

OFFICIAL NOTICE

PUBLISHED BY THE DEPARTMENT OF NEIGHBORHOOD
SERVICES OF THE CITY OF MILWAUKEE

INVITATION FOR BIDS FOR MECHANICAL DEMOLITION PROJECT OPENING 10-19-2026

THE COMMISSIONER OF THE DEPARTMENT OF NEIGHBORHOOD SERVICES OF THE CITY OF MILWAUKEE ("Commissioner"), Milwaukee, Wisconsin, acting pursuant to Sec. 7-22-3, Milwaukee City Charter, will receive sealed bids for furnishing all labor and materials and performing all work necessary for and incidental to the demolition of eight (8) secondary buildings located in the city of Milwaukee, Wisconsin, until **9:00 a.m. (central time) on Friday, October 16, 2026. Bids must be dropped off in the secure drop box labeled Demo Bids & Decon RFPs outside of Room 105 at 841 North Broadway. Any bids deposited in the wrong location or received after that time may be rejected and returned unopened. Bids will be opened and read on Monday October 19, 2026. The bid opening will be made public by internet video conference only. Bidders wishing to observe the opening must provide their preferred email contact information legibly written or printed on the envelope of their sealed bid. Login and connection information will be emailed to participants. Others wishing to observe the bid opening may submit an email to molen@milwaukee.gov with "bid opening "101926" in the subject line to receive login and connection information.**

1. Bids shall be awarded to lowest, qualified, responsive, and responsible bidder on a per parcel basis.
2. All bids shall be held open for a period of sixty (60) days subsequent to the opening of bids and no bid may be withdrawn without the written consent of the Commissioner. **IN THE EVENT THE COMMISSIONER, DURING THE SIXTY DAYS FOLLOWING BID OPENING, TAKES NO ACTION RELATIVE TO THE BID OR BIDS RECEIVED, THEN THE BID OR BIDS SHALL BECOME NULL AND VOID WITHOUT RECOURSE OF ANY KIND BY EITHER THE BIDDER OR COMMISSIONER, ACTING ON BEHALF OF THE CITY.**

As part of the bid, each bidder shall submit a full and complete list of all the proposed subcontractors and the class of work to be performed by each, which list shall not be altered without the written consent of the Commissioner.

The Commissioner reserves the right to reject any and all bids at any time, if it is in the best interests of the City, and to waive any informalities in bidding.

Attention is called to the fact that: (a) the successful bidder will not discriminate against any qualified employee or qualified applicant for employment because of sex, race, religion, color, national origin or ancestry, age, disability, lawful source of income, marital status, sexual orientation, gender identity or expression, past or present membership in the military service, familial status, or based upon affiliation with, or perceived affiliation with any of these categories as provided by Section 109-9 of the Milwaukee Code of Ordinances. This provision must be included in all subcontracts. (b) Contractor agrees that they will comply with all applicable requirements of the Americans with Disabilities Act of 1990, 42 U.S.C. 12101 et seq. (c) both parties understand that the City is bound by the Wisconsin Public Records Law, and as such all of the terms of this Agreement are subject to and conditioned on the provisions of Wis. Stat. Section 19.21, et seq. Contractor acknowledges that it is obligated to assist the City in retaining and producing records that are subject to Wisconsin Public Records Law, and that the failure to do so shall constitute a material breach of this Agreement, and that the Contractor must defend and hold the City harmless from liability under that law. Except as otherwise authorized, those records shall be maintained for a period of seven (7) years after receipt of final payment under this Agreement.

Successful bidder will be required to complete an Affidavit of Compliance/Disclosure of Participation in or Profits Derived from Slavery by Contractors before contract can be executed, if the company was established in or before 1865.

Small Business Enterprise (SBE) requirement for this project is 25% of the contract base bid.
For a complete listing of City of Milwaukee certified SBE firms please contact the Office of Equity and Inclusion (formerly the Office Small Business Development) at 414-286-5553. More information can be found at <https://city.milwaukee.gov/Equity-and-Inclusion>

Payment Monitoring Requirements: All Contractors awarded a contract valued at \$25,000 or more with SBE participation requirements shall participate in training on and report regular payments in the City of Milwaukee's Compliance Reporting and Certification System (CRCS). Contractors must complete the training no later than 30 days after the date of contract award. Throughout the contract term, Contractors are required to provide timely monthly payment information in the City's CRCS at <https://milwaukee.diversitycompliance.com/>. Please contact the Office of Equity and Inclusion at 414.286.5553 or OEI@milwaukee.gov if you have any questions regarding the training and reporting process.

This bid includes a Local Business (LBE) incentive in accordance with Chapter 365 Milwaukee Code of Ordinances. IT IS YOUR RESPONSIBILITY AS A BIDDER TO FAMILIARIZE YOURSELF WITH THIS ORDINANCE PRIOR TO SUBMITTING YOUR BID.

This bid includes Socially-Responsible Contractors (SRC) incentive in accordance with Chapter 310 Milwaukee Code of Ordinances. More information can be found at <https://city.milwaukee.gov/Purchasing/Programs/Socially-Responsible-Contractors-SRC-Program>.

COPIES OF THE CONTRACT DOCUMENTS MAY BE OBTAINED ELECTRONICALLY AT https://city.milwaukee.gov/DNS/Inspections_Sections/Condemnation/Demobids

PRINTED COPIES MAY BE PURCHASED IN PERSON AT THE DEPARTMENT OF NEIGHBORHOOD SERVICES AT THE ADDRESS SHOWN BELOW. THE COST IS \$.20 PER PAGE.

Anyone who requires an auxiliary aid or service for this event should contact the City of Milwaukee ADA Coordinator @ (414) 286-3475 or ADACoordinator@milwaukee.gov as soon as possible but *no later than 72 hours before the scheduled event.*

This material is available in alternative formats for individuals with disabilities upon request. Please contact the City of Milwaukee ADA Coordinator @ (414) 286-3475 or ADACoordinator@milwaukee.gov. Provide a 72 hour advance notice for large print and 7 days for braille documents.

 Braille	Alternative formats are available upon request for individuals with disabilities.
 Large Print	Contact the City of Milwaukee ADA Coordinator at (414) 286-3475 or ADACoordinator@milwaukee.gov .

DEPARTMENT OF NEIGHBORHOOD SERVICES
OF THE CITY OF MILWAUKEE
841 NORTH BROADWAY RM 105
MILWAUKEE WI 53202-3650

September 28, 2026
September 30, 2026

BID DOCUMENTS
FOR
MECHANICAL DEMOLITION PROJECT

OPENING MONDAY OCTOBER 19, 2026

BIDS MUST BE RECEIVED IN DROP BOX BY FRIDAY, OCTOBER 16, 2026, AT 9:00 A.M.

Milwaukee, Wisconsin

DEPARTMENT OF NEIGHBORHOOD SERVICES

CITY OF MILWAUKEE

Room 105

841 North Broadway

Milwaukee, Wisconsin 53202-3650

**WHEN SUBMITTING A BID FOR THIS PROJECT, PLEASE
USE FORMS INCLUDED IN THIS PACKET.**

5.0.0

TECHNICAL SPECIFICATIONS

(for this contract only)

5.1.0. PARCEL LOCATIONS AND DESCRIPTION OF STRUCTURES FOR MECHANICAL DEMOLITION PROJECT OPENING MONDAY, OCTOBER 19, 2026

Parcel numbers, street addresses, approximate sizes of main structures to be demolished under this contract are listed in Section 5.7.0.

5.2.0. WORK BY OTHERS

Certain disconnections from utilities to be made by others are noted under sec. 4.3.23., entitled "Utility Services: Protection and Disconnection."

5.3.0. WORK NOT INCLUDED IN CONTRACT

- A. Work mentioned in Technical Specifications as not being a part of this contract.
- B. Replacing of curb and walk removed in connection with demolition of street walk basements (sidewalk vaults).
- C. Trees which are not damaged and are not obstructions to demolition as interpreted by the Commissioner, or unless otherwise noted in the Technical Specifications.

5.4.0. DEMOLITION WORK WITHIN PARCELS

- A. The structures, including foundation walls, columns, piers, floors, partitions, and attached appurtenances shall be removed down to a level two feet below the present ground level unless otherwise noted in Section 5.6.0 SCHEDULE OF DETAILED WORK WITHIN PARCELS and in any case two feet below the accepted finished grade by any method allowable under the City Building Code except for the following provisions.
- B. It shall be understood that the Contractor shall take whatever precautions are necessary to protect the City sidewalk. The Contractor shall also provide protection to the electric power poles and lines.
- C. The Contractor shall remove all portions of footing and foundation walls to a depth of two feet below finish grade unless otherwise noted in Section 5.6.0 SCHEDULE OF DETAILED WORK WITHIN PARCELS. All building concrete slabs, concrete stoops and concrete stairs to the buildings are also to be removed.
- D. All material and debris which would be disallowed for use as fill by sec. 4.5.6. is to be completely removed from the site and properly disposed of in accordance with all Environmental Requirements (as defined in sec. 4.5.1. above), except with the express advance, written permission of the Commissioner.
- E. All concrete or masonry floors below existing grade shall be broken up to pieces no larger than approximately one foot in all directions to permit fill to drain.

5.5.0. SCHEDULE OF DRAWINGS

5.6.0. SCHEDULE OF DETAILED WORK WITHIN PARCELS (ALL WORK TO BE DONE IN ACCORDANCE WITH THE CITY OF MILWAUKEE DEPARTMENT OF NEIGHBORHOOD SERVICES DEMOLITION AND SITE CLEARANCE GENERAL SPECIFICATIONS (1999 REVISION)

Parcel 1 – 2507 West Auer Avenue – 1-story frame garage

Remove garage and garage slabs ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. Alley access. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

Residential frame garage – no asbestos inspection required. **(4 days to complete)**

Parcel 2 – 4702 North Hopkins Street – 1-story masonry garage

Remove garage ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. Alley access/barricades or splash boards required. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

The inspection report from Harenda Management Group is included. **BID PRICE MUST INCLUDE THE PROPER REMOVAL AND DISPOSAL OF ANY ASBESTOS-CONTAINING MATERIALS OR ANY OTHER HAZARDOUS MATERIALS LISTED IN THE REPORT FROM HMG REQUIRED TO BE ABATED BEFORE MECHANICAL DEMOLITION. (2 days to complete)**

Parcel 3 – 1634 North Jackson – 1-story masonry garage

Remove garage ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. Alley access/barricades or splash boards required. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

The inspection report from Harenda Management Group is included. Asbestos was not detected in any materials sampled. **(2 days to complete)**

Parcel 4 – 3603 North 23rd Street – 1-story frame garage

Remove garage and garage slabs ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. No alley access –

corner lot. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

Residential frame garage – no asbestos inspection required. **(2 days to complete)**

Parcel 5 – 2744-46 North 40th Street – 1-story frame garage

Remove garage and garage slabs ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. Alley access. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

Asbestos was not detected in any materials sampled. **(2 days to complete)**

Parcel 6 – 2971 North 44th Street – 1-story masonry garage

Remove garage and fences ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. Alley access. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

Asbestos was not detected in any materials sampled. **(4 days to complete)**

Parcel 7 – 2441 North 59th Street – 1-story frame garage

Remove garage and garage slabs ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. No alley access. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

Asbestos was not detected in any materials sampled. **(2 days to complete)**

Parcel 8 – 6333 North 107th Street – 1-story frame garage

Remove garage and garage slabs ONLY. Prior to demolition, the contractor must meet at the site with the Condemnation Inspector to provide a demolition plan. No alley access. Contractor must also notify neighbors on the block face of the demolition that demolition activity is about to begin. This notification shall be done via a department-approved letter or door knocker.

Residential frame garage – no asbestos inspection required. **(2 days to complete)**

See Section 5.7.0 for ownership information.

MONTHLY REPORTING: Prime contracts awarded with SBE participation

requirements shall utilize the City of Milwaukee's Compliance Reporting and Certification System (CRCS) to report a summary of SBE payments on a monthly basis. The CRCS is accessible via the City's Office of Equity and Inclusion (OEI) website: <https://milwaukee.diversitycompliance.com>. Both prime and subcontractors are required to report payment information in the CRCS.

The City of Milwaukee has contacted We Energies to cut gas and electrical services. Contractor is responsible for verifying that ALL utilities have been disconnected prior to starting work.

REQUIRED EROSION CONTROL MEASURES FOR PARCELS: CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AN EROSION CONTROL PERMIT AND INSTALLING CONTROL MEASURES PER THE REQUIREMENTS OF CHAPTER 290 OF THE MILWAUKEE CODE OF ORDINANCES. MEASURES MUST BE IN PLACE PRIOR TO DEMOLITION ACTIVITIES COMMENCING. CONTROL MEASURES MUST BE INTACT AT FINAL INSPECTION AND ARE TO REMAIN ON SITE.

FAILURE TO REQUEST OPEN BASEMENT INSPECTION WILL RESULT IN THE INSPECTOR REQUIRING COMPLETE RE-EXCAVATION OF THE PARCEL.

CONTRACTOR IS REQUIRED TO CONTACT THIS DEPARTMENT TO ARRANGE FOR AN INSPECTION IF ADDITIONAL ASBESTOS-CONTAINING MATERIALS ARE FOUND IN THE BUILDING AFTER ASBESTOS ABATEMENT OR DEMOLITION HAS COMMENCED.

IF MORE THAN 5 WASTE TIRES ARE REMOVED FROM ANY SITE, THEY MUST BE TRANSPORTED BY A LICENSED WASTE TIRE TRANSPORTER. LICENSED TRANSPORTER MUST BE LISTED IN THE LIST OF SUBCONTRACTORS SUBMITTED WITH THE BID DOCUMENTS IF OTHER THAN PRIME CONTRACTOR. FOR INFORMATION ON LICENSED TRANSPORTERS, CONTACT CITY OF MILWAUKEE WASTE TIRE COORDINATOR AT 414-286-5028.

MANAGEMENT OF ANY MERCURY-CONTAINING PRODUCTS SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS.

MANAGEMENT OF ANY PCB'S OR PCB-CONTAINING PRODUCTS SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS, INCLUDING CHAPTER NR157 OF THE WISCONSIN ADMINISTRATIVE CODE.

ANY REFRIGERANTS ON SITES MUST BE RECLAIMED BY A CERTIFIED CFC RECLAIMER. CERTIFIED RECLAIMER MUST BE LISTED IN THE LIST OF SUBCONTRACTORS SUBMITTED WITH THE BID DOCUMENTS IF OTHER THAN PRIME CONTRACTOR.

IF THE DEPARTMENT OF NEIGHBORHOOD SERVICES (DNS) HAS BEEN HOLDING A CONTRACT PAYMENT FOR A YEAR AND STILL HAS NOT RECEIVED REQUIRED DOCUMENTATION FROM THE CONTRACTOR TO CLOSE OUT THE CONTRACT, DNS MAY NOTIFY THE CONTRACTOR THAT UNLESS THE DOCUMENTATION IS FORTHCOMING WITHIN THIRTY (30) DAYS, THE PAYMENT WILL BE FORFEITED.

5.7.0. LOCATIONS AND DESCRIPTION OF BUILDINGS TO BE DEMOLISHED.

DEPARTMENT OF NEIGHBORHOOD SERVICES DEMOLITION PROJECTS

FORMAL BIDS

The complete Bid Documents shall include Bids for Demolition form, one Non-collusion Affidavit of Prime Bidder, one, one Certificate as to Corporate Principal, a complete List of Subcontractors (if applicable), **a completed Form A (Contractor Compliance Plan)** and the Price Breakdown Sheet.

COMPLIANCE PLAN PER CITY OF MILWAUKEE OFFICE OF EQUITY AND INCLUSION:

SBE participation requirements are included in Bid documents as a condition of responsiveness. To affirm compliance with the requirements, the respondent should submit a Form A - Contractor Compliance Plan, which specifies the respondent's intent to award a percentage of the total contract value to the SBE(s), and the description of the commodity or services the SBE firm(s) will provide. Additionally, the respondent shall submit a copy of the SBE certificate (s) issued by the OEI as proof that the firm has the appropriate certification, and is approved to perform or provide the commodity or service outlined in the scope of services. The prime contractor/vendor may not replace the proposed SBE firm without approval from the OEI and contracting department.

SBE certification must be valid prior to bid/RFP submission, therefore, it is imperative to confirm a firm's certification status prior to listing their information on the Form A. A list of certified firms is accessible on the OEI's website at:

<https://milwaukee.diversitycompliance.com>.

Questions regarding the certification should be directed to the OEI at oei@milwaukee.gov or 414-286-5553.

The demolition contractor must include the plumbing contractor, asbestos abatement contractor, certified CFC reclaimer, licensed waste tire transporter and concrete contractor in the List of Subcontractors.

If any bidder has any questions as to the Bid Documents or Specifications, please contact this office by calling 414-286-2515.

