



**DOWNTOWN DEVELOPMENT  
AUTHORITY**

**September 09, 2024 at 9:00 AM**

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*950 Senoia Road, Tyrone, GA 30290*

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**Billy Campbell**, Chairman

**Jeni Mount**, Vice-Chairwoman

**Luci McDuffie**, Treasurer

**Ernie Johnson**

**John Kaufman**

**Nathan Reese**

**Adam She**

**Brandon Perkins**, Town Manager

**Phillip Trocquet**, Asst. Town Manager

**Ciara Willis**, Secretary

**E. Allison Ivey Cox**, Town Attorney

**AGENDA**

**I. CALL TO ORDER**

**II. INVOCATION**

**III. PLEDGE OF ALLEGIANCE**

**IV. PUBLIC COMMENTS:** *The first public comment period is reserved for non-agenda items. Comments are limited to three (3) minutes. Please state your name & address. Comments that require a response may not be answered during this time. The DDA or staff may respond at a later date.*

**V. APPROVAL OF AGENDA**

**VI. APPROVAL OF MINUTES**

1. Approval of the August 12, 2024 meeting minutes.

**VII. PRESENTATIONS**

**VIII. OLD BUSINESS**

2. Consideration of a staff report regarding renovation and demolition options for the Fire Station at property address 935 Senoia Road. - **Phillip Trocquet, Assistant Town Manager**

**IX. NEW BUSINESS**

3. Consideration to approve asbestos testing services to Bruce Environmental in an amount not to exceed \$817.00 for the Fire Station Property, 935 Senoia Road. - **Phillip Trocquet, Assistant Town Manager**

**X. PUBLIC COMMENTS**

**XI. STAFF COMMENTS**

**XII. BOARD COMMENTS**

**XIII. EXECUTIVE SESSION**

**XIV. ADJOURNMENT**

# TYRONE DOWNTOWN DEVELOPMENT AUTHORITY

## MINUTES

August 12, 2024 at 9:00 AM

**Billy Campbell**, Chairman  
**Jeni Mount**, Vice-Chairwoman

**Luci McDuffie**, Treasurer  
**Ernie Johnson**  
**John Kaufman**  
**Nathan Reese**  
**Adam She**

**Brandon Perkins**, Town Manager  
**Phillip Trocquet**, Asst. Town Manager  
**Ciara Willis**, Secretary  
**E. Allison Ivey Cox**, Town Attorney

Absent:  
Adam She, Board Member

Also Present:  
Eric Dial, Mayor  
Krista McClenny, Recreation Assistant  
Lynda Owens, Recreation Manager  
Niki Vanderslice, Fayette County Development Authority President

**I. CALL TO ORDER**

**II. INVOCATION**

**III. PLEDGE OF ALLEGIANCE**

**IV. PUBLIC COMMENTS:** *The first public comment period is reserved for non-agenda items. Comments are limited to three (3) minutes. Please state your name & address. Comments that require a response may not be answered during this time. The DDA or staff may respond at a later date.*

**V. APPROVAL OF AGENDA**

A motion was made to approve the agenda.

Motion made by Treasurer McDuffie, Seconded by Board Member Johnson.  
Voting Yea: Chairman Campbell, Vice-Chairwoman Mount, Treasurer McDuffie, Board Member Johnson, Board Member Kaufman, Board Member Reese.

**VI. APPROVAL OF MINUTES**

- 1. Approval of the July 8, 2024 meeting minutes.

A motion was made to approve the July 8, 2024 meeting minutes.

Motion made by Board Member Kaufman, Seconded by Vice-Chairwoman Mount.  
Voting Yea: Chairman Campbell, Vice-Chairwoman Mount, Treasurer McDuffie, Board Member Johnson, Board Member Kaufman, Board Member Reese.

