D. Personal Protective Equipment

1. All personnel required to enter the asbestos control area must use all of the protective devices indicated herein.
  - a. Respirators  

Half-face Negatively Pressured-Air-Purifying Respirators (NPAPR) with HEPA filter shall be adequate when removal of non-friable asbestos containing materials is being conducted. Powered Air-Purifying Respirators (PAPR) with HEPA filters shall be used during the removal of friable asbestos containing materials.
  - b. Protective Clothing  

Disposable suits with attached hood and boot covers designed for asbestos abatement, rubber gloves, and rubber boots shall be worn by all personnel entering the asbestos control area. Gloves are to be taped to the suit sleeves with duct tape.
2. Regular demolition
  - a. Class D Personal Protective Equipment

### III. Access

#### **Building Occupancy and Access Restrictions**

- A. All work is to be done while the building is vacant; presently the building is not occupied.
- B. The abatement Contractors shall occupy the building, and access to asbestos control areas shall be restricted to authorized personnel.
- C. Access restriction shall be accomplished by means of:
  - 1. Provide only one (1) entrance/exit to the asbestos control area (except emergency exits).
  - 2. Lock out all remaining unused ladders and entrances to the asbestos control areas (except emergency exits).
  - 3. Demarcation of the asbestos control areas at all potential entrances. Sign location shall be provided such that unauthorized personnel may read the sign before entering the asbestos control areas, thereby avoiding entry.
  - 4. Demarcation of the asbestos control areas shall be accomplished by use of signs displaying the following legend:

**DANGER ASBESTOS  
CANCER AND LUNG DISEASE HAZARD  
AUTHORIZED PERSONNEL ONLY  
RESPIRATORS AND PROTECTIVE CLOTHING  
ARE REQUIRED IN THIS AREA.**

### IV. Air Monitoring

#### **A. Air Sampling During Abatement (By Owner At Owner's Option)**

- 1. Once abatement operations are underway, samples shall be collected both in and out of the asbestos control area. A minimum of one (1) sample is to be collected inside the asbestos control area during each day of abatement, as long as abatement operations are underway. The flow rate should range from .5 to 2.5 liters per minutes, depending on dust and dirt conditions.
- 2. Samples collected outside the asbestos control area shall be used to ensure that contamination, if present, has not spread to other areas outside the asbestos control area.
- 3. Samples collected outside the containment must be taken as long as abatement operations are underway. Flow rates of 2.5 to 5.0 liters per minute should be appropriate for these samples. See Table 4-1 for interpretation of sample results.

#### **B. Personal Air Monitoring**

- 1. Personal air monitoring shall be undertaken by the Contractor at his own expense.
- 2. Air monitoring shall include representative sample for all abatement activities and meet the Cal/OSHA standard CCR Section 1529(d). These samples shall be taken as long as abatement operations are underway. The flow rates should range from .5 to 2.5 liters per minute, depending on dust and dirt conditions. Results of the tests shall be posted at the job side within 16 hours of completion, following the shut-off of the pump.
- 3. Personnel samples shall be taken from the breathing zone of the representative employees.

**C. Visual Clearance Post Abatement**

1. At the completion of the removal activities and detailing, the Qualified Person (QP) shall inspect for visible accumulations of ACM. If the area passes the visual inspection, encapsulation procedures can proceed. If the area fails the visual inspection, re-clean and, if acceptable, mist the work area with the appropriate encapsulate.
2. Final visual clearance will be performed by the owner's competent person and the asbestos competent person.

