

Solihull Community Housing

Asbestos Management Survey Report

**Downing House
Willow Way
Chelmsley Wood
B37 7PN**



Date of Report: 26 Jan 2015

Survey Ref: 133650000A

Asbestos Survey Report

CONTENTS

i	Authorisation	6.0	Investigations
1.0	Site Drawings		Baseline Information
2.0	Summary Table		Inspection, Sampling and Analysis
	Executive Summary and Overview Table		Results of Laboratory Testing
3.0	Introduction	7.0	Assessment and Overview
	Background		Risk Assessment Methodology
	Scope and Purpose		Data Sheets
	Control of Asbestos at Work Regulations	8.0	Conclusions & Recommendations
	Other Health & Safety Regulations		Introduction
	Sources of Data		Additional Inspection, Sampling and Testing
	Presentation of Findings		Area Excluded from The Survey
	Representative Sampling		Labels and Warning Signs
	Risk Classification		Programme for removal or treatment of asbestos materials
	Report Format		Internal Arrangements
4.0	Asbestos Materials in Buildings		Asbestos Register
5.0	Site Description	9.0	Caveats
	Present Layout & Use	10.0	References
	Site History		
	Non Accessed Areas		
			APPENDICES
			Appendix A Data Sheets
			Appendix B Results of Laboratory Testing & Accreditation Certificate

AUTHORISATION

Report Status:		ISSUED 26 Jan 2015	
Report Reference:		I33650000A	
Name		Signature	Date
Surveyor:	Gavin Hooper		19 Dec 2014
Compiled by:	Natalie Lawson		26 Jan 2015
Reviewed by:	Dave Cox		26 Jan 2015

- This report has been prepared within the quality management system of DMW Environmental Safety Ltd.
- It complies with all current HSG264 requirements.

2.0 Summary Table

The following table **details** the key findings and associated recommendations for each of the samples taken. Further details are contained in the various Data Sheets in Appendix A.

Text in red denotes positive asbestos samples or presumed asbestos.

Site I.D:		I33650000A		Name of Client:			Solihull Community Housing			Date of Survey:		19 Dec 2014		
Lead Surveyor:		Gavin Hooper		Name of Property:			Downing House							
Material Assessment Score Risk Ratings: The potential for each material to release respirable fibres into the atmosphere. >9 = High Risk, 7 - 9 = Medium Risk, 5 - 6 = Low Risk, <5 = Very Low Risk							Priority Assessment Score Risk Ratings: When added to the material assessment score the total rating should be used to assist in establishing the urgency of any remedial action required. >9 = A High Risk (Immediate Action), 7 - 9 = B Medium Risk (Near Term Action), 5 - 6 = C Low Risk (Regular Monitoring), <5 = D Very Low Risk (Annual Inspection).							
Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date	
001	Main Building (Eighth Floor)	Electric Riser 1	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED		
002	Main Building (Eighth Floor)	Electric Riser 2	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED		
003	Main Building (Eighth Floor)	Lobby	Floor	Floor Tiles	No Asbestos Detected	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED		
004	Main Building (Eighth Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED		

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
005	Main Building (Eighth Floor)	Dry Riser	Pipe Work	Cement	Chrysotile	1.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
006	Main Building (Eighth Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
007	Main Building (Eighth Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	1.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
008	Main Building (Eighth Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
009	Main Building (Eighth Floor)	Stairs & Landing	Understairs	Textured Coating	No Asbestos Detected	2.00m2	Medium damage	Textured Coating	-	-	-	NO ACTION REQUIRED	
010	Main Building (Seventh Floor)	Electric Riser 3	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
011	Main Building (Seventh Floor)	Electric Riser 4	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
012	Main Building (Seventh Floor)	Lobby	Floor	Floor Tiles	No Asbestos Detected	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
013	Main Building (Seventh Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
014	Main Building (Seventh Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	1.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
015	Main Building (Seventh Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
016	Main Building (Seventh Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
017	Main Building (Seventh Floor)	Stairs & Landing	Understairs	Textured Coating	No Asbestos Detected	2.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
018	Main Building (Seventh Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
020	Main Building (Sixth Floor)	Electric Riser 5	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
021	Main Building (Sixth Floor)	Electric Riser 6	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
022	Main Building (Sixth Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Low damage	Textured Coating	-	-	-	NO ACTION REQUIRED	
023	Main Building (Sixth Floor)	Lobby	Floor	Floor Tiles	Chrysotile	12.00m2	Good condition	Composite materials	2	1	3	LABEL & MONITOR	19 Dec 2015
024	Main Building (Sixth Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
025	Main Building (Sixth Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	1.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
026	Main Building (Sixth Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	30.00m2	Low damage	Textured Coating	-	-	-	NO ACTION REQUIRED	
027	Main Building (Sixth Floor)	Stairs & Landing	Understairs	Textured Coating	No Asbestos Detected	2.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
028	Main Building (Sixth Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
029	Main Building (Fifth Floor)	Electric Riser 7	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
030	Main Building (Fifth Floor)	Electric Riser 8	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
031	Main Building (Fifth Floor)	Lobby	Floor	Floor Tiles	Not Applicable	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	
032	Main Building (Fifth Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
033	Main Building (Fifth Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
034	Main Building (Fifth Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
035	Main Building (Fifth Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	21.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
036	Main Building (Fifth Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
037	Main Building (Fifth Floor)	Stairs & Landing	Ceiling	Textured Coating	No Asbestos Detected	4.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
039	Main Building (Fourth Floor)	Electric Riser 9	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
040	Main Building (Fourth Floor)	Electric Riser 10	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
041	Main Building (Fourth Floor)	Lobby	Floor	Floor Tiles	No Asbestos Detected	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	
042	Main Building (Fourth Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
043	Main Building (Fourth Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
044	Main Building (Fourth Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
045	Main Building (Fourth Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	2.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
046	Main Building (Fourth Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
047	Main Building (Fourth Floor)	Stairs & Landing	Ceiling	Textured Coating	No Asbestos Detected	4.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
048	Main Building (Third Floor)	Electric Riser 11	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
049	Main Building (Third Floor)	Electric Riser 12	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
050	Main Building (Third Floor)	Lobby	Floor	Floor Tiles	No Asbestos Detected	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	
051	Main Building (Third Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
052	Main Building (Third Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
053	Main Building (Third Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
054	Main Building (Third Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	21.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
055	Main Building (Third Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
056	Main Building (Third Floor)	Stairs & Landing	Ceiling	Textured Coating	No Asbestos Detected	4.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
057	Main Building (Second Floor)	Electric Riser 13	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
058	Main Building (Second Floor)	Electric Riser 14	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
059	Main Building (Second Floor)	Lobby	Floor	Floor Tiles	No Asbestos Detected	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	
060	Main Building (Second Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
061	Main Building (Second Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
062	Main Building (Second Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
063	Main Building (Second Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	21.00small item(s)	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
064	Main Building (Second Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
065	Main Building (Second Floor)	Stairs & Landing	Ceiling	Textured Coating	No Asbestos Detected	4.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
066	Main Building (First Floor)	Electric Riser 15	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
067	Main Building (First Floor)	Electric Riser 16	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
068	Main Building (First Floor)	Lobby	Floor	Floor Tiles	Not Applicable	12.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	
069	Main Building (First Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
070	Main Building (First Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
071	Main Building (First Floor)	Bin Chute	Walls	Textured Coating	No Asbestos Detected	8.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
072	Main Building (First Floor)	Bin Chute	Pipe Work	Cement	Chrysotile	2.00m2	Good condition	Sealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015
073	Main Building (First Floor)	Hall	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
074	Main Building (First Floor)	Stairs & Landing	Ceiling	Textured Coating	No Asbestos Detected	2.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
075	Main Building (Ground Floor)	Fuse Cupboard 2	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
076	Main Building (Ground Floor)	Store 1	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
077	Main Building (Ground Floor)	Toilet	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
078	Main Building (Ground Floor)	Store 2	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
079	Main Building (Ground Floor)	Rear Entrance 2	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
080	Main Building (Ground Floor)	Lobby	Walls	Textured Coating	No Asbestos Detected	25.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
081	Main Building (Ground Floor)	Lobby	Floor	Paper	No Asbestos Detected	25.00m2	Good condition	Sealed (1)	-	-	-	NO ACTION REQUIRED	
082	Main Building (Ground Floor)	Front Entrance	Floor	Paper	No Asbestos Detected	20.00m2	Good condition	Sealed (1)	-	-	-	NO ACTION REQUIRED	
083	Main Building (Ground Floor)	Stairs	Floor	Paper	No Asbestos Detected	14.00m2	Good condition	Sealed (1)	-	-	-	NO ACTION REQUIRED	
084	Main Building (Ground Floor)	Stairs	Staircase	Bitumen	No Asbestos Detected	14.00m2	Good condition	Composite materials	-	-	-	NO ACTION REQUIRED	
085	Main Building (Ground Floor)	Bin Store	Pipe Work	Cement	Chrysotile	1.00m2	Medium damage	Unsealed (Cement products)	5	0	5	ENCAPSULATE, LABEL & MONITOR	19 Dec 2015
086	Main Building (Ground Floor)	Rear Access 1	Walls	Textured Coating	No Asbestos Detected	15.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
087	Main Building (Ground Floor)	Plant Room	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
088	Main Building (Ground Floor)	Electric Riser 17	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
089	Main Building (Ground Floor)	Fuse Cupboard 1	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
090	Main Building (Ground Floor)	Dry Riser	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
091	Main Building (Ground Floor)	Phone Room	All Areas	Not Applicable	Not Applicable	N/A	Not Applicable	Not Applicable	-	-	-	NOT APPLICABLE	
092	Main Building (Ground Floor)	Electric Riser 18	Transom Panel	Insulation Board	No Asbestos Detected	1.00m2	Good condition	Sealed Board (Encapsulated)	-	-	-	NO ACTION REQUIRED	
093	Main Building (Roof)	Roof area	Chimney Cowl	Cement	Chrysotile	1.00m2	Low damage	Unsealed (Cement products)	4	0	4	LABEL & MONITOR	19 Dec 2015
093a	Main Building (Roof)	Dry Riser	Pipe Work	Cement Pipe	Chrysotile	3.00small item(s)	Good condition	Unsealed (Cement products)	3	0	3	LABEL & MONITOR	19 Dec 2015

Solihull Community Housing - Downing House

Unique Sample No.	Building Reference (Floor)	Room Area	Description of Location	Product Description	Asbestos Type	Approx. Quantity	Material Condition	Surface Treatment	Material Risk Score	Priority Risk Score	Total Risk Score	Management Action	Next Review Date
093b	Main Building (Roof)	Landing and stairs entrance	Walls	Textured Coating	No Asbestos Detected	30.00m2	Good condition	Textured Coating	-	-	-	NO ACTION REQUIRED	
093c	Main Building (Roof)	Landing and stairs entrance	Staircase	Bitumen	Chrysotile	14.00small item(s)	Low damage	Composite materials	3	1	4	LABEL & MONITOR	19 Dec 2015

Executive Summary

This **Management Survey** has been carried out to **Downing House Willow Way, Chelmsley Wood, B37 7PN** in accordance with the requirements of Regulation 4 'The Duty to Manage Asbestos' in non-domestic buildings of the Control of Asbestos Regulations 2012. The extent of the survey included the examination of each room, cupboard, duct case, beam boxing, wall/ceiling/floor construction and all roof voids where accessible. All rooms within the building(s) have been entered and checked for asbestos containing materials unless otherwise stated. All rooms are of either brick, block work, stone, flint, plasterboard to studwork, plaster on laths, ply, wood or fibreboard construction or a combination of any of the said items unless otherwise identified as asbestos.