**VII. PRESENTATIONS**

**VIII. OLD BUSINESS**

**IX. NEW BUSINESS**

2. Consideration to terminate a Memorandum of Understanding with Mr. Collins Woods regarding the Fire Station Redevelopment Project. - ***Phillip Trocquet, Assistant Town Manager***

Mr. Trocquet informed the board that Mr. Collins Woods had notified staff that his core investment team had withdrawn their financial support for establishing Neighbor's Restaurant due to current economic uncertainty.

Staff recommended terminating the Memorandum of Understanding with Mr. Collins Woods in order to discuss the next steps for the DDA and the future of the property.

A motion was made to terminate the Memorandum of Understanding with Mr. Collins Woods regarding the Fire Station Redevelopment Project.

Motion made by Treasurer McDuffie, Seconded by Board Member Reese.  
Voting Yea: Chairman Campbell, Vice-Chairwoman Mount, Treasurer McDuffie, Board Member Johnson, Board Member Kaufman, Board Member Reese.

Mr. Trocquet started a discussion with the board about potential next steps for the property at 935 Senoia Road. He stated that staff invited Niki Vanderslice with the Fayette County Development Authority (FCDA) to discuss future options regarding the property.

Mr. Trocquet suggested that the DDA use its funds to demolish the building and create a greenfield site for development. He explained that depending on the project's scope, the DDA may have to reapply to the FCDA for grant funds. He expressed that there were several options to move the project forward.

Nikki Vanderslice with the FCDA gave options for applying the grant funds to other possibilities for the fire station property. She stated that the grant program was developed in 2023 with four main components: infrastructure, workforce development, job creation, and tourism product development. The DDA applied for the grant under the job creation component. She added that she could go to the FCDA board and request the grant application be transferred to a different project. She reiterated that the new redevelopment plan for the project must fit within one of the four components.

Treasurer McDuffie inquired if razing the building would fall under one of the four components the FCDA had established. Ms. Vanderslice stated that it would depend on

many factors and that the case could be made to the FCDA board if it was part of the long-term plan as a community.

Board Member Johnson began discussing ways the DDA could improve the building with available funds at the DDA's disposal. He stated that renovations could be made to the building without going through the RFQ process if quotes were under \$100,000. Mr. Perkins clarified that a quote over \$100,000 would not have to be published on the state procurement website but would require three bids.

Board Member Johnson then asked if the grant funds could be used for roof, paint, and garage door renovations. Ms. Vanderslice confirmed that the FCDA funds could be used for exterior renovations, and the DDA funds could be used for interior modifications. She stated that the grant funds were a 50/50 match up to \$300,000.

Chairman Campbell suggested that the old fire station and police buildings be demolished as a single project due to the costly renovation quotes. He added that it might be more feasible to demolish the old fire station building and construct a new building closer to the street. As a result, the area in the rear could be utilized more efficiently.

Mr. Trocquet continued to discuss what it would take to rehab the building compared to demolishing it. He stated that the old fire station building was built by citizens in the 1970s and 1980s, so it was not built to long-lasting standards. Treasurer McDuffie indicated that it would be more feasible if the building was demolished, making the space more marketable. Board Member Johnson agreed that it made financial sense.

Mr. Perkins pointed out that the DDA only had \$100,000 in available funds, not \$200,000, since Mr. Woods' investors pulled out.

Attorney Cox implored the board to consider bonds. Though the DDA would be responsible for those payments, it was another financing option. Mr. Trocquet agreed that bonds were a viable option, but we needed to have a development partner lined up before we could pursue an application.

Chairman Campbell asked the board which direction they wanted to go in. Mr. Trocquet stated that he could get quotes for demolition and renovation improvements.

Mr. Perkins mentioned that many factors, such as Council's approval, could prevent the old police building from being demolished. The building was also a voting precinct for Fayette County. He emphasized that it was essential to manage everyone's expectations.

Board Member Johnson inquired about demolishing the building and selling the property. Mr. Perkins emphasized that if the property was sold, the board would lose control of what business would go there. Treasurer McDuffie suggested getting quotes before making a final decision.