BID FOR DEMOLITION

Department of Neighborhood Services
841 North Broadway
Milwaukee, Wisconsin

1. The undersigned, having familiarized _____ with the existing conditions on the Project Area affecting the cost of the work, and with the Contract Documents revised January, 1999, (which includes Invitation for Bids, Instruction to Bidders, the form of Bid, Form of Contract (or agreement), form of Non-Collusion Affidavit, Addenda (if any), General Conditions, Technical Specifications, and Drawings (as listed in the schedule of drawings); hereby proposes to furnish all supervision, technical personnel, labor, materials, machinery, tools, equipment and services including utility and transportation services and to perform and complete all work required for the demolition of (8) secondary buildings located in the City of Milwaukee, for mechanical Demolition Project opening October 19, 2026, all in accordance with the above-listed documents;

(a) for the lump sum of _____ Dollars
(\$ _____), in addition to and above the value of such salvage materials specified to become the property of the Bidder;

(b) in consideration of any salvaged materials which under the Contract Documents are to become the property of the Bidder and other benefits, will pay the Department of Neighborhood Services of the City of Milwaukee, the sum of

_____ Dollars
(\$ _____),

(Bidder will strike out the subparagraph (a) or (b) not used.)

2. In submitting this Bid, the Bidder understands that the right is reserved by the Commissioner of the Department of Neighborhood Services of the City of Milwaukee to reject any and all Bids as provided in sec. 2.8.2. of the Instructions to Bidders. If written notice of the acceptance of this Bid is mailed or delivered to the undersigned within sixty (60) calendar days after the opening thereof, or at any time thereafter before this Bid is withdrawn, the undersigned agrees to execute and deliver an Agreement in the prescribed form within fourteen (14) calendar days after the agreement is presented to him or her for signature.

3. A Bid Guaranty equal in amount to at least 10% of the total bid is enclosed, which certified check, bank draft or bid bond is submitted as a guaranty of the good faith of the Bidder and as a further guaranty that the Bidder will enter into the written Contract as provided, if successful in securing the award thereof. It is hereby agreed that if at any time other than as provided in the Instructions to Bidder, the Bidder should withdraw this Bid, or if this Bid is accepted and there should be a failure on the part of the Bidder to execute the Contract and furnish the required surety bond or bonds, the Department of Neighborhood Services, in either of such events, shall be entitled and is hereby given the right to retain said Bid Guaranty.

4. Attached hereto is an affidavit in proof that the undersigned has not colluded with any person in respect to this Bid or any other Bid for the Contract for which this Bid is submitted.

5. The Bidder is prepared to submit a financial and experience statement upon request.

Date _____, 20____.

Company Name

OFFICIAL ADDRESS

By _____

TITLE _____

3.2.0. NON-COLLUSION AFFIDAVIT OF PRIME BIDDER

STATE OF _____)
)SS
COUNTY OF _____)

_____, being first duly sworn, deposes and says that:

- (1) S/he is _____,
(owner, partner, officer, representative or agent)
of _____, the Bidder that has submitted the attached Bid.
- (2) S/he is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid.
- (3) Such bid is genuine and is not a collusive or sham bid.
- (4) Neither the said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affiant, has in any way colluded, conspired, connived or agreed, directly or indirectly, with any other Bidder, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted or to refrain from bidding in connection with such Contract, or has had or will have communication or conference with any other Bidder, firm or person to fix the price or prices in the attached Bid or of any other Bidder or to fix the overhead, profit or cost element of the bid price or the bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the Department of Neighborhood Services of the City of Milwaukee or any person interested in the proposed Contract.
- (5) The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest, including this affiant.
- (6) Attached and following this affidavit is a full and complete list of all subcontractors and the class of work to be performed by each, which the Bidder proposes to use.

Subscribed and sworn to before me
this ____ day of _____, 20____

Notary Public, Milwaukee County, WI

Title

My commission expires: _____

Rev. 1/00

3.3.0. COMPLETE LIST OF SUBCONTRACTORS

(Include Plumbing Contractor, Hauling Contractor, Asbestos Abatement Contractor, Certified CFC Reclaimer, Licensed Waste Tire Transporter and Licensed Concrete Contractor)

	Name of Proposed Subcontractor	Class of Work
1.	 Address	
2.	 Address	
3.	 Address	
4.	 Address	
5.	 Address	
6.	 Address	
7.	 Address	

MECHANICAL DEMOLITION PROJECT OPENING 10-19-2026
LOCATION AND DESCRIPTION OF BUILDING TO BE DEMOLISHED

Parcel Number	Address	Stories	Construction	Occupancy	Residential Units	Owner	Cubic Footage
1	2507 West Auer Avenue	1	Frame	Garage	-	PRIVATE	4,000
2	4702 North Hopkins Street	1	Masonry	Garage	-	PRIVATE	6,000
3	1634 North Jackson	1	Masonry	Garage	-	PRIVATE	10,000
4	3603 North 23 rd Street	1	Frame	Garage	-	PRIVATE	4,610
5	2744-46 North 40 th Street	1	Frame	Garage	-	PRIVATE	4,000
6	2971 North 44 th Street	1	Masonry	Garage	-	PRIVATE	4,000
7	2441 North 59 th Street	1	Frame	Garage	-	PRIVATE	2,400
8	6333 North 107 th Street	1	Frame	Garage	-	PRIVATE	4,000

Demolition contractor has the responsibility of verifying the listed information before bid is submitted. Bid is to be based upon contractor's own inspection of the structures and sites. No guarantee is made as to the accuracy of the above listed information, and the bid/contract shall not be invalidated by any errors in the descriptions and sizes listed.

Dept. of Neighborhood Services
City of Milwaukee
Mechanical Demolition Bid Opening 10-19-2026

PRICE BREAKDOWN

NO.	PARCEL ADDRESS	ASBESTOS ABATEMENT	DEMOLITION DWELLING	DEMOLITION GARAGE/SHED	TOTAL
1	2507 West Auer Avenue				
2	4702 North Hopkins Street				
3	1634 North Jackson				
4	3603 North 23 rd Street				
5	2744-46 North 40 th Street				
6	2971 North 44 th Street				
7	2441 North 59 th Street				
8	6333 North 107 th Street				



CITY OF MILWAUKEE | OFFICE OF EQUITY & INCLUSION
FORM A – CONTRACTOR COMPLIANCE PLAN

This compliance plan must be completed in its entirety and is a required submission with an Invitation to Bid or a Request for Proposal (RFP) if the solicitation includes an SBE requirement and/or if a Proposer is seeking to earn SBE bonus points as it relates to an RFP. **Additionally, in order to qualify, an active (non-expired) certificate confirming Small Business Enterprise (SBE) certification issued by the City of Milwaukee Office of Equity and Inclusion for each SBE firm must accompany this form. The SBE firm must be certified at the time of bid opening and/or RFP closing.**

I. GENERAL INFORMATION (REQUIRED)

Bid/RFP # _____ Total SBE % _____ Total proposed Bid/RFP amount \$ _____

Description of SBE Firm Participation

II. PRIME CONTRACTOR INFORMATION (REQUIRED)

Contractor Name _____

Address _____

City, State, Zip Code _____

Contact Person _____ Title _____

Phone Number _____ E-mail Address _____

Prime Contractor City of Milwaukee SBE certified? Yes _____ No _____

III. ACKNOWLEDGEMENT (REQUIRED)

I certify that the information included in this Compliance Plan is true and complete to the best of my knowledge. I further understand and agree that this compliance plan is a condition of my Bid/RFP responsiveness. **Failure to submit this form with my response and/or meet the specified SBE requirements may render the Bid/RFP unresponsive.**

Name of Authorized Representative _____ Signature _____

Title _____ Date _____

FOR STAFF USE ONLY

SBE Firm(s) providing service/commodity consistent with NAICS Code(s) and Prime's scope of service? Yes _____ No _____

SBE certification(s) verified? Yes _____ No _____

OEI Analyst _____ Signature _____ Date _____

Department Representative _____ Signature _____ Date _____



CITY OF MILWAUKEE | OFFICE OF EQUITY & INCLUSION
FORM A – CONTRACTOR COMPLIANCE PLAN

List all subcontractor information in its entirety, identifying the Contractor's SBE designation. Individual subcontractor SBE percentages should equal the overall participation as listed on Page 1. Please visit the following website to access the list of City of Milwaukee SBE certified firms: <https://milwaukee.diversitycompliance.com/>

IV. SUBCONTRACTOR INFORMATION

Contractor Name _____
Address _____
City, State, Zip Code _____
Contact Person _____ Title _____
Phone Number _____ E-mail Address _____
Subcontractor SBE-certified? Yes _____ No _____

Please identify the proposed commodity or service, award amount and contract percentage the subcontractor will fulfill.

Proposed award amount \$ _____ Percentage of contract _____ %
Work performed/materials provided _____
Name of Owner/Representative _____
Signature of Owner/Representative _____ Date _____

Contractor Name _____
Address _____
City, State, Zip Code _____
Contact Person _____ Title _____
Phone Number _____ E-mail Address _____
Subcontractor SBE-certified? Yes _____ No _____

Please identify the proposed commodity or service, award amount and contract percentage the subcontractor will fulfill.

Proposed award amount \$ _____ Percentage of contract _____ %
Work performed/materials provided _____
Name of Owner/Representative _____
Signature of Owner/Representative _____ Date _____

If you need to provide additional subcontractor information, please duplicate this page as needed.



DEPARTMENT OF ADMINISTRATION
PURCHASING DIVISION

Revised December 28, 2016

**LOCAL BUSINESS ENTERPRISE (LBE) PROGRAM
AFFIDAVIT OF COMPLIANCE**

IMPORTANT: This form must be submitted with your bid to be considered for LBE status.

Bid/RFP #: _____

Company Name: _____

Address: _____

City, State, Zip _____

This signed and notarized affidavit of compliance will be the contractor's sworn statement that the business satisfies all of the following criteria:

1. Operates a business, or owns or leases property within the geographical boundaries of the City of Milwaukee. Post office boxes shall not suffice to establish status as a Local Business Enterprise.
2. A residential address may suffice to establish compliance as a Local Business Enterprise, but only if the business does not operate another business, or own or lease other real property, either within or outside the geographical boundaries of the City of Milwaukee.
3. Leased property shall not suffice to establish compliance as a Local Business Enterprise unless at least half of the acreage of all the real property owned or leased by the business is located within the geographical boundaries of the City of Milwaukee.
4. Has been doing business in the City of Milwaukee for at least one (1) year.
5. The business is not delinquent in the payment of any local taxes, charges or fees, or the business has entered into an agreement to pay any delinquency and is abiding by the terms of the agreement.
6. The business will perform at least 10% of the monetary value of the work required under the contract.

IMPORTANT: Is your business certified as a Small Business Enterprise (SBE) with the City of Milwaukee?

Please Select: ____ Yes or ____ No

NOTE: If you are the primary owner of more than one business location and the other business location(s) is not located within the geographical boundaries of the City of Milwaukee, the business you are seeking to qualify as a Local Business Enterprise must serve as the primary functionally operational entity that is capable of providing the required services, commodities, or supplies for the purposes of this Bid/RFP. If you own more than one business, please list the name of the business(es) and their addresses on the "Business Property Location" form.

SITE VISITS: Please note the contractor agrees to allow the City to verify Local Business Enterprise status by allowing City Staff to visit the operation(s) of the business that is seeking Local Business Enterprise status at any time without notice, in an effort to maintain the integrity of the City's bidding process.

I hereby declare compliance with the City of Milwaukee Code of Ordinances Chapter 365.

Authorized Signature: _____

Printed Name: _____

Date: _____

NOTARIZATION

Subscribed to before me on this _____ day of _____ in the year _____, at
_____ County, _____ State.

NOTARY PUBLIC SIGNATURE: _____

(SEAL)

PRINT NAME: _____

My commission expires: _____

PLEASE SUBMIT THIS FORM WITH YOUR BID OR PROPOSAL TO:

841 NORTH BROADWAY, ROOM 105

MILWAUKEE, WISCONSIN 53202



DEPARTMENT OF NEIGHBORHOOD SERVICES

**LOCAL BUSINESS ENTERPRISE (LBE) PROGRAM
BUSINESS PROPERTY LOCATION FORM**

Important Note: This form must be submitted with your bid to be considered for LBE status.

Bid / RFP # _____

Property Location 1 Check one: Own ☐ | Lease ☐ |

Name:	
Address:	
City, State, Zip	

Property Location 2 Check one: Own ☐ | Lease ☐ |

Name:	
Address:	
City, State, Zip	

Property Location 3 Check one: Own ☐ | Lease ☐ |

Name:	
Address:	
City, State, Zip	

Property Location 4 Check one: Own ☐ | Lease ☐ |

Name:	
Address:	
City, State, Zip	

PLEASE SUBMIT THIS FORM *WITH YOUR BID* TO:

DEPT. OF NEIGHBORHOOD SERVICES
841 NORTH BROADWAY, ROOM 105
MILWAUKEE, WISCONSIN 53202

All buildings and structures included in this bid notice are considered part of a larger planned renovation/demolition project, not excluding single structures, and deemed regulated facilities and shall be inspected, noticed and abated per Wisconsin State Statute NR447 prior to any renovation or demolition activities.

PAYMENT MONITORING REQUIREMENTS:

All Contractors awarded a contract valued at \$25,000 or more with SBE participation requirements shall participate in training on and report regular payments in the City of Milwaukee's Compliance Reporting and Certification System (CRCS). Contractors must complete the training no later than 30 days after the date of contract award. Throughout the contract term, Contractors are required to provide timely monthly payment information in the City's CRCS at <https://milwaukee.diversitycompliance.com/>. Please contact the Office of Equity and Inclusion at 414.286.5553 or OEI@milwaukee.gov if you have any questions regarding the training and reporting process.



PRE-DEMOLITION INSPECTION REPORT

Job Site:

**Fire Damaged
Garage
4702 North Hopkins Street
Milwaukee, Wisconsin**

For:

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

**HMG Project No.: 26-400-037.4702
Inspector: Dean Jacobsen
Contract No.: C360261100**

By:

**HARENDA MANAGEMENT GROUP
1237 West Bruce Street
Milwaukee, Wisconsin 53204
(414) 383-4800**

September 2026

Signature Page
Pre-Demolition Inspection Report
Garage
4702 North Hopkins Street
Milwaukee, Wisconsin



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370
Expiration Date: 5/29/27
Harenda Management Group

September 10, 2026

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

RE: Pre-Demolition Inspection Report
4702 North Hopkins Street
Milwaukee, WI

Harenda Management Group has completed the pre-demolition inspection of a garage at 4702 North Hopkins Street, Milwaukee, Wisconsin, as per the referral from the City of Milwaukee Department of Neighborhood Services. The inspection and results are described in the following report.

Sincerely,

HARENDA MANAGEMENT GROUP

A handwritten signature in black ink, appearing to read 'Dean Jacobsen', is positioned above the printed name.

Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370

EXECUTIVE SUMMARY

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage located at 4702 North Hopkins Street, Milwaukee, Wisconsin, prior to demolition. HMG conducted a visual inspection for asbestos and universal wastes and collected asbestos bulk samples for laboratory analysis.

Asbestos was detected over 1% in the exterior window caulk. Asbestos was not detected in any other materials sampled at this location. Specific results and recommendations are in Section IV of this report.

Universal wastes were also observed in the building. Specific materials listed are in Section VII of this report.

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I. INTRODUCTION

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage at 4702 North Hopkins Street, Milwaukee, Wisconsin, prior to demolition. The garage is a one story structure built slab on grade. It has brick and concrete block exterior walls with built up asphalt roofing.

II. ASBESTOS INSPECTION

Heather Gaworski, of the City of Milwaukee Department of Neighborhood Services, authorized HMG to conduct a building inspection and to analyze samples collected during the inspection.

On August 21, 2026, HMG conducted an asbestos inspection of a garage, scheduled for mechanical demolition, located at 4702 North Hopkins Street, Milwaukee, Wisconsin. The inspection was conducted by Dean Jacobsen, Wisconsin License No. AII-14370.

The inspection was comprised of these elements:

1. A visual determination as to the extent of suspect asbestos containing materials within the garage.
2. Sampling and documentation of observable suspect asbestos containing materials.
3. Quantification of observable asbestos containing materials existing within the spaces.
4. Quantification of observable universal wastes within the spaces.

The results of the inspection integrated with the Polarized Light Microscopy with Dispersion Staining (PLM/DS) analysis of asbestos bulk samples collected are outlined in this document.

The following types of suspect materials were observed and inspected to determine if asbestos containing materials were present in the garage, as required by U.S. EPA NESHAP regulation 40 CFR 61 Subpart M, and NR 447 of the Wisconsin Administrative Code:

- Window glazing compound
- Caulk
- Ceiling panel
- Asphalt roofing debris
- Ceramic tile coping

A listing of specific homogeneous materials and homogeneous material codes are in the Findings and Observations section following the results table.

III. ASBESTOS LABORATORY

A. METHOD OF ANALYSIS

Analysis is performed by using the bulk samples for visual observation and slide preparation(s) for microscopical examination and identification. The slides are analyzed for asbestos (chrysotile, amosite, crocidolite, anthophyllite, and actinolite/tremolite), fibrous non asbestos constituents (mineral wool, paper, etc.), and nonfibrous constituents. Asbestos is identified by refractive indices (obtained by using dispersion staining), morphology, color, pleochroism, birefringence, extinction characteristics, and signs of elongation. The same characteristics are used to identify the non-asbestos constituents.

The microscopist visually estimates relative amounts of each constituent using a stereoscope if necessary. The test results are based on a visual determination of relative volume of the bulk sample components. The results are valid only for the item tested. Current federal and Wisconsin regulations state asbestos containing material means material containing more than 1% asbestos as determined using the method specified in Appendix E, Subpart E, 40 CFR Part 763 Section I, Polarized Light Microscopy. Refer to 29 CFR 1926.1101 (Construction) and 29 CFR 1910.1001 (General Industry) for specific OSHA requirements.