Building Reference	Asbestos Found	Total number of ACM's Found	Total number of Asbestos Assumed	Prohibit/Restrict Access or Remove	Labels Required	Permit to Work Required
Main Building	Yes	14	8	No	No	No

Management by Material Risk Assessment Summary			
High Risk Materials score > 9	Medium Risk Materials score 7 – 9	Low Risk Materials score 5 - 6	Very Low Risk Materials score < 5
0	0	1	13
Management by Removal Summary			
Number of Licensable Materials (Removal only by a licensed asbestos removal contractor)	Number of Non Licensable Materials (Removal by a Licensed asbestos removal contractor or a suitably trained general contractor)	Number of Notifiable Non Licensable Materials (Removal by a Licensed asbestos removal contractor or a suitably trained general contractor)	
0	0	0	

Should any refurbishment or demolition be proposed to the structure of these building(s) in the future an intrusive refurbishment/demolition asbestos survey must be commissioned

Note

All risk assessments in this report are based on the condition of the ACM at the time of survey. Changes in the condition of the material such as damage and/or deterioration in the surface finish, bonding matrix or the encapsulant may alter the status of the assessment and render certain materials previously assessed as Non-Licensed to Notifiable Non Licensed Work. For further information refer to Guidance Note AO of HSE Publication HSG210 Asbestos Essentials available at www.hse.gov.uk/asbestos/essentials/index.htm or contact **DMW Environmental Safety Ltd** for assistance.

3.0 Introduction

Background

- 3.1** Asbestos has been used extensively in the building industry for over one hundred years and has proved to be an excellent product for a variety of uses, having many qualities such as insulation, fire and chemical resistance to name a few. Its suitability across a wide range of uses and its relatively cheap cost made it very popular, with over 3,000 different asbestos products having been recorded.
- 3.2** The use of asbestos containing materials (ACM's) was most prevalent between the 1950's and 1970's when it provided an economic, easy to use and versatile material. Unfortunately, given the constitution and make up of asbestos it can give rise to microscopic airborne fibres being released into the working environment. The fibres have carcinogenic properties caused by inhalation of the fibres which can get lodged in the lining of the lungs causing disease and death.
- 3.3** For this reason the use of asbestos has receded and its use in buildings was eventually banned in 1999. Despite its ban, millions of tonnes of ACM's are still present in properties and building throughout the UK. Section 4 details some of the more common types and forms of ACM's that may be present in client's properties.

Scope and Purpose

- 3.4** **Solihull Community Housing** has commissioned **DMW Environmental Safety Ltd** to undertake an Asbestos Management Survey of **Downing House Willow Way, Chelmsley Wood, B37 7PN**. The aim of the survey was to locate and identify the presence of ACM's or suspected ACM's. This report provides a record and assessment of the extent and characteristics of ACM's and is based on information made available on **19 Dec 2014**.
- 3.5** **Asbestos surveys can be one of two types, as described below:**

Management Survey

This type of survey is the most common form of asbestos survey undertaken. Its purpose is to locate, as far as is reasonably practicable, the presence and extent of any suspect ACMs in the building which could be damaged or disturbed during normal occupancy, including foreseeable maintenance and installation, and to assess their condition.

This also requires the surveyor to identify any installations on a site that she/he suspects may contain asbestos. However, these installations are then sampled (this may require several samples depending on size and complexity of the suspect installation) and analysis of the samples are carried out at a UKAS accredited laboratory, which allows confirmation of whether the sampled materials definitely contain asbestos or are asbestos free. Visually similar homogenous materials are then referenced to sampled materials, and are 'strongly presumed' to be the same material i.e. contain asbestos or not, as the sampled material.

Management surveys will often involve minor intrusive work and some disturbance. The extent of intrusion will vary according to the premises. Management surveys include an assessment of the condition of the various ACMs and their ability to release fibres into the air if they are disturbed in some way.

The survey will generally require suspected ACMs to be sampled and analysed to confirm the presence or absence of asbestos. However a management survey can also involve presuming the presence or absence of asbestos.

All areas should be accessed and inspected as far as is reasonably practicable when carrying out Management Surveys. Areas should include underfloor coverings, above false ceilings, and inside risers, service ducts, lift shafts etc. Surveying may also involve some minor intrusive work, such as accessing behind fascia and panels and other surfaces or superficial materials. The extent of intrusion will depend on the degree of disturbance that is or will be necessary for foreseeable maintenance and related activities, including the installation of new equipment/cabling.

Refurbishment/Demolition Survey

A Refurbishment/Demolition Survey extends the 'Management Survey', to include investigations into all reasonably accessible sealed voids and the fabric of the building.

This survey includes breaking through partition walls, ceilings etc. to confirm the presence or absence of asbestos and, normally, this is carried out prior to demolition or refurbishment works where significant damage to the building will not be a problem. This will result in damage to stud partition walls, plasterboard ceilings, wood riser covers, doors, computer floors, carpets, kitchens, bathrooms etc. The damage caused by this type of survey is kept to a minimum, but in some cases requires reinstatement, which is not included in the survey unless pre-arranged. A Refurbishment/Demolition Survey shall only be carried out if safe to do so - for example if there are live services inside a building, access may not be possible to certain areas and may require a further visit in the future.

This survey type shall result in a more accurate survey, but will again take more time and hence entail a greater cost. In addition, an asbestos register is not included in this type of survey, as it is presumed that all asbestos materials identified are to be removed to facilitate the refurbishment or demolition works.

3.6 This particular survey comprised a **Management** survey carried out in accordance with the Health and Safety Executive's guidance document HSG 264. This means that:

- As far as reasonably practicable, locate and describe all ACM's in all reasonably accessible areas of the building.
- A sampling programme is undertaken to identify possible ACM's and estimates of the volumes and the surface areas of ACM made.
- A record of the condition of the ACM's or where additional asbestos debris may be expected to be present is produced.

3.7 The purpose of the report is to:

- Enable the client to take appropriate precautions so that people who work at **Downing House Willow Way, Chelmsley Wood, B37 7PN** are not exposed to asbestos-related health risks.
- Provide information to assist the client in developing and implementing an action plan for the further investigation, treatment, removal and/or monitoring of ACMs

3.8 The findings of this report will need to be revised and updated periodically to reflect the progress made in the action plan.

Control of Asbestos Regulations Regulations 2012

3.9 The Control of Asbestos Regulations Regulations 2012 (CAR) apply to most work situations involving risk of exposure to asbestos. From May 2004 the Duty to Manage asbestos in non-domestic premises requires that employers:

- Take all reasonable steps to identify the locations of materials likely to contain asbestos.
- Assume that the identified materials contain asbestos, unless there is evidence to the contrary.
- Keep an up to date written record (an **Asbestos Register**) of the location of asbestos-containing materials.
- Monitor the condition of asbestos-containing materials.
- Make a written assessment of the risk of exposure from asbestos.
- Prepare and implement a **management plan** to control asbestos-related health risks, including measures to ensure that:
 - material known or presumed to create a risk of exposure to asbestos is repaired or, if necessary, removed.
 - material known or presumed to contain asbestos, but which does not pose a risk of exposure, is maintained in a good state of repair.
 - information about the location and condition of material known or presumed to contain asbestos is given to anyone who is likely to disturb it.

Other Health & Safety Regulations

3.10 Under Section 2 of the Health and Safety at Work etc. Act 1974 (HSWA), employers have a duty of care for the health, safety and welfare of their employees whilst at work. In addition, employers that are in control of premises have a duty of care, under Section 4 of the HSWA, towards all other people (non-employees) who use or work at their premises.

3.11 Other regulations embodied in the HSWA require employers to ensure that:

- Immediate steps are taken to reduce exposure to asbestos, in situations where the control level or action level is exceeded.
- Risk assessments are carried out and are used to prepare method statements for any work that is likely to involve exposure to asbestos.
- The number of workers exposed to asbestos is kept to a minimum.
- Information on the location of asbestos is made available to any person likely to be exposed to ACMs.
- Training is given to anyone liable to be exposed to asbestos.

3.12 This report can be used as a reference to assist the client in fulfilling its duties and obligations under present regulatory framework.

Sources of Data

Background Information

3.13 No information was available from the client concerning the location of asbestos-containing materials within the buildings on the site.

Inspection, sampling and testing

3.14 **DMW Environmental Safety Ltd** carried out a visual inspection of the buildings on **19 Dec 2014**. The purpose of the inspection was to identify locations where the presence of asbestos is suspected, and to make arrangements for the recovery and testing of representative samples, where practicable. The inspection also enabled informed judgements to be made about the likelihood of asbestos being present in situations where samples could not be recovered.

3.15 Based on the findings of the visual inspection, **18** representative bulk samples of materials suspected of containing asbestos were recovered from the site on **19 Dec 2014**. During the sampling process, care was taken to verify that the recovered samples were representative of the situation and the medium in which asbestos contamination was suspected. The sampling protocol that was used is as specified in HSG264, published by the Health & Safety Executive.

3.16 The recovered samples were subsequently examined in a UKAS Accredited laboratory to establish their asbestos content, in accordance with HSG248 Asbestos: The Analysts Guide, published by the Health & Safety Executive.

3.17 The results of the laboratory testing for all recovered samples are presented at Appendix B.

3.18 Unfortunately, access could not be obtained to some areas of the property/structure at the time of the full sampling survey. As a result, there are some areas where further inspection and sampling may need to be carried out. Areas that could not be sampled should be presumed to contain ACM's until proved otherwise. These areas are identified in Sections 5.

Presentation of Findings

Data Sheets

- 3.19** A series of data sheets have been prepared to provide assessments and recommendations for each of the locations where samples were taken. These data sheets are presented in Appendix A.

Figures

- 3.20** Figure 1 presented at the beginning of this document shows the locations of all of the samples that were recovered for testing purposes. Where the laboratory analysis for a particular sample (as shown in Appendix B) identifies the presence of asbestos, the corresponding sample location is shown on the relevant Figure in red. Conversely, where a laboratory analysis indicates that asbestos is not present in the sample, the sample location is shown on the relevant Figure in green. Material considered to contain asbestos where no laboratory analysis has been carried out is identified in yellow. The locations of all materials that were sampled/identified during the survey are shown in Figure 1.

Representative Sampling

- 3.21** Every attempt has been made to ensure that representative samples of materials suspected of containing asbestos have been recovered for testing purposes. Nevertheless, where the laboratory results of analysis (shown in Appendix B) indicate that no asbestos has been detected, caution should be exercised in extrapolating the same conclusion to the parent material. Where doubt remains, further sampling and testing should be carried out.

Risk Classification

- 3.22** The data sheets at Appendix A incorporate assessments of risk and provide recommendations concerning access restrictions that should be imposed and priorities for treatment or removal of suspected asbestos-containing materials. A material assessment score for each location represents the assessments of risk. The basis of the assessment scoring is described in Section 7.
- 3.23** The material assessment scores are based on the assumption that no future actions are planned that will disturb the asbestos-containing materials. Any future work that could involve disturbing the identified materials would require a risk assessment to assist in developing a suitable method statement.

Report Format

Text

3.24 Remaining sections of text are structured as follows:

Section 5 Describes the current buildings and their uses.

Section 6 Describes the survey work carried out.

Section 7 Describes the procedure used to assess suspected asbestos-containing materials and provides an overview of the nature and extent of suspected asbestos-containing materials.

Section 8 Provides recommendations for action plans to address the issues identified in the report.

Appendices

3.25 The following Appendices provide details of the factual data obtained during the inspection and survey work and the results of the assessments that have been made.

Appendix A contains Data Sheets that summarise the information obtained from the visual inspection, sampling and testing work carried out. The information provided on the Data Sheets includes:

- A photograph of the material and identifying sample reference number
- Access restrictions that should be applied, where necessary.
- Priorities for treatment or removal of asbestos material.
- Risk assessment of the identified ACM
- Review date for the management of the identified ACM

Appendix B contains copies of the results of laboratory analyses (bulk sample identification certificates) for samples recovered.

Figures

3.26 Figure 1 shows the locations and references of samples taken during the survey, and should be read in conjunction with the data sheet provided at Appendix A.