Board Member Johnson then suggested tearing down the building and creating pads for food trucks as a temporary solution. Mr. Trocquet recapped the options the board discussed, including demolition, renovations, and bonds.

Mr. Trocquet stated that he would obtain quotes for demolition and renovation costs and present that information to the board at the September meeting.

A motion was made to allow staff to obtain quotes for the property at 935 Senoia Road.

Motion made by Treasurer McDuffie, Seconded by Board Member Johnson.  
Voting Yea: Treasurer McDuffie, Board Member Johnson, Chairman Campbell, Vice-Chairwoman Mount, Board Member Reese, Board Member Kaufman.

**X. PUBLIC COMMENTS**

Mr. Trocquet shared that the Town had published an RFP for Shamrock Park. The project was slated to be completed by next September, and construction would affect the next First Friday season.

**XI. STAFF COMMENTS**

**XII. BOARD COMMENTS**

Board Member Reese offered to assist staff in obtaining quotes for the old fire station property.

**XIII. EXECUTIVE SESSION**

**XIV. ADJOURNMENT**

Motion made by Board Member Kaufman.  
Voting Yea: Chairman Campbell, Vice-Chairwoman Mount, Treasurer McDuffie, Board Member Johnson, Board Member Kaufman, Board Member Reese.

The meeting adjourned at 9:54 a.m.

By: \_\_\_\_\_  
Billy Campbell, Chairman

Attest: \_\_\_\_\_  
Ciara Willis, Secretary



# DDA ITEM AGENDA REQUEST FORM

**Meeting Date:** 09/09/2024

**Staff Contact:** Phillip Trocquet

**Agenda Section:** Old

**Department:**

## Staff Report:

### Item Description:

Consideration of a staff report regarding renovation and demolition options for the Fire Station at 935 Senoia Road.

### Background/History:

Staff was directed to obtain information regarding associated costs with exterior renovation or demolition of 935 Senoia Road in order to make a more informed decision regarding the future of the property. Quotes were obtained regarding different options, although not all vendors replied in time to approve services at this time.

### Findings/Current Activity:

#### Exterior Renovation Cost Breakdown:

Work	Providers Contacted	Avg. Cost Estimate
Roof	Matts Exteriors, Advanced Roofing,	\$30,000.00
Siding/Facia/Soffit	Matts Exteriors, Advanced Roofing, Five-Star Paint	\$10,000.00
Paint	360 Paint, Five-Star Paint	\$8,000.00
Doors	Aaron Overhead Doors	\$33,526.95
Asbestos Remediation	Unknown	\$15,000.00
<b>TOTAL</b>		<b>\$96,526.00</b>

**Building Demolition Cost Range:** \$36,000 - \$45,000 | Crawford Grading and Southern Demolition & Environmental

**Is this a budgeted item? YES If so, include budget line number:** \_\_\_\_\_

### Actions/Options/Recommendations:

Staff is seeking a discussion and recommendation from the Board in moving forward to formalize the procurement process for either renovation or demolition services.



# DDA ITEM AGENDA REQUEST FORM

**Meeting Date:** 09/09/2024

**Staff Contact:** Phillip Trocquet

**Agenda Section:** New

**Department:**

## Staff Report:

### Item Description:

Consideration to approve asbestos testing services to Bruce Environmental in an amount not to exceed \$817.00 for 935 Senoia Road.

### Background/History:

Staff was instructed to obtain quotes to test for and subsequently remediate any asbestos present in the Fire Station at 935 Senoia Road. This work was deemed necessary regardless of the future of the building. Each company stated they would be unable to provide a remediation quote without testing information.

### Findings/Current Activity:

Bruce Environmental was the low quote for testing at \$817 for the Fire Station. Bid Tabulation of other quotes is attached.

**Is this a budgeted item? \_YES\_ If so, include budget line number: \_\_\_\_\_**

### Actions/Options/Recommendations:

Staff recommends approval of these services for the amount quoted.