**TABLE 4-1 Air Sample Results and Interpretations**

<b><u>PHASE CONTRAST MICROSCOPY (PCM)</u></b>		
<u>Results</u>	<u>Meaning</u>	<u>Action Needed</u>
<b>PRE-SAMPLE:</b>		
.001 to .01	Normal/Ambient Air	PPE's not required
.01 to .1	Above Normal	Strongly consider use of PPE's.
.1 to 1.0	Above OSHA P.E.L.	Mandatory use appropriate PPE's.
<b>DURING:</b>		
(Inside Containment)		
.01 to .1	Norm.abatement level	Cont. use of good work practices.
.1 to 1.0	Above normal OSHA abatement P.E.L.	Possibly modify work levels and/or practices and/or engineering controls.
Above 1.0	Very high	<b>STOP WORK.</b> Modify work practices and/or engineering controls. Mandatory use of PAPRs
(Outside Containment)		
.001 to .01	Norm/ambient Levels	Continued use of engineering controls.
.01 to .1	Above Normal	Stop work, check make-up air, modify engineering controls, clean areas outside work areas.
Above .1	ABOVE NORMAL	Stop work, check make-up air, modify eng. controls and clean areas out-side containment. Evacuate areas adjacent to work area.
<b>CLEARANCES:</b>		
(Inside Containment)		
.001 to .01	Normal Ambient levels	Remove final barriers
.01 to .1	Above Normal	Compare to outside sample, re-clean if above outside sample.
(Outside Containment)		
.001 to .01	Norm/Ambient Levels	-----
.01 to .1	Above Normal	Use as clearance level for inside sample.

**V. Work Area Preparation**

**A. Electrical Service and HVAC**

1. The Contractor shall provide temporary lighting sources and ensure safe installation (including ground faulting) of temporary lighting sources and any additional electrical equipment to be used by the Contractor, in compliance with all applicable electrical code requirements and Cal/OSHA requirements for temporary electrical systems.
2. The Contractor shall utilize temporary electrical service or generator; ensure safe installing of connections and extensions cords (including ground fault interruption connections), temporary electrical service, and any additional electrical equipment to be used by the Contractor, in compliance with all applicable electrical code requirements and Cal/OSHA requirements for temporary electrical systems.

**B. Decontamination Units**

1. One (1) decontamination unit shall be required at each asbestos control area. It will comply with the following guidelines:
  - a. Three (3)-stages of decontamination shall be provided, consisting of a clean room, equipment/dirty room, and shower. This area shall be constructed of 6-mm polyethylene sheeting and PVC pipe at a minimum.
  - b. The floor shall be covered where the decontamination unit will be placed with two (2) layers of 6-mm polyethylene prior to set-up of unit.
  - c. A single entry and exit to each work area shall be provided.
  - d. Each of the three (3) stages shall be separated from each other and the abatement area by a plastic flap constructed 6-mil poly sheeting that allow for the flow of air through the clean room and shower room.
2. The Equipment Room shall be of sufficient size for storage of all equipment, disposal facilities for contaminated clothing, and allow for removal of such clothing by employees.
3. The Clean Room shall be of adequate size to allow employees to don abatement gear. Storage facilities for street clothing and respirators will be provided. Towels will be available in this area, for use after showering.

**C. Typical Containment Construction**

1. All materials shall be delivered in the original packages, containers, or bundles bearing the name of the manufacturer and brand name.
2. All materials shall be stored off the ground, away from wet or damp surfaces, and under cover sufficient enough to prevent damage or contamination. Damaged, deteriorating, or previously used materials shall not be used and shall be removed from the work site and disposed of properly.
3. The Contractor shall shut down and lock out the HVAC and electrical system for the work area. The Contractor shall provide temporary lighting sources and ensure safe installation (including ground faulting) of temporary lighting sources and any additional electrical equipment to be used by the Contractor, in compliance with all applicable electrical code requirements and Cal/OSHA requirements for temporary electrical systems
4. Work areas shall be isolated from non-work areas by installing delineators and caution tape 20' beyond entire building perimeter.
5. Signs shall be posted at the entrance to each work area stating as follows:

**DANGER**  
**ASBESTOS CONTAMINATION**  
**Respirators and Protective Clothing**  
**Must Be Worn by All Personnel Entering This Area**

**VI. Work Practices**

**A. Access to Work Area**

1. Worker entry and exit into each contaminated area shall be controlled by use of an entry/exit log. Inspectors and supervisors shall also sign the log as evidence of entry into the area.