4.0 ASBESTOS MATERIALS IN BUILDINGS

Sprayed coatings applied in the UK were typically a mixture of hydrated asbestos cement containing up to 85% asbestos, mainly amosite but crocidolite and mixtures have been used. Primarily used for anti-condensation and acoustic control and fire protection to structural steelwork. It is a friable material but if in a good condition and unlikely to be disturbed presents no immediate danger; however it is likely to release fibres, if disturbed especially during repair and maintenance work. As it ages the binding medium of sprayed asbestos may degrade with the consequent release of more fibres.

Thermal insulation to boilers, vessels, pipe work, valves, pumps etc also known as hand applied lagging. Lagging may have a protective covering of cloth, tape, paper, metal or a surface coating of cement. All types of asbestos may be found in lagging and the content can vary between 15 and 85% asbestos with the protective papers being up to 100% chrysotile. The likelihood of fibre release depends upon its composition, friability and state of repair, but it is particularly susceptible to damage and disturbance through maintenance work or the action of water leaks.

Asbestos insulating boards usually contain between 16 to 40% amosite, although boards may be found to contain other types of asbestos and in other quantities. Insulating boards were developed in the 1950s to provide an economical, lightweight, fire resisting insulating material. As insulation board is semi-compressed it is more likely to release fibres as a result of damage or abrasion. Work on asbestos insulation board can give rise to high levels of asbestos fibre.

Asbestos cement products as in roofing sheets, wall cladding, permanent shuttering, flue, rain water and vent pipes generally contain 10 to 15% of asbestos fibre bounded in Portland cement, some flexible boards contain a small proportion of cellulose. All three types of asbestos have been used in the manufacture of asbestos cement. The asbestos fibres in asbestos cement are usually firmly bound in the cement matrix and will be released only if the material is mechanically damaged or as it deteriorates with age.

Ropes and yarns are usually high in asbestos content, approaching 100% and all three types of asbestos have been used in their manufacture. They were used as in the pipe lagging process and in pipe jointing and also for packing materials as in heat/fire resistant boiler, oven and flue sealing or anywhere thermal or fire protection was required. The risk of fibre release depends upon the structure of the material; bonded gasket material is unlikely to release asbestos but an unbonded woven material may give rise to high fibre release especially if when damaged or frayed.

Cloth thermal insulation and lagging, including fire resistant blankets, mattresses and protective curtains, gloves, aprons, overalls etc. All types of asbestos have been used in the manufacture but since the mid 60's the majority has been chrysotile, the content of which can be up to 100 %.

Millboard, paper and paper products usually have an asbestos content approaching 100% with all three types of asbestos being used in their manufacture. They were used for insulation of electrical equipment and for thermal insulation, Asbestos paper has been used as a laminate for fireproofing to various fibre panels. These materials are on some occasions not well bonded and will release asbestos fibres if subject to abrasion and wear.

Bitumen felts and coatings may contain asbestos either bound in the bitumen matrix or as an asbestos paper liner. These materials are not likely to present a hazard during normal installation or use, but should be removed and disposed of in compliance with any regulation applicable.

Thermoplastic floor tiles can contain up to 25% asbestos usually chrysotile, PVC vinyl floor tiles and unbacked PVC flooring normally 7-10% chrysotile and asbestos paper backed PVC flooring the paper backing may contain up to 100% chrysotile. Fibre release is not normally an issue but may occur when the material is cut or subjected to abrasion.

Textured coatings. Decorative coatings on walls and ceilings usually contain 3-5% chrysotile. Fibre release may occur when subjected to abrasion.

Mastics, sealants, putties and adhesives may contain small amounts of asbestos. The only possible risk is from sanding of hardened material when appropriate precautions should be taken.

Reinforced plastic and resin composites, used for toilet cisterns, seats, banisters, window seals, lab bench tops, brakes and clutches in machines. The plastics usually contain 1-10% chrysotile and were used in for example car batteries to improve the acid resistance. Resins may contain between 20 and 50% amosite, but because of its composition fibre release is likely to be low, even during cutting.

The above is not intended to be an exhaustive or definitive list. All materials suspected to consist of or contain asbestos will be inspected, sampled and reported.

5.0 Site Description - Present Layout and Use

Building Reference	Age of Building	Number of Floors Including Basement	Primary Construction	Present Layout	Current Use
Unknown	Unknown	Unknown	Unknown	Unknown	Unknown

Site History

- 5.1 We have no previous history of the site before the client occupied the area.

The following areas were not accessible at the time of survey and will require further inspection:

- 5.2 None

6.0 Investigations

Baseline Information

- 6.1 There is no baseline information concerning the presence of asbestos at Downing House Willow Way, Chelmsley Wood, B37 7PN. It appears that no previous work has been carried out to identify, remove or repair any asbestos-containing materials at the site

Inspection, Sampling and Analysis

Typical sources considered

- 6.2 The inspection work undertaken by **DMW Environmental Safety Ltd** has taken account of the typical sources of asbestos found in other similar buildings, of a similar age.
- 6.3 Asbestos has been added to many different building materials over the past century to improve their thermal, insulation and strength properties. The commercial use of asbestos began in the late nineteenth century and increased steadily until the 1940s. After World War II, asbestos was used extensively in buildings, particularly during the 1950s, 1960s and 1970s.
- 6.4 In 1999 the Government banned the import, supplies and use of all forms of materials containing asbestos.
- 6.5 The site drawing and data sheets may show that some rooms contain no entry of samples taken. This means that from past history of ACM's and the experience of the surveyor it is deemed that no visual ACM's were found in that room. It will be accepted that all rooms will have been examined for ACM's during this survey unless they are identified as excluded from the survey in sections 5 and 8.

6.6 The most common asbestos-containing materials and products are:

- Roofing materials, including sheet materials and components of composite sheeting, tiles and felts,
- Guttering and drainpipes,
- Wall cladding and soffit boards,
- Spray coatings to ceilings, walls and beams/columns,
- Loose asbestos in ceiling/floor cavities or ductwork,
- Firebreaks above ceilings or between trusses,
- Textured coatings (e.g. Artex) and paints,
- Loose asbestos inside partition walls,
- Partition walls and wall/ceiling panels,
- Floor tiles, linoleum and floor backing paper,
- Lagging, gaskets and gaiters to Air Handling Units,
- Lagging on boilers, pipework, calorifiers, etc.,
- Paper linings under pipe lagging,
- Gaskets at pipe and vessel joints,
- Rope seals on boiler access hatches and between boiler sections,
- Boiler flues,
- String seals on radiators,
- Fire blankets.

Visual Inspection

6.7 A visual inspection survey was carried out by **DMW Environmental Safety Ltd** on **19 Dec 2014**, and involved examination of all of the buildings within the site.

a. Sampling and Analysis

6.8 Sampling was carried out on **19 Dec 2014** in accordance with the method specified in HSG264, published by the Health & Safety Executive.

6.9 Access to the buildings was arranged by **Solihull Community Housing**, and photographs were taken to provide a record of all of the locations and materials examined. A photographic record of the inspection is incorporated in the data sheets in Appendix A.

6.10 Analysis of the recovered samples was carried out by **DMW Environmental Safety Ltd** in accordance with the procedure specified in HSG248, Asbestos: The Analysts Guide, published by the Health & Safety Executive. **DMW Environmental Safety Ltd** are accredited by the United Kingdom Accreditation Service (UKAS) for the identification of asbestos in bulk samples. A copy of their accreditation certificates is included in Appendix B.

b. Results of Laboratory Testing

6.11 Results obtained from the analysis of the recovered samples are provided in Appendix B.

c. Significance of Laboratory Test Results

6.12 The following are the three main types of asbestos identified by the laboratory testing procedure, and recorded on the laboratory result sheets in Appendix B

Chrysotile White Asbestos

Amosite Brown Asbestos

Crocidolite Blue Asbestos

- 6.13 The analysis of the samples can also identify the presence of non-asbestos material fibres, and the presence of these is indicated in Appendix B where appropriate, using the sub-divisions:

NAD	No Asbestos Detected
Organic	Organic fibres, such as animal hair
MMMF	Man Made Mineral Fibre, such as fibre glass

- 6.14 It is emphasised that all types of asbestos, irrespective of their mineralogical compositions and concentration levels, fall within the scope of the Control of Asbestos Regulations (see Section 1). Therefore, details of the type and quantity of asbestos materials identified by the laboratory analyses do not significantly affect the Duty Holders legal duties and obligations. However, they do influence the assessment of risk, and therefore assist in determining the priorities for remedial action.

7.0 Assessment and Overview

Risk Assessment Methodology

- 7.1 Risk assessments for fibre release have been carried out for all suspected asbestos materials, based on their *product type, condition (extent of damage/deterioration), surface treatment* and *asbestos type*. The method adopted is as described in HSG264. The results of the risk assessments for each sample are shown in the data sheets in Appendix A and are classified as High, Medium or Low. A Total Assessment Score is also provided together with a Priority Assessment to assist in establishing the urgency of any remedial actions required. The data sheets include recommendations concerning access restrictions and priorities for treatment or removal of asbestos materials, based on the Material Assessment Score.
- 7.2 The meaning of the specialist terms employed and the key stages of the risk assessment process are described below.

Product Type

- 7.3 The **Product Type** or product debris is classified into one of the following:
- 1 Asbestos - reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi-rigid paints or decorative finishes, asbestos cement, etc.).
 - 2 Asbestos insulating board, mill board, other low density insulation board, asbestos textiles, gaskets, rope and woven textiles, asbestos paper and felt.
 - 3 Thermal insulation (e.g. pipe and boiler lagging), sprayed asbestos, loose asbestos, asbestos mattresses and packing

Condition

7.4 The **Condition** of materials containing asbestos is classified into one of the following:

- 0 Material that is intact, without damage or disturbance - good condition is generally achieved in moulded, encased or preformed products, where the moulding has not been damaged, cracked or broken. A good condition would normally be assigned to pipe lagging or asbestos insulating board that is fully sealed, and may also be assigned where an asbestos material has been over-clad or encapsulated with a resistant covering of non-asbestos material
- 1 Only minor damage, scratches or surface marks; no damaged material has fallen off or broken away. Thermal insulation (e.g. pipe and boiler lagging), sprayed asbestos, loose asbestos, asbestos mattresses and packing
- 2 Medium damage, disturbed or broken material, giving rise to visible loose asbestos fibres
- 3 High degree of damage, disturbed or broken material giving rise to visible asbestos debris. Some material has become detached from the parent material.

7.5 It should be noted that the surface treatment of the material would also affect its condition. For example, asbestos insulation board that has received a layer of paint will be less likely to release fibres than unpainted asbestos insulation board.

Surface Treatment

7.6 The **Surface Treatment** of asbestos-containing material is an important indicator of risk, since it determines the amount of asbestos fibre that would be released into the atmosphere if the material were to be disturbed. The **Surface Treatment** of asbestos material is classified as follows:

- 0 Asbestos fibres are well bonded and difficult to remove. Composite materials containing asbestos: reinforced plastics, resins, vinyl tiles, etc
- 1 Asbestos fibres are enclosed by sprays or lagging. Asbestos insulation board with painted or encapsulated surfaces. Asbestos cement sheeting. Textured Coatings
- 2 The asbestos-containing material is unsealed asbestos insulation board or consists of encapsulated lagging or sprays.
- 3 The asbestos-containing material is unsealed lagging or sprays.