**Bid Tabulation**  
**5-Sep-24**  
**Asbestos Testing**

<b>Company</b>	<b>Bruce Environmental</b>	<b>Bio Restore</b>	<b>Environmental Services of America</b>
<b>Address</b>	<i>Douglasville, GA</i>	<i>Atlanta, GA</i>	<i>Watkinsville, GA</i>
	Asbestos Testing	Asbestos Testing	Asbestos Testing
<b>Quote Price</b>	\$817	\$950	\$1,930.00



August 26, 2024

Town of Tyrone  
Project: Old Fire Station  
Senoia Rd  
Tyrone, GA 30290

Pre-Demolition Asbestos Survey Proposal

**Purpose:**

The purpose of this asbestos survey is to collect and test representative samples of common building materials for the presence of asbestos fibers. The Survey begins with a visual inspection of the interior and exterior components of the structure. The goal is to identify, locate and quantify Asbestos Containing Materials (ACM) regarding planned renovation and/or demolition.

This inspection will be conducted in general accordance with the Environmental Protection Agency (EPA) AHERA guidelines and will satisfy the Georgia Environmental Protection Division (GA EPD) requirement for pre-renovation and pre-demolition inspections. EPA regulations require that potentially regulated ACM be identified, classified and quantified prior to planned disturbances, renovation or demolition activities.

**Bulk Sample Survey Protocol:**

During the inspection, the various building construction materials will be categorized into “homogeneous areas” based upon material types, approximate dates of construction, building system/function and physical appearance. A brief walk through of the target area to be surveyed, allows conclusions to be made concerning the number of samples needed and the location of the bulks to be collected. A visual inspection is to identify the locations of suspect asbestos containing materials and physically touch the material to determine if it was to be classified as friable materials (easily crumbled with hand pressure and could be reduced to a powder form) or non-friable. Some non-friable material can become friable during removal. The suspected materials will be catalogued according to their *intended use*. These categories include Surfacing Materials, Thermal System Insulation (TSI) and/or miscellaneous materials which is all other building materials not considered Surfacing Materials or TSI.

Bulk sampling will be conducted using a random sampling method and bulks taken from each type of determined homogeneous area. A homogeneous area is defined as an area of Surfacing Material, TSI or miscellaneous material that is uniform in color, texture, appearance, function and appears to have been installed within the same time frame during original construction or later remodeling.

**Analytical Laboratory Information:**

All bulk samples will be analyzed by Polarized Light Microscopy (PLM) method. The Chain-of-Custody form and asbestos bulk analysis results will be attached. The bulk samples will be analyzed by an independent third party National Voluntary Accreditation Program (NVLAP) laboratory.

**Limitations & Conclusions:**

The limited survey will be conducted with the best information available to us at the time. The conclusions presented in the Asbestos Survey Report will be based on the laboratory results and condition of the materials identified. The survey will be conducted in a manner consistent with the level of care and skill ordinarily exercised by members of the profession practicing under similar conditions. There is always the possibility that asbestos materials could be hidden behind/underneath floors or walls that could not be accessed during our visual inspection and sampling. Demolition contractors or renovation subcontractors working within the target areas should be made aware of the presence and locations of identified asbestos materials (unless abatement has been performed) and the possibility that unknown and hidden asbestos materials may be discovered during remodeling or demolition. This report will be prepared on behalf of and exclusively for the use by the client hiring us to perform the inspection. No warranty, expressed or implied is made. Bruce Environmental shall not be held responsible for errors, miscalculations, assumptions, misinterpretations or other problems or liabilities arising from, or associated with other firms or individuals bidding on asbestos work that rely solely, or in part, on this document.

