

Memorandum #08-81

TO: Mayor and City Commissioners
FROM: City Manager Doug Russell DR
RE: Special financial request from Cramer-Kenyon House
DATE: May 6, 2009

Ruby Goeden from the Cramer-Kenyon House has requested to be on the agenda to request financial assistance related to mold concerns. Ruby attended the County Commission meeting on Tuesday and received full assistance for this project with the understanding that she would also approach the City to help defray the cost (total cost for the project is \$3457.00).

FLOOR TEC

LANGDON CORPORATION
 186 OAK HOLLOW LANE
 YANKTON, SD 57078
 605-665-4839

Estimate

Date	Estimate #
4/23/2009	1166

Name / Address
CRAMER-KENYON HOUSE ACCOUNTS PAYABLE 509 PINE STREET YANKTON, SD. 57078

FED ID # 46-0454804

Description	Qty	Cost	Total
REGULAR LABOR- LOAD, SETUP, TEARDOWN, EQUIPMENT CLEANUP, ETC	12	38.00	456.00T
MOLD REMEDIATION- LABOR IN PERSONAL PROTECTIVE EQUIPMENT. CLEAN AND HEPA VACUUM PEAKS AND OTHER AREAS AS NEEDED.	8	75.00	600.00T
MOLD REMEDIATION- LABOR IN PERSONAL PROTECTIVE EQUIPMENT. APPLY SEALER TO OVERHEAD AND FLOORS OF CENTER ATTIC ROOM, WEST ATTIC ROOM, AND HAT ROOM.	16	75.00	1,200.00T
DAY RENTAL OF SMALL AIR SCRUBBER	2	50.00	100.00T
SUBTOTAL			2,356.00
30% PREFERRED CUSTOMER DISCOUNT		-706.80	-706.80
SEALER the amount of sealer needed is unknown. this is a good guesstimate.	32	35.00 0.00	1,120.00T 0.00T

THIS IS A PROPOSAL, NOT A BILL. DO NOT PAY ON THIS AS AN INVOICE.		Subtotal	\$2,769.20
		Sales Tax (0.00)	\$0.00
		Total	\$2,769.20

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APRIL 14, 2009

TO WHOM IT MAY CONCERN:

AIR SAMPLING WAS PERFORMED ON 04/02/09, IN THE ATTIC CENTER ROOM, 2ND FLOOR LIVING QUARTERS HALLWAY, AND OUTSIDE FOR COMPARISON, AT 509 PINE STREET, YANKTON, SD. AIR SAMPLING WAS PERFORMED WITH "AIR-O-CELL" CASSETS AND LATER ANYLIZED BY GEOTEK'S LABORATORY IN SIOUX FALLS.

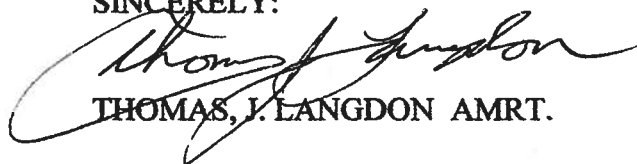
RESULTS INDICATE ELEVATED MOLD COUNTS IN THE ATTIC. PENICILLIUM/ ASPERGILLUS IS ELEVATED ABOVE ACCPTABLE LEVELS FOR SAFE OCCUPANCY OF THIS AREA. INFILTRATION OF MOLD SPORES INTO THE LIVING QUARTERS FROM THE ATTIC WAS NOT EVIDENT AT THE TIME OF TESTING.

MOLD SPORE COUNTS AND RATIOS WERE NORMAL AT THE TIME OF TESTING IN THE LIVING QUARTERS. HOWEVER, WITHOUT PROPER EXHAUST VENTILATION IN THE ATTIC, IT IS PROBABLE THAT EXPANSION OF THE AIR ON HOT DAYS COULD FORCE ATTIC AIR INTO THE HOUSE BELOW. POWERED VENTILATION IS RECCOMENDED. REMEDIATION OF THE ATTIC SHOULD BE PERFORMED BEFORE ADMISSION TO THE PUBLIC IS ALLOWED IN THIS AREA.

ELEVATED LEVELS OF MOLD MAY BE OF CONCERN. PLEASE SEE ATTACHED GEOTEK "MOLD EXPOSURE GUIDELINES" AND "SPORE TRAP REPORT."

PLEASE CONTACT ME FOR PRICING AND OR OTHER QUESTIONS YOU MAY HAVE. A 30% DISCOUNT ON LABOR AND EQUIPMENT WILL BE EXTENDED TO THIS HISTORICAL HOME.

SINCERELY:




THOMAS, J. LANGDON AMRT.

2 MOLD TESTS @ \$ 344.00 each

GeoTek Engineering & Testing Services, Inc.
 909 East 50th Street North, Sioux Falls, SD 57104
 (605) 335-5512 Fax (605) 335-0773

Client: Service Master of Southeast SD
 1118 W 9th
 Yankton, SD 57078

Site: Donna Schmidt
 509 Pine St.
 Yankton, SD

Date of Sampling: 02/16/09
 Date of Received: 02/18/09
 Date of Analysis: 02/18/09
 Analyst Signature: 
 GeoTek# 09-097-4
 Analyst: Katherine Howard

SPORE TRAP REPORT: NON-VIABLE METHODOLOGY

Location:	Upstairs Attic		Donna's Living Quarters		Basement		Outside	
Lab ID:	09-097-#1		09-097-#2		09-097-#3		09-097-#4	
% of Slide Identification	25%		25%		25%		25%	
	Raw ct.	Spores/m ³	Raw ct.	Spores/m ³	Raw ct.	Spores/m ³	Raw ct.	Spores/m ³
Alternaria								
Ascospores*	2	106			2	106		
Basidiospores*								
Cercospora	1	53						
Chaetomium								
Cladosporium	7	373	1	53	4	213	1	53
Curvularia								
Drechsleria/Bipolaris								
Epillocium								
Fusarium								
Nigrospora								
Oidium								
Penicillium/Aspergillus †	366	19,520	8	426	9	480	2	106
Pithomyces								
Rusts								
Smuts*, Periconia, Myxomycetes*								106
Stachybotrys chartarum								
Taeniocella								
Ulocladium								
Unknown								
Pollen								
Background debris (1-4+) **	14		14		34		14	
Sample volume (liters)	75		75		75		75	
TOTAL SPORES/M³		20,052		479		799		265

* Most of these spore types are not seen with culturable methods. Most of the ascospores and basidiospores are "mushroom" spores while the rusts and smuts are plant pathogens.
 † The spores of Aspergillus and Penicillium are small and round with very few distinguishing characteristics. They cannot be differentiated by non-viable sampling methods.
 ** Background debris (graded from 1+ to 4+, indicating the largest amounts) is an indication of the amount of non-biological particulate matter present on the slide (dust in the air).