Asbestos Type

7.7 For the purpose of the risk assessments described here, the **Asbestos Type** is classified as follows:

- | | |
|----------|---------------------------------|
| 1 | Chrysotile |
| 2 | Amphibole excluding Crocidolite |
| 3 | Crocidolite |

Material Assessment Score - *Applicable to Positive Asbestos Samples only*

7.8 The Material Assessment Score is derived by adding together the above classification numbers together and assigning the scores High, Medium and Low as follows;

- High** **Material with an Assessment Score of > 9:**
The asbestos-containing material is in a condition or in a location that requires urgent attention. It should either be removed or treated as soon as possible. All fallen asbestos debris and loose surface material is assigned a high risk rating, because any disturbance of materials is likely to release airborne respirable asbestos fibres and may spread contamination throughout the building.
- Medium** **Material with an Assessment Score of between 7 and 9:**
The asbestos-containing material is in a location or in a condition that requires remedial action. The action may entail minor repairs to damaged surfaces or encapsulation of exposed asbestos surfaces. Following the remedial measures, the Assessment Score may be reduced to Low. However, in the long term it is recommended that all materials in this risk category should be removed as soon as possible.
- Low** **Material with an Assessment Score of between 5 and 6:**
The asbestos-containing material is in a condition or in a location that does not create a significant health risk, provided that it remains undisturbed. A Low Material Assessment Score applies only if there is little or no risk of disturbance. However, changes in work methods, or building use could change this assessment. The Assessment Score could increase to High if it were decided to carry out building works that would disturb the material.
- Very Low** **Material with an Assessment Score of < 5 or less:**
The asbestos-containing material is in a condition or form that represents a very low risk to health, provided that it remains undisturbed. Examples include composite resin products where the asbestos fibres are securely bound into the product.

Priority Assessment Score – Applicable to Positive Asbestos Samples only

The priority assessment score is to be used by 'The Duty Holder' in combination with the material assessment score to establish the priority for those ACM's needing remedial action and the type of action that is to be taken. This survey provides guidance and recommendations based on information available at the time of survey and the experience of the surveyor however, 'The Duty Holder' should satisfy themselves that the priority risk assessment is relevant to their detailed knowledge of the activities carried out in the premises.

Data Sheets

- 7.9 The above risk assessment methodology has been incorporated in the data sheets at Appendix A. The data sheets provide recommendations concerning access restrictions and remedial measures that should be adopted at each sample location. Where appropriate, they also provide an opinion concerning the likely source of any surface deposits of asbestos dust or debris that are present.
- 7.10 The reader is reminded of the significance of the colour coding that is adopted on the Data Sheets, as follows:



Laboratory analysis shows that **asbestos is present** in the recovered sample.

No laboratory analysis has been carried out because it was not possible to recover a sample at this location and it is **considered likely that asbestos is present**.

Laboratory analysis shows that **asbestos is not present** in the recovered sample.

Notifiable Non Licensed Work

- 7.11 For assistance in the clarification of works and materials that fall within the category of Notifiable Non Licensed Work please refer to Guidance Note AO - Advice on Notifiable Non Licensed Work of HSE Publication HSG210 Asbestos Essentials available at www.hse.gov.uk/asbestos/essentials/index.htm.

8.0 Conclusions & Recommendations

Introduction

- 8.1 The recommendations provided in this Section identify the main elements of the Action Plans that need to be developed and implemented by **Solihull Community Housing or the contractual 'Duty Holder'** in order to address the asbestos management issues that affect **Downing House Willow Way, Chelmsley Wood, B37 7PN**.

Additional Inspection, Sampling and Testing

- 8.2 We recommend that further inspection, sampling and testing is carried out in areas that are not covered by the inspection work described in Sections 3 and 5 above. These fall into two categories:
- (a) Buildings and areas for which access could not be obtained during the course of the survey work.
 - (b) Materials that are presumed to contain asbestos. Sampling and testing is recommended, where practical, in these to establish the nature and extent of the material.
- 8.3 During the survey the following areas were excluded from the survey because they were found to be either inaccessible due to the physical nature of the premises; the extraction of samples would have affected the functional integrity of the article or where access could have endangered the surveyor:
- All electrical fuse boxes, distribution boards, heating equipment, electrical appliances and operational machinery were considered live and access was not attempted during the survey.
 - All concealed voids, spaces and pipes.
 - Any gaskets which are integral to a pipeline or other article.
 - The grounds surrounding the building(s).
 - Any fire doors or fire safes.
 - Any non-visible or accessible damp proof courses or membranes.

- 8.4 Although the presence of asbestos in these areas has not been confirmed, caution should be exercised if any works are carried out there in the future. If any suspect materials are encountered in these areas, it is recommended that all works are stopped and the area evacuated until such time that the material can be sampled, analysed and confirmed to be free of any asbestos.
- 8.5 We have not inspected areas of the property/structure which are covered, unexposed or inaccessible and we are, therefore, unable to report that any such part of the property/structure is free from asbestos.

Labels and Warning Signs

- 8.6 It is recommended that labels and warning signs should be provided to identify materials that contain asbestos, this is particularly applicable in areas subject to regular maintenance activities such as workshops, storerooms and boiler rooms and roofs. Suitable signs can be obtained from **DMW Environmental Safety Ltd** on **01902 791565**.
- 8.7 The programme for providing labels and warning signs should be systematic, beginning with the areas that are most readily accessible and where risk from asbestos exposure is greatest.
- 8.8 The appropriate statutory warning labels are identified in HSG264. However, although labels and warning signs should adopt standard symbols wherever appropriate, it is very important that the wording on them is made as simple and effective as possible. The wording should be devised to reflect the specific hazards and circumstances at each location. Careful attention also needs to be given to the sizes, positions and method of fixing for the labels and warning signs. Signs and labels alone should never be relied upon to provide an adequate warning, where ACM's are present a permit to work system should also be considered.

Programme for Removal or Treatment of Asbestos Materials

- 8.9 A programme for the removal, encapsulation or monitoring of asbestos materials should be identified in the Asbestos Management Plan. This work is beyond the scope of our current commission, though technical assistance can be provided to assist clients if required.
- 8.10 The management plan for the removal, encapsulation and/or monitoring of ACM's, requires a priority assessment to be completed, this looks at the likelihood of someone disturbing the ACM, and takes account of:
- The Material and Priority Assessment Scores for the materials in question.
 - The Disturbance Potential for the materials in question.
 - Areas where planned future works or maintenance activities entail contact with materials that are known to contain asbestos.
 - The occupant activities undertaken in the area concerned.
 - The human exposure potential.

Materials with a High Assessment Score - Applicable to Positive Asbestos Samples only.

- 8.11 Suspected *high-risk* asbestos-containing materials are identified in Appendix A. It may be more economic to remove *high-risk* asbestos materials than to attempt to carry out insitu remediation (e.g. by encapsulation and periodic monitoring). Licensed contractors should always be used to remove these materials.
- 8.12 Loose materials and debris, which can have a medium or low Assessment Score should also be removed as they may have a high potential for disturbance and therefore a risk of contamination spread.

Materials with a medium or Low Assessment Score - Applicable to Positive Asbestos Samples only.

- 8.13 The recommended approach for dealing with the *medium-risk and low-risk* asbestos containing materials identified in Appendix A is different. For these materials, the decision to remove the materials should be based on the priority assessment of whether the risk associated with removal would be less than the risk associated with insitu management. In some circumstances, the 'do nothing' option may be more appropriate in the short to medium term, particularly where the material is in good condition, the location is 'remote' and it is considered feasible to provide adequate safeguards against inadvertent contact or exposure.

Areas affected by Planned Future Works

- 8.14 Where asbestos is present in areas where future work is planned or contemplated, special consideration must be given to the health and safety risks associated with the work, irrespective of the Material Assessment Score assigned to the material.
- 8.15 Employers have a duty of care under the Control of Asbestos at Work Regulations to any person or organisation that may work at their premises. Information must therefore be provided to any contractor or employee that may come into contact with ACM's. The information provided should include but need not be limited to the details provided in this report. Information concerning the presence of asbestos should not only be given to contractors, but also to Designers, CDM Co-ordinators, Planning Supervisors, and Principal Contractors (within the meaning of the CDM Regulations) so that suitable risk assessments can be carried out and used to develop the Health & Safety Plan and safe systems of work.
- 8.16 Planning for individual projects that involve dealing with specific asbestos management issues should also consider the wider context, including opportunities for the cost-effective treatment or removal of asbestos materials.

Internal Arrangements

Training and Communications

- 8.17 Part 2 of The Control of Asbestos Regulations Regulations 2012 requires that all employees who are directly or indirectly liable to be exposed to asbestos should receive adequate information, instruction and asbestos awareness training and should have access to the Asbestos Register, or the information contained within it.

Management Responsibility

- 8.18 Responsibility should be allocated to a specific individual to provide a source of information, advice and authority for situations where decisions relating to asbestos are needed. The nominated individual should also be responsible for:
- Communicating information about asbestos,
 - Controlling the Asbestos Register,
 - Liaising with specialist asbestos consultants and contractors,
 - Monitoring the action plan.

Asbestos Register

- 8.19 It is recommended that this report should form the basis of an Asbestos Register and the strategic element of your Asbestos Management Plan and Policy. An Asbestos Register is a 'living document' used to identify where asbestos-containing materials are and to assist in managing them safely.
- 8.20 The Asbestos Register should record the location, extent, product type, condition, surface treatment and accessibility of asbestos-containing materials,
- 8.21 The Asbestos Register needs to be updated regularly to reflect changes brought about by implementation of action plans for the removal and treatment of asbestos materials and to incorporate the results of further inspection, sampling and testing.
- 8.22 All areas identified should be re-inspected at intervals as shown on the data sheets and revisions made to the data provided in Appendix A (and Figure 1) to reflect the findings of the inspections and any supplementary laboratory testing carried out.

9.0 Caveats

- 9.1 All reasonable steps have been taken to ensure that the contents and findings of this report are true and accurate. Though as stated below, further undetected ACM's may still be present within the premises. The client should therefore be aware of his responsibilities for identifying, locating, removing and/or managing all ACM's within the premises, and for notifying the appropriate authorities where necessary. All dimensions and areas given are approximate and should be used for guidance purposes only.

Management Surveys

- 9.2 This report is based on a non destructive survey of an unfamiliar site. Every effort was made to locate the presence of all asbestos containing materials within the areas included in the survey. It is recognised that construction techniques often create inaccessible void spaces, which without destructive sampling techniques being employed, would not be accessed during these types of survey. It must therefore be presumed, that asbestos containing materials, other than those located during the survey may exist within the building.
- 9.3 It was not possible both in terms of costs and time, to sample each and every panel, tile or materials of similar type. Where these exist, only a percentage of similar type materials were sampled, on the assumption that other like materials were of an identical composition. It is therefore possible that some other materials of apparently identical composition may vary and as such could contain asbestos not detected in samples taken.
- 9.4 For the reasons set out above we cannot give assurances that all asbestos containing materials have been located and as such we recommend that further sampling be undertaken, should these areas become accessible during the course of any future refurbishment or demolition works.

Refurbishment and Demolition Surveys

- 9.5 This type of survey employs the use of destructive sampling techniques of an unfamiliar site. Although every effort is made to locate all asbestos containing materials, it is impossible to rule out the possibility that undiscovered asbestos materials may be present. If the building is to undergo major refurbishment or demolition, it is recommended that the persons carrying out the work are made aware of this and take sufficient precautions, as may be appropriate, to ensure the health and safety of their own employees and any other parties who may be affected by the works.

