

# Deconstruction Grant Program

# 928 NE 28th

March 2017

**Contractor Lovett Deconstruction**  
**Square footage 1,100**  
**Year built 1905**  
**Deconstruction cost \$8,500**

Estimated percentage  
material salvaged  
60% → 50%  
pre-project post-project

**Labor cost \$4,900**  
**Deconstruction labor hours 224**  
**Project duration 2 weeks**



**“The grant allowed us to advance a hybrid deconstruction/demolition partnership.”**  
-Contractor

### Project Uniqueness

Other structures on the property came down mechanically, so the team strategized on ways to utilize their machinery to do some of the heavy lifting, such as pulling off the roof and knocking over walls to then be pulled apart for salvage. Much of the “how-to” came from working out details on-site and could serve as valuable lessons for future hybrid deconstruction.

### Innovations

The greatest time-saving technique is that the debris will be sorted separately into piles on site and materials will be loaded mechanically into appropriate drop boxes (wood, brick/concrete, and garbage).

### Materials salvaged

- Appliances/equipment**
- Cabinets**
- Doors**
- Insulation**
- Light fixtures**
- Plumbing fixtures**
- Posts and beams**
- Roof sheathing**
- Siding**
- Trim**
- Wall sheathing**
- Windows**
- Wood flooring**
- Wood framing**

\* Not present in structure

### Project Promotion Strategy

- Feature on Lovett Deconstruction’s website
- Lovett Deconstruction social media
- Lawn sign and literature
- Proximity to office/warehouse offered opportunities for promotion

### Lessons Learned

Having the demolition company do the heavy lifting of putting the debris and clean wood in their boxes saved an immense amount of time. However, a stronger partnership with the demolition company would increase the amount salvaged. We could also train our crew to run the back hoe so we can have more control of what is saved.

### Unforeseen Circumstances

Roosting pigeons in the attic did a number on the building materials, and less than one-third of the ship lap siding was recoverable due to damage.

**Hazmat Discovery**  Yes  No



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