IV. ASBESTOS FINDINGS AND OBSERVATIONS

The following are the laboratory results. The laboratory report is in Section VIII.

Sample #	Location and Description	Results	Homogenous Code
1	Garage – exterior – on east window – glazing compound	Negative	MPG
2	Garage – exterior – on east window – cream caulk	Positive 2% Chrysotile	MCLKc
2	Point Count Result	Positive 1.1% Chrysotile	MCLKc
3	Garage – interior – south side in floor debris – white ceiling panel	Negative	MCP
4	Garage – interior – north side in floor debris – white ceiling panel	Negative	MCP
5	Garage – interior – northwest side in floor debris – white ceiling panel	Negative	MCP
6	Garage – interior – east center in floor debris – asphalt roofing	Negative	MRM
7	Garage – interior – southeast in floor debris – roof ceramic coping	Negative	MCTMn
8	Garage – exterior – on southeast wall seam – gray caulk	Negative	MCLKy

One (1) of the materials sampled contain greater than 1% asbestos and are asbestos containing material (ACM):

Material	Homogeneous Code	Location	Approximate Quantity	Material Type
Cream Caulk	MCLKc	Exterior Around Metal Windows	8 Windows	Category II Non-Friable

The cream caulk is a category II non-friable asbestos containing material. It will meet the definition of a regulated asbestos containing material (RACM) as defined in NR 447 of the Wisconsin Administrative Code, if it is crumbled or reduced to powder by the demolition equipment.

NR 447.08 requires the building owner or operator to remove all RACM from a facility being demolished or renovated before any activity begins that would break up, dislodge or similarly disturb the material. DHS 159 requires that only a certified asbestos company with certified asbestos abatement personnel may remove ACMs from a building. Harenda Management Group recommends that the pipe insulation, boiler insulation, fittings, and gray caulk be abated prior to demolition.

Note#1: If additional materials are discovered during demolition that are not listed above they are to be assumed to be asbestos containing.

Note#2: A copy of this report should be transmitted to the demolition contractor.

Homogeneous Material Codes

MPG	Window Glazing Compound
MCLKc	Cream Caulk
MCLKy	Gray Caulk
MCP	Ceiling Panel
MRM	Built up Asphalt Roofing
MCTMn	Brown Ceramic Coping

V. EXCLUSIONS

HMG is not and shall not represent the building owner as its agent or representative for the purpose of the U.S. EPA/NESHAP and/or the WDNR/NR447 regulations, as owner/operator.

This report represents the condition of the garage and the visible/accessible suspect asbestos containing materials at the date and the times of the on site inspection. Hidden materials or inaccessible materials, or those materials that could be present at the point of inspection, over and above those stated in the inspection report, are the responsibility of the building owner and the demolition contractor.

VI. LIMITATIONS

The care and skill given to our procedures insures the most reliable test results possible. HMG utilizes San Air Technologies Laboratory, Inc., for our asbestos testing. The findings and conclusions of HMG represent our professional opinions extrapolated from limited data. Significant limited data is gathered during the course of the preliminary asbestos specific site assessment. No other warranty is expressed or implied. Prior to any abatement or renovation activities, it is recommended that HMG be provided the opportunity to review such plans in order that the inspection and assessments contained herein are properly interpreted and implemented.

This report and the information contained herein are prepared for the sole and exclusive use and possession of the City of Milwaukee Department of Neighborhood Services. No other person or entity may rely on this report or any information contained herein. Any dissemination of the Report or any information contained herein is strictly prohibited without prior written authorization from Harenda Management Group.

VII. PRE-DEMOLITION ENVIRONMENTAL CHECKLIST

This guide lists materials and products commonly found in buildings with examples. It is not intended as a substitute for reading the rules and statutes and making your own independent determination of their applicability to your demolition project. These examples presented here do not represent an exhaustive listing of types of materials that may be required to be removed from the building prior to demolition.

ASBESTOS

Persons conducting inspections for asbestos must hold a valid asbestos inspector certification card issued by the State of Wisconsin, Dept. of Health Services. **Please follow the Asbestos Inspection and Sampling Protocol for Buildings to be Demolished or Renovated.**

CFCs and HALONS

Equipment that may contain CFCs and Halons:

<u>N/A</u>	Air Conditioners (roof top, room, and central)
<u>N/A</u>	Dehumidifiers
<u>N/A</u>	Heat Pumps
<u>N/A</u>	Refrigerators, Freezers, Chillers
<u>N/A</u>	Vending Machines, Food Display Cases
<u>N/A</u>	Walk-in Coolers
<u>N/A</u>	Water Fountains (bubblers)
<u>N/A</u>	Fire Extinguishers (both portable and installed HALON suppression systems)

LEAD

Lead or Lead Based Paint (LBP) is common in many older buildings. When recycling construction and demolition debris, be aware that wood containing lead paint may not be chipped and spread for landscaping. State law also prohibits the sale or transfer of any fixture or other object containing LBP that might be placed upon any surface of a dwelling, which is ordinarily accessible to children.

MERCURY

Products that may contain mercury:

LIGHTING

<u>N/A</u>	Fluorescent Lights
<u>N/A</u>	High Intensity Discharge -Metal Halide -High Pressure Sodium -Mercury Vapor
<u>N/A</u>	Neon
<u>N/A</u>	Switches for lighting using mercury relays -Look for any control associated with exterior or automated lighting systems such as "Silent" wall switches.

HVAC

Check thermostats and any control associated with air handling units for switches containing mercury.

HEATING, VENTILATING AND AIR CONDITIONING SYSTEMS

<u>N/A</u>	Old Thermostats
<u>N/A</u>	Aquastats
<u>N/A</u>	Firestats
<u>N/A</u>	Manometers
<u>N/A</u>	Thermometers

BOILERS, FURNACES, HEATERS AND TANKS

<u>N/A</u>	Mercury Flame Sensors by pilot lights
<u>N/A</u>	Manometers, Thermometers, Gauges
<u>N/A</u>	Pressure-control
<u>N/A</u>	Float or Level Controls
<u>N/A</u>	Space Heaters

ELECTRICAL SYSTEMS

<u>N/A</u>	Load Meters and Supply Relays
<u>N/A</u>	Phase Splitters
<u>N/A</u>	Microwave Relays
<u>N/A</u>	Mercury Displacement Relays

PCBs

For electrical devices manufactured prior to 1987, it is safe to assume that they contain PCBs and should be managed accordingly. Most equipment manufactured after this time will say "PCB Free". The following is a list of areas in a building where PCBs may be found:

<u>N/A</u>	Transformers
<u>N/A</u>	Capacitors (appliances, electronic equipment)
<u>N/A</u>	Heat Transfer Equipment
<u>N/A</u>	Ballasts
<u>N/A</u>	Specialty Paints (such as for swimming pools or other industrial applications)
<u>N/A</u>	Sumps or Oil Traps (in maintenance and industrial facilities)

OTHER ENVIRONMENTAL ISSUES

<u>N/A</u>	Hazardous Waste
<u>N/A</u>	Oil Tanks
<u>N/A</u>	Well Abandonment
<u>4</u>	Junk Auto Tires – Interior
<u>N/A</u>	Junk Vehicles
<u>5</u>	Gallons Paint – Interior
<u>1</u>	Small Propane Tank – Interior

VIII. ASBESTOS LABORATORY RESULTS



The Identification Specialists

Analysis Report
prepared for
Harenda Management Group

Report Date: 8/31/2026

Project Name: Milwaukee DNS

Project #: 26-400-037.4702

SanAir ID#: 26049881



NVLAP LAB CODE 600227-0

11709 Chesterdale Road, Cincinnati, Ohio 45246
888.895.1177 | 513.438.6006 | LabReports@SanAir.com | SanAir.com



SanAir ID Number
26049881
FINAL REPORT
8/31/2026 6:53:08 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.4702
P.O. Number:
Project Name: Milwaukee DNS
Collected Date: 8/21/2026
Received Date: 8/24/2026 10:00:00 AM

Dear Dean Jacobsen,

We at SanAir would like to thank you for the work you recently submitted. The 8 sample(s) were received on Monday, August 24, 2026 via FedEx. The final report(s) is enclosed for the following sample(s): 1, 2, 3, 4, 5, 6, 7, 8.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

A handwritten signature in cursive script that reads "Maureen Y. Haley".

Maureen Y. Haley
Asbestos Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:

- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:

- 8 samples in Good condition.



SanAir ID Number
26049881
FINAL REPORT
8/31/2026 6:53:08 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.4702
P.O. Number:
Project Name: Milwaukee DNS
Collected Date: 8/21/2026
Received Date: 8/24/2026 10:00:00 AM

Analyst: Pinkerton, Sid

Asbestos Bulk PLM EPA 600/R-93/116

SanAir ID / Description	Stereoscopic	Components		Asbestos Fibers
	Appearance	% Fibrous	% Non-fibrous	
1 / 26049881-001	Off-White Non-Fibrous Homogeneous		100% Other	None Detected
2 / 26049881-002	White Non-Fibrous Homogeneous		98% Other	2% Chrysotile
3 / 26049881-003	White Non-Fibrous Homogeneous		100% Other	None Detected
4 / 26049881-004	Tan Non-Fibrous Homogeneous		100% Other	None Detected
5 / 26049881-005	White Non-Fibrous Homogeneous		100% Other	None Detected
6 / 26049881-006	Black Non-Fibrous Homogeneous	40% Cellulose	60% Other	None Detected
7 / 26049881-007	Red Non-Fibrous Homogeneous		100% Other	None Detected
8 / 26049881-008	Grey Non-Fibrous Homogeneous		100% Other	None Detected

Analyst:

Approved Signatory:

Analysis Date: 8/31/2026

Date: 8/31/2026

Disclaimer and Additional Information

This report is the sole property of the client named on the SanAir Technologies Laboratory, Inc. (SanAir) chain-of-custody (COC). Results in the report are confidential information intended only for the use by the client named on the COC. Neither results nor reports will be discussed with or released to any third party without our client's written permission to maintain client confidentiality. The final report cannot be reproduced, except in full, without written authorization from SanAir to assure that parts of the report are not taken out of context. This report and any information contained within shall not be edited, altered, or modified in any way by any persons or agencies receiving, viewing, distributing, or otherwise possessing a copy of this final report. The laboratory reserves the right to perform amendments to any finalized report, of which shall supersede and make obsolete any previous editions. Such changes, modifications, additions, or deletions shall be effective immediately upon notice thereof, which may be given by means including, but not limited to, posting on the SanAir client portal website, electronic or conventional mail, or by any other means. The information provided in this report applies only to the samples submitted in the condition they were received at the laboratory and is relevant only for the date, time, and location of sampling. Samples were received in good condition unless otherwise noted on the report. The accuracy of the results is dependent upon the client's sampling procedure and information provided to the laboratory by the client on the COC, which includes the project name, project number, P.O. number, sample collection dates, special instructions, samples collected by, sample numbers, sample identifications/location, sample type, selected analysis type, and total area or volume that may affect the validity of the results. SanAir assumes no responsibility for the sampling procedure and will provide evaluation reports based solely on the sample and information provided by the client. SanAir assumes no responsibility or liability for the manner in which results are used or interpreted. This report does not constitute and shall not be used to claim product, process, system, or person certification, approval, or endorsement by NVLAP, NIST, NELAC, AIHA LAP, LLC or any other agency of the U.S. government; all or some tests contained in this report may not be accredited by every local, state, and federal regulatory agency. Refer to the SanAir website at www.sanair.com for copies of current certificates and scopes of various accreditations, certifications, and licenses or contact the laboratory at iaq@sanair.com for inquiries regarding the status or scope of an accreditation or certification.

Fibers smaller than 5-microns cannot be seen with this method due to scope limitations. Polarized- light microscopy is not consistently reliable in detecting asbestos in floor covering and similar non-friable organically bound materials. Quantitative transmission electron microscopy is currently the only method that can be used to determine if this material can be considered or treated as non-asbestos containing. Samples are held for a period of 60 days.

Asbestos Accreditations, Certifications, and Licenses

National Voluntary Laboratory Accreditation Program (NVLAP) Lab Code 600227-0

State of Connecticut Department of Public Health Registration Number: PH-0817

State of Rhode Island Department of Health, Certification Number: PLM00144, TEM00144

State of West Virginia Bureau for Public Health, Analytical Laboratory Number: LT000637

Texas Department of State Health Services License Number: 300510



10501 Trade Ct., Suite 100
N. Chesterfield, VA 23236
804.897.1177 / 888.895.1177
Fax 804.897.0070

sanair.com

Asbestos
Chain of Custody
Form 140, Rev 7, 10/20/2022

SanAir ID Number
26049881



Received by RB on 8/24/26 at 10:00 AM
Page 1 of 1

Company: Harenda Management Group		Project #: 26-400-037.4702		Collected by:	
Address: 1237 West Bruce Street		Project Name: Milwaukee DNS		Phone #: (414) 383-4800	
City, St., Zip: Milwaukee, WI 53204		Date Collected: 8/21/26		Fax #: (414) 647-1540	
State of Collection: WI Account#: 3904		P.O. Number:		Email: dean.jacobsen@kphenvironmental.com	

Bulk			Air			Soil		
ABB	PLM EPA 600/R-93/116	☒	ABA	PCM NIOSH 7400	☐	ABSE	PLM EPA 600/R-93/116 (Qual.)	☐
	Positive Stop	☐	ABA-2	OSHA w/ TWA*	☐	Vermiculite		
ABEPA	PLM EPA 400 Point Count	☐	ABTEM	TEM AHERA	☐	ABB	PLM EPA 600/R-93/116	☐
ABB1K	PLM EPA 1000 Point Count	☐	ABATN	TEM NIOSH 7402	☐	ABEPA3	PLM EPA 400 Point Count	☐
ABBEN	PLM EPA NOB**	☐	ABT2	TEM Level II	☐	ABCM	Cincinnati Method	☐
ABBCH	TEM Chatfield**	☐	Other:		☐	Dust		
ABBTM	TEM EPA NOB**	☐	New York ELAP			ABWA	TEM Wipe ASTM D-6480	☐
ABQ	PLM Qualitative	☐	ABEPA2	NY ELAP 198.1	☐	ABDMV	TEM Microvac ASTM D-5755	☐
			ABENY	NY ELAP 198.6 PLM NOB	☐			
			ABBNY	NY ELAP 198.4 TEM NOB	☐			
			Positive Stop			☐	Matrix Other	
						☐	☐	

** Available on 24-hr. to 5-day TAT

Water	
ABHE	EPA 100.2 ☐

Turn Around Times	3 HR (4 HR TEM) ☐	6 HR (8HR TEM) ☐	12 HR ☐	1 Day ☐
	☐ 2 Days	☐ 3 Days	☐ 4 Days	☒ 5 Days

Special Instructions	
----------------------	--

Sample #	Sample Identification/Location	Volume or Area	Sample Date	Flow Rate*	Start - Stop Time*
1					
2					
3					
4					
5					
6					
7					
8					

Relinquished by	Date	Time	Received by	Date	Time
<i>[Signature]</i>	8/21/26	1600			

If no technician is provided, then the primary contact for your account will be selected. Unless scheduled, the turnaround time for all samples received after 3 pm EST will be logged in the next business day. Weekend or holiday work must be scheduled ahead of time and is charged at 150% of the 3hr TAT or a minimum charge of \$150. A courier charge will be applied for same day and one-day turnaround times for offsite work. SanAir covers Ground and Next Day Air shipping. Shipments billed to SanAir with a faster shipping rate will result in additional charges.



The Identification Specialists

Analysis Report
prepared for
Harenda Management Group

Report Date: 9/2/2026

Project Name: Milwaukee DNS

Project #: 26-400-037.4702

SanAir ID#: 26051629



NVLAP LAB CODE 600227-0

11709 Chesterdale Road, Cincinnati, Ohio 45246
888.895.1177 | 513.438.6006 | LabReports@SanAir.com | SanAir.com



SanAir ID Number
26051629
FINAL REPORT
9/2/2026 6:55:11 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.4702
P.O. Number:
Project Name: Milwaukee DNS
Collected Date: 8/21/2026
Received Date: 9/1/2026 9:10:00 AM

Dear Dean Jacobsen,

We at SanAir would like to thank you for the work you recently submitted. The 1 sample(s) were received on Tuesday, September 01, 2026 via Fax or Email request. The final report(s) is enclosed for the following sample(s): 2.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

A handwritten signature in cursive script that reads "Maureen Y. Haley".

Maureen Y. Haley
Asbestos Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:

- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:

- 1 samples in Good condition.



SanAir ID Number
26051629
FINAL REPORT
9/2/2026 6:55:11 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.4702
P.O. Number:
Project Name: Milwaukee DNS
Collected Date: 8/21/2026
Received Date: 9/1/2026 9:10:00 AM

Analyst: Pinkerton, Sid

Asbestos Bulk EPA PLM NOB EPA 600/R-93/116

SanAir ID / Description	Appearance	% Fibrous	% Non Fibrous	Asbestos Types	% Total Asbestos
26051629-001 / 2	White Non-Fibrous Homogeneous		98.9 %	Chrysotile	1.1 %

EPA 400 Point Count with Gravimetric Reduction.

