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NAVFAC PTS-F20 (September 2022)  
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Preparing Activity: NAVFAC SUPERSEDING PTS-F20 (December 2018)  
  
PERFORMANCE TECHNICAL SPECIFICATION  
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SECTION F20  
  
SELECTIVE BUILDING DEMOLITION  
09/22

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NOTE: This section is intended to be used as a guide and contains requirements that are common to many different types of facilities; however, not all requirements and equipment items will be applicable to all projects. In addition, there may be special requirements for a particular project that are not addressed at all. The RFP preparer may have to incorporate additional information to address these special requirements in this PTS and corresponding Part 3 ESR. If the RFP preparer chooses to delete building elements that are not required for the project, do not change the remaining Uniformat paragraph designations (example - A102001). Uniformat designations are unique to the products they are assigned to. However, the subparagraph numerical extensions (example – 1.2 or a,b,c) of the Uniformat designations may change if subparagraphs are deleted.  
  
This guide specification is formatted utilizing Uniformat II, an industry recognized standard, ASTM E 1557. When the RFP preparer chooses to add a paragraph that does not apply to an existing building element already included in the specification, refer to the Uniformat/WBS located on the NAVFAC Design-Build Website for a listing of Uniformat II designations and definitions.  
  
NOTE: The RFP preparer may view or hide the criteria notes in this PTS section by modifying the WORD preferences for "Hidden text". To view the criteria notes, choose "File" then "Option". Click "Display" then check the "Hidden text" box under "Always show these formatting marks on the screen". In the same section, check the box for "Print hidden text" under "Printing options" to print the criteria notes.  
  
This section is intended to be used as a guide for demolition of unoccupied buildings and renovations of occupied and unoccupied buildings.  
  
For all work in (occupied or unoccupied) family housing, day care centers, schools or child occupied facilities the designer of record must edit the appropriate UFGS Section.  
  
For all asbestos related work in DoD schools including renovations the designer of record must edit the appropriate UFGS Section.  
  
This section is not intended to address removal or handling of high level radioactive materials or waste.  
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NOTE: The following Table of Contents is for navigation purposes within the document and is not intended to be part of the final edited documents  
  
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**F20 GENERAL**

RFP Part 3 including the Engineering System Requirements (ESR) provide project specific requirements. The RFP Part 4, Performance Technical Sections (PTS) provide generalized technical requirements that apply to multiple facility types and include more requirements than are applicable to any one project. Therefore, only the RFP Part 4 requirements that apply to the project and further define the RFP Part 3 project specific requirements are required.

**F20 1.1 DESIGN GUIDANCE**

Provide the design and installation in accordance with the following references. This Performance Technical Specification (PTS) adds clarification to the fundamental requirements contained in the following Government Standards. The general requirements of this PTS section are located in PTS Section Z10, *General Performance Technical Specification*.

Industry standards, codes, and government standards that are referenced in the section text that are not found in the [Unified Master Reference List (UMRL)](https://www.wbdg.org/ffc/dod/unified-master-reference) in the [Federal Facility Criteria (FFC)](https://www.wbdg.org/ffc/federal-facility-criteria) at the [Whole Building Design Guide (WBDG)](https://www.wbdg.org/) website, are listed below for basic designation identification. Comply with the required and advisory portions of the current edition of the standard at the time of contract award.

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NOTE: Edit the following list of industry and government standards to coordinate with the section text additions and deletions. List all industry and government standards in the following two paragraphs that are indicated in the section text that are not listed in the UMRL.  
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**F20 1.1.1 Industry Standards**

Refer to UMRL for reference designation identification.

**F20 1.1.2 Government Standards**

UNIFIED FACILITIES CRITERIA (UFC)

|  |  |
| --- | --- |
| UFC 1-200-01 | DoD Building Code (A reference in this PTS section to UFC 1-200-01 requires compliance with the Tri-Service Core UFCs that are listed therein, which includes the following significant UFC(s): UFC 1-200-02, High Performance and Sustainable Building Requirements UFC 3-201-01, Civil Engineering UFC 3-101-01, Architecture) |
| UFC 3-810-01N | Navy and Marine Corps Environmental Engineering for Facility Construction |

UNIFIED FACILITIES GUIDE SPECIFICATIONS (UFGS)

|  |  |
| --- | --- |
| UFGS 01 57 19 | Temporary Environmental Controls |
| UFGS 02 82 00 | Asbestos Remediation |
| UFGS 02 83 00 | Lead Remediation |
| UFGS 02 84 16 | Handling of Lighting Ballasts and Lamps Containing PCBs and Mercury |
| UFGS 02 84 33 | Removal and Disposal of Polychlorinated Biphenyls (PCBs) |
| UFGS 02 85 00 | Mold Remediation |
| UFGS 31 21 13 | Radon Mitigation |

U.S. ARMY CORPS of ENGINEERS (USACE)

|  |  |
| --- | --- |
| EM 385 -1-1 | Safety -- Safety and Health Requirements or latest edition including changes |

**F20 1.2 QUALITY ASSURANCE**

Materials and assemblies installed in the work must be inspected and found to be in compliance with industry standards prior to acceptance of the work. Items found not to be in compliance must be removed, or corrective measures taken, to assure compliance with the referenced standard. Disposal of materials must be as specified and performed in a manner to protect workers and existing structures to remain.