**B. Abatement Guidelines**

1. Abatement is to commence only after the site supervisor has determined that the restricted area is established and clearly marked. The following removal steps/phases have been presented as a logical sequence of events; the work should follow this sequence:

**C. Removal Steps - Asbestos**

1. **Adequate wetting.** Using an airless sprayer capable of delivering a fine low pressure mist, wet the ACM with amended water, fashion glove bag containment
2. **Removal of Asbestos Containing Materials (ACM).**
  - a. Remove ACM in manageable section while the material is still wet.
  - b. Use HEPA filtered vacuums to collect all ACM debris and dust/dirt containing ACM.
  - c. Promptly clean up and dispose of ACM waste in leak-proof containers.

**Prohibited Activities During ACM Removal**

- Use of high speed abrasive disc saws, sanders, drills, or other power tools that are not equipped with point-of-cut dust collection systems that are attached to HEPA filtered vacuums.
  - Use of compressed air to remove asbestos.
  - Removal of ACM while it is dry or when it has not been adequately wetted.
  - Dry sweeping, shoveling, or other dry clean-up of ACM, or dust/dirt containing ACM.
3. **Removal of Tools and Equipment**
    - a. Thoroughly HEPA vacuum and wet wipe tools and other equipment before removing from work area.
    - b. Any power tools that cannot be completely de-contaminated must be placed in pre-labeled plastic bags and sealed with duct tape before removing from work area.
    - c. Hand tools such as scrapers, broad knives, etc., can be cleaned by wet wiping and are to be bagged prior to removal from the work area.

**4. Encapsulation of Surfaces in the Work Area.**

- a. After all equipment, ACM waste and disposal bags have been removed from the work are, the work is then ready for the pre-sealant visual inspection by the competent person. If the visual inspection is successful, lightly mist the area with a "lock down" encapsulant.
- b. The encapsulant is to be applied evenly over the work area with an airless sprayer equipment, and should not be allowed to "pool up".
- c. Allow the encapsulant enough time to dry, before regular demolition activities.

**VII. Disposal**

**A. Disposal Bags:** 6-mm-thick leak-proof polyethylene bags shall be used and labeled as follows:

**First Label**, to be used on all non-friable, non-hazardous asbestos waste, in accordance with **8 CCR 1529 (k)**:

**DANGER  
CONTAINS ASBESTOS FIBERS  
AVOID CREATING DUST  
CANCER AND LUNG DISEASE HAZARD**

**Second Label**, to be used on all hazardous asbestos waste in accordance with **NESHAPS 40 CFR part 61.152 (b)(i)(IV)** for Waste Generator Identification:

**HOUSING AUTHORITY  
2600 Wilshire Blvd  
Los Angeles, CA 90002  
EPA ID # \_\_\_\_\_  
ACCUMULATION START DATE \_\_\_\_\_**

**Third Label**, to be used on all non-friable, non-hazardous asbestos waste in accordance with **NESHAPS 40 CFR part 61.152 (b)(i)(IV)** for Waste Generator Identification:

**HOUSING AUTHORITY  
2600 Wilshire Blvd  
Los Angeles, CA 90002  
Manifest # \_\_\_\_\_**

**B. Containers (6 Mil Poly Bags)**

- 1. The Contractor shall seal containers (6-mm polyethylene bags) when full. The Contractor shall use double bagging procedures. Bags shall not be over-filled. These bags shall be securely sealed, and the air will be evacuated to a HEPA-filtered vacuum. To prevent accidental opening and leakage, the tops of the bags will be tied with an over-hand knot or by taping in a gooseneck fashion. Bags will not be sealed with wire or cord. Bags will be transported to the on-site enclosed trailer awaiting inspection, manifest signing, and transportation off site.

