**SECTION 07 05 05**

**SELECTIVE DEMOLITION FOR THERMAL AND MOISTURE PROTECTION**

**BASED ON DFD MASTER SPECIFICATION DATED 11/22/2024**

***(Notes to A/E: All notes and information screen viewable in bold red text within (Parentheses) are directions for the Architect/Engineer's use in document preparation only and should not be reprinted in the specifications. System options are identified within [brackets] in red type. This language SHALL be edited to meet the exact scope of the Project. Remove parentheses from selected option and change text to black. DO NOT USE RED TEXT.***

***This section has been written to cover most (but not all) situations that you will encounter. Depending on the requirements of your specific project, you may have to add material, delete items, or modify what is currently written. The Division of Facilities Development (DFD) expects changes and comments from you.)***

**PART 1 – GENERAL**

**SCOPE**

(Note to A/E: insert description of what is being removed, etc. below)

The work under this section shall consist of providing all work, materials, labor, equipment, and supervision necessary to provide for the demolition of existing < insert description of what is being removed, reused, salvaged etc.> as required in these specifications and on the drawings.

PART1 - General

Scope

Related Sections

Quality Assurance

Submittals

Special Site Conditions

Disconnection of Services

Removal / Salvaging of Items

PART 2 - PRODUCTS

Equipment

PART 3 - Execution

Examination

Protection of Existing Work and Facilities

Demolition

Transportation and Disposal of Demolition Waste

**RELATED SECTIONS**

Applicable provisions of the General Requirements and Division 01 shall govern work under this section.

(Note to A/E: review all scope of work and determine other related work, work which impacts this section, or work that is impacted by this section. A/E to add or remove sections below as needed.)

01 74 19 – Construction Waste Management

07 05 00 – Common Work Results for Thermal and Moisture Protection

[07 xx xx – (Section and Title)]

**QUALITY ASSURANCE**

The Division 7 Contractor shall take digital photos on a daily basis, throughout the duration of the Project, for the categories of: existing, in progress, and completed Work. All photos shall be identified by the area where the photos are taken. Photos will be submitted on daily reports and archived in eBuilder upon DFD request. Photo documentation is required at, but not limited to:

* All stages of demolition, for each facet or work type.
* All existing conditions related to the work.
* All stages of new work, for each facet or work type starting at and up through / continuously, and / or including: the roof deck, all flashing types, transitions, penetrations, the field, drains, scuppers, all metal work, blocking, mechanical fastening, areas at completion to be hidden from view, and areas concealed beneath completed work.

**SUBMITTALS**

***(Note to A/E: When removing an existing material insert the following paragraph(s).)***

[The Division 7 Contractor is responsible for all Category I Non-Friable Asbestos Containing Material (ACM) disturbed during any and / all facets of this project. Contractor shall submit electronic copies of test results including a drawing indicating locations where test samples are taken. Contractor removing existing material is required to take a minimum of two samples of existing components encountered, to be sent to an accredited testing lab. Take one sample at each location. Additional samples are required where materials are not the same or installation period. Each test result shall properly identify the Owner Project Number, project location, building name, building number & location where the test sample was taken. Laboratory fees and associated removal and disposal charges shall be the responsibility of the Contractor at no additional cost the project.

The Division 7 samples must be collected by an Asbestos Inspector or Exterior Asbestos Supervisor with current accreditation as required by DHS 159. Contractor shall have certified staff or hire an accredited third-party consultant at no additional cost to the project.

 Any impact of asbestos materials or assumed asbestos materials, must be conducted by workers properly trained and currently certified in accordance with DHS 159.

NOTE – POSITIVE RESULTS

The Division 7 Contractor shall submit an electronic copy of the necessary regulatory notification for asbestos removal or an electronic copy of test results indicating the materials intended for removal do not contain asbestos. (Refer to General Requirements Article “HAZARDOUS SUBSTANCES – ASBESTOS, LEAD AND POLYCHLORINATED BIPHENYLS (PCB’S)” for additional information.)

Laboratory results must be submitted prior to start of work.]

