

AN ORDINANCE AUTHORIZING CONTRACTS FOR ASBESTOS ABATEMENT AND DEMOLITION OF THREE CITY-OWNED PROPERTIES

WHEREAS, the Mayor and Board of Aldermen are very much aware of the danger and economic distress caused by vacant houses in the City of Bel-Ridge and are continuing an aggressive program to remediate and revitalize such properties throughout the City; and

WHEREAS, the 24:1 Collaborative has offered to coordinate and assist the City's efforts to abate asbestos contamination and demolish certain abandoned properties in the City and the Mayor and Board of Aldermen wish to take advantage of that coordination and assistance; and

WHEREAS, the City of Bel-Ridge previously acquired and now is in a position to remediate and foster re-use of the following properties:

- 3345 Werder;
- 430 Springdale, and
- 8643 Trumbel.

hereinafter collectively referred to as the "Subject Properties";

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF BEL-RIDGE, MISSOURI, AS FOLLOWS:

SECTION 1. The Mayor of the City of Bel-Ridge is hereby authorized to enter into (a) contracts with Abate-pro Incorporated for asbestos inspection and removal services for the Subject Properties in substantial conformity with the terms shown on Exhibits A-1, A-2 and A-3 attached hereto and incorporated herein by this reference as if set out here in full, and (b) one or a series of contracts with Equity Homes to demolish the residences on the Subject Properties in substantial conformity with the terms shown on Exhibit B attached hereto and incorporated herein by this reference as if set out here in full, together with such changes therein as shall be approved by the officers of the City executing same which are consistent with the provisions and intent of this legislation and necessary, desirable, convenient or proper in order to carry out the matters herein authorized. The Mayor and other appropriate City officials are hereby authorized to execute the Agreement and such additional documents and take any and all actions necessary, desirable, convenient or prudent in order to carry out the intent of this legislation.

SECTION 2. This Ordinance shall be in full force and effect from and after the date of its passage by the Board of Aldermen and its approval by the Mayor.

PASSED BY THE BOARD OF ALDERMEN ON THIS _____ DAY OF _____, 2021.

Presiding Officer

Attest:

Andrea Jones, City Clerk

APPROVED THIS 1st DAY OF June, 2021.

Willie Fair

Willie Fair, Mayor

Attest:

Andrea Jones

Andrea Jones, City Clerk



ABATE-pro, incorporated

A Commercial, Residential and Industrial Environmental Abatement Company

PO Box 674

Edwardsville, IL 62025

618-288-8960 or 314-815-0404

Name / Address
Equity Homes 1825 Pennsylvania Ave Pagedale, MO 63133

Date	Estimate #
5/24/2021	2020-508

Proposal

Project Name	3345 Werder Rd			
Item	Description	Qty	Cost	Total
Asbestos Removal	Remove and dispose of RACM	1	3,600.00	3,600.00

This pricing includes all labor, material, permits and disposal. Abatepro will control all work and conform with state, federal and local regulations governing its respective trade. Insurance required above and beyond our current policy may require an adjustment to this total price. A copy of our policy can be found on our website.

The above price, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made upon completion. No Retainage shall apply to any payment. Attorney, collection and 1.5% of interest fees per month after the payment due date will be applied to unpaid balances. The terms of this proposal shall be included if a formal contract is issued.

Print Name _____

Signature _____

Please Sign and Fax to 775-416-2089 or email to nfeco@abatepro.com

<i>We look forward to working with you on this project.</i>			Total	\$3,600.00
Fax #	Web Site	E-Mail	Terms	Due Upon Receipt
775-416-2089	www.abatepro.com	nfeco@abatepro.com		

ABATE-pro, incorporated

A Commercial, Residential and Industrial Environmental Abatement Company

PO Box 674

Edwardsville, IL 62025

618-288-8960 or 314-815-0404

Name / Address
Equity Homes 1825 Pennsylvania Ave Pagedale, MO 63133

Date	Estimate #
5/24/2021	2020-507

Proposal

Project Name	4300 Springdale			
Item	Description	Qty	Cost	Total
Asbestos Removal	Remove and dispose of RACM prior to demo	1	3,300.00	3,300.00

This pricing includes all labor, material, permits and disposal. Abatepro will control all work and conform with state, federal and local regulations governing its respective trade. Insurance required above and beyond our current policy may require an adjustment to this total price. A copy of our policy can be found on our website.

The above price, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made upon completion. No Retainage shall apply to any payment. Attorney, collection and 1.5% of interest fees per month after the payment due date will be applied to unpaid balances. The terms of this proposal shall be included if a formal contract is issued.

Print Name _____

Signature _____

Please Sign and Fax to 775-416-2089 or email to nfeco@abatepro.com

<i>We look forward to working with you on this project.</i>			Total	\$3,300.00
Fax #	Web Site	E-Mail	Terms	Due Upon Receipt
775-416-2089	www.abatepro.com	nfeco@abatepro.com		

ABATE-pro, incorporated

A Commercial, Residential and Industrial Environmental Abatement Company

PO Box 674

Edwardsville, IL 62025

618-288-8960 or 314-815-0404

Name / Address
Equity Homes 1825 Pennsylvania Ave Pagedale, MO 63133

Date	Estimate #
5/24/2021	2020-506

Proposal

Project Name	8643 Trumbel			
Item	Description	Qty	Cost	Total
Asbestos Removal	Remove RACM prior to demo	1	5,815.00	5,815.00

This pricing includes all labor, material, permits and disposal. Abatepro will control all work and conform with state, federal and local regulations governing its respective trade. Insurance required above and beyond our current policy may require an adjustment to this total price. A copy of our policy can be found on our website.

The above price, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made upon completion. No Retainage shall apply to any payment. Attorney, collection and 1.5% of interest fees per month after the payment due date will be applied to unpaid balances. The terms of this proposal shall be included if a formal contract is issued.

Print Name _____

Signature _____

Please Sign and Fax to 775-416-2089 or email to nfeco@abatepro.com

We look forward to working with you on this project.			Total	\$5,815.00
Fax #	Web Site	E-Mail	Terms	Due Upon Receipt
775-416-2089	www.abatepro.com	nfeco@abatepro.com		

Exhibit B



PROPOSAL

PROPERTY OWNER:

DATE: 5/27/2021

City Of Bel-Ridge 8920 Natural Bridge Rd Bel-Ridge, Mo 63121
--

Prepared By:
Jacqui Jurenka
Demolition Manager

PROPERTY ADDRESS:

8643 Trumbell	\$1.00
4300 Springdale	
3345 Werder	
TOTAL	\$1.00

DESCRIPTION OF WORK

Equity Homes and Equity Homes Construction LLC will furnish all necessary materials and labor to complete the following: Demolition of single family residence at above referenced address per code ordinances. This includes demolition, hauling of debris, street repairs if applicable, finish grading and application of straw and seed pending weather. All work will be completed in a workman-like manner according to standard industry practices. Any request for alteration from the above requires a written order and is an extra charge over and above the proposal amount. Property owner is responsible fees to cover abatement of all hazardous materials per St. Louis Co. regulations. All necessary municipality permits will be provided by city at no charge.

ACCEPTANCE

This proposal, including price and conditions are accepted

signature/title

date

print name

Jacqueline Jurenka

5/11/2021

signature

date

24:1 Community Land Trust shall indemnify, defend and hold harmless, Equity Homes Construction LLC and their respective officers, directors, employees, and agents from any and all claims, actions, liabilities and expenses (including costs of judgements, settlements, court costs, and reasonable attorney fees or other consult fees and disbursements) arising out of its performance of any remediation, demolition, or removal work on the properties.
