



Session: Demo / Abatement Weekly Meeting

Date: 05/26/2026

Attendees:

Weld County - *Will Hopkins, Mike Baranovic, Patrick O'Neill*
Level 5 - *Nick Troutd, Cristina Bassani, Martina Chaussee*
Ancon - *Melissa Gattis, Matt Anderson*

Meeting Notes

Agenda in black | Meeting Notes in blue

- **Project Overview / Scope Recap**
 - Overall project status update
 - Demolition and abatement are progressing well across the project.
 - Abatement in several buildings has been completed and cleared.
 - No major containment, access, or security issues were reported after the holiday weekend.
 - Schedule is trending in the right direction, with work moving into active demolition on the Trophy Block and upcoming West Block sequencing.
 - Key changes since last meeting
 - Potential subsurface contamination below 914 will be tracked separately as a demolition/subsurface investigation item.
 - Tree salvage was raised as a new decision item for the large oak tree near the church/playground area.
- **Safety Update**
 - Demolition fencing and camera installation updates
 - Trophy Block fencing and traffic controls are in place.
 - Full-block fencing is planned for the West Block and will include black screening.
 - Sites are secured, including HCI where doors and windows have been screwed shut.
 - Additional safety updates
 - No major security issues were reported after the holiday weekend.
 - Containment remained intact during recent weather.
 - Sidewalk closures are not anticipated in most locations.
 - Where needed, fencing may be shifted during active demolition while maintaining pedestrian access where feasible.
- **Utilities Update**
 - Xcel disconnection status
 - Xcel was on-site to pull the church transformer.
 - Final Xcel alley schedule is still pending.

- Update on cut & cap
 - Wet utility disconnects are underway.
 - Water remains active on three of the six Trophy Block properties and needs to be confirmed.
 - City of Greeley storm / sanitary relocation remains in design, with completion expected around mid-June.
 - Active manholes and alley utilities need to remain protected and clearly flagged during demolition.
- **Progress & Upcoming Work**
 - Updated abatement scope
 - **901 / 909:** Abatement complete and CDPHE clearance received.
 - **1008:** Roof work complete; final clearance expected Thursday.
 - **HCI:** No abatement required; building is secured.
 - **Lincoln Plaza / Sanborn House:** Carriage house complete and cleared. Front house is active, with clearance targeted by Friday/Monday.
 - **Apartment Building:** Initial mastic concern was tested and cleared. No major issue identified.
 - **920 11th Avenue / Intervention:** Abatement started May 13 and remains on track for July 1 completion.
 - Demo application / state inspection status
 - Demo application for 901 / 909 was submitted to the State on May 13.
 - State review is expected to take approximately 10 business days, though the state has been exceeding this timing on the COG buildings
 - 901 / 909 remain aligned with the planned July 7 demolition start.
- **Schedule / Coordination**
 - Abatement update
 - Abatement is progressing well overall.
 - Lincoln Plaza remains on schedule for June 29 completion.
 - 1008 had minor weather-related delays, but no major schedule impact is anticipated.
 - Intervention remains on track for July 1 abatement completion.
 - Remaining unforeseen abatement items will be consolidated into one change order where possible.
 - Permit update
 - Permit processing is expected to take approximately five days after clearance.
 - State permit for 901 / 909 is pending following submittal.
- **Site Logistics**
 - Full block site plan / access / staging / haul routes / fencing
 - Trophy Block traffic control and fencing are installed.

- Contractor has a logistics/loading route map to manage truck access and avoid conflicts.
 - Materials will be processed, separated, and hauled as work progresses.
 - Waste disposal will be coordinated based on material type and disposal requirements.
 - Full West Block fencing will likely be installed next week and will remain in place for future construction use.
 - **Open Items & Decisions Needed**
 - Salvage / Historic Items
 - Ancon to save a pallet of brick from the front house, prioritizing unpainted brick where feasible.
 - Ancon to coordinate additional brick requests from City of Greeley / Historic Preservation.
 - Ancon to save remaining school cornerstone, believed to be from 1955.
 - Church cornerstone appears to have already been removed by others.
 - Tree Salvage
 - Large oak tree near the church/playground area may be salvaged for future reuse - Cristina and Matt to meet on Thursday, Matt to give team ROM pricing
 - Possible future use could include furniture, public art, or an interior feature in the new facility.
 - Contractor to confirm cost and schedule impact.
 - Decision needs to be made quickly to avoid impacting demolition sequencing.

Action Item	Responsible Party
Confirm remaining water disconnects at Trophy Block.	Weld County
Confirm Xcel alley schedule and remaining power disconnect timing.	Level5
Save pallet of brick from front house, prioritizing unpainted brick where feasible.	Ancon
Coordinate additional brick requests from City / Historic Preservation.	Ancon
Save remaining school cornerstone.	Ancon
Walk site to confirm trees to remove, remain, or salvage on Thursday May 28	Ancon / Level 5
Provide rough cost and schedule impact for salvaging oak tree.	Ancon
Send Commissioner update on demolition status and upcoming activity.	Level 5