**F20 1.3 PERFORMANCE VERIFICATION AND ACCEPTANCE CRITERIA**

Compliance with the requirements will be determined by a review of the design and construction submittals and by field inspection. See Part 2 Section 01 33 10.05 20, *Design Submittal Procedures*, and Part 2 Section 01 33 00.05 20, *Construction Submittal Procedures*, for additional requirements.

**F20 1.4 DESIGN SUBMITTALS**

Provide design submittals in accordance with Z10, *General Performance Technical Specifications*, Part 2 section 01 33 10.05 20, *Design Submittal Procedures*, Facilities Criteria (FC) 1-300-09N, *Navy and Marine Corps Design Procedures*, and UFC 3-810-01N, *Navy and Marine Corps Environmental Engineering for Facility Construction*.

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NOTE: Regional and Local Environmental Requirements are to be located in Part 2 Section 01 57 19, *Temporary Environmental Controls*.  
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NOTE: NAVFAC has made every effort to use commercial standards in the PTS sections. This PTS section is designed to only use commercial standards. If project requirements dictate the use of a UFGS sections as a standard, add a paragraph here listing the required UFGS section. State in the paragraph that the DOR must edit this UFGS section in accordance with PTS Z10 and submit it as a part of the design submittal.  
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**F20 1.5 CONSTRUCTION SUBMITTALS**

Submit construction submittals in accordance with PTS Section Z10, *General Performance Technical Specifications*. In addition to the Z10 requirements and if applicable to this project, the Designer of Record (DOR) must obtain governing body approval for the construction submittals contained in the following UFGS sections and USACE Safety Manual as a minimum:

UFGS 01 57 19, *Temporary Environmental Controls*

UFGS 02 82 00, *Asbestos Remediation*

UFGS 02 83 00, *Lead Remediation*

UFGS 02 84 16, *Handling of Lighting Ballasts and Lamps Containing PCBs and Mercury*

UFGS 02 84 33, *Removal and Disposal of Polychlorinated Biphenyls (PCBs)*

UFGS 02 85 00, *Mold Remediation*

UFGS 31 21 13, *Radon Mitigation*

EM 385-1-1, *Safety and Health Requirements*, latest edition including changes

a. Engineering Safety Survey

b. Demolition Plan/ Deconstruction Plan

**F2010 BUILDING ELEMENTS DEMOLITION**

All demolition materials and appurtenances must be properly disposed of in accordance with all applicable regulations. Maximize the use of deconstruction and recycling services. Before demolition can commence, any hazardous materials must be abated in accordance with the requirements of the ESR and other parts of the RFP. Provide a Demolition Plan/ Deconstruction Plan that is based on a Registered Engineers Survey in accordance with EM 385-1-1 and has been approved by the DOR. Obtain approval from the Contracting Officer for the proposed demolition plan and work/outage schedule prior to demolition activities.

**F2010 1.1 GENERAL DEMOLITION**

The work includes demolition, salvage of identified items and materials and removal of resulting rubbish and debris. Remove rubbish and debris from Government property daily, unless otherwise directed. Materials that cannot be removed daily must be stored in areas specified in the approved Demolition Plan as described in Part 2 Section 01 57 19.

**F2010 1.2 UTILITIES**

Remove existing utilities and terminate in a manner conforming to the nationally recognized code covering the specific utility. Disturbance to utilities cannot cause a failure to utilities to remain operational, unless a planned outage is approved by the FEAD/ROICC and coordinated with on-site personnel.

**F2010 1.3 DUST CONTROL**

Perform dust control activities in accordance with approved Dirt and Dust Control Plan as described in Part 2 Section 01 57 19.

**F2010 1.4 TRAFFIC CONTROL**

Where pedestrian, vehicle, aircraft safety is endangered, use traffic barricades.

**F2010 1.5 WEATHER PROTECTION**

For portions of the building to remain, protect building interior, materials, and equipment from weather at all times.

**F2010 1.6 BURNING**

Perform burning operations in accordance with ESR Section F20.

**F201001 SUBSTRUCTURE & SUPERSTRUCTURE**

Perform substructure or superstructure demolition work in accordance with ESR Section F20.

**F201002 EXTERIOR CLOSURE**

Perform exterior closure demolition work in accordance with ESR Section F20.

