



Washington Hall at Radford University —Interior Demolition & Asbestos Removal Project

Tight Timeframe—Complex Project—Exceptional Results



Project Description

Washington Hall at Radford University (RU) is an old dormitory that contained asbestos materials and lead paint. RU decided to completely gut the building for new electrical, mechanical and plumbing systems. Waco was awarded the contract to demolish the interior of the building, remove hazardous materials, complete LEED requirements for waste recycling, and prep the building for subsequent contractor groups coming in for re-development.

Unique Project Challenges

- 1 Timeframe for completion was very tight considering the scope of the project, and this required exceptional project management skills to ensure multiple teams working simultaneously to accomplish all requirements
- 2 There were significant LEED requirements for segregation of the waste for recycling



Project Scale

- Nearly 10,000 man-hours in 19 weeks
- Removed 110,000 sf of plaster ceiling
- Removed 45,000 sf of vinyl floor tile
- Removed 45,000 sf of vinyl floor tile
- Removed 176,000 sf of block wall
- Removed 8,300 lights
- Removed 18,000 lbs. of plumbing and mechanical fixtures
- Removed 6,000 sf of asbestos floor tile
- Removed over 500 asbestos plumbing fittings

Why Radford University Chose Waco Inc.—price, expertise and past success...

Waco was the low bid on this publicly advertised bid project. Waco's experienced and knowledgeable estimators were able to put together a bid package that was complete, comprehensive and ultimately was the lowest responsive bid to the University on the project.

Waco was the low bid on this publicly advertised bid project. Waco's experienced and knowledgeable estimators were able to put together a bid package that was complete, comprehensive and ultimately was the lowest responsive bid to the University for the project.

RU was confident with Waco's documentation procedures and knew they would be successful dealing with the project's unique administrative and logistical challenges

RU knew Waco could form the necessary relationships with the Facilities and Capital departments in order to achieve maximum cooperation and productivity

RU was convinced Waco had the capital and human resources, and the project management expertise to complete the project in a tight timeframe

RU could trust Waco to protect the university's capital assets and be a responsible steward to the owners

Comments from Radford University Project Manager

"It went really smooth. They required minimal supervision to ensure damage didn't occur to other aspects of the campus. They brought in additional supervision to make sure things moved along well, kept a very clean job site and communicated proactively about timing and staffing. They were just really easy to work with."

-Paul Ely, Project Manager, Radford University

Comments from Radford University Project Manager

The project was completed on-time and on-budget, and exceeded RU's original expectations. Tim Cundiff was the Project Manager from Waco. There was only one change order, which was unforeseen at the beginning of the project and discoverable only after demolition began. Waco's recycling efforts achieved 95%, which awarded an extra LEED point to the university.

This project demonstrates Waco's vast knowledge in many critical areas; complex project management through multiple phases and trades, building demolition, asbestos abatement, lead removal, and safety for workers and users. Being one of the largest abatement companies in Virginia, there are few contractors that combine the breadth of technical skills with the ability to manage complex projects to meet owners' quality and economic requirements.

Corporate Office

**5450 Lewis Road
Sandston, VA 23150
Phone: (804) 222-8440**

**38592 Brett Way, Suite 7
Mechanicsville, MD 20659
Phone: (301) 290-1333
Fax: (301) 290-5222
Toll Free: (888) 742-7219**

**844 Cottontail Trail
Mt. Crawford, VA 22841
Phone: (540) 434-7390**

Other Locations

**1326 Cavalier Blvd.
Chesapeake, VA 23323
Phone: (757) 558-3100**

**11839-A Canon Blvd.
Newport News, VA 23606
Phone: (757) 873-2205**

**1520 West Main Street
Radford, Virginia 24141
Phone: (540) 633-6311
Fax: (540) 633-6411**

**1554 Bladen Loop Rd
Bladenboro, NC 28320
Phone: (910) 648-5468**

**703 West Main Street
Covington, VA 24426
Phone: (540) 962-5161**