Analyst:

Approved Signatory:

Analysis Date: 9/2/2026

Date: 9/2/2026

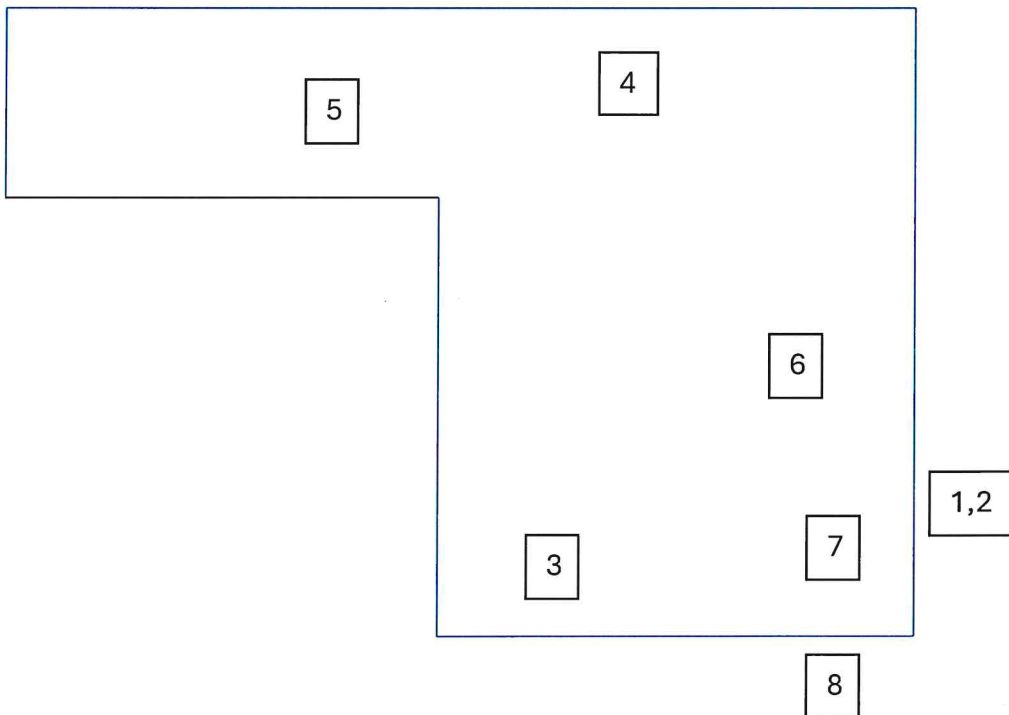
Disclaimer and Additional Information:
Method for the Determination of Asbestos in Bulk Building Materials
EPA 600/R-93/116 July 1993 PLM EPA NOB

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Fibers smaller than 5 microns cannot be seen with this method due to scope limitations. Samples are held for a period of 60 days.

IX. FLOOR PLAN

Garage
4702 North Hopkins Street
Milwaukee, Wisconsin



X. HMG CERTIFICATION

HARENDA MANAGEMENT GROUP

1237 W BRUCE ST, MILWAUKEE, WI 53204-1218 | (414) 383-4800

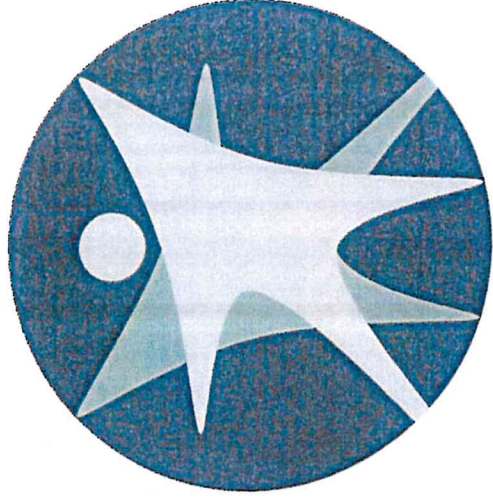
is a

Certified Asbestos Company DHS ID 480540

under Wisconsin Admin. Code ch. DHS 159.

Issued Date: April 28, 2025

Expiration Date: August 31, 2027



Miriam Hasan

Miriam Hasan

Supervisor, Lead & Asbestos Certification Unit

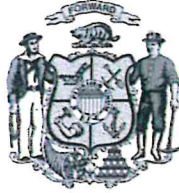
Wisconsin Department of Health Services
1 W Wilson Street

Madison, WI 53701

608-261-6876 | dhsasbestoslead@dhs.wisconsin.gov

Tony Evers
Governor

Kirsten L. Johnson
Secretary



State of Wisconsin
Department of Health Services

Division of Public Health

201 E. Washington Ave.
PO Box 2659
Madison, WI 53701-2659

Phone: 608-266-1251
Fax: 608-267-2832
TTY: 711 or 800-947-3529

Congratulations! Your new certification card is enclosed. ¡Felicidades! Se incluye su nueva tarjeta de certificación.

Keep your card (or a copy of it) with you on job sites. This may be a digital copy, like a photo on your phone.



Mantenga su tarjeta (o una copia de ésta) con usted en los lugares de trabajo. Ésta puede ser una copia digital, como una foto en su teléfono.

Work safely using the methods you learned in class.



Trabaje de manera segura utilizando los métodos que aprendió en clase.

Work for a certified company. Both company and individual certification are required.



Trabaje para una empresa certificada. Se requiere tanto la certificación de la empresa como la individual.

Don't do regulated work after your card expires.



No haga trabajos regulados después de que su tarjeta caduque.

Contact us with questions. Contacte con nosotros si tiene preguntas.

Lead and Asbestos Certification Program
DHSAsbestosLead@wi.gov
www.dhs.wi.gov/asbestos
www.dhs.wi.gov/lead
(608) 261-6876

We recommend taking a clear photo of your card and keeping it stored on your phone as back-up proof of on-site certification.



Le recomendamos que tome una foto clara de su tarjeta y la guarde en su teléfono como prueba de respaldo de la certificación en el sitio.



ASBESTOS INSPECTOR

Issued By

STATE OF WISCONSIN

Dept. of Health Services

Dean T. Jacobsen
W131 S6781 Kipling Dr
Muskego WI 53150-3401

		160 lbs	5' 08"
AI1-14370	Exp: 05/29/2027	12/12/1963	

Training due by: 05/29/2027



PRE-DEMOLITION INSPECTION REPORT

Job Site:

**Garage
1634 North Jackson Street
Milwaukee, Wisconsin**

For:

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

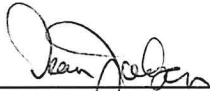
**HMG Project No.: 26-400-037.1634
Inspector: Jesus Silva
Contract No.: C360261100**

By:

**HARENDA MANAGEMENT GROUP
1237 West Bruce Street
Milwaukee, Wisconsin 53204
(414) 383-4800**

June 2026

Signature Page
Pre-Demolition Inspection Report
Garage
1634 North Jackson Street
Milwaukee, Wisconsin



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370
Expiration Date: 5/29/27
Harenda Management Group



Jesus Silva
Asbestos Inspector No. AII-117297
Expiration Date: 10/13/26
Harenda Management Group

June 15, 2026

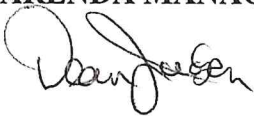
City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

RE: Pre-Demolition Inspection Report
1634 North Jackson Street
Milwaukee, WI

Harenda Management Group has completed the pre-demolition inspection of a garage at 1634 North Jackson Street, Milwaukee, Wisconsin, as per the referral from the City of Milwaukee Department of Neighborhood Services. The inspection and results are described in the following report.

Sincerely,

HARENDA MANAGEMENT GROUP



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370

EXECUTIVE SUMMARY

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage located at 1634 North Jackson Street, Milwaukee, Wisconsin, prior to demolition. HMG conducted a visual inspection for asbestos and universal wastes and collected asbestos bulk samples for laboratory analysis.

Asbestos was not detected in any materials sampled at this location. Asbestos is assumed to be in the category I non-friable asphalt roofing on the garage.

Specific results and recommendations are in Section IV of this report.

Universal wastes were also observed in the building. Specific materials listed are in Section VII of this report.

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I. INTRODUCTION

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage at 1634 North Jackson Street, Milwaukee, Wisconsin, prior to demolition. The garage is a one story structure built slab on grade. It has block exterior walls with built up asphalt roofing material.

II. ASBESTOS INSPECTION

Heather Gaworski, of the City of Milwaukee Department of Neighborhood Services, authorized HMG to conduct a building inspection and to analyze samples collected during the inspection.

On April 29, 2026, HMG conducted an asbestos inspection of a garage, scheduled for mechanical demolition, located at 1634 North Jackson Street, Milwaukee, Wisconsin. The inspection was conducted by Jesus Silva, Wisconsin License No. AII-1172970.

The inspection was comprised of these elements:

1. A visual determination as to the extent of suspect asbestos containing materials within the garage.
2. Sampling and documentation of observable suspect asbestos containing materials.
3. Quantification of observable asbestos containing materials existing within the spaces.
4. Quantification of observable universal wastes within the spaces.

The results of the inspection integrated with the Polarized Light Microscopy with Dispersion Staining (PLM/DS) analysis of asbestos bulk samples collected are outlined in this document.

The following types of suspect materials were observed and inspected to determine if asbestos containing materials were present in the garage, as required by U.S. EPA NESHAP regulation 40 CFR 61 Subpart M, and NR 447 of the Wisconsin Administrative Code:

- Concrete block
- Window glazing compound
- Caulk
- Asphalt roofing

A listing of specific homogeneous materials and homogeneous material codes are in the Findings and Observations section following the results table.

III. ASBESTOS LABORATORY

A. METHOD OF ANALYSIS

Analysis is performed by using the bulk samples for visual observation and slide preparation(s) for microscopical examination and identification. The slides are analyzed for asbestos

(chrysotile, amosite, crocidolite, anthophyllite, and actinolite/tremolite), fibrous non asbestos constituents (mineral wool, paper, etc.), and nonfibrous constituents. Asbestos is identified by refractive indices (obtained by using dispersion staining), morphology, color, pleochroism, birefringence, extinction characteristics, and signs of elongation. The same characteristics are used to identify the non-asbestos constituents.

The microscopist visually estimates relative amounts of each constituent using a stereoscope if necessary. The test results are based on a visual determination of relative volume of the bulk sample components. The results are valid only for the item tested. Current federal and Wisconsin regulations state asbestos containing material means material containing more than 1% asbestos as determined using the method specified in Appendix E, Subpart E, 40 CFR Part 763 Section I, Polarized Light Microscopy. Refer to 29 CFR 1926.1101 (Construction) and 29 CFR 1910.1001 (General Industry) for specific OSHA requirements.

IV. ASBESTOS FINDINGS AND OBSERVATIONS

The following are the laboratory results. The laboratory report is in Section VIII.

Sample #	Location and Description	Results	Homogenous Code
1	Garage – interior – ceiling south side – concrete block material	Negative	MCB
2	Garage – interior – ceiling east side – concrete block material	Negative	MCB
3	Garage – interior – ceiling north side – concrete block material	Negative	MCB
4	Garage – on west window – glazing compound	Negative	MPG
5	Garage – exterior around east center garage door – white caulk	Negative	MCLKw
6	Garage – exterior around northeast door – black caulk	Negative	MCLKk

None of the materials sampled contain asbestos.

Assumed Category I Non-Friable Asbestos Containing Material:

Material	Location	Approximate Quantity	Material Type
Built up Asphalt Roofing & Flashing	Garage Roof	900 SF	Category I Non-Friable

The asphalt roofing is a category I nonfriable asbestos containing materials. Under NR 447 it does not currently meet the definition of RACM and need not be removed before demolition if the demolition debris does not become RACM and will be disposed at a Wisconsin licensed landfill. The asphalt roofing may become RACM during mechanical demolition activities or may be considered friable prior to demolition activities due to its condition at time of demolition.

Note#1: If additional materials are discovered during demolition that are not listed above they are to be assumed to be asbestos containing.

Note#2: A copy of this report should be transmitted to the demolition contractor.

Homogeneous Material Codes

MCB	Concrete Block
MOG	Window Glazing Compound
MCLKw	White Caulk
MCLKk	Black Caulk

V. EXCLUSIONS

HMG is not and shall not represent the building owner as its agent or representative for the purpose of the U.S. EPA/NESHAP and/or the WDNR/NR447 regulations, as owner/operator.

This report represents the condition of the garage and the visible/accessible suspect asbestos containing materials at the date and the times of the on site inspection. Hidden materials or inaccessible materials, or those materials that could be present at the point of inspection, over and above those stated in the inspection report, are the responsibility of the building owner and the demolition contractor.

VI. LIMITATIONS

The care and skill given to our procedures insures the most reliable test results possible. HMG utilizes San Air Technologies Laboratory, Inc., for our asbestos testing. The findings and conclusions of HMG represent our professional opinions extrapolated from limited data. Significant limited data is gathered during the course of the preliminary asbestos specific site assessment. No other warranty is expressed or implied. Prior to any abatement or renovation activities, it is recommended that HMG be provided the opportunity to review such plans in order that the inspection and assessments contained herein are properly interpreted and implemented.

This report and the information contained herein are prepared for the sole and exclusive use and possession of the City of Milwaukee Department of Neighborhood Services. No other person or entity may rely on this report or any information contained herein. Any dissemination of the Report or any information contained herein is strictly prohibited without prior written authorization from Harenda Management Group.

VII. PRE-DEMOLITION ENVIRONMENTAL CHECKLIST

This guide lists materials and products commonly found in buildings with examples. It is not intended as a substitute for reading the rules and statutes and making your own independent determination of their applicability to your demolition project. These examples presented here do not represent an exhaustive listing of types of materials that may be required to be removed from the building prior to demolition.

ASBESTOS

Persons conducting inspections for asbestos must hold a valid asbestos inspector certification card issued by the State of Wisconsin, Dept. of Health Services. **Please follow the Asbestos Inspection and Sampling Protocol for Buildings to be Demolished or Renovated.**

CFCs and HALONS

Equipment that may contain CFCs and Halons:

<u>N/A</u>	Air Conditioners (roof top, room, and central)
<u>N/A</u>	Dehumidifiers
<u>N/A</u>	Heat Pumps
<u>N/A</u>	Refrigerators, Freezers, Chillers
<u>N/A</u>	Vending Machines, Food Display Cases
<u>N/A</u>	Walk-in Coolers
<u>N/A</u>	Water Fountains (bubblers)
<u>N/A</u>	Fire Extinguishers (both portable and installed HALON suppression systems)

LEAD

Lead or Lead Based Paint (LBP) is common in many older buildings. When recycling construction and demolition debris, be aware that wood containing lead paint may not be chipped and spread for landscaping. State law also prohibits the sale or transfer of any fixture or other object containing LBP that might be placed upon any surface of a dwelling, which is ordinarily accessible to children.

MERCURY

Products that may contain mercury:

LIGHTING

<u>3</u>	Fluorescent Lights – Interior
<u>N/A</u>	High Intensity Discharge -Metal Halide -High Pressure Sodium -Mercury Vapor
<u>N/A</u>	Neon
<u>N/A</u>	Switches for lighting using mercury relays -Look for any control associated with exterior or automated lighting systems such as "Silent" wall switches.

HVAC

Check thermostats and any control associated with air handling units for switches containing mercury.

HEATING, VENTILATING AND AIR CONDITIONING SYSTEMS

<u>N/A</u>	Old Thermostats
<u>N/A</u>	Aquastats
<u>N/A</u>	Firestats
<u>N/A</u>	Manometers
<u>N/A</u>	Thermometers

BOILERS, FURNACES, HEATERS AND TANKS

<u>N/A</u>	Mercury Flame Sensors by pilot lights
<u>N/A</u>	Manometers, Thermometers, Gauges
<u>N/A</u>	Pressure-control
<u>N/A</u>	Float or Level Controls
<u>N/A</u>	Space Heaters

ELECTRICAL SYSTEMS

<u>N/A</u>	Load Meters and Supply Relays
<u>N/A</u>	Phase Splitters
<u>N/A</u>	Microwave Relays
<u>N/A</u>	Mercury Displacement Relays

PCBs

For electrical devices manufactured prior to 1987, it is safe to assume that they contain PCBs and should be managed accordingly. Most equipment manufactured after this time will say "PCB Free". The following is a list of areas in a building where PCBs may be found:

<u>N/A</u>	Transformers
<u>N/A</u>	Capacitors (appliances, electronic equipment)
<u>N/A</u>	Heat Transfer Equipment
<u>4</u>	Ballasts – Interior
<u>N/A</u>	Specialty Paints (such as for swimming pools or other industrial applications)
<u>N/A</u>	Sumps or Oil Traps (in maintenance and industrial facilities)

OTHER ENVIRONMENTAL ISSUES

<u>N/A</u>	Hazardous Waste
<u>N/A</u>	Oil Tanks
<u>N/A</u>	Well Abandonment
<u>31</u>	Junk Auto Tires – Interior
<u>N/A</u>	Junk Vehicles
<u>38</u>	Gallons Paint – Interior
<u>2</u>	Gallons Gasoline – Interior

VIII. ASBESTOS LABORATORY RESULTS



The Identification Specialists

Analysis Report
prepared for
Harenda Management Group

Report Date: 5/12/2026

Project Name: Milwaukee DNS

Project #: 26-400-037.1634

SanAir ID#: 26026210



NVLAP LAB CODE 600227-0

11709 Chesterdale Road, Cincinnati, Ohio 45246
888.895.1177 | 513.438.6006 | LabReports@SanAir.com | SanAir.com



SanAir ID Number

26026210

FINAL REPORT

5/12/2026 2:59:11 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.1634

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: Not Provided on COC

Received Date: 5/5/2026 10:10:00 AM

Dear Dean Jacobsen,

We at SanAir would like to thank you for the work you recently submitted. The 6 sample(s) were received on Tuesday, May 05, 2026 via FedEx. The final report(s) is enclosed for the following sample(s): 1, 2, 3, 4, 5, 6.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

A handwritten signature in black ink that reads "Maureen Y. Haley". The signature is fluid and cursive, with the first name "Maureen" being more prominent.