10.0 References

- (1) **HSG264 Asbestos: The Survey Guide.** *HSE Books*
- (2) **HSG248 Asbestos: Asbestos: The analysts' guide for sampling, analysis and clearance procedures,** *HSE Books*
- (3) **A Comprehensive Guide to Managing Asbestos in Premises**
HSG 227, HSE Books
- (4) **The Management of Asbestos in Non-Domestic Premises, Regulation 4 of The Control of Asbestos Regulations Regulations 2012**
Approved Code of Practice (L127) HSE Books
- (5) **The Control of Asbestos Regulations Regulations 2012**
The Stationary Office
- (6) **Asbestos Essentials.** Task Manual for building, maintenance and allied trades on non-licensed asbestos work
HSG210, HSE Books

Appendix A

Data Sheets

Building	Floor	Room	Location			
Main Building	Eighth Floor	Electric Riser I	Transom Panel			
Description	Metal riser ducting, metal pipe work, plastic pipe work					
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 001



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Eighth Floor	Electric Riser 2	Transom Panel			
Description	Metal riser ducting, metal pipe work, plastic pipe work					
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 002



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Eighth Floor	Lobby	Floor			
Description	Beige floor tile					
MATERIAL ASSESSMENT				SCORE		
Product Type	Floor Tiles	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Composite materials			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 003



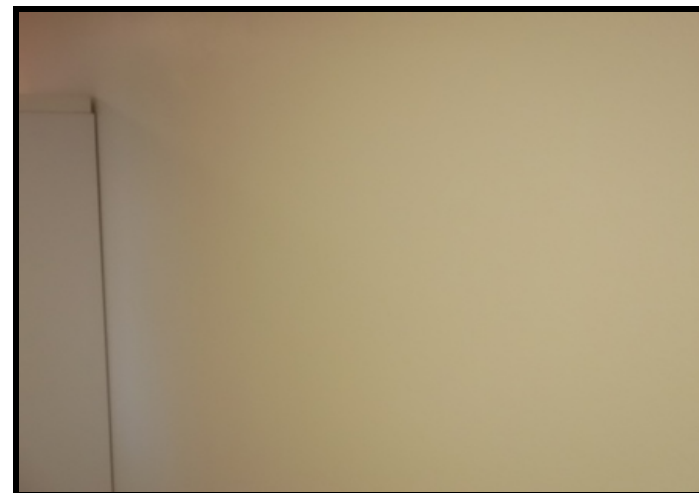
SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Eighth Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 004



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Eighth Floor	Dry Riser	Pipe Work
Description	Cement down pipe		
MATERIAL ASSESSMENT			
Product Type	Cement	Extent of Damage	Good condition
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)
SCORE			
			3
PRIORITY ASSESSMENT			
Occupant Activity	Not Applicable	Extent / Amount	1.00 small item(s)
Accessibility	Occasionally disturb	Location	Not Applicable
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable
SCORE			
			0
MANAGEMENT ACTION			
Recommendation	LABEL & MONITOR		
Recommendation Due		Next Inspection	19 Dec 2015
Apply Labels	No	Permit to Work Required	No
SCORE			
			3
Survey Type	Management	Lead Surveyor	Gavin Hooper
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)
Site Reference	I33650000A	Licensed Material	No
		Notifiable Non Licensed Work	No

SAMPLE REFERENCE 005



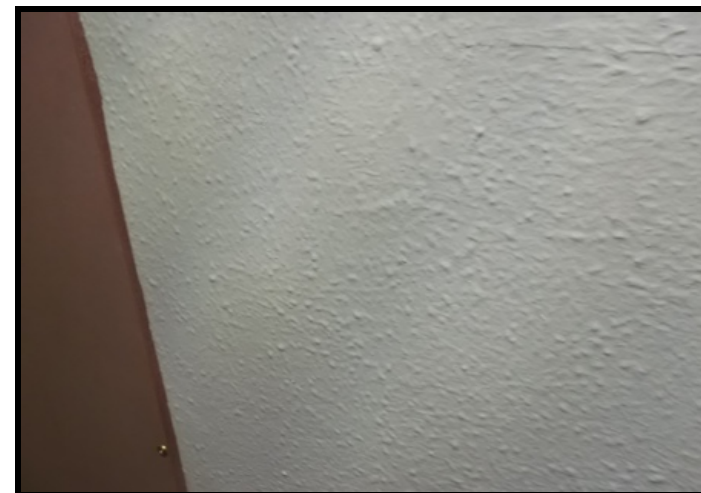
SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Eighth Floor	Bin Chute	Walls		
Description	Cement down pipe				
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 006



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Eighth Floor	Bin Chute	Pipe Work
Description	Cement down pipe has now been boxed in		
MATERIAL ASSESSMENT			
Product Type	Cement	Extent of Damage	Good condition
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)
SCORE			
			3
PRIORITY ASSESSMENT			
Occupant Activity	Not Applicable	Extent / Amount	1.00 small item(s)
Accessibility	Occasionally disturb	Location	Not Applicable
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable
SCORE			
			0
MANAGEMENT ACTION			
Recommendation	LABEL & MONITOR		
Recommendation Due		Next Inspection	19 Dec 2015
Apply Labels	No	Permit to Work Required	No
SCORE			
			3
Survey Type	Management	Lead Surveyor	Gavin Hooper
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]
Site Reference	I33650000A	Licensed Material	No
		Notifiable Non Licensed Work	No

SAMPLE REFERENCE 007



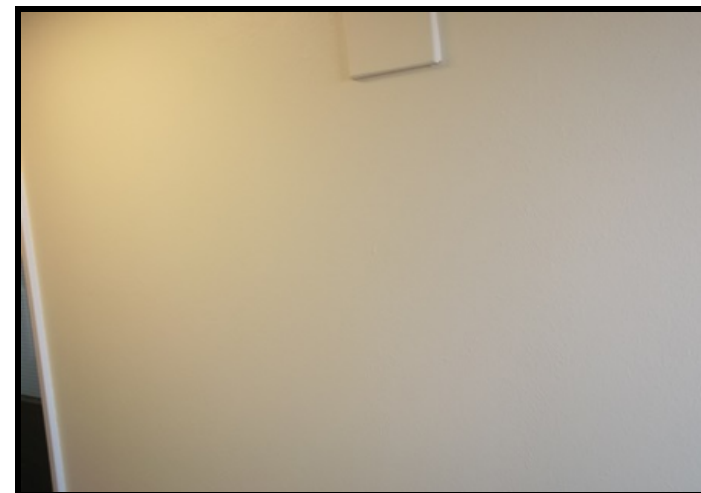
SURVEYORS COMMENTS

Asbestos detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Eighth Floor	Hall	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 008



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Eighth Floor	Stairs & Landing	Understairs			
Description	T.c to under side of stairs, no access to supalux riser and ducting					
MATERIAL ASSESSMENT				SCORE		
Product Type	Textured Coating	Extent of Damage	Medium damage		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	2.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 009



SURVEYORS COMMENTS

Asbestos not detected in Sample

***For assessment scores definitions please refer to section 7.8**

Building	Floor	Room	Location
Main Building	Seventh Floor	Electric Riser 3	Transom Panel
Description	Metal riser ducting, metal pipe work and plastic pipe work		

MATERIAL ASSESSMENT				SCORE
Product Type	Insulation Board	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2	-
Accessibility	Unlikely to be disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 010



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Seventh Floor	Electric Riser 4	Transom Panel		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 011



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Seventh Floor	Lobby	Floor		
Description	Beige floor tile				
MATERIAL ASSESSMENT					SCORE
Product Type	Floor Tiles	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Composite materials		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 012



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Seventh Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 013



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Seventh Floor	Bin Chute	Pipe Work
Description	Cement down pipe has now been boxed in		
MATERIAL ASSESSMENT			
Product Type	Cement	Extent of Damage	Good condition
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)
SCORE			
3			
PRIORITY ASSESSMENT			
Occupant Activity	Not Applicable	Extent / Amount	1.00 small item(s)
Accessibility	Unlikely to be disturbed	Location	Not Applicable
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable
SCORE			
0			
MANAGEMENT ACTION			
Recommendation	LABEL & MONITOR		
Recommendation Due		Next Inspection	19 Dec 2015
Apply Labels	No	Permit to Work Required	No
SCORE			
3			
Survey Type	Management	Lead Surveyor	Gavin Hooper
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)
Site Reference	I33650000A	Licensed Material	No
		Notifiable Non Licensed Work	No

SAMPLE REFERENCE 014



SURVEYORS COMMENTS

--

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Seventh Floor	Bin Chute	Walls			
Description	Cement down pipe					
MATERIAL ASSESSMENT				SCORE		
Product Type	Textured Coating	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 015



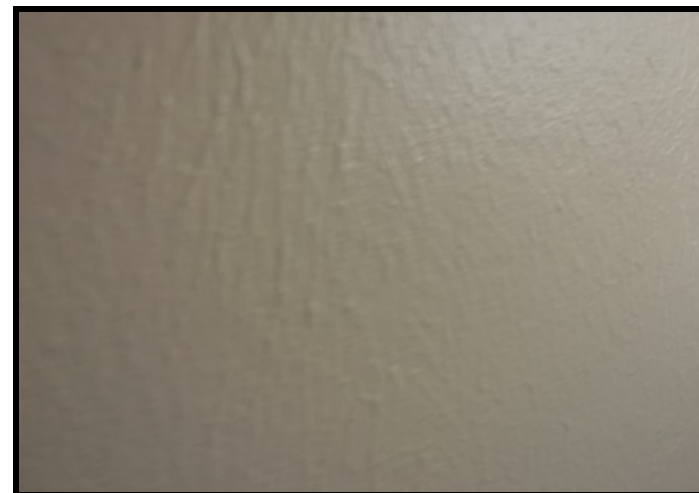
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Seventh Floor	Hall	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 016



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Seventh Floor	Stairs & Landing	Understairs		
Description	T.C to under side of stairs, No access to supalux ducting and riser				
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	2.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 017



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Seventh Floor	Dry Riser	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 018

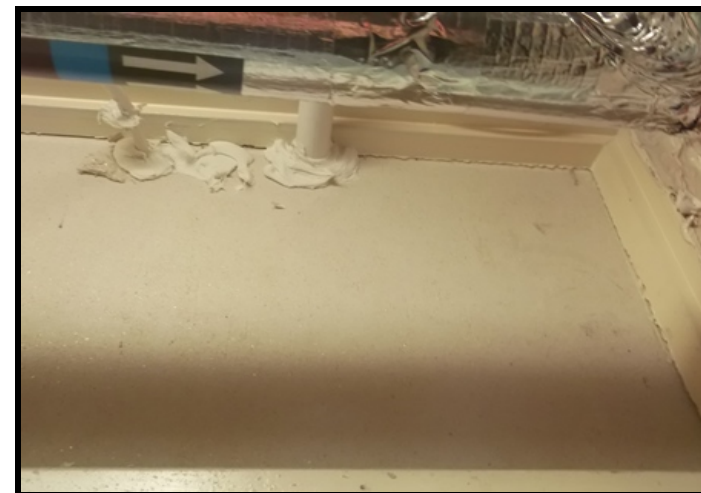
SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Sixth Floor	Electric Riser 5	Transom Panel		
Description	Metal riser ducting, metal and plastic pipe work				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 020



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Sixth Floor	Electric Riser 6	Transom Panel		
Description	Metal riser ducting, metal and plastic pipe work				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 021



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Sixth Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Low damage		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 022



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Sixth Floor	Lobby	Floor		
Description	Blue and green floor tile				
MATERIAL ASSESSMENT				SCORE	
Product Type	Floor Tiles	Extent of Damage	Good condition		2
Asbestos Type	Chrysotile	Surface Treatment	Composite materials		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2		1
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	LABEL & MONITOR				3
Recommendation Due		Next Inspection	19 Dec 2015		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No

SAMPLE REFERENCE 023



SURVEYORS COMMENTS

Asbestos detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Sixth Floor	Bin Chute	Walls		
Description	Cement down pipe				
MATERIAL ASSESSMENT				SCORE	
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 024



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Sixth Floor	Bin Chute	Pipe Work			
Description	Cement down pipe has now been boxed in					
MATERIAL ASSESSMENT				SCORE		
Product Type	Cement	Extent of Damage	Good condition		3	
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 small item(s)		0	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	LABEL & MONITOR			3		
Recommendation Due		Next Inspection	19 Dec 2015			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No	

SAMPLE REFERENCE 025



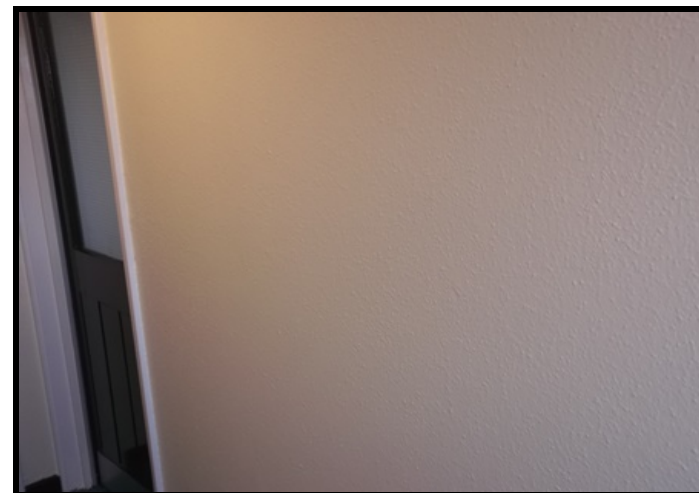
SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Sixth Floor	Hall	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Low damage		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 026



