

To: Paul Folkers
From: Stu Pearson, Jan 14, 2014

Facility: C.R. Layton USARC, Gainesville, Florida, Built: 1954

Issue of Concern:

Reuse of the facility is anticipated and a broad range of proposals have been received by elected officials and management; most being classified as a social service. Management's evaluation of the proposals and the current condition of the facility conclude that some of the environmental hazards present exclude a number of the proposed reuses and, ultimately, the desired flexibility of use necessary to and customary for City facilities.

Resolution of the issue is possible and the City requests that the identified lead and asbestos material be removed from the facility. To Wit:

- The lead based paints listed (1, 2 and 3) in A. below.
- The asbestos material listed in B. below and marked with the ➤ icon.

A. Lead - In November 1992 the *Lead Based Paint Survey*, Jacksonville COE identified the following as sources for lead;

LEAD BASED PAINT CONTAINING MATERIALS:

Analysis of the following material samples indicated a lead content at or above the 0.5% action level:

- 1) Maroon paint on an exterior window frame was analyzed to contain 1.4% lead by weight.
- 2) Red primer paint on the metal roll-up door frame was analyzed to contain 1.2% lead by weight.
- 3) Yellow paint on the hazard markers at the metal roll-up door frame was analyzed to contain 0.890% lead by weight.
- 4) Black paint on the metal deflection wall in the gun range was analyzed to contain 9.6% lead by weight.
- 5) Sand in the gun range pit was also tested for lead. This material was analyzed to contain 2.1 to 7.9% lead by weight.

Of these 5, items 4 and 5 were abated as part of a nationwide indoor rifle range project and declared safe for re-occupancy in May 2001. However items 1, 2, and 3 remain.

B. Asbestos - Excerpted from a June 2013 *Asbestos Survey Update, Section 5.* :

- 12-inch by 12-inch green floor tile and associated mastic located in rooms 113, 214A, and computer closet within room 215A.
- 9-inch by 9-inch black floor tile and associated mastic located in stairwell 118 and lobby 117. PSI noted that the materials that were previously identified in rooms 120 and 121 are currently either covered or have been replaced by 12-inch by 12-inch light brown floor tile.
- 9-inch by 9-inch brown floor tile and associated mastic located in various rooms and offices throughout the facility. The material was observed in rooms 202, 203, 215, 216, and 218. PSI noted that the materials that were previously identified are covered by carpeting in rooms 101 and 102, however both the carpeting and the ACM material should be removed.
- Mastic underneath both 12-inch by 12-inch tan floor tile and 12-inch by 12-inch light brown floor tile located in rooms 100A, 101A, 102A, 103A, 112, 124, 131, 207, 208, 209, 210, 211, 212, 219A
- A 1-inch woven gasket adhered to the seal of the arms vault door located in room 106A.
- Pipe fitting insulation and jacket throughout the entire building, including mastic located in room 201.
- The testing does identify the mastic under the tile in Rooms 120 and 121 contains < 1% chrysotile and includes all similar mastic present in other rooms 122, 123, 125, and 126 under similar tile. The PSI report notes: "Note that the floor tile appears to be homogenous with the non-ACM floor tile located in rooms 122, 123, 125, and 126; however, this material is suspected to have been installed at a later date, following the 1992 survey." thus it is concluded all the mastic in these rooms contain ACM.