**Cost of survey, sampling and lab analysis:**

**\$817.00 – Eight Hundred and Seventeen Dollars**



BioRestore Incorporated  
 541 10th St #228  
 Atlanta GA 30318  
 (404) 476-8660  
 info@biorestore.org

## Call Report

Date Contacted: 08/19/2024	Project Type: Asbestos
Date of Loss:	Point of Loss:
Date Started:	Category:
Date Completed:	Class:
Date Invoiced:	Assigned To: BioRestore Sales
Date Paid:	Team Leader: Alex Sawyer
<b>Project Location</b>	
Contact Name: City of Tyrone	Name: City of Tyrone
Address: 945 Senoia Rd.	Billing Address: 945 Senoia Rd.
City: Tyrone	City: Tyrone
State: Georgia	State: Georgia
Zip Code: 30290	Zip Code: 30290
Building/Unit#: Old Police Station	Building/Unit#: Old Police Station
Cross Streets:	Cell Phone: (770) 881-8322
Apt Name:	Home Phone:
Gate Code:	Work Phone:
Contact Email: phillip.trocquet@tyronega.gov	Email: phillip.trocquet@tyronega.gov
Contact Phone: (770) 881-8322	P.O. #:
Site Phone:	Notes:
<b>Insurance</b>	
Company Name:	Agent Name:
Company Phone:	Work Phone:
Claim #:	Email:
Policy #:	Adjuster Name:
Deductible:	Work Phone:
Claims Phone:	Email:
Claims Email:	Notes:
<b>HOA/Property Management</b>	
HOA Name:	Prop Mgmt Name:
Contact Name:	Contact Name:
Work Phone:	Work Phone:
Cell Phone:	Cell Phone:
Email:	Email:



BioRestore Incorporated  
541 10th St #228  
Atlanta GA 30318  
(404) 476-8660  
info@biorestore.org

## Estimate

Owner/Insured: City of Tyrone  
Job Address: 945 Senoia Rd., Tyrone, GA, 30290

### \*\*GENERAL\*\*

SF Overall Floor: 0.00      SF Overall Walls: 0.00      LF Overall Floor Perimeter: 0.00  
SF Affected Floor: 0.00      SF Overall Ceiling: 0.00      LF Ceiling Height: 0.00  
SY Overall Floor: 0.00      SF Overall Walls & Ceiling: 0.00      CF Area: 0.00

### \*\*GENERAL\*\* Item Descriptions

#	Description	Total Days	Qty or Unit	UOM	Unit Price	Tax (7.00%)	O&P (20.00%)	Total
1	Pre-Demolition Asbestos Inspection Fee - Samples Fees Included	0	1	EA	950.00	\$0.00	\$0.00	\$950.00

Notes:

<b>**GENERAL** Totals</b>								<b>\$950.00</b>
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BioRestore Incorporated  
541 10th St #228  
Atlanta GA 30318  
(404) 476-8660  
info@biorestore.org

## Estimate

Owner/Insured: City of Tyrone  
Job Address: 945 Senoia Rd., Tyrone, GA, 30290

### Miscellaneous Items Descriptions

#	Description	Total Days	Qty or Unit	UOM	Unit Price (7.00%)	Tax (20.00%)	O&P	Total
Miscellaneous Totals								\$0.00

Notes:

Sub-Total	\$950.00
Deductible	\$0.00
<b>Total</b>	<b>\$950.00</b>

**QUOTE ASBESTOS SURVEY**

Project Specifications

**ENVIRONMENTAL SERVICES OF AMERICA**

Po. Box 250  
Watkinsville, GA 30677



**QUOTE FOR ASBESTOS SURVEY Services To:  
PHILLIP TROCQUET**

Date  
8/19/2024

Services Performed By:  
Environmental Services Of America

Services Performed For:  
PHILLIP TROCQUET



August 19, 2024

Attn: Phillip Trocquet

RE: **Asbestos Testing - Survey**

Environmental Services of America would like to thank you for the opportunity to present this business proposal for a **TOTAL RENOVATION (DEMOLITION)** asbestos testing/survey on your property at:

FIRE STATION  
935 Senoia Road  
Tyrone, Georgia 30290

### SCOPE OF WORK

Our proposal is designed to provide you with a comprehensive assessment of the materials within the areas designated for demolition or as specified by you, the customer. This includes conducting a thorough visual inspection, where our experienced team will meticulously examine the site to identify any materials that may be suspected of containing asbestos.