**C. Transportation & Disposal – Asbestos and Lead Waste**

1. The Contractor shall transport or arrange for the transportation of asbestos contaminated waste to landfills approved by the state of Arizona. Transporters of hazardous waste must be registered with the U.S. Department of Transportation in accordance with Title 49 CFR 390.21.
2. No waste will leave until the environmental officer signs the waste manifest. The manifest and other associated paperwork must be submitted for approval at least two (2) working days prior to transportation

**Transporters**

Interior Demolition Inc  
2621 Honolulu Ave  
Montrose, CA 91020  
(818) 249 4932

BDC  
1211 W Gladstone St  
Azusa, CA  
(626) 969 1384

**Landfill - Asbestos**

Azusa Land  
Reclamation  
1211 W Gladstone St  
Azusa, CA  
(855) 203 9169

**D. Disposal – Universal Waste**

**Arion Global Inc**

1734 Tyler Ave  
S. El Monte, CA 91733  
(323) 986 6717

Construction debris will be separated and disposed of in accordance with all Local, State, and Federal guidelines.

All waste streams will be disposed of in accordance with all Local, State, and Federal guidelines.



Corporate Office  
2621 Honolulu Avenue  
Montrose, CA 91020  
[www.interiordemolition.net](http://www.interiordemolition.net)

# Demolition Work Plan

HACLA  
9800 Grape St, Los Angeles

## 1.0 INTRODUCTION

### 1.1 PURPOSE OF THE WORK PLAN

Interior Demolition, Inc. (IDI) has prepared this Demolition and Removal Plan, hereafter referred to as the "Work Plan", for the purpose of providing a detailed description of demolition and removal procedures, which IDI will be implementing during the on-site activities at 9800 Grape St.

### 1.2 SITE LOCATION AND DESCRIPTION

9800 Grape St, Los Angeles

### 1.3 GENERAL WORK ACTIVITY OVERVIEW

The work covered under this Work Plan will be conducted in a sequential manner, with some activities being conducted concurrently with others. Demolition work will be performed in accordance with Cal OSHA and SCAQMD 1403, and the requirements of HACLA. Depending upon site and other unknown conditions, IDI's general sequence of demolition activities may require alteration at any given time. Demolition dates 11/15/21 to 12/24/21.

### 1.4 PERSONNEL HEALTH & SAFETY

IDI considers safety and the prevention of accidents an integral part of its operation. Under Federal, State and local laws, IDI is responsible to provide a safe working environment, to protect life, health and safety of its employees and subcontractor's personnel. Although providing safe working conditions is primarily a management responsibility, safety and accident prevention can be accomplished only through coordinated efforts of all employees and subcontractor personnel. It is the policy of IDI for this project as with all of our projects, that if the task or service being undertaken cannot be done safely, that work is to be stopped until proper controls can be

established.

IDI will hold weekly meetings for its employees prior to work commencement. Additionally, IDI will require that subcontractors be required to hold similar meetings covering their respective portion of the work. These meetings are designed to discuss the projected work schedule and prepare each worker for any potential hazards associated with the work activities. A copy of the weekly safety meeting logs will be maintained onsite at all times. All personnel attending the safety meeting will be required to sign the safety-meeting log upon completion of the safety meeting. During the meetings, personnel will be reminded of site conditions and are encouraged to participate with health and safety concerns.

At the conclusion of the project copies of all daily activities will be presented in a final report to the **HACLA** for distribution to relevant parties.

## 2.0 ASBESTOS AND LEAD ABATEMENT

A work plan for the asbestos and lead abatement was issue in another document to General Services. Attached.

## 3.0 DEMOLITION ACTIVITIES

Prior to commencement of building demolition, a thorough walk through and evaluation of the building will be conducted to confirm that all appropriate measures have been completed to ensure that the area is ready for commencement of demolition activities, including receiving asbestos clearance for each structure, ensuring that all utilities have been disconnected and the lines abandoned and making sure that there aren't any homeless persons inside the buildings.

