



ELEVEN TIPS FOR EPDM RUBBER ROOFS (VOC/ODOR EMISSIONS)

EPDM is a synthetic rubber membrane roofing system widely used in low-slop/flat roofs in the US and world wide. EPDM roofs (either white or black) are single-ply sheets with broad variety of widths/thicknesses which can be installed fully adhered, mechanical attached or ballasted.

Of concern is VOC emissions/odors from the cleaners, primers, adhesives and sealants (i.e. products) used during installation and the potential for these emissions to be drawn into rooftop HVAC intakes. These concerns are particularly significant in schools, hospitals, daycares, etc.

Eleven Proactive Tips to Minimize Odors/Occupant Concerns

1. Have the selected roofing contractor provide Safety Data Sheets on the specific products planned to be used during roof work. Have these SDS's reviewed by your environmental consultant (CIH).
2. Identify the specific HVAC units on your roof and the specific interior spaces serviced by each unit.
3. Develop a control plan for VOC emissions during work within 50' of the rooftop air handling unit.
4. Each day prior to chemical application, the prevailing wind direction should be determined and downwind AHU receptors sealed from intake of outdoor air and/or shut down. Where AHUs are de-energized, monitor affected building areas for reduced ventilation/temperature concerns.
5. The roofer must maintain storage of chemicals exterior to the building structure and downwind of AHU air intake openings. Further keep contents within sealed containers until need for use.
6. The roofer must manage all use rags, adhesive mops and other materials which come in contact with roofing chemical cleaners, primers, adhesives such that used materials are also maintained exterior to the building and placed in sealed containers or bags. Prompt disposal of consumable items should be performed.
7. The building owner should designate/establish access routes for the work force where passage through the interior of the building is necessary. Plan routes as short as practical.
8. The roofer must provide to the building owner an emergency response plan in the event of chemical spill and/or significant incursion of VOC gases/vapors to the interior of the building. This plan should be reviewed by your environmental consulting (CIH).
9. The building owner should provide a general information overview of the re-roofing project to building occupants including what to expect in regards to odors, noise, etc. Include contact information and availability of SDS information.
10. Have your environmental consultant perform periodic jobsite inspections to verify roofing contractor performance.
11. Respond quickly to odor complaints. Your environmental consultant should collect background VOC air samples in complaint areas to address and document occupant concerns. VOC results must be correlated to the specific roof locations where work was performed (air handling unit potentially affected) and the location where complaints arise indoors.

About our organization: AET has over 30 years of environmental contracting/consulting experience assisting our clients in facility planning, design, construction, renovation and maintenance. We specialize in establishing and maintaining proactive controls to verify/document work is completed safely, on-time, on-budget. Our services include project oversight/management, training, troubleshooting, regulatory compliance and risk reduction.

Want to learn more Proactive Controls!!! Email Alan Sutherland, CIH, CHMM at a.sutherland@aetinc.biz or Call AET at 610-891-0114 or 1-800-9696-AET. We provide nationwide services; phone consultations are free. Check out the full range of environmental contracting/consulting services we provide at our website at www.aetinc.biz