Maureen Y. Haley
Asbestos Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:

- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:

- 6 samples in Good condition.



SanAir ID Number

26026210

FINAL REPORT

5/12/2026 2:59:11 PM

Name: Harenda Management Group

Address: 1237 West Bruce Street

Milwaukee, WI 53204

Phone: 414-383-4800

Project Number: 26-400-037.1634

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: Not Provided on COC

Received Date: 5/5/2026 10:10:00 AM

Analyst: Hedge, Emily

Asbestos Bulk PLM EPA 600/R-93/116

SanAir ID / Description	Stereoscopic	Components		Asbestos Fibers
	Appearance	% Fibrous	% Non-fibrous	
1 / 26026210-001	Grey Non-Fibrous Homogeneous		100% Other	None Detected
2 / 26026210-002	Tan Non-Fibrous Homogeneous		100% Other	None Detected
3 / 26026210-003	Grey Non-Fibrous Homogeneous		100% Other	None Detected
4 / 26026210-004	White Non-Fibrous Homogeneous		100% Other	None Detected
5 / 26026210-005	White Non-Fibrous Homogeneous		100% Other	None Detected
6 / 26026210-006	Black Non-Fibrous Homogeneous		100% Other	None Detected

Analyst:

Approved Signatory:

Analysis Date: 5/5/2026

Date: 5/12/2026

Disclaimer and Additional Information

This report is the sole property of the client named on the SanAir Technologies Laboratory, Inc. (SanAir) chain-of-custody (COC). Results in the report are confidential information intended only for the use by the client named on the COC. Neither results nor reports will be discussed with or released to any third party without our client's written permission to maintain client confidentiality. The final report cannot be reproduced, except in full, without written authorization from SanAir to assure that parts of the report are not taken out of context. This report and any information contained within shall not be edited, altered, or modified in any way by any persons or agencies receiving, viewing, distributing, or otherwise possessing a copy of this final report. The laboratory reserves the right to perform amendments to any finalized report, of which shall supersede and make obsolete any previous editions. Such changes, modifications, additions, or deletions shall be effective immediately upon notice thereof, which may be given by means including, but not limited to, posting on the SanAir client portal website, electronic or conventional mail, or by any other means. The information provided in this report applies only to the samples submitted in the condition they were received at the laboratory and is relevant only for the date, time, and location of sampling. Samples were received in good condition unless otherwise noted on the report. The accuracy of the results is dependent upon the client's sampling procedure and information provided to the laboratory by the client on the COC, which includes the project name, project number, P.O. number, sample collection dates, special instructions, samples collected by, sample numbers, sample identifications/location, sample type, selected analysis type, and total area or volume that may affect the validity of the results. SanAir assumes no responsibility for the sampling procedure and will provide evaluation reports based solely on the sample and information provided by the client. SanAir assumes no responsibility or liability for the manner in which results are used or interpreted. This report does not constitute and shall not be used to claim product, process, system, or person certification, approval, or endorsement by NVLAP, NIST, NELAC, AIHA LAP, LLC or any other agency of the U.S. government; all or some tests contained in this report may not be accredited by every local, state, and federal regulatory agency. Refer to the SanAir website at www.sanair.com for copies of current certificates and scopes of various accreditations, certifications, and licenses or contact the laboratory at iaq@sanair.com for inquiries regarding the status or scope of an accreditation or certification.

Fibers smaller than 5-microns cannot be seen with this method due to scope limitations. Polarized- light microscopy is not consistently reliable in detecting asbestos in floor covering and similar non-friable organically bound materials. Quantitative transmission electron microscopy is currently the only method that can be used to determine if this material can be considered or treated as non-asbestos containing. Samples are held for a period of 60 days.

Asbestos Accreditations, Certifications, and Licenses

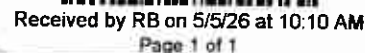
National Voluntary Laboratory Accreditation Program (NVLAP) Lab Code 600227-0

State of Connecticut Department of Public Health Registration Number: PH-0817

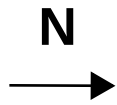
State of Rhode Island Department of Health, Certification Number: PLM00144, TEM00144

State of West Virginia Bureau for Public Health, Analytical Laboratory Number: LT000637

Texas Department of State Health Services License Number: 300510

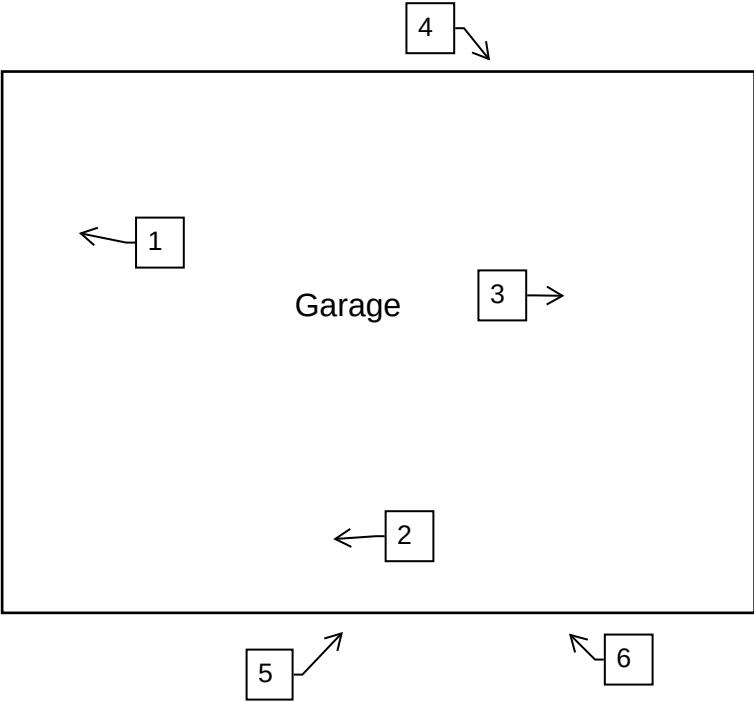


IX. FLOOR PLAN



Garage
1634 North Jackson Street
Milwaukee, Wisconsin

Garage Floor Plan



X. HMG CERTIFICATION

HARENDA MANAGEMENT GROUP

1237 W BRUCE ST, MILWAUKEE, WI 53204-1218 | (414) 383-4800

is a

Certified Asbestos Company DHS ID 480540

under Wisconsin Admin. Code ch. DHS 159.

Issued Date: April 28, 2025
Expiration Date: August 31, 2027



Miriam Hasan

Miriam Hasan

Supervisor, Lead & Asbestos Certification Unit

Wisconsin Department of Health Services

1 W Wilson Street

Madison, WI 53701

608-261-6876 | dhsasbestoslead@dhs.wisconsin.gov



ASBESTOS INSPECTOR

Issued By

STATE OF WISCONSIN

Dept. of Health Services

Jesus Eduardo Silva

1237 W Bruce St

Milwaukee WI 53204-1218

		157 lbs	5' 07"
AII-117297	Exp: 10/13/2026	02/27/1983	

Training due by: 10/13/2026



PRE-DEMOLITION INSPECTION REPORT

Job Site:

**Garage
2441 North 59th Street
Milwaukee, Wisconsin**

For:

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

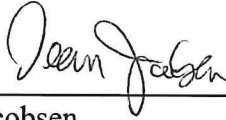
**HMG Project No.: 26-400-037.2441
Inspector: Dean Jacobsen
Contract No.: C360261100**

By:

**HARENDA MANAGEMENT GROUP
1237 West Bruce Street
Milwaukee, Wisconsin 53204
(414) 383-4800**

September 2026

Signature Page
Pre-Demolition Inspection Report
Garage
2441 North 59th Street
Milwaukee, Wisconsin



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370
Expiration Date: 5/29/27
Harenda Management Group

September 3, 2026

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

RE: Pre-Demolition Inspection Report
2441 North 59th Street
Milwaukee, WI

Harenda Management Group has completed the pre-demolition inspection of a garage at 2441 North 59th Street, Milwaukee, Wisconsin, as per the referral from the City of Milwaukee Department of Neighborhood Services. The inspection and results are described in the following report.

Sincerely,

HARENDA MANAGEMENT GROUP



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370

EXECUTIVE SUMMARY

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage located at 2441 North 59th Street, Milwaukee, Wisconsin, prior to demolition. HMG conducted a visual inspection for asbestos and universal wastes and collected asbestos bulk samples for laboratory analysis.

Asbestos was not detected in any materials sampled at this location. Asbestos is assumed to be in the category I non-friable asphalt roofing on the garage.

Specific results and recommendations are in Section IV of this report.

Universal wastes were also observed in the building. Specific materials listed are in Section VII of this report.

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VII. Pre-Demolition Environmental Checklist.....	4
VIII. Asbestos Laboratory Results	8
IX. Floor Plan.....	9
X. HMG Certifications	10

I. INTRODUCTION

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage at 2441 North 59th Street, Milwaukee, Wisconsin, prior to demolition. The garage is a one story structure built slab on grade. It has wood exterior walls with an asphalt shingled roof.

II. ASBESTOS INSPECTION

Heather Gaworski, of the City of Milwaukee Department of Neighborhood Services, authorized HMG to conduct a building inspection and to analyze samples collected during the inspection.

On August 20, 2026, HMG conducted an asbestos inspection of a garage, scheduled for mechanical demolition, located at 2441 North 59th Street, Milwaukee, Wisconsin. The inspection was conducted by Dean Jacobsen, Wisconsin License No. AII-14370.

The inspection was comprised of these elements:

1. A visual determination as to the extent of suspect asbestos containing materials within the garage.
2. Sampling and documentation of observable suspect asbestos containing materials.
3. Quantification of observable asbestos containing materials existing within the spaces.
4. Quantification of observable universal wastes within the spaces.

The results of the inspection integrated with the Polarized Light Microscopy with Dispersion Staining (PLM/DS) analysis of asbestos bulk samples collected are outlined in this document.

The following types of suspect materials were observed and inspected to determine if asbestos containing materials were present in the garage, as required by U.S. EPA NESHAP regulation 40 CFR 61 Subpart M, and NR 447 of the Wisconsin Administrative Code:

- Tar paper
- Asphalt roofing

A listing of specific homogeneous materials and homogeneous material codes are in the Findings and Observations section following the results table.

III. ASBESTOS LABORATORY

A. METHOD OF ANALYSIS

Analysis is performed by using the bulk samples for visual observation and slide preparation(s) for microscopical examination and identification. The slides are analyzed for asbestos (chrysotile, amosite, crocidolite, anthophyllite, and actinolite/tremolite), fibrous non asbestos constituents (mineral wool, paper, etc.), and nonfibrous constituents. Asbestos is identified by refractive indices (obtained by using dispersion staining), morphology, color, pleochroism,

birefringence, extinction characteristics, and signs of elongation. The same characteristics are used to identify the non-asbestos constituents.

The microscopist visually estimates relative amounts of each constituent using a stereoscope if necessary. The test results are based on a visual determination of relative volume of the bulk sample components. The results are valid only for the item tested. Current federal and Wisconsin regulations state asbestos containing material means material containing more than 1% asbestos as determined using the method specified in Appendix E, Subpart E, 40 CFR Part 763 Section I, Polarized Light Microscopy. Refer to 29 CFR 1926.1101 (Construction) and 29 CFR 1910.1001 (General Industry) for specific OSHA requirements.

IV. ASBESTOS FINDINGS AND OBSERVATIONS

The following are the laboratory results. The laboratory report is in Section VIII.

Sample #	Location and Description	Results	Homogenous Code
1	Garage – interior – on south wall – tar paper	Negative	MPT
2	Garage – interior – on west wall – tar paper	Negative	MPT
3	Garage – interior – on north wall – tar paper	Negative	MPT

None of the materials sampled contain asbestos.

Assumed Category I Non-Friable Asbestos Containing Material:

Material	Location	Approximate Quantity	Material Type
Asphalt Shingles & Flashing	Garage Roof	230 SF	Category I Non-Friable

The asphalt roofing is a category I nonfriable asbestos containing materials. Under NR 447 it does not currently meet the definition of RACM and need not be removed before demolition if the demolition debris does not become RACM and will be disposed at a Wisconsin licensed landfill. The asphalt roofing may become RACM during mechanical demolition activities or may be considered friable prior to demolition activities due to its condition at time of demolition.

Note#1: If additional materials are discovered during demolition that are not listed above they are to be assumed to be asbestos containing.

Note#2: A copy of this report should be transmitted to the demolition contractor.

Homogeneous Material Code

MPT Tar Paper

V. EXCLUSIONS

HMG is not and shall not represent the building owner as its agent or representative for the purpose of the U.S. EPA/NESHAP and/or the WDNR/NR447 regulations, as owner/operator.

This report represents the condition of the garage and the visible/accessible suspect asbestos containing materials at the date and the times of the on site inspection. Hidden materials or inaccessible materials, or those materials that could be present at the point of inspection, over and above those stated in the inspection report, are the responsibility of the building owner and the demolition contractor.

VI. LIMITATIONS

The care and skill given to our procedures insures the most reliable test results possible. HMG utilizes San Air Technologies Laboratory, Inc., for our asbestos testing. The findings and conclusions of HMG represent our professional opinions extrapolated from limited data. Significant limited data is gathered during the course of the preliminary asbestos specific site assessment. No other warranty is expressed or implied. Prior to any abatement or renovation activities, it is recommended that HMG be provided the opportunity to review such plans in order that the inspection and assessments contained herein are properly interpreted and implemented.

This report and the information contained herein are prepared for the sole and exclusive use and possession of the City of Milwaukee Department of Neighborhood Services. No other person or entity may rely on this report or any information contained herein. Any dissemination of the Report or any information contained herein is strictly prohibited without prior written authorization from Harenda Management Group.

VII. PRE-DEMOLITION ENVIRONMENTAL CHECKLIST

This guide lists materials and products commonly found in buildings with examples. It is not intended as a substitute for reading the rules and statutes and making your own independent determination of their applicability to your demolition project. These examples presented here do not represent an exhaustive listing of types of materials that may be required to be removed from the building prior to demolition.

ASBESTOS

Persons conducting inspections for asbestos must hold a valid asbestos inspector certification card issued by the State of Wisconsin, Dept. of Health Services. **Please follow the Asbestos Inspection and Sampling Protocol for Buildings to be Demolished or Renovated.**

CFCs and HALONS

Equipment that may contain CFCs and Halons:

<u>N/A</u>	Air Conditioners (roof top, room, and central)
<u>N/A</u>	Dehumidifiers
<u>N/A</u>	Heat Pumps
<u>N/A</u>	Refrigerators, Freezers, Chillers
<u>N/A</u>	Vending Machines, Food Display Cases
<u>N/A</u>	Walk-in Coolers
<u>N/A</u>	Water Fountains (bubblers)
<u>N/A</u>	Fire Extinguishers (both portable and installed HALON suppression systems)

LEAD

Lead or Lead Based Paint (LBP) is common in many older buildings. When recycling construction and demolition debris, be aware that wood containing lead paint may not be chipped and spread for landscaping. State law also prohibits the sale or transfer of any fixture or other object containing LBP that might be placed upon any surface of a dwelling, which is ordinarily accessible to children.

MERCURY

Products that may contain mercury:

LIGHTING

<u>2</u>	Fluorescent Lights – Interior
<u>N/A</u>	High Intensity Discharge -Metal Halide -High Pressure Sodium -Mercury Vapor
<u>N/A</u>	Neon
<u>N/A</u>	Switches for lighting using mercury relays -Look for any control associated with exterior or automated lighting systems such as "Silent" wall switches.

HVAC

Check thermostats and any control associated with air handling units for switches containing mercury.

