Exhibit B

Request for Proposal (RFP) for Environmental Hazardous Materials Survey, Documentation, and Project Oversight

Delaware County Memorial Hospital (DCMH)

BACKGROUND AND PROJECT OVERVIEW

The Upper Darby School District (the "District") recently acquired the Delaware County Memorial Hospital (DCMH) property located at: 501 N. Lansdowne Avenue, Drexel Hill, PA 19026

The District is currently evaluating future use of the facility, which may include demolition of certain structures and/or renovation of others.

Prior to any demolition or construction activity, the District must identify, document, and properly plan for the removal of environmental hazardous materials in compliance with all applicable federal and Pennsylvania Department of Environmental Protection (PA DEP) regulations.

Accordingly, the District is seeking qualified environmental consulting firms to provide:

a) Hazardous material survey services
b) Development of bid-ready abatement documentation
c) Project oversight, testing, and final certification

The selected firm will serve as the District's environmental consultant through survey, documentation, and project completion phases.

Anticipated materials may include, but not limited to:

- Asbestos-containing materials (ACM)
- Lead-based paint
- Polychlorinated biphenyls (PCBs)
- Universal waste and other regulated materials

SCOPE OF SERVICES

There will be three phases of work

A. Hazardous Materials Survey

Conduct a comprehensive environmental survey of the DCMH facility to identify regulated materials including, but not limited to:

- Asbestos-containing materials (in accordance with EPA 40 CFR Part 61, Subpart M)
- Lead-based paint (XRF screening)
- PCB-containing materials regulated under TSCA
- Universal waste regulated under RCRA and 40 CFR Part 273

The survey will:

- Be sufficient to support demolition and/or renovation planning
- Identify quantities, locations, and classifications of hazardous materials
- Produce documentation usable for regulatory compliance and bidding purposes

B. Bid Documentation Development

Prepare complete bid-ready abatement documents including:

- Scope of work for removal of identified hazardous materials
- Technical specifications
- Estimated quantities
- Phasing considerations (if applicable)
- Contractor compliance requirements
- Applicable regulatory framework

The intent is to allow the District to competitively bid hazardous material removal work.

C. Project Management, Testing, and Final Certification

Provide environmental oversight services during abatement activities including:

- Contractor coordination
- Monitoring of removal activities
- Required air and/or material testing
- Compliance verification

At project completion, the consultant will provide:

- Final clearance documentation
- Certification to the District's architect confirming that hazardous material removal has been completed in accordance with applicable standards

TENTATIVE MOVING TIMELINES

Environmental Hazardous Material Survey	4/13/26 – 6/14/26
Hospital Removal of FFE (Performed by a 3rd party)	Before 9/1/2026
Removal of Environmental Hazardous Materials	9/3/26 – 10/30/26

GENERAL REQUIREMENTS

- Walkthroughs are mandatory for each project.

- Work will be considered completed only upon District's explicit approval. Claims of misunderstanding will not be accepted.

- The District reserves the right to:
    - Adjust sequencing or timing of work
    - Modify project timing
    - Delay work for any operational needs
    - Award all, portions of , or no projects

- Additional compensation will not be approved without explicit approval in writing.
- Performance and Payment Bonds are required.

SUBMISSIOB REQUIREMENTS

- Firm Qualification
- Project Team, including resumes
- Technical Approach of Hazardous Materials Survey, Bid Documentation, and Oversight & Certification
- Part Performance
- Fee Proposal and References (See Attachment 2)

ATTACHMENTS

- Exhibit A: Proposal Form
- Exhibit B: Background and Project Overview
- Attachment 1: UDSD General Terms and Conditions
- Various drawings and photos of the building interior will be available upon request.