



Facilities Management

University of Colorado at Boulder

Department of Facilities Management Office of Planning, Design & Construction - Engineering

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May 19, 2021

Joe Marshall, AIA
Architectural Workshop
2 Kalamath Street
Denver, Colorado 80223

RE: Project Variance Request – CP288708-LIBR-Special Collections Cooling project

Dear Mr. Marshall,

Thank you for submitting a variance request to our standards. The University has reviewed your variance request to allow 5 instances of piping/equipment to be abandoned in place for the above referenced project. The CU standard to remove all abandoned piping is important to the campus and typically variance requests are not approved. The standards review committee has determined to approve 3 out of the 5 items this variance request under the following conditions:

- The abandoned pipe is capped, secured, and labeled as abandoned.
- The capped section of abandoned pipe is inspected
- The project as-built drawings reflect the abandoned pipe is remaining.

The specific variances determinations are listed below.

- Item 1. VARIANCE APPROVED: The roof mounted cooling tower condenser supply and return water piping, non-potable make-up water piping and drain piping will be capped just above the roof penetration (total of four pipes). All piping from the from the roof penetration cap to the cooling towers will be removed.
- Item 2. VARIANCE APPROVED: The four pipes mentioned above will be abandoned in the existing rated vertical chase that routes from the roof to the sub-basement 1.
- Item 3. VARIANCE APPROVED: The four pipes mentioned above will be cut and capped in the sub-basement since they are no longer concealed by the rated chase.
- Item 4. VARIANCE REQUEST DENIED: The existing finned tube radiators on the north wall will remain as-is. The existing finned tube radiators in offices along the south wall will be removed when the office walls are removed. The associated heating water piping will be capped at the third floor. The existing heating water piping through the floor and into the second floor ceiling space will remain as-is. The second floor hard ceiling contains asbestos.
 - EXPLANATION: Cost data and/or programmatic impacts were not provided in the variance request to demonstrate the undue burden of removing the radiators. While the previous 3 approved variance requests did not provide this information, this particular item is specifically within the scope of the project and the variance

review committee has determined that additional justification is needed if this variance is to be considered.

- Item 5. VARIANCE REQUEST DENIED: The existing office walls along the south wall will be demolished. The existing ductwork above the third floor hard ceiling serving these offices will remain as-is due to the asbestos ceiling. The existing ceiling diffusers will be removed, ductwork blanked off with sheetmetal and the ceiling will be patched.
 - EXPLANATION: Cost data and/or programmatic impacts were not provided in the variance request to demonstrate the undue burden of removing the ductwork. While the 3 approved variance requests did not provide this information, this particular item is specifically within the scope of the project and the variance review committee has determined that additional justification is needed if this variance is to be considered.

Please be aware that this determination is only applicable to this specific variance request and this project. No precedent is being set for future determinations.

Thank you,

Jonathan Akins

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