In general, the tasks will include a wide variety of procedures. The most important aspect in the development of these procedures will be the safe conduct of the work. IDI's procedures will limit the use of labor to the most controlled and safe conditions and rely upon mechanized means of removal wherever possible. 70,000 lb excavators equipped with concrete breakers, grapples, pulverizers and other modern hydraulic demolition tools and attachments will be utilized. Wherever possible, large structures will be removed to ground level using mechanized means. Subsequent sizing of scrap materials such as steel and rebar and other material processing activities will take place at grade level, hauled off site and recycled accordingly.

General building/structure demolition will be conducted in a manner that does not interfere with or encroach upon the existing surrounding pedestrian and vehicular traffic during normal activities. IDI will provide fencing and a pedestrian canopy on Washington and Los Angeles. However, depending upon site and structure conditions, alternative methods of demolition and alternative types of equipment may be used to ensure the safest and most efficient means of operation. This may involve modification of the site fencing from time to time in order to complete the demolition

activities. This will always be coordinated with **HACLA** in advance.

RFI's will be issued as needed if questions or scope issues arise during the course of the demolition activities. Field activities related to any RFI's will not occur until an appropriate answer has been provided.

### 3.1 PRE-STRUCTURAL DEMOLITION ACTIVITIES

AS needed, IDI will use Bobcat skid steer loaders and hand labor to remove all soft debris that is not easily separated from the concrete material. This includes removal of roofing, ceilings, HVAC ducts, insulation, plaster partition walls, lights and all other building components.

Fences will be installed around the trees that are to remain as per the plans in order to protect them from any damage during the demolition. In addition, they will be watered weekly, every Friday at 8am utilizing our water truck that is permanently on site.

### 3.2 ABOVE SURFACE DEMOLITION

IDI will begin the above surface demolition after the asbestos and lead abatement has been completed and as demolition progresses, IDI will use Bobcat skid steer loaders and hand labor to separate the wood, metal, and roof materials in order to transport them to a recycling facility. Roof containing concrete will be transported with the clean concrete to a recycling facility. The wood mixed with trees and shrubbery will be recycled to be used as combustible.

IDI will utilize excavators and track loaders equipped with special demolition attachments (i.e. hydraulic breakers, hydraulic shears, and grapples) to demolish these structures. The use of IDI's excavators increases the efficiency of the demolition process and allows a more controlled operation than conventional crane and ball wrecking procedure. Demolition will begin from the top working down and from one end of the building working towards the other end. Excavators and loaders will systematically demolish the building structure and process the demolition debris. Demolition debris will be segregated and stockpiled for proper disposition.

### 3.3 SUB-SURFACE DEMOLITION

Sub-surface demolition will consist primarily of removal of building slabs, and footings. IDI will use excavators to demolish the concrete down to slab or adjacent grade elevation. Track loaders may assist with debris removal, processing, stockpiling and loading. Slabs and footings will be broken in place, processed and hauled off site for recycling.

### 3.4 FERROUS AND NON-FERROUS METALS RECYCLING

During demolition of the existing building structure, IDI will process the demolition debris to recycle as much metal material as possible. Structural steel framing, metal roofing and siding, reinforcing steel in concrete, copper tubing, electrical cable,

electrical gear, controls etc., will be separated prior to the demolition as much as possible. All metal materials recycled as part of this project will be documented with weight tickets which will be provided to **HACLA**. These materials will be hauled to the following recycling facilities:

**Ecology Recycling**  
**Santa Fe Springs**

### 3.5 CONCRETE AND ASPHALT RECYCLING

Clean concrete debris from the demolition activities will be stockpiled and then shipped off for re-cycling. All concrete and asphalt that is hauled off the project site will be recycled and tickets will be provided to **LACCD**. This type of recycling does not get weighed but each end dump load we haul off is equivalent to 20 tons. The owner will be provided trucking tickets that show the number of loads.

