



Office of Facilities Planning Newsletter Update #8 – October 2000

If you would like to have this Update sent directly to you by e-mail,
please send your e-mail address to Joe Levy at jlevy@mail.nysed.gov

Please continue to send in your comments and requests. Our purpose is to provide information, which will help all Consultants and Facilities Planning provide a quick concise review of all projects. This will help the schools get their construction projects out to bid in a timely manner.

Change Orders:

All changes to the approved construction documents must be reported to SED. It makes no difference if it is considered a Field Order, Directive, or Change Order. Nor is there a difference if it is a cost to the School District or taken out of an allowance. These are all changes to the approved construction documents and require SED approval. To help us expedite our change order review, please provide adequate back-up information and a contact person with a phone number for each change.

Addendum Coordination:

In response to items listed in Newsletter #7, we were requested to run the following item that had appeared in Newsletter #2.

Two copies of each addendum should be addressed directly to the architect or engineer providing the review. Do not send them to the SED project manager as this may cause an unnecessary delay. If both construction and engineering items are included in the addendum, it can be sent to either the architect or engineer. We will coordinate its review. Faxed addenda will be accepted only if it is less than 5 pages. If faxed, **do not** send 2 copies by mail. Our fax number is (518) 486-5918.

Lead Paint - 8NYCRR 155.5 Regulation Requirements:

Every project in an existing building must address the possibility of lead based paint as required by 155.5 of Commissioners Regulations effective October 7, 1999. The documents **must** include the following items:

1. Lead Inspection: Prior to SED approval, there must be an inspection to determine if lead based paint exists on surfaces that will be disturbed during construction. HUD inspection guidelines apply. An assumption that all work will encounter lead paint may be appropriate if the environment is dusty, since lead safe work practices are not much different than those required by OSHA for other dusty construction activities. This assumption may be inappropriate for larger projects where the cost might increase.

2. Lead Notification: The contractors must be notified of the test results in the documents. State where the tests are available for review or include them in the documents. The contractors must be informed no matter what the level of lead, if found, in order that proper measures be taken to protect and train workers per OSHA regulations.

(and if testing is positive:)

3. Appropriate Work Practices: Plans and specifications must state that all work must be performed in conformance with HUD guidelines and OSHA regulations. Also, documents must include areas or materials that must be treated in accordance with HUD guidelines. HUD guidelines are to protect building occupants, limit non-work site contamination and for subsequent clean up. OSHA regulations are for worker protection. Documents should address work site preparation, area isolation, protective coverings, cleaning, and HVAC isolation during any disturbance of surfaces with lead based paint. All materials, whether hazardous or non-hazardous, shall be disposed of in accordance with all applicable laws and regulations (i.e., federal, state, county, or local) including 6NYCRR Parts 360 and 370 for Solid and Hazardous Waste.

4. Clean Up: Work area clean up must be performed following HUD guidelines. Cleaning should occur daily with final clean up after work is completed.

5. Final Clearance Testing: Testing is required and must be performed to document a lead free environment. Testing is to follow any work on surfaces found to contain lead based paint prior to occupancy by school district personnel and students. When all work is done and clean-up has been completed and all surfaces have had a final cleaning, wipe samples by the Consultant or Industrial Hygienist must be performed following HUD guidelines.

Other information regarding the depth and detail required to meet the circumstances of a particular project is left to the discretion of the designer.

We are happy to hear from you. If you have a subject you would like addressed, feedback on the material you read, input or general comments, please send them to Joe Levy at jlevy@mail.nysed.gov.

We plan to address subject matter as discussed at our March 29, 2000 Workshop, common errors holding up reviews, solutions to repeat problems and any subject which will help the schools and consultants quickly and efficiently receive their project approvals.