HEATING, VENTILATING AND AIR CONDITIONING SYSTEMS

<u>N/A</u>	Old Thermostats
<u>N/A</u>	Aquastats
<u>N/A</u>	Firestats
<u>N/A</u>	Manometers
<u>N/A</u>	Thermometers

BOILERS, FURNACES, HEATERS AND TANKS

<u>N/A</u>	Mercury Flame Sensors by pilot lights
<u>N/A</u>	Manometers, Thermometers, Gauges
<u>N/A</u>	Pressure-control
<u>N/A</u>	Float or Level Controls
<u>1</u>	Space Heaters – Interior

ELECTRICAL SYSTEMS

<u>N/A</u>	Load Meters and Supply Relays
<u>N/A</u>	Phase Splitters
<u>N/A</u>	Microwave Relays
<u>N/A</u>	Mercury Displacement Relays

PCBs

For electrical devices manufactured prior to 1987, it is safe to assume that they contain PCBs and should be managed accordingly. Most equipment manufactured after this time will say "PCB Free". The following is a list of areas in a building where PCBs may be found:

<u>N/A</u>	Transformers
<u>N/A</u>	Capacitors (appliances, electronic equipment)
<u>N/A</u>	Heat Transfer Equipment
<u>1</u>	Ballasts – Interior
<u>N/A</u>	Specialty Paints (such as for swimming pools or other industrial applications)
<u>N/A</u>	Sumps or Oil Traps (in maintenance and industrial facilities)

OTHER ENVIRONMENTAL ISSUES

<u>N/A</u>	Hazardous Waste
<u>N/A</u>	Oil Tanks
<u>N/A</u>	Well Abandonment
<u>N/A</u>	Junk Auto Tires
<u>N/A</u>	Junk Vehicles
<u>6</u>	Gallons Paint – Interior
<u>1</u>	Gallons Pesticide – Interior
<u>1</u>	Gallons Water Repellent Compound – Interior

VIII. ASBESTOS LABORATORY RESULTS



The Identification Specialists

Analysis Report
prepared for
Harenda Management Group

Report Date: 8/28/2026

Project Name: Milwaukee DNS

Project #: 26-400-037.2441

SanAir ID#: 26049586



NVLAP LAB CODE 200870-0

10501 Trade Court, North Chesterfield, Virginia 23236
888.895.1177 | 804.897.1177 | fax: 804.897.0070 | LabReports@SanAir.com | SanAir.com



SanAir ID Number

26049586

FINAL REPORT

8/28/2026 5:30:25 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.2441

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: 8/20/2026

Received Date: 8/21/2026 9:45:00 AM

Dear Dean Jacobsen,

We at SanAir would like to thank you for the work you recently submitted. The 3 sample(s) were received on Friday, August 21, 2026 via FedEx. The final report(s) is enclosed for the following sample(s): 1, 2, 3.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

A handwritten signature in black ink that reads "Sandra Sobrino".

Sandra Sobrino
Asbestos & Materials Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:

- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:

- 3 samples in Good condition.



SanAir ID Number

26049586

FINAL REPORT

8/28/2026 5:30:25 PM

Name: Harenda Management Group

Address: 1237 West Bruce Street

Milwaukee, WI 53204

Phone: 414-383-4800

Project Number: 26-400-037.2441

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: 8/20/2026

Received Date: 8/21/2026 9:45:00 AM

Analyst: Pisula, Nicholas

Asbestos Bulk PLM EPA 600/R-93/116

SanAir ID / Description	Stereoscopic	Components		Asbestos Fibers
	Appearance	% Fibrous	% Non-fibrous	
1 / 26049586-001	Black Non-Fibrous Homogeneous		100% Other	None Detected
2 / 26049586-002	Black Non-Fibrous Homogeneous		100% Other	None Detected
3 / 26049586-003	Black Non-Fibrous Homogeneous		100% Other	None Detected

Analyst:

Approved Signatory:

Analysis Date: 8/28/2026

Date: 8/28/2026

Disclaimer and Additional Information:
Asbestos Bulk PLM EPA 600/R-93/116

This report is the sole property of the client named on the chain-of-custody (COC) submitted to SanAir Technologies Laboratory, Inc. (SanAir). Results in the report are confidential information intended only for the use by the customer listed on the COC. Neither results nor reports will be discussed with or released to any third party without our client's written permission. The final report shall not be reproduced, except in full, without written approval of the laboratory to assure that parts of the report are not taken out of context. This report and any information contained within shall not be edited, altered, or modified in any way by any persons or agencies receiving, viewing, distributing, or otherwise possessing a copy of this final report. The laboratory reserves the right to perform amendments to any finalized report, of which shall supersede and make obsolete any previous editions. Such changes, modifications, additions, or deletions shall be effective immediately upon notice thereof, which may be given by means including but not limited to posting on the SanAir client portal website, electronic or conventional mail, or by any other means.

The information provided in this report applies only to the samples submitted and is relevant only for the date, time, and location of sampling. The accuracy of the results is dependent upon the client's sampling procedure and information provided to the laboratory by the client on the COC. SanAir assumes no responsibility for the sampling procedure and will provide evaluation reports based solely on the sample(s) in the condition received at the laboratory and information provided by the client on the COC, such as: project number, project name, collection dates, P.O. number, special instructions, samples collected by, sample numbers, sample identifications, sample type, selected analysis type, flow rate, total volume or area, and start-stop times that may affect the validity of the results in this report. Samples were received in good condition unless otherwise noted on the report. When the client requires samples to be tested that deviates from a specific method or condition, all reported results may be affected by the deviation. SanAir assumes no responsibility or liability for the manner in which the results are used or interpreted.

This report does not constitute nor shall not be used by the client to claim product, process, system, or person certification, approval, or endorsement by NVLAP, NIST, NELAC, AIHA LAP, LLC or any other U.S. governmental agencies; all or some tests contained in this report may not be accredited by every local, state, and federal regulatory agencies. Refer to the SanAir website at www.sanair.com for copies of current certificates and scopes of various accreditations, certifications, and licenses or contact the laboratory for inquiries regarding the status or scope of an accreditation or certification.

Samples are held for a period of 60 days. Fibers smaller than 5 microns cannot be seen with this method due to scope limitations. For NY state samples, method EPA 600/M4-82-020 is performed.

NYELAP Disclaimer:

Polarized-light microscopy is not consistently reliable in detecting asbestos in floor covering and similar non-friable organically bound materials. Quantitative transmission electron microscopy is currently the only method that can be used to determine if this material can be considered or treated as non-asbestos containing.

Asbestos Accreditations, Certifications, and Licenses

National Voluntary Laboratory Accreditation Program (NVLAP) Lab Code 200870-0

City of Philadelphia Department of Public Health Air Management Services, Certification#ALL-460

Commonwealth of Pennsylvania Department of Environmental Protection Number 68-05397

California State Environmental Laboratory Accreditation Program Certificate Number 2915

Colorado Department of Public Health and Environment Registration Number AL-23143

Connecticut Department of Public Health Environmental Laboratory Registration Number PH-0105

Massachusetts Department of Labor Standards Asbestos Analytical Services License Number:

AA000222

State of Maine Department of Environmental Protection License Number: LB-0075

New York State Department of Health Laboratory ID: 11983

State of Rhode Island Department of Health Certification No.: PLM00126

Texas Department of State Health Services License Number: 300440

Commonwealth of Virginia Department of Professional and Occupational Regulation Number:

3333000323

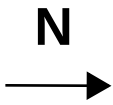
State of Washington Department of Ecology Laboratory ID: C989

State of West Virginia Bureau for Public Health Analytical Laboratory Number: LT000616

Vermont Department of Health License Number: Asb-Co-An-000006

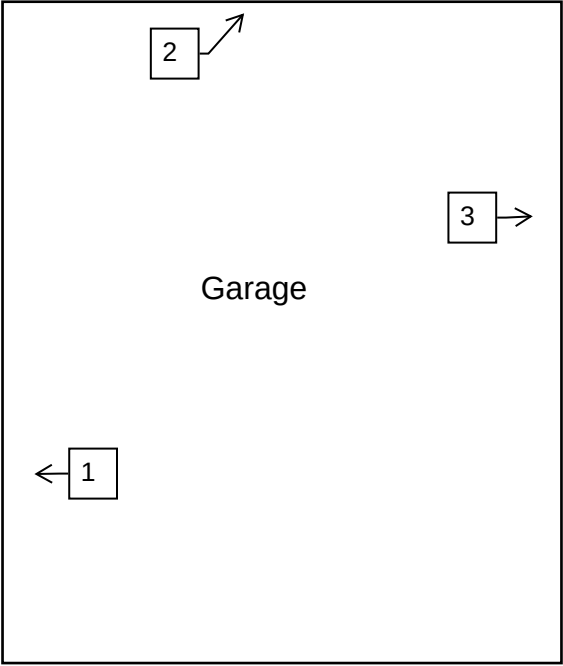
Louisiana Department of Environmental Quality AI Number 212253, LELAP Lab ID #05088

IX. FLOOR PLAN



Garage
2441 North 59th Street
Milwaukee, Wisconsin

Garage Floor Plan



X. HMG CERTIFICATION

HARENDA MANAGEMENT GROUP

1237 W BRUCE ST, MILWAUKEE, WI 53204-1218 | (414) 383-4800

is a

Certified Asbestos Company DHS ID 480540

under Wisconsin Admin. Code ch. DHS 159.

Issued Date: April 28, 2025
Expiration Date: August 31, 2027



Miriam Hasan

Miriam Hasan

Supervisor, Lead & Asbestos Certification Unit

Wisconsin Department of Health Services

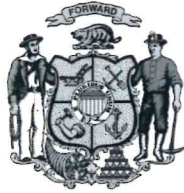
1 W Wilson Street

Madison, WI 53701

608-261-6876 | dhsasbestoslead@dhs.wisconsin.gov

Tony Evers
Governor

Kirsten L. Johnson
Secretary



State of Wisconsin
Department of Health Services

Division of Public Health

201 E. Washington Ave.
PO Box 2659
Madison, WI 53701-2659

Phone: 608-266-1251
Fax: 608-267-2832
TTY: 711 or 800-947-3529

Congratulations! Your new certification card is enclosed. ¡Felicidades! Se incluye su nueva tarjeta de certificación.

Keep your card (or a copy of it) with you on job sites. This may be a digital copy, like a photo on your phone.



Mantenga su tarjeta (o una copia de ésta) con usted en los lugares de trabajo. Ésta puede ser una copia digital, como una foto en su teléfono.

Work safely using the methods you learned in class.



Trabaje de manera segura utilizando los métodos que aprendió en clase.

Work for a certified company. Both company and individual certification are required.



Trabaje para una empresa certificada. Se requiere tanto la certificación de la empresa como la individual.

Don't do regulated work after your card expires.



No haga trabajos regulados después de que su tarjeta caduque.

Contact us with questions. Contacte con nosotros si tiene preguntas.

Lead and Asbestos Certification Program
DHSAsbestosLead@wi.gov
www.dhs.wi.gov/asbestos
www.dhs.wi.gov/lead
(608) 261-6876

We recommend taking a clear photo of your card and keeping it stored on your phone as back-up proof of on-site certification.



Le recomendamos que tome una foto clara de su tarjeta y la guarde en su teléfono como prueba de respaldo de la certificación en el sitio.



ASBESTOS INSPECTOR

Issued By

STATE OF WISCONSIN

Dept. of Health Services

Dean T Jacobsen
W131 S6781 Kipling Dr
Muskego WI 53150-3401

		160 lbs	5' 08"
AII-14370	Exp: 05/29/2027	12/12/1963	

Training due by: 05/29/2027



PRE-DEMOLITION INSPECTION REPORT

Job Site:

**Garage
2744-46 North 40th Street
Milwaukee, Wisconsin**

For:

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

**HMG Project No.: 26-400-037.2744
Inspector: Jesus Silva
Contract No.: C360261100**

By:

**HARENDA MANAGEMENT GROUP
1237 West Bruce Street
Milwaukee, Wisconsin 53204
(414) 383-4800**

June 2026

Signature Page
Pre-Demolition Inspection Report
Garage
2744-46 North 40th Street
Milwaukee, Wisconsin



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370
Expiration Date: 5/29/27
Harenda Management Group



Jesus Silva
Asbestos Inspector No. AII-117297
Expiration Date: 10/13/26
Harenda Management Group

June 15, 2026

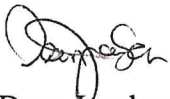
City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

RE: Pre-Demolition Inspection Report
2744-46 North 40th Street
Milwaukee, WI

Harenda Management Group has completed the pre-demolition inspection of a garage at 2744-46 North 40th Street, Milwaukee, Wisconsin, as per the referral from the City of Milwaukee Department of Neighborhood Services. The inspection and results are described in the following report.

Sincerely,

HARENDA MANAGEMENT GROUP



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370

EXECUTIVE SUMMARY

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage located at 2744-46 North 40th Street, Milwaukee, Wisconsin, prior to demolition. HMG conducted a visual inspection for asbestos and universal wastes and collected asbestos bulk samples for laboratory analysis.

Asbestos was not detected in any materials sampled at this location.

Specific results and recommendations are in Section IV of this report.

Universal wastes were also observed in the building. Specific materials listed are in Section VII of this report.

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IV. Asbestos Findings and Observations	2
V. Exclusions	2
VI. Limitations	2
VII. Pre-Demolition Environmental Checklist.....	4
VIII. Asbestos Laboratory Results	8
IX. Floor Plan.....	9
X. HMG Certifications	10

I. INTRODUCTION

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage at 2744-46 North 40th Street, Milwaukee, Wisconsin, prior to demolition. The garage is a one story wood framed structure built slab on grade. It has wood exterior walls with an asphalt shingled roof.

II. ASBESTOS INSPECTION

Heather Gaworski, of the City of Milwaukee Department of Neighborhood Services, authorized HMG to conduct a building inspection and to analyze samples collected during the inspection.

On April 29, 2026, HMG conducted an asbestos inspection of a garage, scheduled for mechanical demolition, located at 2744-46 North 40th Street, Milwaukee, Wisconsin. The inspection was conducted by Jesus Silva, Wisconsin License No. AII-1172970.

The inspection was comprised of these elements:

1. A visual determination as to the extent of suspect asbestos containing materials within the building.
2. Sampling and documentation of observable suspect asbestos containing materials.
3. Quantification of observable asbestos containing materials existing within the spaces.
4. Quantification of observable universal wastes within the spaces.

The results of the inspection integrated with the Polarized Light Microscopy with Dispersion Staining (PLM/DS) analysis of asbestos bulk samples collected are outlined in this document.

The following type of suspect material was observed and inspected to determine if asbestos containing materials were present in each building as required by U.S. EPA NESHAP regulation 40 CFR 61 Subpart M, and NR 447 of the Wisconsin Administrative Code:

- Asphalt roofing

A listing of specific homogeneous materials and homogeneous material codes are in the Findings and Observations section following the results table.

III. ASBESTOS LABORATORY

A. METHOD OF ANALYSIS

Analysis is performed by using the bulk samples for visual observation and slide preparation(s) for microscopical examination and identification. The slides are analyzed for asbestos (chrysotile, amosite, crocidolite, anthophyllite, and actinolite/tremolite), fibrous non asbestos constituents (mineral wool, paper, etc.), and nonfibrous constituents. Asbestos is identified by refractive indices (obtained by using dispersion staining), morphology, color, pleochroism,

birefringence, extinction characteristics, and signs of elongation. The same characteristics are used to identify the non-asbestos constituents.

The microscopist visually estimates relative amounts of each constituent using a stereoscope if necessary. The test results are based on a visual determination of relative volume of the bulk sample components. The results are valid only for the item tested. Current federal and Wisconsin regulations state asbestos containing material means material containing more than 1% asbestos as determined using the method specified in Appendix E, Subpart E, 40 CFR Part 763 Section I, Polarized Light Microscopy. Refer to 29 CFR 1926.1101 (Construction) and 29 CFR 1910.1001 (General Industry) for specific OSHA requirements.

IV. ASBESTOS FINDINGS AND OBSERVATIONS

The following are the laboratory results. The laboratory report is in Section VIII.

Sample #	Location and Description	Results	Homogenous Code
1	Garage – roof west side – red asphalt shingle	Negative	MRSr
2	Garage – roof west side – green asphalt shingle	Negative	MRSg

None of the materials sampled contain asbestos.

Note#1: If additional materials are discovered during demolition that are not listed above they are to be assumed to be asbestos containing.

Note#2: A copy of this report should be transmitted to the demolition contractor.

Homogeneous Material Codes

MRSr	Red Asphalt Shingle
MRSg	Green Asphalt Shingle

V. EXCLUSIONS

HMG is not and shall not represent the building owner as its agent or representative for the purpose of the U.S. EPA/NESHAP and/or the WDNR/NR447 regulations, as owner/operator.

This report represents the condition of the garage and the visible/accessible suspect asbestos containing materials at the date and the times of the on site inspection. Hidden materials or inaccessible materials, or those materials that could be present at the point of inspection, over and above those stated in the inspection report, are the responsibility of the building owner and the demolition contractor.

VI. LIMITATIONS

The care and skill given to our procedures insures the most reliable test results possible. HMG utilizes San Air Technologies Laboratory, Inc., for our asbestos testing. The findings and

conclusions of HMG represent our professional opinions extrapolated from limited data. Significant limited data is gathered during the course of the preliminary asbestos specific site assessment. No other warranty is expressed or implied. Prior to any abatement or renovation activities, it is recommended that HMG be provided the opportunity to review such plans in order that the inspection and assessments contained herein are properly interpreted and implemented.

This report and the information contained herein are prepared for the sole and exclusive use and possession of the City of Milwaukee Department of Neighborhood Services. No other person or entity may rely on this report or any information contained herein. Any dissemination of the Report or any information contained herein is strictly prohibited without prior written authorization from Harenda Management Group.

VII. PRE-DEMOLITION ENVIRONMENTAL CHECKLIST

This guide lists materials and products commonly found in buildings with examples. It is not intended as a substitute for reading the rules and statutes and making your own independent determination of their applicability to your demolition project. These examples presented here do not represent an exhaustive listing of types of materials that may be required to be removed from the building prior to demolition.

ASBESTOS

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CFCs and HALONS

Equipment that may contain CFCs and Halons:

<u>N/A</u>	Air Conditioners (roof top, room, and central)
<u>N/A</u>	Dehumidifiers
<u>N/A</u>	Heat Pumps
<u>N/A</u>	Refrigerators, Freezers, Chillers
<u>N/A</u>	Vending Machines, Food Display Cases
<u>N/A</u>	Walk-in Coolers
<u>N/A</u>	Water Fountains (bubblers)
<u>N/A</u>	Fire Extinguishers (both portable and installed HALON suppression systems)

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Lead or Lead Based Paint (LBP) is common in many older buildings. When recycling construction and demolition debris, be aware that wood containing lead paint may not be chipped and spread for landscaping. State law also prohibits the sale or transfer of any fixture or other object containing LBP that might be placed upon any surface of a dwelling, which is ordinarily accessible to children.