As of this writing all concrete material will be shipped to :

**Arcadia Reclamation**  
**1270 Arrow Hwy**  
**Irwindale, CA**

### 3.6 DEMOLITION DEBRIS DISPOSAL

All demolition debris that will not be recycled by IDI will be loaded into semi-end dumps and hauled to a disposal facility for further recycling or landfill. The end dumps will be covered prior to leaving the site. 80% by weight of the construction and demolition debris be diverted from landfills by a combination of recycling and re-use. This includes interior soft debris (i.e. drywall, plaster, ceiling tiles, roofing material, etc.). Demolition debris will be hauled to the following disposal facilities:

**Azusa Land Reclamation**  
**1211 W Gladstone St**  
**Azusa, CA**

### 3.7 SWPPP

Interior Demolition, Inc. will maintain all SWPPP requirements. This includes but is not limited to BMP's, shaker plates and straw waddles.

### 4.1 DUST CONTROL

IDI will control dust generation with physical barriers (such as perimeter fencing with windscreen) and/or soil wetting. Excavation areas shall be secured and water will be used to control any fugitive dust from blowing onto other properties. The Site will be controlled and no excavation will be conducted in times of high wind conditions (e.g. wind speed in excess of 25 miles per hour). Converse will conduct air monitoring at Site perimeter and work areas.

The water will be available via a water truck or a metered discharge from a fire hydrant located proximate to the Site. IDI will control dust generation by spraying water prior to daily work activities, during excavation/loading activities (as necessary to maintain concentrations below action levels), and at truck staging locations. Watering equipment will be continuously available to provide proper dust control. We will also be using wet methods during all demolition practice to insure worker safety for silica.

PROJECT MANAGER MARCO MOLINA (818) 262 -1611  
SAFETY OFFICER NICK ANDRUS (626) 510 - 3034

# PIPELINE AND HAZARDOUS MATERIALS SAFETY ADMINISTRATION

## HAZARDOUS MATERIALS CERTIFICATE OF REGISTRATION FOR REGISTRATION YEAR(S) 2024-2025

**Registrant:** INTERIOR DEMOLITION, INC.

ATTN: Jacqueline Kamberian  
23508 PINE ST.  
SANTA CLARITA, CA 91321

This certifies that the registrant is registered with the U.S. Department of Transportation as required by 49 CFR Part 107, Subpart G.

This certificate is issued under the authority of 49 U.S.C. 5108. It is unlawful to alter or falsify this document.

**Reg. No: 082924550055G    Effective: July 1, 2024    Expires: June 30, 2025**

**HM Company ID: 111274**

### Record Keeping Requirements for the Registration Program

The following must be maintained at the principal place of business for a period of three years from the date of issuance of this Certificate of Registration:

- (1) A copy of the registration statement filed with PHMSA; and
- (2) This Certificate of Registration

Each person subject to the registration requirement must furnish that person's Certificate of Registration (or a copy) and all other records and information pertaining to the information contained in the registration statement to an authorized representative or special agent of the U. S. Department of Transportation upon request.

Each motor carrier (private or for-hire) and each vessel operator subject to the registration requirement must keep a copy of the current Certificate of Registration or another document bearing the registration number identified as the "U.S. DOT Hazmat Reg. No." in each truck and truck tractor or vessel (trailers and semi-trailers not included) used to transport hazardous materials subject to the registration requirement. The Certificate of Registration or document bearing the registration number must be made available, upon request, to enforcement personnel.

For information, contact the Hazardous Materials Registration Manager, PHH-52, Pipeline and Hazardous Materials Safety Administration, U.S. Department of Transportation, 1200 New Jersey Avenue, SE, Washington, DC 20590, telephone (202) 366-4109.

