

Frequently Asked Questions for Contractors¹

1. When must I submit a Demolition Notice of Intent to the Department of Health?

The Chicago Department of Public Health (CDPH) requires a [Demolition Notice of Intent \(NOI\)](#) **ten working days** prior to the start of any non-emergency demolition of any building.

The Notice is required “as soon as practicable” for emergency demolitions, if the building is found structurally unsound and in danger of imminent collapse by the building commissioner or court order.

See Section 11-4-2170(a) of the Chicago Municipal Code.

2. When does CDPH require a Notice of Asbestos Abatement?

A Notice of Asbestos Abatement ([NESHAP/Joint Agency Form](#)) must be submitted **ten working days** prior to the start of any work that will disturb any amount of asbestos in any building, except single-family homes.

The Notice must be submitted “as soon as possible” for emergency renovations, no later than the following work day.

See Section 11-4-2170(e)(3) of the Chicago Municipal Code.

3. When does CDPH require a Notice of Renovation?

If the renovation is subject to the federal Lead-Safe Renovation, Repair and Painting (RRP) Rule, Notice must be submitted to CDPH after a building permit is issued and before work begins. For more information, see A Guide to Filing Form LRRP.

See Section 11-4-2170(h) of the Chicago Municipal Code.

4. Where should the Notice forms be sent?

Demolition NOI forms and Asbestos Abatement NESHAP forms should be submitted online at <https://ipi.cityofchicago.org/Profile/>. **Revisions** of previously submitted forms must also be submitted through this website.

Lead-Safe Renovation (LRRP) forms may be submitted by mail or in person at City Hall, 121 N. LaSalle St., Rm. 906, Chicago, IL 60602.

5. How much are the notice fees?

- Demolition of single-family home: \$300
- Demolition of residential building with 2-4 units: \$300
- Asbestos Abatement in residential building with 2-4 units: \$300
- Demolition or Abatement of residential building more than 4 units: \$450
- Demolition or Abatement of non-residential structure: \$600
- Renovation subject only to the RRP Rule: No fee

No fee is required for work performed by any unit of federal, state or local government or public school district.

See Section 11-4-2170(g) of the Chicago Municipal Code.

6. When must a licensed asbestos professional be retained?

- To inspect a building prior to demolition, except single-family homes*
- To do any work that will disturb asbestos, except in/on single-family homes*

* Please note: While owners of single-family homes are not required to hire a licensed asbestos professional, CDPH **strongly recommends** that they do so to ensure safe removal and disposal of asbestos-containing material prior to demolition or renovation. (Also see #7 below.)

See Sections 11-4-2170(a)(1)(iv) and 11-4-2170(e) of the Chicago Municipal Code.

7. What does the Environmental Code require for work on single-family homes?

- Pre-Demolition of single-family homes: Person performing the demolition must visually inspect for asbestos and must certify in the Demolition Notice of Intent whether or not the home contains asbestos.
- Disposal of asbestos-containing debris from a single-family home: Asbestos-containing debris must be transported off-site and properly disposed of.
- Demolition and Renovation Safeguards for single-family homes: Owners, contractors, and workers must ensure that all dust-minimization safeguards are used, including adequate wetting; use of dust-tight chutes or buckets; covered trucks; & daily cleaning of streets, sidewalks and alleys.
- In addition, it is a violation of 7-28-060 to make, use, keep, maintain, or operate any building, yard, lot, or premises, etc., in a manner that is unsafe, dangerous to life or detrimental to health.

See Sections 11-4-2170(a)(1)(iv), 11-4-2170(d)(2), and 11-4-2170(b) of the Chicago Municipal Code.

¹ This factsheet is for general information only. It is not intended to replace, interpret, or modify any federal, state, local, or other law of any kind, nor does it provide or constitute legal advice. To view the full text of the Chicago Municipal Code, please visit <http://www.amlegal.com/library/il/chicago.shtml>. For additional information, please visit www.cityofchicago.org/health.