MERCURY

Products that may contain mercury:

LIGHTING

<u>N/A</u>	Fluorescent Lights
<u>N/A</u>	High Intensity Discharge -Metal Halide -High Pressure Sodium -Mercury Vapor
<u>N/A</u>	Neon
<u>N/A</u>	Switches for lighting using mercury relays -Look for any control associated with exterior or automated lighting systems such as "Silent" wall switches.

HVAC

Check thermostats and any control associated with air handling units for switches containing mercury.

HEATING, VENTILATING AND AIR CONDITIONING SYSTEMS

<u>N/A</u>	Old Thermostats
<u>N/A</u>	Aquastats
<u>N/A</u>	Firestats
<u>N/A</u>	Manometers
<u>N/A</u>	Thermometers

BOILERS, FURNACES, HEATERS AND TANKS

<u>N/A</u>	Mercury Flame Sensors by pilot lights
<u>N/A</u>	Manometers, Thermometers, Gauges
<u>N/A</u>	Pressure-control
<u>N/A</u>	Float or Level Controls
<u>N/A</u>	Space Heaters

ELECTRICAL SYSTEMS

<u> N/A </u>	Load Meters and Supply Relays
<u> N/A </u>	Phase Splitters
<u> N/A </u>	Microwave Relays
<u> N/A </u>	Mercury Displacement Relays

PCBs

For electrical devices manufactured prior to 1987, it is safe to assume that they contain PCBs and should be managed accordingly. Most equipment manufactured after this time will say "PCB Free". The following is a list of areas in a building where PCBs may be found:

<u> N/A </u>	Transformers
<u> N/A </u>	Capacitors (appliances, electronic equipment)
<u> N/A </u>	Heat Transfer Equipment
<u> N/A </u>	Ballasts
<u> N/A </u>	Specialty Paints (such as for swimming pools or other industrial applications)
<u> N/A </u>	Sumps or Oil Traps (in maintenance and industrial facilities)

OTHER ENVIRONMENTAL ISSUES

<u> N/A </u>	Hazardous Waste
<u> N/A </u>	Oil Tanks
<u> N/A </u>	Well Abandonment
<u> 2 </u>	Junk Auto Tires – Interior
<u> N/A </u>	Junk Vehicles

VIII. ASBESTOS LABORATORY RESULTS



The Identification Specialists

Analysis Report
prepared for
Harenda Management Group

Report Date: 5/12/2026

Project Name: Milwaukee DNS

Project #: 26-400-037.2744

SanAir ID#: 26026214



NVLAP LAB CODE 600227-0

11709 Chesterdale Road, Cincinnati, Ohio 45246
888.895.1177 | 513.438.6006 | LabReports@SanAir.com | SanAir.com



SanAir ID Number

26026214

FINAL REPORT

5/12/2026 12:06:47 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.2744
P.O. Number:
Project Name: Milwaukee DNS
Collected Date: Not Provided on COC
Received Date: 5/5/2026 10:10:00 AM

Dear Dean Jacobsen,

We at SanAir would like to thank you for the work you recently submitted. The 2 sample(s) were received on Tuesday, May 05, 2026 via FedEx. The final report(s) is enclosed for the following sample(s): 1, 2.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

A handwritten signature in black ink that reads "Maureen Y. Haley". The signature is fluid and cursive.

Maureen Y. Haley
Asbestos Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:
- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:
- 2 samples in Good condition.



SanAir ID Number

26026214

FINAL REPORT

5/12/2026 12:06:47 PM

Name: Harenda Management Group

Address: 1237 West Bruce Street

Milwaukee, WI 53204

Phone: 414-383-4800

Project Number: 26-400-037.2744

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: Not Provided on COC

Received Date: 5/5/2026 10:10:00 AM

Analyst: Hedge, Emily

Asbestos Bulk PLM EPA 600/R-93/116

SanAir ID / Description	Stereoscopic	Components		Asbestos Fibers
	Appearance	% Fibrous	% Non-fibrous	
1 / 26026214-001	Black Non-Fibrous Homogeneous	10% Cellulose	90% Other	None Detected
2 / 26026214-002	Black Non-Fibrous Homogeneous	10% Cellulose	90% Other	None Detected

Analyst: 

Approved Signatory: 

Analysis Date: 5/5/2026

Date: 5/12/2026

Disclaimer and Additional Information

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Fibers smaller than 5-microns cannot be seen with this method due to scope limitations. Polarized- light microscopy is not consistently reliable in detecting asbestos in floor covering and similar non-friable organically bound materials. Quantitative transmission electron microscopy is currently the only method that can be used to determine if this material can be considered or treated as non-asbestos containing. Samples are held for a period of 60 days.

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Texas Department of State Health Services License Number: 300510



10501 Trade Ct., Suite 100
N. Chesterfield, VA 23236
804.897.1177 / 888.895.1177
Fax 804.897.0070
sanair.com

Asbestos
Chain of Custody
Form 140, Rev 7, 10/20/2022

SanAir ID Number
26026214



Received by RB on 5/5/26 at 10:10 AM
Page 1 of 1

Company: Harenda Management Group		Project #: 26-400-037.2744		Collected by:	
Address: 1237 West Bruce Street		Project Name: Milwaukee DNS		Phone #: (414) 383-4800	
City, St., Zip: Milwaukee, WI 53204		Date Collected:		Fax #: (414) 647-1540	
State of Collection: WI Account#: 3904		P.O. Number:		Email: dean.jacobsen@kphenvironmental.com	

Bulk		
ABB	PLM EPA 600/R-93/116	☒
	Positive Stop	☐
ABEPA	PLM EPA 400 Point Count	☐
ABB1K	PLM EPA 1000 Point Count	☐
ABBEN	PLM EPA NOB**	☐
ABBCH	TEM Chatfield**	☐
ABBTM	TEM EPA NOB**	☐
ABQ	PLM Qualitative	☐

** Available on 24-hr. to 5-day TAT

Air		
ABA	PCM NIOSH 7400	☐
ABA-2	OSHA w/ TWA*	☐
ABTEM	TEM AHERA	☐
ABATN	TEM NIOSH 7402	☐
ABT2	TEM Level II	☐
Other:		☐

New York ELAP		
ABEPA2	NY ELAP 198.1	☐
ABENY	NY ELAP 198.6 PLM NOB	☐
ABBNY	NY ELAP 198.4 TEM NOB	☐
	Positive Stop	☐

Soil		
ABSE	PLM EPA 600/R-93/116 (Qual.)	☐
Vermiculite		
ABB	PLM EPA 600/R-93/116	☐
ABEPA3	PLM EPA 400 Point Count	☐
ABCM	Cincinnati Method	☐
Dust		
ABWA	TEM Wipe ASTM D-6480	☐
ABDMV	TEM Microvac ASTM D-5755	☐

Water		
ABHE	EPA 100.2	☐

Matrix Other		
		☐

Turn Around Times	3 HR (4 HR TEM) ☐	6 HR (8HR TEM) ☐	12 HR ☐	1 Day ☐
	☐ 2 Days	☐ 3 Days	☐ 4 Days	☒ 5 Days

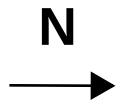
Special Instructions	
----------------------	--

Sample #	Sample Identification/Location	Volume or Area	Sample Date	Flow Rate*	Start - Stop Time*
1					
2					

Relinquished by	Date	Time	Received by	Date	Time
	5/1/24	1200			

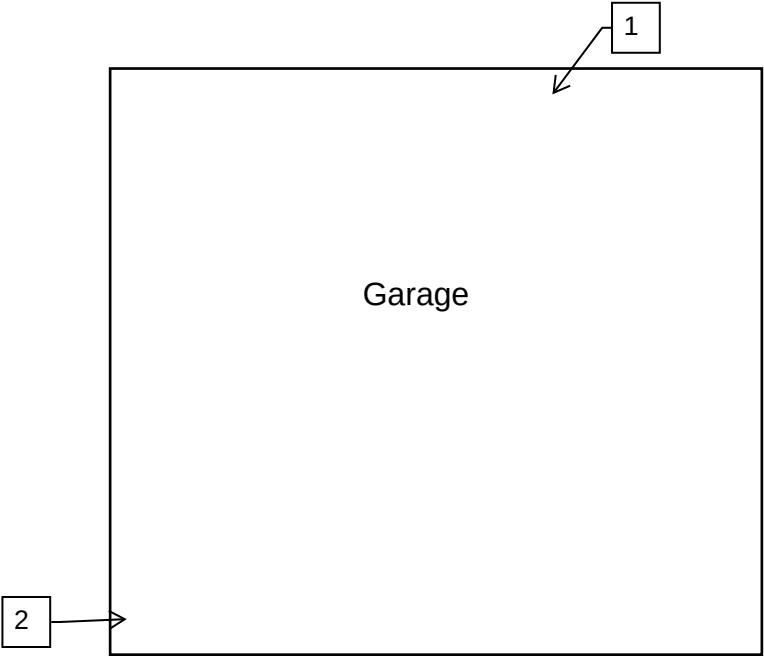
If no technician is provided, then the primary contact for your account will be selected. Unless scheduled, the turnaround time for all samples received after 3 pm EST will be logged in the next business day. Weekend or holiday work must be scheduled ahead of time and is charged at 150% of the 3hr TAT or a minimum charge of \$150. A courier charge will be applied for same day and one-day turnaround times for offsite work. SanAir covers Ground and Next Day Air shipping. Shipments billed to SanAir with a faster shipping rate will result in additional charges.

IX. FLOOR PLAN



Garage
2744-46 North 40th Street
Milwaukee, Wisconsin

Garage Floor Plan



X. HMG CERTIFICATION

HARENDA MANAGEMENT GROUP

1237 W BRUCE ST, MILWAUKEE, WI 53204-1218 | (414) 383-4800

is a

Certified Asbestos Company DHS ID 480540

under Wisconsin Admin. Code ch. DHS 159.

Issued Date: April 28, 2025
Expiration Date: August 31, 2027



Miriam Hasan

Miriam Hasan

Supervisor, Lead & Asbestos Certification Unit

Wisconsin Department of Health Services

1 W Wilson Street

Madison, WI 53701

608-261-6876 | dhsasbestoslead@dhs.wisconsin.gov



ASBESTOS INSPECTOR

Issued By

STATE OF WISCONSIN

Dept. of Health Services

Jesus Eduardo Silva

1237 W Bruce St

Milwaukee WI 53204-1218

		157 lbs	5' 07"
AII-117297	Exp: 10/13/2026	02/27/1983	

Training due by: 10/13/2026



PRE-DEMOLITION INSPECTION REPORT

Job Site:

**Garage
2971 North 44th Street
Milwaukee, Wisconsin**

For:

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

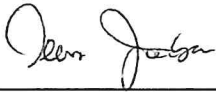
**HMG Project No.: 26-400-037.2971
Inspector: Dean Jacobsen
Contract No.: C360261100**

By:

**HARENDA MANAGEMENT GROUP
1237 West Bruce Street
Milwaukee, Wisconsin 53204
(414) 383-4800**

September 2026

Signature Page
Pre-Demolition Inspection Report
Garage
2971 North 44th Street
Milwaukee, Wisconsin



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370
Expiration Date: 5/29/27
Harenda Management Group

September 10, 2026

City of Milwaukee
Department of Neighborhood Services
Attn: Heather Gaworski
841 North Broadway 1st Floor
Milwaukee, Wisconsin 53202-3613

RE: Pre-Demolition Inspection Report
2971 North 44th Street
Milwaukee, WI

Harenda Management Group has completed the pre-demolition inspection of a garage at 2971 North 44th Street, Milwaukee, Wisconsin, as per the referral from the City of Milwaukee Department of Neighborhood Services. The inspection and results are described in the following report.

Sincerely,

HARENDA MANAGEMENT GROUP



Dean Jacobsen
Project Manager
Asbestos Inspector No. AII-14370

EXECUTIVE SUMMARY

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage located at 2971 North 44th Street, Milwaukee, Wisconsin, prior to demolition. HMG conducted a visual inspection for asbestos and universal wastes and collected asbestos bulk samples for laboratory analysis.

Asbestos was not detected in any materials sampled at this location. Asbestos was assumed to be in the category I non-friable asphalt roofing on the garage. Specific results and recommendations are in Section IV of this report.

Universal wastes were also observed in the building. Specific materials listed are in Section VII of this report.

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I. INTRODUCTION

Harenda Management Group (HMG) was retained by the City of Milwaukee Department of Neighborhood Services to conduct an inspection of a garage at 2971 North 44th Street, Milwaukee, Wisconsin, prior to demolition. The garage is a one story structure built slab on grade. It has brick and stone exterior walls with built up asphalt roofing.

II. ASBESTOS INSPECTION

Heather Gaworski, of the City of Milwaukee Department of Neighborhood Services, authorized HMG to conduct a building inspection and to analyze samples collected during the inspection.

On August 21, 2026, HMG conducted an asbestos inspection of a garage, scheduled for mechanical demolition, located at 2971 North 44th Street, Milwaukee, Wisconsin. The inspection was conducted by Dean Jacobsen, Wisconsin License No. AII-14370.

The inspection was comprised of these elements:

1. A visual determination as to the extent of suspect asbestos containing materials within the garage.
2. Sampling and documentation of observable suspect asbestos containing materials.
3. Quantification of observable asbestos containing materials existing within the spaces.
4. Quantification of observable universal wastes within the spaces.

The results of the inspection integrated with the Polarized Light Microscopy with Dispersion Staining (PLM/DS) analysis of asbestos bulk samples collected are outlined in this document.

The following types of suspect materials were observed and inspected to determine if asbestos containing materials were present in the garage, as required by U.S. EPA NESHAP regulation 40 CFR 61 Subpart M, and NR 447 of the Wisconsin Administrative Code:

- Window glazing compound
- Ceramic block
- Caulk
- Drywall
- Asphalt roofing debris

A listing of specific homogeneous materials and homogeneous material codes are in the Findings and Observations section following the results table.

III. ASBESTOS LABORATORY

A. METHOD OF ANALYSIS

Analysis is performed by using the bulk samples for visual observation and slide preparation(s) for microscopical examination and identification. The slides are analyzed for asbestos (chrysotile, amosite, crocidolite, anthophyllite, and actinolite/tremolite), fibrous non asbestos constituents (mineral wool, paper, etc.), and nonfibrous constituents. Asbestos is identified by refractive indices (obtained by using dispersion staining), morphology, color, pleochroism, birefringence, extinction characteristics, and signs of elongation. The same characteristics are used to identify the non-asbestos constituents.

The microscopist visually estimates relative amounts of each constituent using a stereoscope if necessary. The test results are based on a visual determination of relative volume of the bulk sample components. The results are valid only for the item tested. Current federal and Wisconsin regulations state asbestos containing material means material containing more than 1% asbestos as determined using the method specified in Appendix E, Subpart E, 40 CFR Part 763 Section I, Polarized Light Microscopy. Refer to 29 CFR 1926.1101 (Construction) and 29 CFR 1910.1001 (General Industry) for specific OSHA requirements.

IV. ASBESTOS FINDINGS AND OBSERVATIONS

The following are the laboratory results. The laboratory report is in Section VIII.

Sample #	Location and Description	Results	Homogenous Code
1	Garage – interior – on south window – glazing compound	Negative	MPG
2	Garage – interior – northwest in floor debris – ceramic block	Negative	MCBL
3	Garage – exterior – on east window panes – cream caulk	Negative	MCLKc
4	Garage – interior – south side in floor debris – drywall	Negative	MDW

None of the materials sampled contain asbestos.

Assumed Category I Non-Friable Asbestos Containing Material:

Material	Location	Approximate Quantity	Material Type
Built up Asphalt Roofing & Flashing	Building Roof	3,100 SF	Category I Non-Friable

The asphalt roofing is a category I nonfriable asbestos containing material. Under NR 447 it does not currently meet the definition of RACM and need not be removed before demolition if the demolition debris does not become RACM and will be disposed at a Wisconsin licensed landfill. The asphalt roofing may become RACM during mechanical demolition activities or may be considered friable prior to demolition activities due to its condition at time of demolition.

Note#1: If additional materials are discovered during demolition that are not listed above they are to be assumed to be asbestos containing.

Note#2: A copy of this report should be transmitted to the demolition contractor.

Homogeneous Material Codes

MPG	Window Glazing Compound
MCBL	Ceramic Block
MCLKc	Cream Caulk
MDW	Drywall

V. EXCLUSIONS

HMG is not and shall not represent the building owner as its agent or representative for the purpose of the U.S. EPA/NESHAP and/or the WDNR/NR447 regulations, as owner/operator.

This report represents the condition of the garage and the visible/accessible suspect asbestos containing materials at the date and the times of the on site inspection. Hidden materials or inaccessible materials, or those materials that could be present at the point of inspection, over and above those stated in the inspection report, are the responsibility of the building owner and the demolition contractor.

VI. LIMITATIONS

The care and skill given to our procedures insures the most reliable test results possible. HMG utilizes San Air Technologies Laboratory, Inc., for our asbestos testing. The findings and conclusions of HMG represent our professional opinions extrapolated from limited data. Significant limited data is gathered during the course of the preliminary asbestos specific site assessment. No other warranty is expressed or implied. Prior to any abatement or renovation activities, it is recommended that HMG be provided the opportunity to review such plans in order that the inspection and assessments contained herein are properly interpreted and implemented.