State of California



Department of Industrial Relations

DIVISION OF OCCUPATIONAL SAFETY AND HEALTH

# Certificate of Registration for Asbestos-related Work

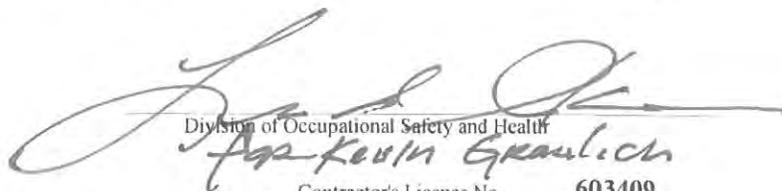
Certificate No. 771

Expiration Date 12/7/2025

**Interior Demolition, Inc.**

(Name of Employer)

is duly registered by the Division of Occupational Safety and Health in accordance with the California Administrative Code, Title 8, Article 2.5 for asbestos-related work.

  
Division of Occupational Safety and Health  
*Kevin Granlich*

Effective Date 12/7/2024

Contractor's License No. 603409

This registration is valid only when the following requirements and conditions are met:

1. The registered employer shall safely perform asbestos-related work in compliance with relevant occupational safety and health regulations.
2. The registered employer shall notify the Division of changes in work locations or conditions as specified by Section 341.9 of Title 8 of the California Administrative Code.
3. The registered employer shall post a sign readable at 20 feet at the location of any asbestos-related work stating:

**Danger - Asbestos  
May Cause Cancer - Causes Damage to Lungs  
Authorized Personnel Only**

4. A copy of the registration shall be posted at the jobsite beside the Cal-OSHA poster.
5. The registered employer shall provide a copy of this registration certificate to the prime contractor and any other employers at the site before the commencement of any asbestos-related work.
6. The registered employer shall conduct a safety conference prior to the commencement of any asbestos-related work as specified by Section 341.11 of Title 8 of the California Administrative Code.
7. The registered employer acknowledges the Division's right to revoke or suspend this registration as provided by Section 341.14 of Title 8 of the California Administrative Code.

To verify most current certification status go to: <https://www.caleprocure.ca.gov>



## Office of Small Business & DVBE Services

**Certification ID:** 14467

**Legal Business Name:**  
INTERIOR DEMOLITION INC

**Doing Business As (DBA) Name 1:**  
INTERIOR DEMOLITION INC

**Doing Business As (DBA) Name 2:**

**Address:**  
23508 Pine St  
Newhall  
CA 91321

**Email Address:**  
maria@interiordemolition.net

**Business Web Page:**  
<http://www.interiordemolition.net>

**Business Phone Number:**  
818/249-4932

**Business Fax Number:**  
818/249-4937

**Business Types:**  
Construction

Certification Type	Status	From	To
SB	Approved	01/22/2025	01/31/2027

Stay informed! KEEP YOUR CERTIFICATION PROFILE UPDATED!

-LOG IN at [CaleProcure.CA.GOV](https://www.caleprocure.ca.gov)

Questions?

Email: [OSDSHELP@DGS.CA.GOV](mailto:OSDSHELP@DGS.CA.GOV)

Call OSDS Main Number: 916-375-4940

707 3rd Street, 1-400, West Sacramento, CA 95605

## INTERIOR DEMOLITION INC

Vendor #505984



Business  
Info



Owners



Contacts



Documents



NAICS  
Codes

Welcome to the enhanced Small Business Certification Portal!  
New functionality in the menu allows you to:

- Update your Business Information
- Manage and add new contacts for your Business
  - New contacts you add will be able to register for Portal access
- Manage your Business's Owners (now separate from Contacts)
- Upload Documents at anytime
- Update your NAICS codes at anytime

**Please complete your Business, NAICS, Owner and Contact information before applying for a certification as you will not be prompted for it during the streamlined certification process.**

### Available Certifications

**Community Business Enterprise Program (CBE)**

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**Disabled Veteran Business Enterprise (DVBE)**

[Apply for Certification](#)

**Local Small Business Enterprise (LSBE)**

⊘ Not Ready to Recertify

Certification #098096 - Expires 1/31/2027

**Social Enterprise (SE)**

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