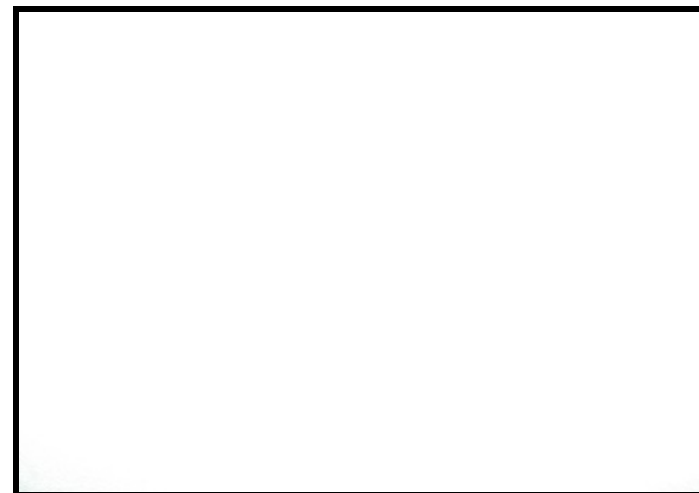
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

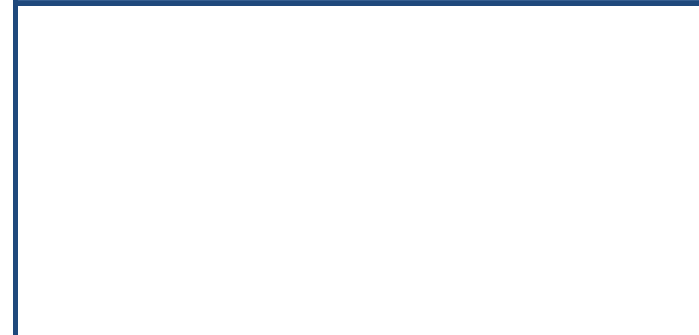
*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Sixth Floor	Stairs & Landing	Understairs			
Description	No access to supalux ducting and riser, supalux transom panels to all flat entries					
MATERIAL ASSESSMENT				SCORE		
Product Type	Textured Coating	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	2.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 027



SURVEYORS COMMENTS



No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Sixth Floor	Dry Riser	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper	
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED	
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work N/A

SAMPLE REFERENCE 028

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Fifth Floor	Electric Riser 7	Transom Panel			
Description	Metal riser ducting, metal and plastic pipes					
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 029



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Fifth Floor	Electric Riser 8	Transom Panel			
Description	Metal riser ducting, metal and plastic pipes					
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 030



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Fifth Floor	Lobby	Floor			
Description	Brown floor tile					
MATERIAL ASSESSMENT				SCORE		
Product Type	Floor Tiles	Extent of Damage	Good condition		1	
Asbestos Type	Not Applicable	Surface Treatment	Composite materials			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2		1	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			2		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 03 I



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fifth Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 032



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Fifth Floor	Dry Riser	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 033

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fifth Floor	Bin Chute	Walls		
Description	Cement pipe				
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 034



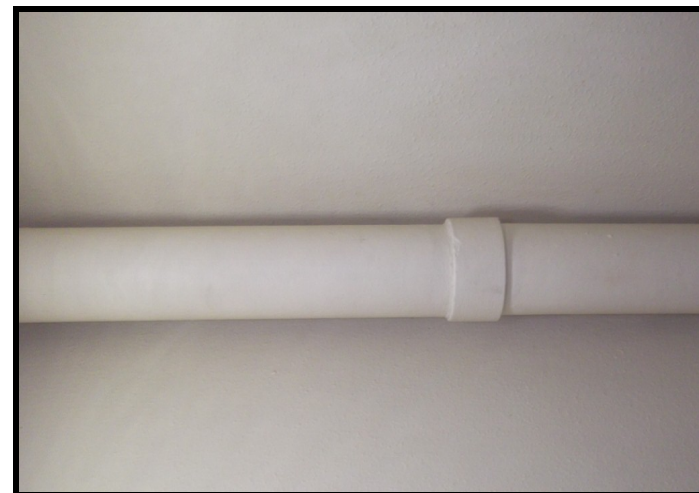
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Fifth Floor	Bin Chute	Pipe Work			
Description	Cement pipe has now been boxed in					
MATERIAL ASSESSMENT				SCORE		
Product Type	Cement	Extent of Damage	Good condition		3	
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	21.00 small item(s)		0	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	LABEL & MONITOR			3		
Recommendation Due		Next Inspection	19 Dec 2015			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No	

SAMPLE REFERENCE 035



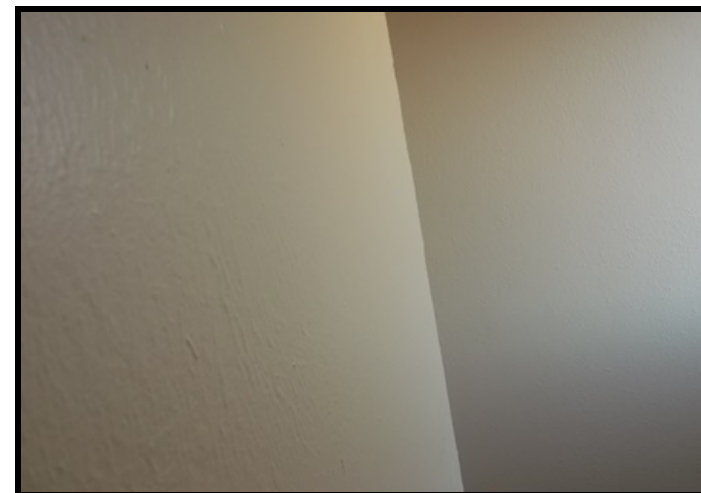
SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fifth Floor	Hall	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 036



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fifth Floor	Stairs & Landing	Ceiling		
Description	No access to supalux riser and ducting				
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	4.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 037



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Fourth Floor	Electric Riser 9	Transom Panel			
Description	Metal riser ducting, metal and plastic pipes					
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 039



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fourth Floor	Electric Riser 10	Transom Panel		
Description	Metal riser ducting, metal and plastic pipes				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 040



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Fourth Floor	Lobby	Floor
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Floor Tiles	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Composite materials	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2	-
Accessibility	Easily disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 041



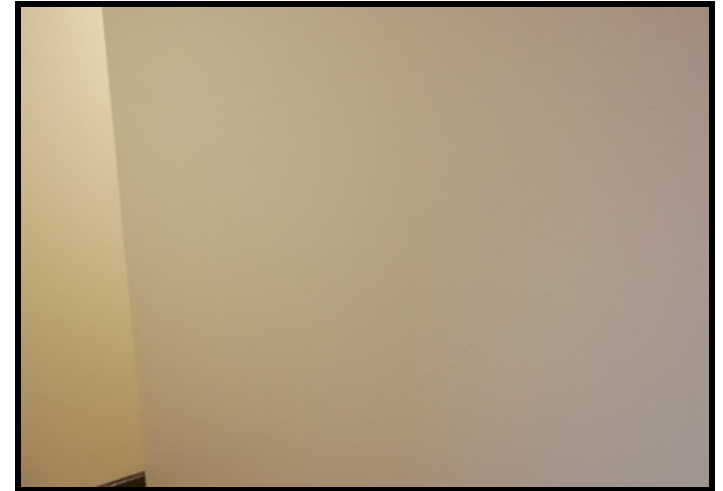
SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fourth Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 042



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fourth Floor	Dry Riser	All Areas		
Description					
MATERIAL ASSESSMENT				SCORE	
Product Type	Not Applicable	Extent of Damage	Not Applicable	0	
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	N/A	0	
Accessibility	Not Applicable	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NOT APPLICABLE			0	
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 043

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Fourth Floor	Bin Chute	Walls
Description	Cement pipe		

MATERIAL ASSESSMENT				SCORE
Product Type	Textured Coating	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2	-
Accessibility	Easily disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 044



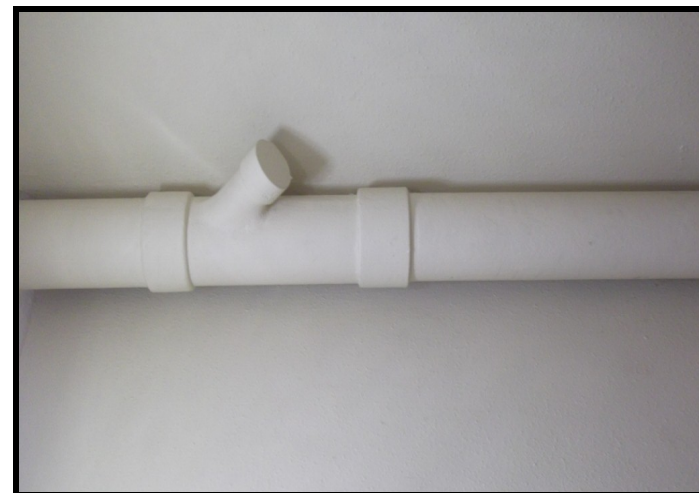
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Fourth Floor	Bin Chute	Pipe Work			
Description	Cement pipe has now been boxed in					
MATERIAL ASSESSMENT				SCORE		
Product Type	Cement	Extent of Damage	Good condition		3	
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	2.00 small item(s)		0	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	LABEL & MONITOR			3		
Recommendation Due		Next Inspection	19 Dec 2015			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No	

SAMPLE REFERENCE 045



SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Fourth Floor	Hall	Walls
Description			

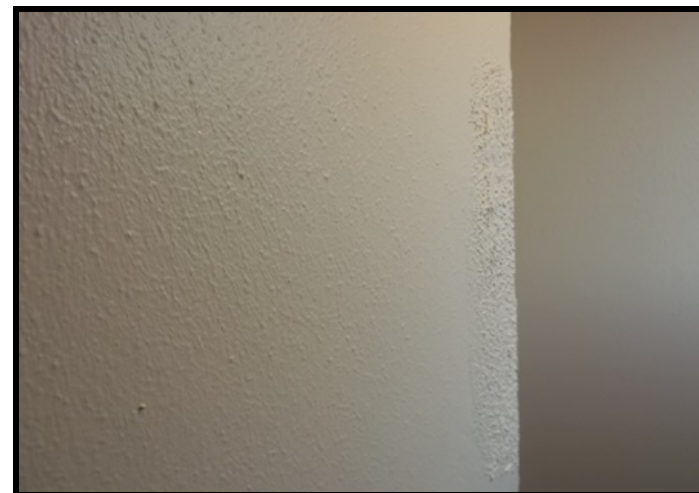
MATERIAL ASSESSMENT				SCORE
Product Type	Textured Coating	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2	-
Accessibility	Easily disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 046



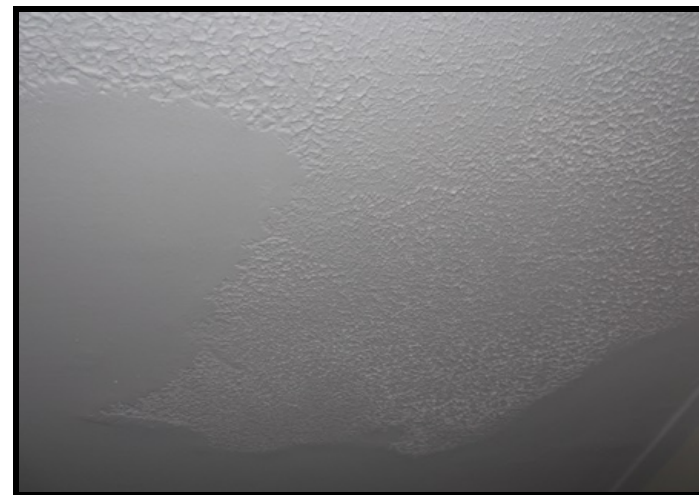
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Fourth Floor	Stairs & Landing	Ceiling		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	4.00 m2		-
Accessibility	Occasionally disturb	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 047



