

Citywide Emergency Asbestos Clean-up/Abatement Procedures in Buildings Affected by Hurricane Sandy

This letter is to direct Building Owners and their Abatement Contractors on how to proceed with asbestos abatement and clean-ups on an emergency basis at buildings in New York City that sustained damage caused by Hurricane Sandy.

Nature of the Emergency: Due to damage related to the effects of Hurricane Sandy, Asbestos Containing Material (ACM) in buildings may have been impacted or damaged and in need of emergency cleanup and abatement. Due to flooding, ACM debris may be present and in some cases, in-place ACM may be damaged and require removal or repair. In such cases, building owners or abatement contractors must immediately notify DEP by telephone at (718) 595-3682 during regular office hours or 311 after office hours as required by Section 1-27 the DEP Asbestos Rules, or by email at DL_AECN@dep.nyc.gov An Asbestos Project Notification (ACP7 Form) must be submitted to the Department no later than 48 hours after the commencement of the Emergency Asbestos Project as required by section 1-27(c) of the rules.

Scope of Work: When notifying DEP, the scope of work should be “Clean up and abatement of damaged ACM in building affected by Hurricane Sandy”.

Telephone or email Notifications:

The telephone or email notification must include the names of the caller, affiliation, building owner, abatement contractor and the third party air-monitor, type of work, quantity of ACM and exact locations of the project including the address.

Clean Up Procedure:

Proper personal protective equipment must be utilized by all asbestos handlers while performing the abatement activities outlined below. All projects must have a properly licensed third party air monitor onsite conducting air sampling at all times during work. Decontamination facilities must be established adjacent to the ACM clean-up work areas. Isolation barriers must be installed to isolate all openings in the work areas. An airlock shall be established at the entrance to the work area where remote worker decontamination units are utilized. Asbestos handlers shall perform cleaning of the dust and debris by HEPA vacuuming and wet wiping. Items that can be decontaminated shall be washed and removed from the work areas and the rest shall be discarded as ACM waste. Once the area has been cleaned, it will be visually inspected by the handler supervisor and third party air monitor. If clean-up of ACM debris is the only work that is required on an emergency basis, the work shall be considered to be complete once the work area achieves Clearance and/or Re-occupancy Criteria of less than or equal to 0.01 f/cc. If abatement of damaged in place ACM is necessary, this work will begin by one of the procedures outlined below:

Glove Bag Procedures:

Glove bag procedures shall be followed as outlined in section 1-105 of the rules using commercially available glove bags. This procedure may only be used in conjunction with the full containment of the work area (refer to section 1-81) or the tent procedure (refer to section 1-106).

Tent Procedure (Less than 160 SF/260 LF Only)

Tent enclosures must be constructed in locations where damaged ACM is to be removed in accordance with section 1-106 of the rules.

Full Containment Procedures:

An attached decontamination facility (1-82 & 1-83) must be installed at the entrance to the affected work area. Isolation barriers must be installed to segregate each work area as per section 1-81 of the rules. The work areas shall be fully plasticized with two layers of 6 mil fire retardant plastic sheeting. Negative pressure ventilation equipment must be installed to provide four air changes per hour and 0.02" water column negative pressure as required by section 1-91 of the rules. Once the containment is in place and under negative pressure, the asbestos handlers will wet the ACM with amended water as required in section 1-102 of the rules. The ACM shall be removed by manual means or via approved mechanical means. Detached ACM shall be directly placed into asbestos waste bags. Asbestos waste will be double bagged, processed through the decontamination facility, properly labeled and disposed of as asbestos waste as per section 1-93 of the rules. Once the removal is complete the work area shall undergo Preliminary Clean-up Procedures as per section 1-111, then Additional Clean-up Procedures as per section 1-112. After final cleaning is complete, the Handler Supervisor and the Third Party Air-monitoror shall perform a visual inspection of the work areas prior to the commencement of clearance air monitoring. After successful clearance air monitoring and achieving clearance criteria, the work area isolation barriers shall be removed in conjunction with the use of HEPA vacuums.

Foam Procedure for Roof Removal:

These procedures as per section 1-107 apply to only to the removal of asbestos containing roofing material (ACRM) from exterior roof surfaces. The work area on the roof shall be cordoned off with clearly visible barriers such as caution tape and only authorized persons shall have access. All sections of the rules shall apply in conjunction with this procedure with the exception of 1-81(p), 1-91, 1-102(b), 1-112(d) and 1-112(e). Air monitoring shall be conducted in accordance with the relevant provisions of subchapter D of the rules.

Interior Foam (Floor Tile Only):

These procedures as per section 1-108 apply to only to the removal of surface flooring material including vinyl asbestos floor tiles (VAT), ACM floor coverings (e.g., linoleum) and associated mastics and adhesives, where the only ACM being abated in the work area is flooring material. All sections of the rules shall apply in conjunction with this section with the exception of 1-81(m), 1-81(p), 1-91(c), 1-91(h), 1-102(b), 1-112(d) and 1-112(e). Air monitoring shall be conducted in accordance with the relevant provisions of subchapter D of the rules.

Abatement from Vertical Exterior Surfaces (Exterior Non-Friable Work Only):

Section 1-109 shall apply to projects involving the abatement of asbestos containing materials from the exterior (and associated horizontal surfaces, e.g., coping stones on top of a parapet wall) of a building or structure, including but not limited to the following materials:
Caulking or glazing compounds, asphaltic mastic or tar (e.g., flashing on parapet walls), cement siding or shingles (including transite shingles), paints, sealants for coping stone caps or clay roofing tiles.
All applicable sections of the rules shall be followed in conjunction with this section except sections 1-81(p), 1-91 and 1-112(d, e, g, and h). The work areas shall be prepared as per section 1-109(a) of the rules. Worker and waste decontamination enclosure systems shall be constructed within the restricted area. Air monitoring shall be conducted in accordance with the relevant provisions of subchapter D of the rules.