

PART III – CSU FACILITIES PLANNING, DESIGN AND CONSTRUCTION STANDARDS

DIVISION 02 – EXISTING CONDITIONS

Housing and Dining Facilities (HDS) has adopted amendments for all HDS facilities. Confirm applicable standards with Project Representative on a per Project basis. Refer to HDS amendments here – <https://housing.colostate.edu/about/construction/>.

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02 26 00 – HAZARDOUS MATERIAL ASSESSMENT

- A. All areas of Colorado State University (CSU) shall be assessed for environmental hazards before any demolition, alteration, renovation, or construction.
- B. Hazardous items shall include, but are not limited to:
 - 1. Asbestos
 - 2. Lead-based Paint
 - 3. Chemicals
- C. Biological and radiation hazards may exist, primarily in laboratories and research-oriented facilities.
- D. The Project Representative shall contact appropriate University or contracted resources for hazardous material assessment during Project planning.

02 82 00 – ASBESTOS REMEDIATION

- A. Presence on Campus:
 - 1. Asbestos is present in many materials in and around the campus.
 - 2. Typical forms include Thermal/Mechanical System Insulation (TSI), Asbestos Containing Materials (ACM) such as ceiling tile, floor tile, Transite panels and asbestos-containing trowel-on and spray applied surfacing materials (fireproofing, textures, joint compound, coatings, acoustics etc.)
 - 3. The University has inventoried asbestos materials in many buildings but has not identified every area that might have TSI, ACM or asbestos-containing finishes.
 - a. Asbestos may be hidden and not visible.
 - 4. The Project Representative shall request, arrange and coordinate investigation of every Project area where Work occurs to identify any asbestos containing or suspect materials.
 - a. CSU Environmental Health Services (EHS) or other qualified contracted professionals shall assist with the investigation and perform any necessary sampling or laboratory tests on these materials.
 - b. EHS shall enforce compliance and shall recommend remedial plans and actions.
 - 5. The cost of investigations, tests and asbestos management shall be included in the cost of the Project.
- B. Abatement Contractors:
 - 1. Asbestos Abatement Contractors must meet qualifications set forth by this Standard, EHS and CSU Facilities Management (FM).

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2. Asbestos Abatement Contractors shall have insurance and bonds provided by companies that are listed in the United States Treasury Circular 750.
 - a. After award of an Agreement, the successful bidder shall be required to submit necessary bonds and proof of insurance and the providers shall be checked for listing in above Circular.
3. Asbestos Abatement Contractors shall submit qualification certificates for all workers and supervisors to the Project Representative prior to commencement of construction activity.

C. Asbestos Remediation:

1. The University is actively abating asbestos materials where health hazards exist and funding is available.
2. The cost of abating asbestos materials shall be included in the cost of projects in areas where removal has not been planned or scheduled.
 - a. This includes any area where the asbestos is safely embedded in the material and not a health hazard except for factors associated with demolition or other disturbances.
3. The University maintains standing contracts with selected abatement companies. Additionally, EHS has certified personnel equipped to monitor and advise the Project Representative, designers and Contractors.
 - a. These services shall be available for projects of certain size, cost, duration and environment.
 - b. For other projects, it shall be necessary to engage outside Consultants and Contractors for these services.
 - c. All such Consultants and Contractors must be pre-qualified by EHS and FM.
 - d. Consult with the Project Representative as appropriate.
4. Contractors and other professionals shall comply with the University Policies and Protocols regarding disturbance or removal of known or suspected Asbestos Containing Materials (ACM).
5. Prior to working with, disturbing, or removing any ACMs, the Contractor must notify the FM Project Representative who shall then contact the EHS University Asbestos Coordinator for assistance with asbestos determinations as necessary or required.
 - a. Project participants must provide advance notice of any remediation and adhere to a mutually established schedule for all abatement Work.
6. Project Specifications shall require Contractors to stop Work immediately and notify the Project Representative promptly when asbestos is encountered or suspected.
 - a. It is the responsibility of the Project Representative to decide what type of action shall follow.
7. When unexpected ACMs are discovered or encountered, all Work shall cease until the ACM is properly identified and a plan for removal by licensed and certified professionals has been reviewed and accepted by the Project Representative.
 - a. Noncertified personnel shall re-enter Work area and resume Project Work only after certified technicians have provided written verification and test results indicating that the ACM is abated and the area is safe for Work.
8. Any time asbestos is disturbed, impacted, or abated (removed, repaired, enclosed, the Project specifications and the Contractor's Quality Control Manager shall require conformance to all applicable Federal, State, Local, and University laws, rules and regulations for the removal or control of asbestos. These include but are not limited to:

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- a. U.S. EPA National Emission Standards for Hazardous Air Pollutants (NESHAP); Asbestos: 40CFR (Code of Federal Regulations, Part 61).
 - b. Occupational Safety and Health Administration (OSHA) Asbestos Standards: 40 CFR Part 29, Section 1910.10001 (General Industry) and 1926.58 (Construction).
 - c. U.S. EPA, "Guidance for Controlling Asbestos-Containing Materials in Buildings"
 - d. ANSI Practices for Respiratory Protection (ANSI Z88-2-1969) and OSHA Personal Protection Equipment Standard: 29 CFR 1910 Spt. 1
 - e. U.S. Department of Transportation: 49 CFR 171 and 172.
 - f. Colorado Department of Public Health and Environment (CDPHE) Regulation 8 and its appendices
 - g. EHS guidelines, recommendations and protocols
9. Contractors, Subcontractors, and other professionals performing any asbestos Work are required to meet the following minimum requirements:
- a. Any proposed asbestos abatement companies or professionals must meet the University's qualification requirements prior to initiating any activities that impact or disturb ACM.
 - b. Any Contractor awarded abatement Project(s) must submit an asbestos abatement design (if applicable) to necessary agencies and have it approved prior to commencement of Work.
 - c. Asbestos Abatement Contractors or Subcontractors shall submit all worker and supervisor certificates to Project Representative who shall distribute one copy to Project file and subsequent copy to EHS University Asbestos Coordinator.
 - i. Abatement Contractors shall submit any other official documentation or manifests produced by the Project to the Project Representative so they subsequently can distribute to Environmental Health Service or other agencies accordingly.
 - d. The Contractor must provide a detailed written scope outlining procedures and methods to be applied.
 - e. Project record must demonstrate any asbestos contamination or presence levels prior to, during and after projects where asbestos is remediated.
 - i. Records must exhibit monitoring of air and personnel as applicable.
 - ii. All air monitoring and Project clearances shall be performed by qualified third-party Consultants/specialists.
 - f. Regardless of building occupancy, all asbestos Projects must be clearly identified, and egress routes shall be maintained.

D. Asbestos Containing Materials – Construction:

1. It is strictly prohibited to specify or install any asbestos containing materials during renovation, remodeling, alteration, addition, or new construction.
2. It is the responsibility of the Architect to assure specified materials are certified to be free of asbestos. It is the responsibility of the Contractor to submit verification that each suspect building product is free of asbestos.
3. Suspect products include but are not limited to the following:
 - a. Surfacing materials such as trowel or spray applied textures, plasters, coatings, fireproofing, adhesives, joint-fillers and compounds etc.
 - b. Thermal insulation for Mechanical Systems, equipment, boilers, breeching, boiler rope, duct or tank insulation, cement or mortar used for boilers, fitting insulation including but not limited to wrapped paper, Aircell, Millboard, rope, cork, preformed plaster, in situ molded plaster and coverings over fibrous glass insulation, vibration isolators, etc.
 - c. Miscellaneous materials including wall and ceiling panels such as drywall or gypsum and other hard finishes, cove base, ceiling tiles, vermiculite insulations, laboratory surfaces and fume hood components.
 - d. Roofing materials and its underlayment including insulation board, vapor barriers, coatings,

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- felts, flashing, shingles, Transite, Galbestos non–metallic or non–wood roof decking.
- e. Plumbing and irrigation components such as include seals, gaskets and sealants.
4. The State of Colorado Request for Asbestos Inspection Exemption form shall be signed and submitted to the Project Representative for each suspect material.
 - a. Refer to current version of the form, RAIE21 here:
<https://drive.google.com/file/d/1NjUgR1qkExZ1VNtccUVgZ5NVso671DHA/view>
 - b. This document shall be placed in Project file and sent for record to University Asbestos Coordinator at Environmental Health Services.
 - c. Contractor shall attach documented evidence that products or equipment to be used are non–asbestos containing, asbestos–free, do not contain asbestos, or similar designation.
 - d. Such evidence shall be a record of Manufacturer’s label on the product itself, accompanying product information or, in the absence of such documentation, written results of laboratory tests of the suspect material.
 - e. The Contractor shall be responsible for the cost of tests made necessary by the absence of acceptable Manufacturer documentation.
 5. The Project Representative shall perform sampling, if necessary, to verify all suspect material/equipment is asbestos–free.
 - a. If any material or equipment is found to contain asbestos, the Contractor shall pay for the lawful and proper removal and disposal of the product and shall install acceptable asbestos–free material/equipment at its sole expense.

END OF DIVISION