Following this detailed inspection, we will perform extensive sampling of these materials to ensure accurate identification and assessment. This approach allows us to fully understand the scope of any potential issues and to recommend the most effective and safe course of action for your project. Our goal is to provide you with a clear and informed understanding of the condition of your property, ensuring that your demolition efforts are both safe and compliant with all relevant regulations.

This detailed survey will provide you with the necessary information to proceed with confidence, ensuring compliance with safety regulations and protecting the health of all occupants.

*Comprehensive Property Inspection and Environmental Assessment Plan*

As a critical first step in the environmental assessment process, we will undertake a comprehensive inspection of the entire property. To ensure that we accurately address the unique needs of your project, we request that this inspection be conducted in the presence of you or one of your designated representatives.

**CERTIFIED ABATEMENT CONTRACTOR**  
**REMOVAL | REMEDIATION | DISPOSAL**



During this detailed evaluation, our goal is to meticulously identify all areas and materials that are designated for renovation or that could potentially harbor hazardous substances. This process is essential for determining the exact quantity and types of materials that require sampling to assess for the presence of asbestos.

This initial inspection and the subsequent sampling are vital to developing a precise and effective remediation plan. Our team is committed to ensuring that all potential risks are identified and addressed, safeguarding the health and safety of future occupants while ensuring compliance with all relevant regulations.

#### *Sample Collection Protocol for Suspected ACM*

Following the initial inspection, the next critical step in our environmental assessment process is the collection of samples from materials that have been identified as potentially hazardous. This step is essential for accurately determining the presence of asbestos within the designated areas.

To ensure the integrity and safety of the sampling process, it is imperative that our technician operates in a controlled and isolated environment. During this phase, our technician will meticulously extract samples from the suspicious materials, utilizing specialized equipment and following strict safety protocols to prevent any contamination or disturbance of the surrounding areas.

To maintain the highest standards of safety and compliance, it is crucial that no personnel from your company are present in the vicinity during the sample collection process. This isolation is necessary to minimize any potential exposure to hazardous substances and to ensure that the samples are collected without interference, thereby providing the most accurate results.

We understand the importance of this procedure and are committed to carrying it out with the utmost professionalism and attention to detail. Your cooperation in maintaining a secure and isolated environment during this phase is greatly appreciated, as it allows us to conduct our work efficiently and effectively, ensuring the safety of all parties involved.

#### *Cost Breakdown*

Below are the detailed costs itemized according to the type of sampling to be performed.

Asbestos: \$1,930.00  
(Includes up to 35 Asbestos Samples/Layers)

*If necessary:*

The cost per additional asbestos sample is: \$21.00.

#### **Additional Testing Option (Asbestos)**

If necessary and requested by the client, *point counting tests* can be conducted for asbestos samples showing asbestos traces below 1%. Each of these tests will cost \$327.00 per layer, with a turnaround time of 96 hours.

**CERTIFIED ABATEMENT CONTRACTOR**  
**REMOVAL | REMEDIATION | DISPOSAL**

### Results

As an environmental consulting company dedicated to ensuring the safety and integrity of your renovation project, it is our responsibility to inform you of the next steps based on the results of the test samples.

If the test results confirm that the materials sampled are free from asbestos, you will have the assurance to move forward with your demolition project in any manner you choose, without the concern of these hazardous materials. This outcome would allow you to proceed with your plans knowing that the environment is safe for both workers and future occupants.

However, should the test results indicate the presence of asbestos-containing materials (ACM), our team will immediately begin preparing a comprehensive proposal for the removal and abatement of these hazardous substances. This proposal will detail the necessary steps to safely and effectively remove the contaminants, ensuring full compliance with all relevant regulations and best practices.

### Payment

Payment is required in full prior to the release of the asbestos report. The final total will be determined upon completion of the lab analysis, once the exact number of samples/layers has been confirmed.