For occupied buildings ensure openings to the exterior are secured by the end of the work shift.

**F201003 ROOFING**

Perform roofing demolition work in accordance with ESR Section F20.

For removal and re-roofing projects, remove only as much roofing as can be re-covered by the end of the work shift.

**F201004 INTERIOR CONSTRUCTION & FINISHES**

Perform interior construction & finishes demolition in accordance with ESR Section F20.

**F201005 CONVEYING SYSTEMS**

Perform conveying systems demolition in accordance with ESR Section F20.

**F201006 MECHANICAL SYSTEMS**

Perform mechanical systems demolition in accordance with ESR Section F20.

**F201007 ELECTRICAL SYSTEMS**

Perform electrical systems demolition in accordance with ESR Section F20.

**F201008 EQUIPMENT & FURNISHINGS**

Perform special equipment and furnishing demolition in accordance with ESR Section F20.

**F201009 OTHER NON-HAZARDOUS SELECTIVE BUILDING DEMOLITION**

Perform non-hazardous selective building demolition in accordance with ESR Section F20.

**F2020 HAZARDOUS COMPONENTS ABATEMENT**

Perform work in accordance with specification and plans provided in Parts 5 and 6.

**F2020 1.1 PRIVATE QUALIFIED PERSON (PQP)**

The PQP must perform independent inspections, testing and verification of the hazardous components work as indicated in ESR Section F20 and the approved work plans as described in Part 2 Section 01 57 19. The PQP must be appropriately licensed in the state in which the work will be performed.

**F2020 1.2 FURNISHINGS**

The government must remove all uncontaminated furnishings and equipment from the work area prior to the start of the work.

**F2020 1.3 ASBESTOS**

Perform asbestos related work as indicated in the RFP, in accordance with ESR Section F20, and the approved asbestos removal work plan as described in Part 2 Section 01 57 19.

For asbestos work in DoD schools the Designer of Record must edit UFGS 02 82 00, *Asbestos Remediation*, as described in Part 2 Section 01 57 19. The Designer of Record must be an EPA accredited Asbestos Project Designer. Perform asbestos related work in DoD schools in accordance with the approved edited UFGS Section 02 82 00.

**F2020 1.4 LEAD BASED PAINT**

Perform lead based paint related work as indicated in the RFP, in accordance with ESR Section F20 and the approved lead based paint removal work plan as described in Part 2 Section 01 57 19.

All federal, state and local regulations regarding lead based paint within a child occupied facility must be followed. For lead based paint work performed in child occupied facilities the Designer of Record must edit UFGS Section 02 83 00, *Lead Remediation*, as described in Part 2 Section 01 57 19. The Designer of Record must be an EPA accredited Lead Project Designer. Perform lead based paint related work in child occupied facilities in accordance with the approved edited Section 02 83 00.

**F2020 1.5 PAINT RELATED WORK**

Perform paint related work as indicated in the RFP, in accordance with ESR Section F20 and the approved paint removal work plan as described in Part 2 Section 01 57 19.

**F2020 1.6 MERCURY & LLR COMPONENTS**

Perform work as indicated in the RFP, in accordance with ESR Section F20 and the approved mercury & LLR components removal work plan as described in Part 2 Section 01 57 19.

**F2020 1.7 Polychlorinated Biphenyls (PCBs)**

Perform PCB related work as indicated in the RFP, in accordance with ESR Section F20 and the approved PCB removal work plan as described in Part 2 Section 01 57 19. Notify the contracting officer immediately on discovery of any equipment leaking PCB containing fluid. Take reasonable preventative measures to contain the leak and prevent movement of the PCB containing fluids.

**F2020 1.8 OZONE DEPLETING SUBSTANCES (ODS)**

Perform ozone depleting substances (ODS) related work as indicated in the RFP and in accordance with Section 01 57 19.

**F2020 1.9 ANIMAL DROPPINGS**

Perform animal droppings related work as indicated in the RFP, in accordance with ESR Section F20 and the approved animal droppings removal work plan as described in Part 2 Section 01 57 19.

**F2020 1.10 MOLDS AND SPORES**

Perform mold and spore related work as indicated in the RFP, in accordance with ESR Section F20 and the approved mold and spore work plan. The Designer of Record must prepare UFGS Section 02 85 00, *Mold Remediation,* as part of the project specification and must include the prepared specification section in the design submittal for the project. UFGS sections must be edited in accordance with the limitations stated in PTS Section Z10, General Performance Technical Specifications.

**F2020 1.11 DISPOSAL**

All waste materials will become the property of the Contractor and must be transported, disposed of and recycled in accordance with the approved disposal plan as described in Part 2 Section 01 57 19.

F202009 *OTHER HAZARDOUS SELECTIVE BUILDING DEMOLITION*

Perform all other building components abatement work in accordance with ESR Section F20.

-- End of Section --