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Electric Riser 11	Transom Panel		
Description	Metal riser ducting, metal and plastic pipes				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 048



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Electric Riser 12	Transom Panel		
Description	Metal riser ducting, metal and plastic pipes				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 049



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Lobby	Floor		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Floor Tiles	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Composite materials		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 050



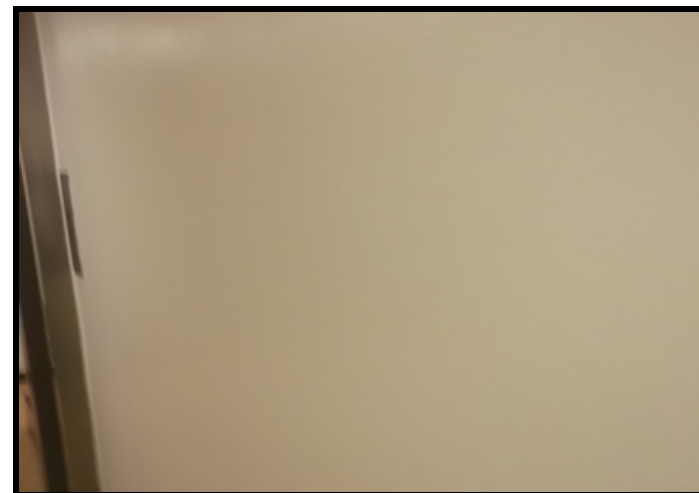
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 051



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Third Floor	Dry Riser	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 052

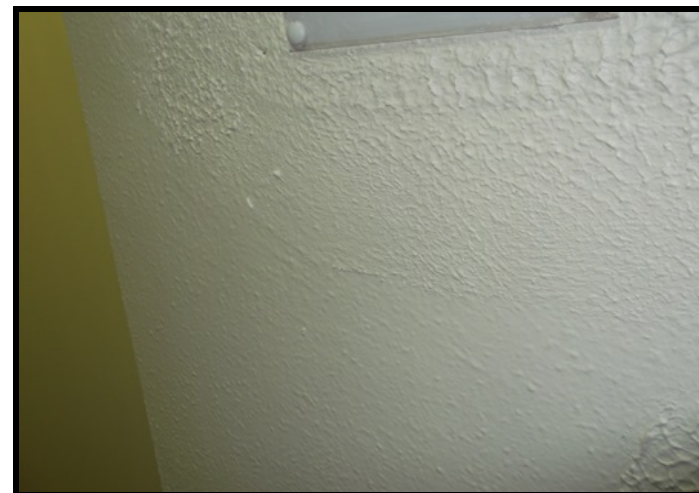
SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Bin Chute	Walls		
Description	Cement pipe				
MATERIAL ASSESSMENT				SCORE	
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 053



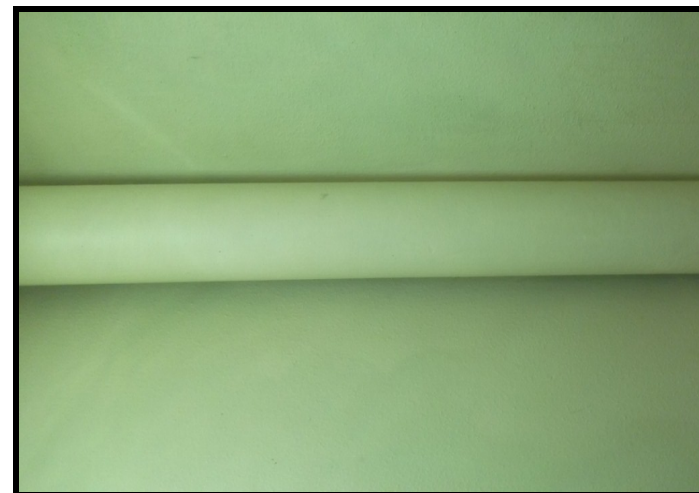
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Third Floor	Bin Chute	Pipe Work			
Description	Cement pipe has now been boxed in					
MATERIAL ASSESSMENT				SCORE		
Product Type	Cement	Extent of Damage	Good condition		3	
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	21.00 small item(s)		0	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	LABEL & MONITOR			3		
Recommendation Due		Next Inspection	19 Dec 2015			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No	

SAMPLE REFERENCE 054



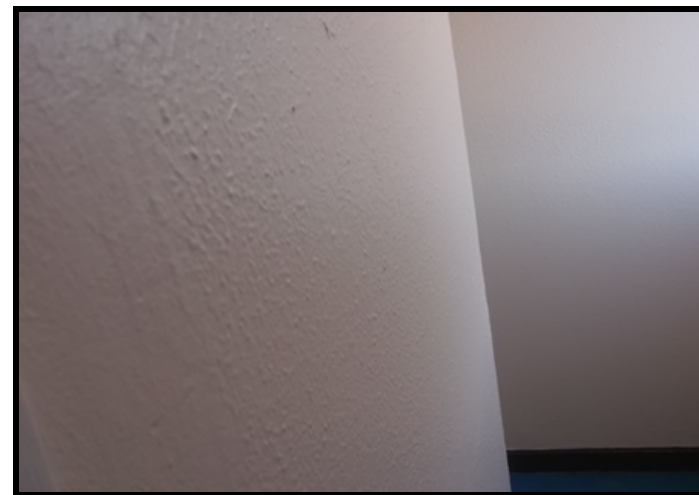
SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Hall	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 055



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Third Floor	Stairs & Landing	Ceiling		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	4.00 m2		-
Accessibility	Occasionally disturb	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 056



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Second Floor	Electric Riser 13	Transom Panel		
Description	Metal riser ducting, metal and plastic pipes				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 057



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Second Floor	Electric Riser 14	Transom Panel		
Description	Metal riser ducting, metal and plastic pipes				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 058



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Second Floor	Lobby	Floor
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Floor Tiles	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Composite materials	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2	-
Accessibility	Easily disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	133650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 059



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Second Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 060



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Second Floor	Dry Riser	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 061

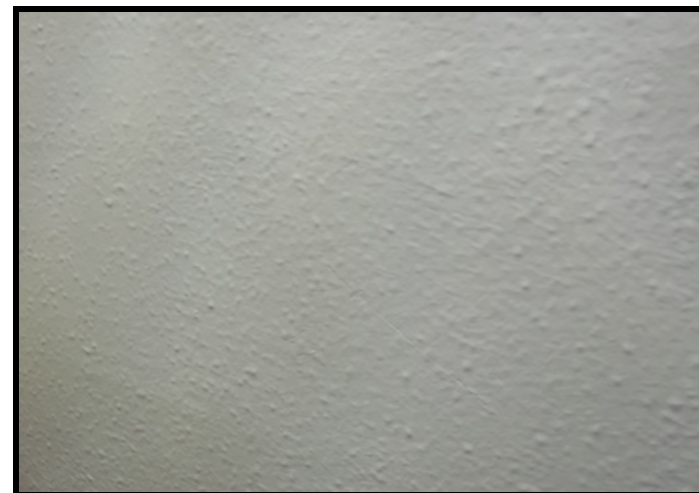
SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Second Floor	Bin Chute	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 062



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Second Floor	Bin Chute	Pipe Work			
Description	Cement pipe has now been boxed in					
MATERIAL ASSESSMENT				SCORE		
Product Type	Cement	Extent of Damage	Good condition		3	
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	21.00 small item(s)		0	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	LABEL & MONITOR			3		
Recommendation Due		Next Inspection	19 Dec 2015			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No	

SAMPLE REFERENCE 063



SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Second Floor	Hall	Walls
Description			

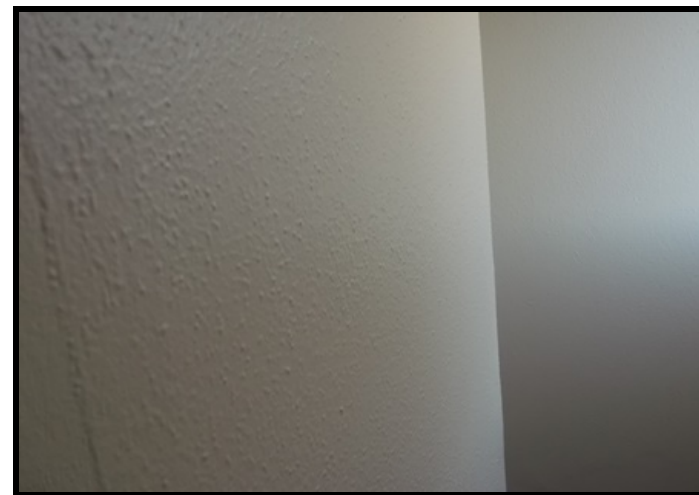
MATERIAL ASSESSMENT				SCORE
Product Type	Textured Coating	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2	-
Accessibility	Easily disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 064



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Second Floor	Stairs & Landing	Ceiling		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	4.00 m2		-
Accessibility	Occasionally disturb	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 065



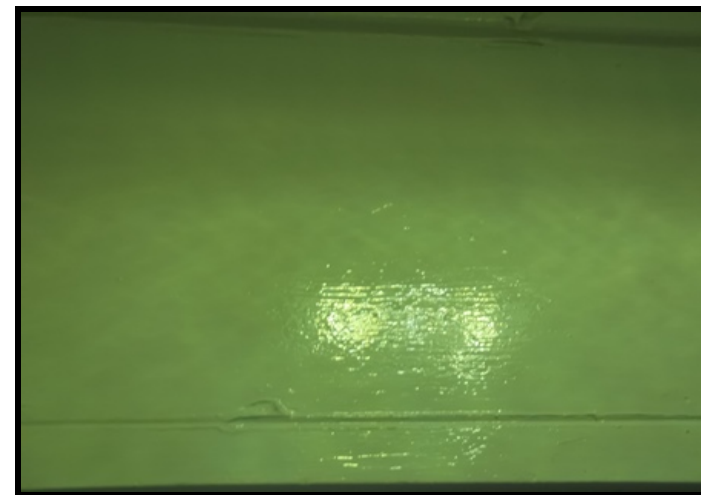
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	First Floor	Electric Riser 15	Transom Panel		
Description	Metal and plastic ducts				
MATERIAL ASSESSMENT				SCORE	
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 066



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	First Floor	Electric Riser 16	Transom Panel		
Description	Metal and pipes ducts				
MATERIAL ASSESSMENT					SCORE
Product Type	Insulation Board	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-
Accessibility	Unlikely to be disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 067



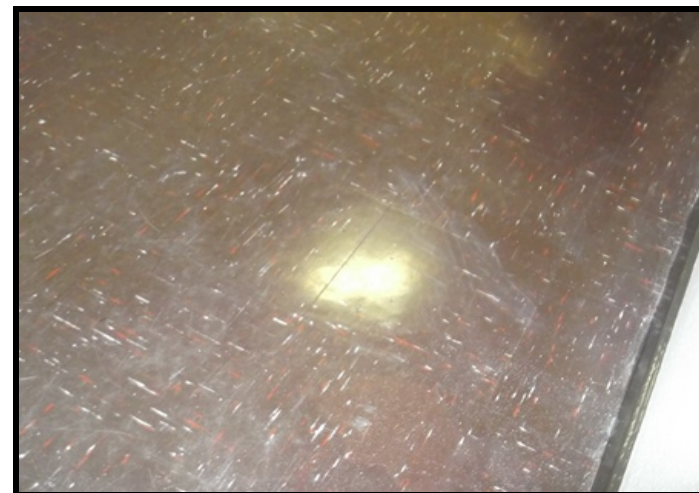
SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	First Floor	Lobby	Floor			
Description	Brown floor tiles					
MATERIAL ASSESSMENT				SCORE		
Product Type	Floor Tiles	Extent of Damage	Good condition		1	
Asbestos Type	Not Applicable	Surface Treatment	Composite materials			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	12.00 m2		1	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			2		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 068