- **Payment in full must be received before the final report is released.**

### Payments Options

#### Zelle

Send payment to: [zelle@es-america.com](mailto:zelle@es-america.com)

#### Check

Make all checks payable to: Environmental Services of America  
P.O. Box 250 Watkinsville, GA 30677

- **There will be an additional \$45.00 fee added to all returned checks.**

#### Credit Card

We accept all credit cards.

- **Credit card payments will incur a 3.5% service fee.**

**CERTIFIED ABATEMENT CONTRACTOR**  
**REMOVAL | REMEDIATION | DISPOSAL**

*Disclaimer*

While good efforts are made to protect against any damage resulting from the work process ES AMERICA, Inc, shall not be held liable for any consequential damage within the sampling area such as but not limited to damages to paint, trim, walls, ceilings, doors, doorways, flooring, contents, etc.

Environmental Services of America specializes in the safe and complete testing and removal of asbestos, mold, and lead materials. The quote provided is specifically the sampling of suspect materials containing asbestos, lead (LBP) and mold.

- **NO materials will be REPLACED during this project.**

**THIS QUOTE WILL BE VALID FOR 15 DAYS**

By signing below, customer further agrees to ES AMERICA, Inc. Terms of Service:

Authorized by Insured/Owner/Authorized Agent    Environmental Services Of America

By:  
Name:  
Title:  
Date:

By:   
Name: Elias Hernandez  
Title: Contractor  
Date: 8/19/2024

**TERMS OF SERVICE:**

We propose to furnish the labor, materials and equipment required to complete the Scope of Work described above, in accordance with the terms of this Estimate, for the sum proposed above (the "Estimate Amount").

ES AMERICA, Inc. shall not be responsible for any pre-existing conditions on the properties prior to the performance of work (whether concealed or visible, known, or unknown). ES AMERICA, Inc. shall not be liable for any conditions, contaminants, or services outside of the designated work area. CUSTOMER does hereby gives ES AMERICA, Inc. their employees, and/or subcontractors permission to enter the building(s) with reasonable access to complete the above-state process.

**CERTIFIED ABATEMENT CONTRACTOR**  
**REMOVAL | REMEDIATION | DISPOSAL**

The Estimate Amount includes all labor, materials, ES AMERICA's insurance, and any applicable sales tax and permit/license fees required to complete the Scope of Work. The Estimate Amount does not include any cost increases including, but not limited to, increases in labor costs, material costs, equipment costs, and permit/license fee costs resulting from any valid change orders signed by the parties in accordance with the Terms and Conditions. Work proposed, agreed upon and performed in this Estimate will be between Environmental Services of America, Inc, DBA "ES AMERICA" and the Customer as designated in the Estimate.

This Estimate, and the Terms and Conditions attached hereto, shall be governed by, and construed under the laws of the state of Georgia, without regard to conflicts of law principles. The Parties hereby agree that the courts of the State of Georgia shall have sole and exclusive jurisdiction over any matter arising from the interpretation, purpose, effect, or operation of this Estimate. The Parties consent to venue in Watkinsville-Oconee County, Georgia and waive any rights they may have to assert jurisdiction or venue in any other court, administrative forum, or other adjudicative body. If mutually agreed by both parties, disputes may be adjudicated through binding arbitration by a qualified third party such as the American Arbitration Association.

**By signing above, the Customer:**

- (i) acknowledges that he/she/they has/have read and understands this Estimate and the Terms and Conditions;
- (ii) accepts the Estimate Amount and agrees to be bound by all the terms of the Estimate and the Terms and Conditions attached to this Estimate; and
- (iii) authorizes ES AMERICA, Inc to perform the Scope of Work.
- (iv) agrees that no chargebacks requests shall be initiated on any credit card payments made; any chargebacks that occur shall be immediately recovered with an additional 3.5% in merchant fees, and any disputes with work performed shall be mitigated with ES AMERICA, Inc.

**CERTIFIED ABATEMENT CONTRACTOR**  
**REMOVAL | REMEDIATION | DISPOSAL**