

**CITY & COUNTY OF DENVER  
COMMUNITY PLANNING & DEVELOPMENT  
BUILDING PERMIT POLICY**

**Subject: GROUND WATER REMEDIATION EQUIPMENT SHELTERS**

**Approved: Scott V. Prisco, AIA, Building Official**

**Number: ADMIN 132A**

Effective Date: AUG 29, 2008  
Revised Date: OCT 17, 2011  
Revised Date: March 21, 2016

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**Reference: ADMIN Section 132 and Section 133**

**Scope:** The provisions of this policy outline the specific submittal requirements for permitting temporary shelters used to house process equipment for ground water remediation of previous or present motor fuel-dispensing station sites. The policy is applicable to ground water remediation using soil vapor or groundwater extraction methods

**Policy:**

**Limitations.** The shelter enclosing ground water remediation equipment may be considered a Group U occupancy if it meets all of the following limitations:

1. The maximum allowable floor area of the equipment shelter is less than or equal to 200 square feet.
2. The maximum enclosure height and number of stories is less than or equal to nine and one-half (9.5) feet and one story.
3. The ground water remediation equipment has a maximum of 60-gallons of flammable liquid in a closed system within the shelter.
4. Under-floor spaces, if present, are open and freely vented.
5. For "skid mounted" shelter, it is anchored to resist uplift and sliding forces resulting from Chapter 16 applied wind loads.

Shelters that do not conform to all of these limitations may be designated by the Building Official as Group H occupancies and conform to the applicable requirements of the Denver Building Code.

**Submittal requirements.** The following specific submittal requirements apply to all shelters enclosing ground water remediation equipment.

1. Secondary containment must be provided
2. The ground water remediation shelter application shall include a Hazardous Material Management Plan (HMMP) and a Hazardous Material Inventory Statement (HMIS) in accordance with IFC Section 2701.5.1 and Section 2701.5.2 respectively
3. Two copies of a floor plan for the shelter, showing the ground water remediation process equipment, shall be provided.
4. Provide a dimensioned Site Plan locating the shelter relative to surrounding property lines and adjacent buildings.
5. Any incineration process shall be submitted for review and approval.

Group U shelters enclosing ground water remediation equipment may not be considered under IBC Section 503.1.2 as one building with other buildings on the same lot. The shelter shall have one-hour fire resistance rated exterior walls with protect openings, unless separated from adjacent structures and interior lot lines by at least ten (10) feet.

Additionally the applicant must obtain approval from:

Zoning  
Wastewater Management Division  
Environmental Health  
Fire Department – Hazardous Materials

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