Remediation and Deconstruction of Fiterman Hall

CUNY/DASNY
Pei Cobb Freed Team
Community Advisory Committee
March 20, 2009
Agenda

Assembly Speaker Sheldon Silver – Welcome

CUNY Vice Chancellor Iris Weinshall – Opening Remarks

Airtek Vice President Benn Lewis -
  Remediation Project Status
  Current Site Conditions
  Deconstruction Controls
  Deconstruction Processes

Questions and Answers
Remediation Project Status

Cleared Work Areas:

- Stair C – Clean Access to Roof Levels
- First Floor Clean Zone
- Gash Area (14 Work Areas)
- Basement (Other than Electrical Service Rooms)
- Roofs 1, 2, 2-Extension, 3, 4 and 5 (Entire Exterior)
- Roof Ballast Cleaned and Bagged for OCME
- Stair A – Clean Access to Upper Work Areas
- 15, 14, 13 Block
- 12, 11, 10 Block
- 9, 8, 7 Block
- 6, 5, 4 Block (Pending Regulator Review of Sample Data)
- 3, 2, 1 Block (Pending Air Sample Results)
Remediation Project Status

Upcoming Final Cleaning:

- Stairwell Tents
- Electrical Closets
- First Floor Gash Area (Electrical Service Cover)
- Basement Electrical Service Rooms
- Miscellaneous Tent Cleanings
Current Site Conditions
Negative Pressure Manometer

5/1/2008
21:38:12
Stair C personal decontamination unit
clean room - Manometer reading
Interior Waste Loading
First Responder Readiness

12/31/2008
11:05:17
View of Hoist Tower and FDNY Access Panels to Floors

www.airtekenv.com
Cleared Work Area Ready for Encapsulation
Cleared and Encapsulated Work Area
Cleared and Encapsulated Work Area
Controlled Deconstruction

Administrative Controls Prior to Deconstruction:

- Engineered by Howard I. Shapiro and Associates
- Engineering Review by DASNY Engineer - RSD Engineering
- Filing with NYC DOB
  - Deconstruction Engineering
  - Site Safety and Logistics Plans
- Review by MTA – Potential Transportation Infrastructure Impacts
- Plans Reviewed and Approved by EPA/OSHA/DOL/DEC/DEP/DOB
  - Deconstruction Work Plan
  - Community Air Sampling Plan
  - Site HASP
  - Waste Management Plan
- Community Communication & Cooperation
Controlled Deconstruction

Process Controls During Deconstruction:

- Deconstruction does not Begin until Remediation is Complete
- Installation of Engineered Bracing
- Engineered Equipment Use and Work Processes
- Perimeter Equipment and Material Precautions & Protections
- Limitations on Debris Accumulation
- No Exterior Chutes – Reinforced Interior Shafts
- Standpipe Testing, Maintenance, Inspection
Controlled Deconstruction

On-Site Verification of Compliance:

- Eight Community Air Monitoring Stations
- Environmental Inspections by Airtek
- Environmental Inspections by EPA/DOL/DEP
- Work Process Inspections by Contractor Foremen/Superintendents
- Engineering Compliance Inspections by Deconstruction Engineer
- Safety Inspections by Site Safety Manager
- Overall Compliance Inspections by CM Tishman/LiRo
- DASNY Code Compliance Inspections and Oversight
Deconstruction Process

Deconstruction Preparation Activities:

- Stripped Building – Structural Components Only
- Glass/Window Removal – Board-up with Fire-retardant Plywood
- Installation of Engineered Bracing at Damaged Areas
- Limited Temporary Crane Use:
  - Load-out - Elevator Motors
  - Load-in – Excavators, Mini-Excavators, Bobcats
Deconstruction Process

Removals Sequence:

- Penthouse Mechanical and Structural Removals
- Roof Slabs
- Roof Structural Steel
- Façade Walls/Knee Walls
- Steel Columns and Spandrels
- Spandrel Beam ACM Mastic Abatement
- Scaffold Removals by Floor
- Repeat for Next Floor
Waste Transport and Disposal

Pre-determined Routes and Destinations

- Environmental Inspectors Observe Deconstruction
- Building Components Handled Internally
- Interior Waste Loading – Superior Dust Control
- Transport Volumes: 20 – 30 Trucks per Day
- Approved Licensed Waste Sites
Questions?

www.bmcc.cuny.edu/fitermannews/

www.lowermanhattan.info/construction/project_updates/fiterman_hall_39764.aspx