



Frequently Asked Questions (FAQs) for Homeowners

1. Who can remove asbestos containing material (ACM) from a single-family residence in Maryland?

- The removal of non-friable ACM from a single-family residence in Maryland may be performed by a licensed asbestos contractor, a non-licensed contractor, or the homeowner. However, if the ACM is or will be rendered friable (meaning it can be crumbled, pulverized, or reduced to powder by hand pressure), its removal should be conducted by a licensed asbestos contractor.
- A list of licensed asbestos contractors in Maryland is available on the Asbestos Homepage.

2. Who can take samples of ACM from a single-family residence?

- The homeowner can take a sample, or they can hire a consultant to conduct a survey and take samples of the materials to a laboratory for analysis.
 - **Certified Laboratory Link:**
<https://www-s.nist.gov/niws/index.cfm?event=directory.search#no-back>
 - **List of Consultants:** A list of qualified consultants can be found on the Asbestos Home Page.

3. Who can remove my asbestos roof?

- If a contractor performs cutting, abrading, sanding, or grinding on 5,850 square feet or more of asbestos-containing roofing material, the work must be conducted by a licensed asbestos contractor.

4. What precautions should a homeowner take when removing their asbestos siding and/or tile?

- Use wet methods and wear personal protective equipment (PPE), such as respirator and protective disposable clothing.

5. When should ACM be removed?

- Asbestos-containing material (ACM) should be removed if it is more than slightly damaged or if the material will be disturbed by planned changes or renovations to the home.

6. When are single family private residences subject to any part of 40 CFR Subpart M, including the provisions of the standard addressing intentional burning?

- Assuming that the residential building was never used for commercial purposes, a demolition or renovation activity isolated to that building is not subject to the asbestos NESHAP. If any residential building is being demolished by fire for fire training purposes, then the building is deemed to be an institutional building, and is subject to the asbestos NESHAP.

7. When should the homeowner notify about a demolition of a house?

- Notification is required if the house was used for commercial purposes, contains more than four apartment units, the demolition includes two homes, or the home is being demolished for a commercial building or highway/road construction.

8. Where can I find a list of licensed asbestos contractors in Maryland?

- A list of licensed asbestos contractors can be found on the Asbestos Home Page.

9. Where can I take asbestos containing material after it has been removed?

- Non-friable ACM can be disposed of at landfills that accept this type of waste.
- Homeowners and/or their certified asbestos contractors must adhere to proper disposal requirements, which are the same for commercial contractors.
- It is crucial to contact Landfill operators prior to disposal, as they are required to handle asbestos wastes separately. Some landfills may not accept any asbestos-containing materials for disposal.

10. Why doesn't the EPA regulate the removal of asbestos from individuals' homes?

- Single-family housing units are not subject to the regulations. Buildings with four or fewer dwelling units are specifically excluded from the definition of facilities to which asbestos regulations apply. However, if a demolition operation involving a group of residential structures is under the control or supervision of a single entity (e.g., the City), then the owner or operator is subject to the asbestos NESHAP.

11. Why doesn't MDE regulate the removal of all asbestos from individuals' homes?

- MDE does not regulate the removal of all asbestos in homes because single-family residences are not subject to the regulations.

12. How can I be exposed to asbestos?

- Asbestos can enter the environment from weathered natural mineral deposits and from the release of fibers from man-made asbestos products. It may be found in common materials such as floor tiles, roof shingles, cement, and automotive brakes, as well as in electrical, plumbing, acoustical, and structural insulation applications. Asbestos fibers are released into the air when these products are disturbed.

13. How are broken pieces of material classified?

- When non-friable materials are broken, many times, the edges at the break have become friable. The amount of damage that a non-friable material can sustain before being classified as Regulated Asbestos Containing Material (RACM) must be determined on a case-by-case basis.

14. As a homeowner, can I place vinyl siding over asbestos siding? Can I remove the siding from the single family residence? Can I remove the asbestos containing floor tile from a single-family residence?

- As the homeowner, yes.

15. Can I remove and/or sample friable asbestos (insulation, popcorn ceiling, etc) by myself?

- Yes, but it is not recommended and doing so is at your own risk. It is highly recommended to have the removal, repair, and sampling performed by trained and accredited asbestos professionals who are qualified in handling asbestos and its disposal.

16. Is asbestos causing my illness?

- The latency period for an asbestos-related disease is typically between 20 to 50 years after exposure. Therefore, any immediate health symptoms experienced are likely related to other causes. It is recommended that individuals contact a physician to discuss possible health problems and an environmental inspection specialist to evaluate the home.

17. Can MDE stop my neighbor from removing his/her asbestos containing siding and/or tile?

- No. MDE does not regulate non-friable materials, which are materials that cannot be crumbled, pulverized, or reduced to powder by hand pressure, in a single-family residence.

18. Can I dispose of ACM with the rest of my trash?

- No. Non-friable ACM can be disposed of at landfills that accept this type of waste.
- Homeowners and/or their certified asbestos contractors must adhere to proper disposal requirements, which are the same for commercial contractors.
- It is crucial to contact Landfill operators prior to disposal, as they are required to handle asbestos wastes separately. Some landfills may not accept any asbestos-containing materials for disposal.

19. Can MDE test my suspected ACM?

- No.

20. Can MDE take air samples in my home?

- No.