**SPECIAL SITE CONDITIONS**

Take all necessary precautions while dismantling piping containing gas, gasoline, oil or other explosive or toxic fluids or gases. Purge lines and contain materials in accordance with all applicable regulations. Store such piping outdoors until fumes are removed.

Maintain a clean and orderly site. Remove debris at end of each workday.

Burning of debris is not permitted.

[Prior to removal of components that expose the building interior, provide:

* interior protection to prevent debris from falling to the interior.
* sufficient barricades to secure area and prevent pedestrian access to area of work.
* interior “spotter(s)” with verbal contact to work above by radio, cell phone, or other immediate means of communication.]

**DISCONNECTION OF SERVICES**

Prior to starting removal and/or demolition operations General Prime Contractor shall be responsible for and coordinate disconnection of all existing utilities, communication systems, alarm systems and other services that will be disturbed.

The General Prime Contractor shall notify DFD’s Project Representative and user Agency Contact, no less than 24 hours in advance of all Electrical, Plumbing, and Mechanical disconnections. The Contractor shall also provide a written timeline for disconnection and reconnection.

Disconnect all services in a manner which ensures continued operation in facilities not scheduled for demolition.

Disconnect all services in a manner which allows for future connection to that service.

Disconnect services to equipment at unions, flanges, valves, or fittings wherever possible.

**REMOVAL / SALVAGING OF ITEMS**

Carefully remove all items that are scheduled to be salvaged. Items to be reinstalled shall be inconspicuously marked to allow for reinstallation in a similar location.

Secure salvaged items to allow for future movement; provide pallets, skids and other devices as necessary. Secure all loose parts.

Provide crates, padding, tarps and other measures necessary to protect salvaged items during storage. Store items in a secure location, safe from vandalism, weather, dust and other adverse elements.

Where salvaged items are indicated to be turned over to the Owner or user Agency, deliver to location on property, where designated by Owner, user Agency, or DFD Project Representative.

Where indicated to be incorporated into new work, store the salvaged item in secure location until trade responsible for re-installation mobilizes their equipment and storage facilities to the site, or otherwise accepts responsibility for the salvaged item.

**PART 2 - PRODUCTS**

**EQUIPMENT**

Use Contractor's standard equipment for demolition purposes and which meets all safety requirements imposed on such equipment.

**PART 3 - EXECUTION**

**EXAMINATION**

Examine the areas and conditions under which work in this section shall be installed. Notify the DFD’s Project Representative and A/E of any conditions detrimental to the proper and timely completion of the Work . The Division 7 Contractor shall not proceed until the unsatisfactory conditions have been corrected.

[The Contractor shall inspect the underside of the structural deck for spray-applied insulation or fireproofing, as well as components attached to the deck. Notify DFD’s Project Representative and A/E of such items that could be dislodged from deck during normal construction activities. The Contractor shall take every precaution to prevent damage to or, the release of components from the interior building envelope during construction. The Contractor is responsible for all damage to the building interior or its contents that occur as a direct cause of the Work, and due to the Contractors methods and mean practice to accomplish the Work required herein.]

**PROTECTION OF EXISTING WORK AND FACILITIES**

Verify the locations of, and protect, any buildings, structures, utilities, paved surfaces, signs, streetlights, utilities, landscaping and all other such facilities that are intended to remain or be salvaged.

Make such explorations and probes as necessary to ascertain existing conditions and/or any required protection measures that shall be used before proceeding with demolition.

Provide and maintain adequate catch platforms, warning lights, barricades, guards, weather protection, dust protection, fences, planking, bracing, shoring, piling, signs, and other items required for proper protection.

Provide protection for workmen, public, adjacent construction and occupants of existing building(s).

Prior to start of work, document and report damage of any facilities or items scheduled for salvaging to the DFD’s Project Representative.

Explosives shall not be used for demolition.

Keep streets, walks and all other adjacent paved areas clean and swept clear of dirt, mud and debris deposited as a result of this operation.

