



Dave Golden Homes, Inc.

License #: CDC1254745

4900 Indrio Road • Fort Pierce, Florida 34951 • Phone: (772) 466-0829 • Fax: (772) 465-8439

Protocol for Chinese Drywall Remediation

Phase I – Removal

- Obtain Demo Permit from Building Department.
- Set-up Climate Controlled “onsite storage” for storage of removed items from inside home.
- Set-up and run Negative Air Machines inside home. These units are equipped with a HEPA Filtration System and shall remain running through out demo and cleaning process.
- Cover tile/marble floors. Clean all floors thoroughly. Identify any cracks or defects to owner. Cover all tile floors utilizing a 3 step process. Cover wet areas in bathrooms. Dave Golden Homes, Inc. is assuming wet areas in baths have been properly installed over DuraRock or GreenBoard and will not have to be removed. Final determination to be made when adjoining walls are removed and inspection can determine underlayment of wet tile areas.
- Remove light fixtures/fans. Label, box and store for future re-installation. Save recess can lights in ceilings. Remove and save beauty rims and bulbs.
- Remove plumbing fixtures. Label, box and store for future re-installation.
- Remove all kitchen and bathroom cabinets and countertops. Identify, protect and store for future re-installation. NOTE: Dave Golden Homes, Inc. does hire a professional cabinet/countertop company to perform removal and installation; however, Granite/Marble tops are a natural product and subject to have hairline cracks, stress, etc. that are not visually detected; if your granite tops are broken and/or fall apart, Dave Golden Homes, Inc. is not held responsible for any type of damage and/or cost of replacement.
- Remove appliances and store for future re-installation. Appliances may need replacement because of electronics that are inside the appliance. Dave Golden Homes, Inc. recommends re-using appliances until failure and then replace. Owner is responsible for any costs associated with appliance failure.
- Remove doors, hardware and tracks. Label and store for future re-installation.
- Remove all closet/pantry shelving and hardware identify, label and store for future re-installation.
- Remove all bathroom hardware.
- Shut down HVAC system to remain off during demo process.
- Remove staircase handrails, balusters, spindles and hardware. Identify, label and store off-site for future re-installation.
- Remove and dispose of all carpet, pad and tack-strip.
- Remove and dispose all trim (casing, crown, base).
- Remove and dispose of all mirrors and windows sills.
- Remove and dispose of all drywall in walls and ceilings including garage.

- Remove and dispose of all ceiling and wall cavity insulation.
- Remove and dispose of all HVAC duct, air handler, copper tubing to slab level, thermostat and wiring.
- Remove and dispose of all copper plumbing to slab level.
- Remove and dispose of all electrical wiring, switches and outlets. Save panel box located in garage.
- During demo process, continuous clean-up is performed. After completion of demo the final cleaning process begins. We wet wipe down all cavity walls and HEPA Vac the particles from the top of wall to the floor. We are off-gassing your home as well during this process; air scrubbers and fans are used with the opening of windows and doors during the daytime working hours. After hours we close up all windows and doors and continue until off-gassing is eliminated and cannot be detected. (An Environmental Consultant shall then provide certification that your home has been properly remediated for the defective Chinese Drywall.)

Dave Golden Homes, Inc. furnishes all personal protection equipment for our workers.

Dave Golden Homes, Inc. conforms to all O.S.H.A. regulations.

Environmental Consultant works as a third part inspection and certification shall be furnished to owner with a copy to Dave Golden Homes, Inc.

PHASE 2 – Restoration Process

- After the successful certification of the home from Phase I, the reconstruction of your home begins.
- Obtain permits from Building Department.
- Furnish and install new electrical wiring inside home where removed by a licensed Electrical Sub-Contractor.
- Furnish and install new HVAC Duct work where removed by a licensed HVAC Sub-Contractor.
- Furnish and install new Copper plumbing where removed by a licensed Plumbing Sub-Contractor.
- Furnish and install new wall ceiling insulation. We shall use the same “R” value and type of insulation that was removed.
- Furnish and install new American made drywall, tape, mud and finish to same texture as previous. Furnish and utilize scaffolding that may be required.
- Install saved doors and jambs where removed.
- Furnish and install new base, crown, casing and trim molding where removed using same quality and style as previous.
- Install saved staircase handrails, balusters, spindles and hardware where removed.
- Furnish and install new windows sills and mirrors where removed.
- Prime and paint interior. Owner to select finish color. Limit to 2 colors. \$200.00 charge for each extra color.
- Install saved closet and pantry shelves, rods and hardware where removed.
- Install new cabinets with new granite countertops in kitchen area.
- Furnish and install new mirrors and window sills where removed.
- Install bath accessories where removed.
- Install door hardware where removed.
- Licensed HVAC Sub-Contractor to furnish and install new air handler, copper tubing and thermostat.
- Licensed Electrician Sub-Contractor to furnish and install new outlets and switches where removed. Install saved lights and fans where removed. Install new circuit breakers in panel box.

- Licensed Plumber Sub-Contractor to install saved sinks, toilets and faucets where removed.
- Install appliances that were removed.
- Continuous daily clean-up performed during restoration process.
- Final clean-up. Remove all protective coverings and dispose. HEPA Vac of complete interior.
- Ready for Occupancy Permit.
- Final walk thru with owner.
- 12 month warranty from date of occupancy.