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	First Floor	Lobby	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 069



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	First Floor	Dry Riser	All Areas
Description			
MATERIAL ASSESSMENT			
Product Type	Not Applicable	Extent of Damage	Not Applicable
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable
PRIORITY ASSESSMENT			
Occupant Activity	Not Applicable	Extent / Amount	N/A
Accessibility	Not Applicable	Location	Not Applicable
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable
MANAGEMENT ACTION			
Recommendation	NOT APPLICABLE		
Recommendation Due		Next Inspection	None
Apply Labels	No	Permit to Work Required	No
Survey Type	Management	Lead Surveyor	Gavin Hooper
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED
Site Reference	I33650000A	Licensed Material	N/A
		Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 070

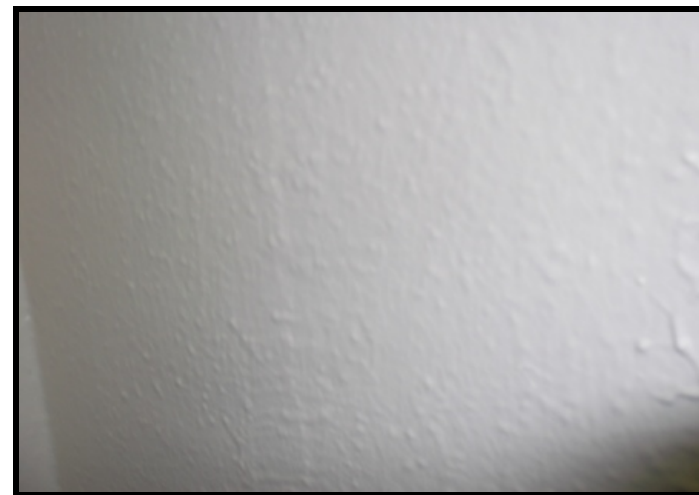
SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	First Floor	Bin Chute	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	8.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 071



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	First Floor	Bin Chute	Pipe Work
Description	Cement pipe		
MATERIAL ASSESSMENT			
Product Type	Cement	Extent of Damage	Good condition
Asbestos Type	Chrysotile	Surface Treatment	Sealed (Cement products)
SCORE			
			3
PRIORITY ASSESSMENT			
Occupant Activity	Not Applicable	Extent / Amount	2.00 m2
Accessibility	Unlikely to be disturbed	Location	Not Applicable
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable
SCORE			
			0
MANAGEMENT ACTION			
Recommendation	LABEL & MONITOR		
Recommendation Due		Next Inspection	19 Dec 2015
Apply Labels	No	Permit to Work Required	No
SCORE			
			3
Survey Type	Management	Lead Surveyor	Gavin Hooper
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)
Site Reference	I33650000A	Licensed Material	No
		Notifiable Non Licensed Work	No

SAMPLE REFERENCE 072



SURVEYORS COMMENTS

Asbestos Presumed

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	First Floor	Hall	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 073



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	First Floor	Stairs & Landing	Ceiling
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Textured Coating	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	2.00 m2	-
Accessibility	Occasionally disturb	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 074



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Ground Floor	Fuse Cupboard 2	All Areas		
Description	Metal fuse box				
MATERIAL ASSESSMENT				SCORE	
Product Type	Not Applicable	Extent of Damage	Not Applicable		0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	N/A		0
Accessibility	Not Applicable	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NOT APPLICABLE				0
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 075

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Ground Floor	Store 1	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper	
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED	
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work N/A

SAMPLE REFERENCE 076

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Ground Floor	Toilet	All Areas		
Description	Plastic cistern				
MATERIAL ASSESSMENT				SCORE	
Product Type	Not Applicable	Extent of Damage	Not Applicable	0	
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	N/A	0	
Accessibility	Not Applicable	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NOT APPLICABLE			0	
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 077

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Ground Floor	Store 2	All Areas
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 078

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Ground Floor	Rear Entrance 2	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 079



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Ground Floor	Lobby	Walls
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Textured Coating	Extent of Damage	Good condition	-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	25.00 m2	-
Accessibility	Easily disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NO ACTION REQUIRED			-
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 080



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Ground Floor	Lobby	Floor		
Description	Lino in lobby and front entrance, Paper backing to lino				
MATERIAL ASSESSMENT				SCORE	
Product Type	Paper	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed (1)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	25.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 081



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Ground Floor	Front Entrance	Floor		
Description	Lino in lobby and front entrance, Paper backing to lino				
MATERIAL ASSESSMENT				SCORE	
Product Type	Paper	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed (1)		
PRIORITY ASSESSMENT				SCORE	
Occupant Activity	Not Applicable	Extent / Amount	20.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION				SCORE	
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 082



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Stairs	Floor			
Description	On concrete, Paper backing to lino					
MATERIAL ASSESSMENT				SCORE		
Product Type	Paper	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed (1)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	14.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 083



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Stairs	Staircase			
Description	Stair nosing					
MATERIAL ASSESSMENT				SCORE		
Product Type	Bitumen	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Composite materials			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	14.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 084



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Ground Floor	Bin Store	Pipe Work
Description	Cement pipe		
MATERIAL ASSESSMENT			
Product Type	Cement	Extent of Damage	Medium damage
Asbestos Type	Chrysotile	Surface Treatment	Unsealed (Cement products)
			5
PRIORITY ASSESSMENT			
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2
Accessibility	Unlikely to be disturbed	Location	Not Applicable
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable
			0
MANAGEMENT ACTION			
Recommendation	ENCAPSULATE, LABEL & MONITOR		
Recommendation Due		Next Inspection	19 Dec 2015
Apply Labels	No	Permit to Work Required	No
			5
Survey Type	Management	Lead Surveyor	Gavin Hooper
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]
Site Reference	I33650000A	Licensed Material	No
		Notifiable Non Licensed Work	No

SAMPLE REFERENCE 085



SURVEYORS COMMENTS

Asbestos detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Rear Access I	Walls			
Description	No access into door					
MATERIAL ASSESSMENT				SCORE		
Product Type	Textured Coating	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	15.00 m2		-	
Accessibility	Easily disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 086



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Plant Room	All Areas			
Description	Timber transom panel, modern electrics					
MATERIAL ASSESSMENT				SCORE		
Product Type	Not Applicable	Extent of Damage	Not Applicable		0	
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	N/A		0	
Accessibility	Not Applicable	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NOT APPLICABLE			0		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 087

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Electric Riser 17	Transom Panel			
Description						
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Occasionally disturb	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 088



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Fuse Cupboard I	All Areas			
Description	Metal fuse box, supalux to walls					
MATERIAL ASSESSMENT				SCORE		
Product Type	Not Applicable	Extent of Damage	Not Applicable		0	
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	N/A		0	
Accessibility	Not Applicable	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NOT APPLICABLE			0		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 089

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Ground Floor	Dry Riser	All Areas
Description	Metal pipes		

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper	
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED	
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work N/A

SAMPLE REFERENCE 090

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Ground Floor	Phone Room	All Areas
Description	supalux panel on wall		

MATERIAL ASSESSMENT				SCORE
Product Type	Not Applicable	Extent of Damage	Not Applicable	0
Asbestos Type	Not Applicable	Surface Treatment	Not Applicable	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	N/A	0
Accessibility	Not Applicable	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	NOT APPLICABLE			0
Recommendation Due		Next Inspection	None	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 091

SURVEYORS COMMENTS

No Asbestos Containing Materials Identified

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location			
Main Building	Ground Floor	Electric Riser 18	Transom Panel			
Description						
MATERIAL ASSESSMENT				SCORE		
Product Type	Insulation Board	Extent of Damage	Good condition		-	
Asbestos Type	No Asbestos Detected	Surface Treatment	Sealed Board (Encapsulated)			
PRIORITY ASSESSMENT				SCORE		
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2		-	
Accessibility	Unlikely to be disturbed	Location	Not Applicable			
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable			
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable			
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable			
MANAGEMENT ACTION				SCORE		
Recommendation	NO ACTION REQUIRED			-		
Recommendation Due		Next Inspection	None			
Apply Labels	No	Permit to Work Required	No			
Survey Type	Management	Lead Surveyor	Gavin Hooper			
Survey Date	19 Dec 2014	UKAS Laboratory	NOT SAMPLED (Cross Referenced)			
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A	

SAMPLE REFERENCE 092



SURVEYORS COMMENTS

No Asbestos Presumed in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Roof	Roof area	Chimney Cows
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Cement	Extent of Damage	Low damage	4
Asbestos Type	Chrysotile	Surface Treatment	Unsealed (Cement products)	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	1.00 m2	0
Accessibility	Unlikely to be disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	LABEL & MONITOR			4
Recommendation Due		Next Inspection	19 Dec 2015	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No

SAMPLE REFERENCE 093



SURVEYORS COMMENTS

Asbestos detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Roof	Dry Riser	Pipe Work
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Cement Pipe	Extent of Damage	Good condition	3
Asbestos Type	Chrysotile	Surface Treatment	Unsealed (Cement products)	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	3.00 small item(s)	0
Accessibility	Unlikely to be disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	LABEL & MONITOR			3
Recommendation Due		Next Inspection	19 Dec 2015	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No

SAMPLE REFERENCE 093a



SURVEYORS COMMENTS

Asbestos detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location		
Main Building	Roof	Landing and stairs entrance	Walls		
Description					
MATERIAL ASSESSMENT					SCORE
Product Type	Textured Coating	Extent of Damage	Good condition		-
Asbestos Type	No Asbestos Detected	Surface Treatment	Textured Coating		
PRIORITY ASSESSMENT					SCORE
Occupant Activity	Not Applicable	Extent / Amount	30.00 m2		-
Accessibility	Easily disturbed	Location	Not Applicable		
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable		
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable		
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable		
MANAGEMENT ACTION					SCORE
Recommendation	NO ACTION REQUIRED				-
Recommendation Due		Next Inspection	None		
Apply Labels	No	Permit to Work Required	No		
Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	N/A	Notifiable Non Licensed Work	N/A

SAMPLE REFERENCE 093b



SURVEYORS COMMENTS

Asbestos not detected in Sample

*For assessment scores definitions please refer to section 7.8

Building	Floor	Room	Location
Main Building	Roof	Landing and stairs entrance	Staircase
Description			

MATERIAL ASSESSMENT				SCORE
Product Type	Bitumen	Extent of Damage	Low damage	3
Asbestos Type	Chrysotile	Surface Treatment	Composite materials	

PRIORITY ASSESSMENT				SCORE
Occupant Activity	Not Applicable	Extent / Amount	14.00 small item(s)	1
Accessibility	Routinely disturbed	Location	Not Applicable	
Avg Time in Use	Not Applicable	Frequency of Use	Not Applicable	
No. of Occupants	Not Applicable	Secondary Activity	Not Applicable	
Maintenance	Not Applicable	Maintenance Frequency	Not Applicable	

MANAGEMENT ACTION				SCORE
Recommendation	LABEL & MONITOR			4
Recommendation Due		Next Inspection	19 Dec 2015	
Apply Labels	No	Permit to Work Required	No	

Survey Type	Management	Lead Surveyor	Gavin Hooper		
Survey Date	19 Dec 2014	UKAS Laboratory	DMW Environmental Safety Ltd / [A-10221]		
Site Reference	I33650000A	Licensed Material	No	Notifiable Non Licensed Work	No

SAMPLE REFERENCE 093c



SURVEYORS COMMENTS

Asbestos detected in Sample

*For assessment scores definitions please refer to section 7.8