This report and the information contained herein are prepared for the sole and exclusive use and possession of the City of Milwaukee Department of Neighborhood Services. No other person or entity may rely on this report or any information contained herein. Any dissemination of the Report or any information contained herein is strictly prohibited without prior written authorization from Harenda Management Group.

VII. PRE-DEMOLITION ENVIRONMENTAL CHECKLIST

This guide lists materials and products commonly found in buildings with examples. It is not intended as a substitute for reading the rules and statutes and making your own independent determination of their applicability to your demolition project. These examples presented here do not represent an exhaustive listing of types of materials that may be required to be removed from the building prior to demolition.

ASBESTOS

Persons conducting inspections for asbestos must hold a valid asbestos inspector certification card issued by the State of Wisconsin, Dept. of Health Services. **Please follow the Asbestos Inspection and Sampling Protocol for Buildings to be Demolished or Renovated.**

CFCs and HALONS

Equipment that may contain CFCs and Halons:

<u>N/A</u>	Air Conditioners (roof top, room, and central)
<u>N/A</u>	Dehumidifiers
<u>N/A</u>	Heat Pumps
<u>N/A</u>	Refrigerators, Freezers, Chillers
<u>N/A</u>	Vending Machines, Food Display Cases
<u>N/A</u>	Walk-in Coolers
<u>N/A</u>	Water Fountains (bubblers)
<u>N/A</u>	Fire Extinguishers (both portable and installed HALON suppression systems)

LEAD

Lead or Lead Based Paint (LBP) is common in many older buildings. When recycling construction and demolition debris, be aware that wood containing lead paint may not be chipped and spread for landscaping. State law also prohibits the sale or transfer of any fixture or other object containing LBP that might be placed upon any surface of a dwelling, which is ordinarily accessible to children.

MERCURY

Products that may contain mercury:

LIGHTING

<u>N/A</u>	Fluorescent Lights
<u>N/A</u>	High Intensity Discharge -Metal Halide -High Pressure Sodium -Mercury Vapor
<u>N/A</u>	Neon
<u>N/A</u>	Switches for lighting using mercury relays -Look for any control associated with exterior or automated lighting systems such as "Silent" wall switches.

HVAC

Check thermostats and any control associated with air handling units for switches containing mercury.

HEATING, VENTILATING AND AIR CONDITIONING SYSTEMS

<u>N/A</u>	Old Thermostats
<u>N/A</u>	Aquastats
<u>N/A</u>	Firestats
<u>N/A</u>	Manometers
<u>N/A</u>	Thermometers

BOILERS, FURNACES, HEATERS AND TANKS

<u>N/A</u>	Mercury Flame Sensors by pilot lights
<u>N/A</u>	Manometers, Thermometers, Gauges
<u>N/A</u>	Pressure-control
<u>N/A</u>	Float or Level Controls
<u>N/A</u>	Space Heaters

ELECTRICAL SYSTEMS

<u>N/A</u>	Load Meters and Supply Relays
<u>N/A</u>	Phase Splitters
<u>N/A</u>	Microwave Relays
<u>N/A</u>	Mercury Displacement Relays

PCBs

For electrical devices manufactured prior to 1987, it is safe to assume that they contain PCBs and should be managed accordingly. Most equipment manufactured after this time will say "PCB Free". The following is a list of areas in a building where PCBs may be found:

<u>N/A</u>	Transformers
<u>N/A</u>	Capacitors (appliances, electronic equipment)
<u>N/A</u>	Heat Transfer Equipment
<u>N/A</u>	Ballasts
<u>N/A</u>	Specialty Paints (such as for swimming pools or other industrial applications)
<u>N/A</u>	Sumps or Oil Traps (in maintenance and industrial facilities)

OTHER ENVIRONMENTAL ISSUES

<u>N/A</u>	Hazardous Waste
<u>N/A</u>	Oil Tanks
<u>N/A</u>	Well Abandonment
<u>1</u>	Junk Auto Tires – Interior
<u>N/A</u>	Junk Vehicles
<u>1</u>	Quart Motor Oil – Interior
<u>1</u>	Pint Transmission Fluid – Interior

VIII. ASBESTOS LABORATORY RESULTS



The Identification Specialists

Analysis Report
prepared for
Harenda Management Group

Report Date: 8/31/2026

Project Name: Milwaukee DNS

Project #: 26-400-037.2971

SanAir ID#: 26049883



NVLAP LAB CODE 600227-0

11709 Chesterdale Road, Cincinnati, Ohio 45246
888.895.1177 | 513.438.6006 | LabReports@SanAir.com | SanAir.com



SanAir ID Number

26049883

FINAL REPORT

8/31/2026 6:53:49 PM

Name: Harenda Management Group
Address: 1237 West Bruce Street
Milwaukee, WI 53204
Phone: 414-383-4800

Project Number: 26-400-037.2971

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: 8/21/2026

Received Date: 8/24/2026 10:00:00 AM

Dear Dean Jacobsen,

We at SanAir would like to thank you for the work you recently submitted. The 4 sample(s) were received on Monday, August 24, 2026 via FedEx. The final report(s) is enclosed for the following sample(s): 1, 2, 3, 4.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

A handwritten signature in black ink that reads "Maureen Y. Haley". The signature is written in a cursive, flowing style.

Maureen Y. Haley
Asbestos Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:

- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:

- 4 samples in Good condition.



SanAir ID Number

26049883

FINAL REPORT

8/31/2026 6:53:49 PM

Name: Harenda Management Group

Address: 1237 West Bruce Street

Milwaukee, WI 53204

Phone: 414-383-4800

Project Number: 26-400-037.2971

P.O. Number:

Project Name: Milwaukee DNS

Collected Date: 8/21/2026

Received Date: 8/24/2026 10:00:00 AM

Analyst: Pinkerton, Sid

Asbestos Bulk PLM EPA 600/R-93/116

SanAir ID / Description	Stereoscopic	Components		Asbestos Fibers
	Appearance	% Fibrous	% Non-fibrous	
1 / 26049883-001	Grey Non-Fibrous Homogeneous		100% Other	None Detected
2 / 26049883-002	Brown Non-Fibrous Homogeneous		100% Other	None Detected
3 / 26049883-003	White Non-Fibrous Homogeneous		100% Other	None Detected
4 / 26049883-004	Grey Non-Fibrous Homogeneous		100% Other	None Detected

Analyst:

Approved Signatory:

Analysis Date: 8/31/2026

Date: 8/31/2026

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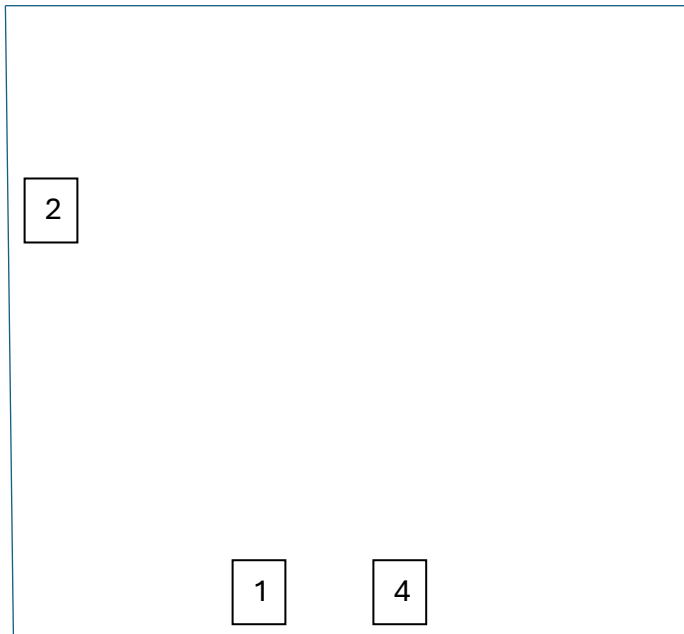
State of Rhode Island Department of Health, Certification Number: PLM00144, TEM00144

State of West Virginia Bureau for Public Health, Analytical Laboratory Number: LT000637

Texas Department of State Health Services License Number: 300510

IX. FLOOR PLAN

Garage
2971 North 44th Street
Milwaukee, Wisconsin



X. HMG CERTIFICATION

HARENDA MANAGEMENT GROUP

1237 W BRUCE ST, MILWAUKEE, WI 53204-1218 | (414) 383-4800

is a

Certified Asbestos Company DHS ID 480540

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Expiration Date: August 31, 2027



Miriam Hasan

Miriam Hasan

Supervisor, Lead & Asbestos Certification Unit

Wisconsin Department of Health Services

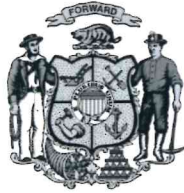
1 W Wilson Street

Madison, WI 53701

608-261-6876 | dhsasbestoslead@dhs.wisconsin.gov

Tony Evers
Governor

Kirsten L. Johnson
Secretary



State of Wisconsin
Department of Health Services

Division of Public Health

201 E. Washington Ave.
PO Box 2659
Madison, WI 53701-2659

Phone: 608-266-1251
Fax: 608-267-2832
TTY: 711 or 800-947-3529

Congratulations! Your new certification card is enclosed. ¡Felicidades! Se incluye su nueva tarjeta de certificación.

Keep your card (or a copy of it) with you on job sites. This may be a digital copy, like a photo on your phone.



Mantenga su tarjeta (o una copia de ésta) con usted en los lugares de trabajo. Ésta puede ser una copia digital, como una foto en su teléfono.

Work safely using the methods you learned in class.



Trabaje de manera segura utilizando los métodos que aprendió en clase.

Work for a certified company. Both company and individual certification are required.



Trabaje para una empresa certificada. Se requiere tanto la certificación de la empresa como la individual.

Don't do regulated work after your card expires.



No haga trabajos regulados después de que su tarjeta caduque.

Contact us with questions. Contacte con nosotros si tiene preguntas.

Lead and Asbestos Certification Program
DHSAsbestosLead@wi.gov
www.dhs.wi.gov/asbestos
www.dhs.wi.gov/lead
(608) 261-6876

We recommend taking a clear photo of your card and keeping it stored on your phone as back-up proof of on-site certification.



ASBESTOS INSPECTOR

Issued By

STATE OF WISCONSIN

Dept. of Health Services

Dean T Jacobsen
W131 S6781 Kipling Dr
Muskego WI 53150-3401

		160 lbs	5' 08"
AII-14370	Exp: 05/29/2027	12/12/1963	

Training due by: 05/29/2027

Le recomendamos que tome una foto clara de su tarjeta y la guarde en su teléfono como prueba de respaldo de la certificación en el sitio.



Policy Prohibiting Firearms and Dangerous Weapons in the Workplace

Department of Employee Relations

November 10, 2011

Revised February 27, 2012



Policy Statement

The City of Milwaukee has a zero tolerance policy for firearms and dangerous weapons in the workplace. Accordingly, the City of Milwaukee prohibits employees from carrying or possessing a firearm or dangerous weapon while acting in the course and scope of their employment for and on behalf of the City of Milwaukee. This policy applies to all general city employees, including students, volunteers, staffing agency workers or contractors working in the course and scope of their employment with the City of Milwaukee.

Definitions

Employee - Employee includes any person, excluding law enforcement personnel, who performs services for the City of Milwaukee, either compensated or uncompensated.

Firearm or dangerous weapon – for purposes of this policy a firearm or dangerous weapon includes, but is not limited to, the following:

- (1) A firearm, whether loaded or unloaded, from which a shot may be discharged including but not limited to handguns, pistols, revolvers, shotguns, rifles, and bb guns;
- (2) A gun that can discharge a shot or a projectile by means of an explosive or gas, or compressed air;
- (3) A device designed to be used as a weapon, from which can be expelled a projectile by the force of any explosion or force of combustion;
- (4) Any weapon (including a starter gun) which will or is designed to or may readily be converted to expel a projectile by the action of an explosive;
- (5) Any destructive device;
- (6) Any device designed as a weapon and capable of producing great bodily harm, including but not limited to, stun guns, stun batons;
- (7) An electric weapon such as a taser gun;
- (8) Any combustible or flammable liquid, or other substance, device, or instrumentality that, in a manner it is used or intended to be used, is calculated or likely to produce death or great bodily harm, or any fire that is used to produce death or great bodily harm; and,
- (9) Any knife *that is carried with intention or calculation to produce death or great bodily harm. Switchblades are specifically prohibited. (A Leatherman or other small pocket knife is permissible, as long as the blade is 3 inches or less in length. Knives intended to be used as eating utensils, and stored or maintained in office kitchens or lunchrooms do not represent a violation of this policy.)*

Prohibitions

Regardless of whether a city employee possesses a concealed weapons license or is allowed by law to possess a weapon, all employees are prohibited from possessing, transferring, carrying, selling and storing firearms or dangerous weapons while working on city property or while acting within the coursescope of their employment when not on City of Milwaukee property. This prohibition applies anywhere City business is conducted as summarized below:

- working on property owned, leased or controlled by the City;
- performing work for the City at any location including private residences and commercial establishments and other customer or client locations;
- driving or riding as a passenger in a city vehicle;
- attending trade shows, conferences, or training on behalf of the City;
- attending City of Milwaukee directed or sponsored activities or events (intended for city employees only and not the general public) independent of venue;
- Riding any type of mass transit while on City business;
- Working off-site on behalf of the City (excluding the employee's residence);
- performing emergency or on-call work for the City after normal business hours and on weekends;
- Attending training or conferences on behalf of the City.

City employees may possess, carry and store a firearm or dangerous weapon in their own motor vehicles if they have obtained the appropriate license as required by applicable state and federal laws. Employees who use a personal vehicle in the course and scope of their employment are required to keep the permitted firearm or dangerous weapon stored out of sight and in a secure location.

Violation of this Policy is considered a serious offense that endangers the safety of employees and others. Therefore, this any offense may result in severe disciplinary action up to and including discharge from employment. When appropriate a referral to law enforcement may be made which may result in criminal charges.

Safety First

In applying this policy, no employee shall take any action that will risk his or her own safety or the safety of other individuals. No attempt should ever be made by an employee to restrain or forcibly evict an armed person from City premises. Employees in facilities without a designated Police or security force may inform individuals carrying weapons of the law and ask for their compliance. This should be done in an informative, calm and non-confrontational manner. An individual's continued non-compliance after being properly informed of the law should result in notification to the Police Department. Employees in facilities with a designated Police or security force should make all attempts to defer intervention in concealed or open carry situations to those groups by contacting designated security personnel via established reporting mechanisms.

An employee who feels an immediate risk to his or her own safety or the safety or security of others, should avoid any interaction with the individual. Steps should be taken to secure their area

and immediately contact the Police Department by calling 9-911 and their assigned building security (where applicable).

Report of Violations

Employee Violations

Employees are required to report violations of this Policy without regard to the relationship between the individual who initiates the prohibited behavior and the individual reporting it.

An employee who believes that another employee may be in violation of this policy should report the alleged violation to the employee's manager or supervisor, the department head, or the appropriate departmental Human Resources representative.

The City will promptly investigate allegations of violations of this policy. Supervisors and managers are responsible for establishing and modifying procedures as necessary to carry out and comply with this Policy in accordance with applicable laws and City ordinances. Departments are responsible for implementing protocols for handling a prohibited weapon upon discovery.

The City reserves the right to authorize searches for prohibited weapons on its property when a violation is reported or when probable cause or reasonable suspicion is present consistent with law. Employees should be aware that there is no reasonable expectation of privacy with respect to weapons in the workplace. The City's right to conduct searches includes, but is not limited to, such areas and items as lockers, desks, workstations, purses, briefcases, bags, and toolboxes, and lunch bags. Searches of the employee's work area and belongings, as described above, *may* be conducted by the employee's supervisor and another member of management. Searches of all types, including surrounding City property, personal property and the employee may be conducted by law enforcement in accordance with law should reasonable suspicion be present. Any weapon found in violation of this Policy may be confiscated. Refusal to permit a search may result in discipline up to and including discharge.

Visitor Violations

Visitors to posted no-carry City facilities are not allowed to carry a weapon on the premises. If a visitor does bring a weapon into a City facility a determination will need to be made as to the level of risk the visitor carries.

Any visitor carrying a weapon into a posted no-carry City facility is creating an elevated risk to security and safety that warrants a response leading to compliance with the law. If the visitor poses an immediate risk to security or safety the Police Department should be notified immediately by calling 9-911. The visitor should be considered an immediate risk to safety and security if he/she is acting in an aggressive, belligerent, confrontational, suspicious or in an otherwise questionable manner while carrying a weapon.

Anti-Retaliation Provision

No employee or City official may retaliate against an employee who has reported a possible violation of this policy.

Roles and Responsibilities

Employees are responsible for understanding and complying with the Policy Prohibiting Firearms and Dangerous Weapons in the Workplace. Whenever there is a question as to whether an instrument, article or substance is considered a weapon in violation of this policy, it is the employee's responsibility to seek clarification. Employees seeking clarification should direct their questions to their Department Head or the City's Security Operations Manager at 286-2145 prior to bringing the item(s) to City work sites and events, as well as City-owned or leased facilities or vehicles.

City departments shall ensure that employees complete a statement acknowledging receipt and understanding of this policy.

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