NEW HAMPSHIRE DEPARTMENT OF Environmental Services

Asbestos Management and Control Requirements

As a Property Management Company

Protect your company, employees and customers by properly managing asbestos containing materials. You must take the following steps prior to any renovation or demolition work.

Step	Action Required	When
1	Inspect - Building/Work Area for Asbestos	Prior to Start of Any Work
2	Notify - NHDES and the Local Municipal Dept.	10 Days Prior to Start of Any Abatement or Demolition Work
3	Abate - All Affected Asbestos Containing Materials	Prior to Start of any Renovation or Demolition Work
4	Obtain - Clearance Determination	Upon Completion of Asbestos Abatement
5	Start - Renovation/Demolition or Maintenance Work	Upon Receipt of Clearance Determination

Regulatory Overview

The State of New Hampshire has established specific requirements for inspection and abatement of asbestos-containing materials prior to any renovation, demolition or maintenance activities at commercial or residential properties. The purpose of these requirements is to prevent the release of asbestos fibers and eliminate the health risks associated with tenants or worker exposure to those fibers. It is your responsibility as a property management company, building owner or contractor to ensure compliance with the rules.

Asbestos, which is a known carcinogen, is present in various building products, including heating system insulation, vinyl floor tiles and sheet flooring, wallboard joint compound, plaster, roofing paper and shingles, cement siding shingles, and a variety of other building construction products. When asbestos is disturbed, it can break down into microscopic fibers that become airborne and can be inhaled into the lungs. Once in the lungs, asbestos may cause serious diseases such as asbestosis, lung cancer or mesothelioma.

To protect public health and reduce the risk of exposure to asbestos fibers, federal and state laws and regulations (RSA 141-E and Env-A 1800) require building owners and contractors to take specific steps to identify and address asbestos hazards associated with the structure prior to beginning any work that might disturb asbestos-containing materials. By becoming familiar with the laws and regulations, you can help protect your company from adverse financial liabilities and protect your employees, customers and the public from unintentional exposure to asbestos fibers.

Asbestos Inspection and Abatement

State and federal regulations require a thorough inspection for the presence of asbestos-containing material prior to any renovation (including maintenance) or demolition work. Only a person who has received the proper training and accreditation for identification of asbestos-containing materials can complete the inspection. If asbestos is found and will be disturbed during any renovation (including maintenance) or demolition work, you must have it abated by a licensed asbestos abatement contractor, and disposed of at an approved facility, prior to the start of any renovation, demolition or maintenance work. Owners or operators are responsible for the proper identification and abatement (removal or encapsulation) of all asbestos-containing materials subject to disturbance.

Notification of Work

For building demolition projects, you must provide written notification to NHDES and the local health officer at least 10 working days before any building demolition activity occurs. This notification is required even when no asbestos is present. For other renovation or specific maintenance projects, written notification is required at least 10 working days prior to any asbestos abatement activity conducted as part of the work.

For Assistance

Contact NHDES to determine proper notification requirements for your project, gain help understanding the asbestos requirements specific to your project, or obtain copies of rules, lists of abatement professionals, fact sheets, brochures or notification forms. Contact the NHDES Asbestos Management Section at (603) 271-1373, or visit NHDES' website at des.nh.gov/organization/divisions/air/cb/ceps/ams/index.htm. The information in this sheet is effective as of March 2016.

Enclosure:
List of Common Asbestos-Containing Materials
Asbestos Demolition/Renovation Notification Form
List of Asbestos Abatement Contractors
NHDES Brochure – Renovation, Demolition & Asbestos

New Hampshire Department of Environmental Services
29 Hazen Drive, PO Box 95
Concord, NH 03302-0095
des.nh.gov

NEW HAMPSHIRE DEPARTMENT OF Environmental Services