**DEMOLITION**

(Note to A/E: insert description of what is being removed, etc. below)

< insert description of what is being removed, reused, salvaged etc.> as required in these specifications and on the drawings.

Remove all equipment, fixtures and other materials scheduled for salvage prior to beginning demolition operations.

Demolish and remove all features scheduled for demolition.

Clean existing surfaces to remain of all residual materials as necessary to ensure adequate bond of new material.

The GPC (if other than the Division 7 Contractor), shall coordinate and be responsible for the removal and reinstallation of items as required as shown or reasonably implied by the drawings and specifications, or as directed by DFD’s Project Representative, for proper installation of all Work.

Work, once begun, leaves the building subject to leakage and therefore it must be considered in a state of emergency when weather threatens. The existing building shall be protected by the Contractor from moisture entering through any wall, roof or parapet area (even in unforeseen weather conditions), within the project scope, for the life of the Project, and for maintaining a weathertight condition during the entirety of construction. **The Contractor shall be responsible for all damage to property due to moisture infiltration**.

The Division 7 Contractor shall only remove as much material, as can be made weathertight and watertight each day. An effective watertight seal between existing and new is required at the end of each day's work. Temporary seals shall be removed upon installation of new permanent work.

[Existing bituminous vapor retarder, if found to be present, may remain if well adhered, and as approved by adhesion tests, and / or DFD’s Project Representative and / or the AE of record.]

[Bottom flanges (ribs) of steel deck shall be void of moisture and all other debris.]

[Clean deck sufficiently to allow for proper adherence / attachment of new components.]

[Existing sealants, backer rods, etc. shall be fully removed from surfaces to receive new. Remove mortar and other debris from joint(s) that restrict movement.]

***(Note to A/E:***

***Shown on plan items to be removed. Provide technical specification section and detail on how any deck openings should be closed off)***

[The Contractor shall notify the DFD project Representative and the A/E if the existing deck has uncovered holes, is found to be deteriorated, decayed, or deformed, or in any way preventing proper installation or drainage of the new system.]

Carry out vehicle loading as necessary within the project boundaries or as defined or indicated on the drawings, but not in locations that block vehicular traffic on the streets or pedestrian traffic on adjacent public walks.

Conduct demolition operations and the removal of rubbish and debris in such a way that a minimum of nuisance dust is caused. Constantly sprinkle rubbish and debris with water if necessary to keep nuisance dust to a minimum.

During the execution of the work, provide, operate, and maintain all pumping equipment, suction and discharge lines in all numbers of capacity as required to keep area free of accumulating water from any source whatsoever at all times.

[Masonry and concrete shall be demolished in small sections. Use braces and shores as necessary to support the structure of the building or structure and protect it from damage. Where limits of demolition are exposed in the finished work, cutting shall be made with saws, providing an absolutely straight line, plumb, true and square.]

Operate equipment in a manner that causes minimum of damage to features which are to remain.

The Contractor shall coordinate and be responsible for the removal and reinstallation of items as required as shown or reasonably implied by the drawings and specifications, or as directed by DFD’s Project Representative, for proper installation of all Work.

Load debris directly into trucks by means of approved chutes or other controlled means. Throwing or dropping shall not be permitted. All such gravel, rubbish, debris, etc., shall be removed from the site and disposed of by the Contractor. All uncontrolled debris shall be picked up continuously to prevent straying. Avoid damaging property as much as possible by limiting the number of locations where trucks may be loaded. **The Contractor shall be responsible for all damage to property.**

**TRANSPORTATION AND DISPOSAL OF DEMOLITION WASTE**

Transport and dispose of all demolition waste in accordance with local, state, and federal guidelines.

Whenever possible, or otherwise required by the Contract Documents, recycle demolition waste.

Demolition waste shall be disposed of at a landfill or dumpsite designed and approved to accept the given waste.

Maintain records documenting recycling and disposal of demolition waste. Record description of material, date removed, quantity removed, method of transport and recycling/disposal destination, and submit on a weekly basis.

**\*\*\* END OF SECTION \*\*\***