

# S AND K ENVIRONMENTAL

## Asbestos Surveying Services

On behalf of:

Fairview Homes

Refurbishment/Demolition Survey  
Of  
Bishop House  
110 Walm Lane  
Willesden Green  
London  
NW2



**S AND K**  
**ENVIRONMENTAL**  
**S AND K ENVIRONMENTAL**

Unit 11, West Point Place  
Kings Road  
Canvey Island,  
Essex,  
SS8 0QY.

T: 01268 514922

Mobile: 0797 6620 959

E: [sandkenvironmental@hotmail.co.uk](mailto:sandkenvironmental@hotmail.co.uk)

Mr Simon Batchelor - Operations Director

Mobile: 07976 620 959

- *Asbestos Building Surveys* –
- *Asbestos Registers* –
- *Asbestos Seminars & Training* –
- *Bulk Sample Collection & Analysis Services* –
- *Asbestos Air Monitoring Services* –
- *Environmental Health & Safety Services* –
- *Asbestos Project Management Services* –
- *Asbestos Removal & Remedial Services* -

Working on behalf of:

Fairview Homes  
50 Lancaster Road  
Enfield  
Middlesex  
EN2 0BY

Tel: Contact: 0208 3661271

Mr Karl Macrowan

# S AND K ENVIRONMENTAL

## Contents

1)	<b>Report Production</b>	4
2)	<b>Survey Purpose, Aim &amp; Objectives</b>	5
3)	<b>Premises Location and Description.</b>	6
4)	<b>Purpose Aim and Objective</b>	7
5)	<b>Survey Methodology.</b>	8
6)	<b>Legal Requirements.</b>	10
7)	<b>Asbestos Inspection and Sampling Records .</b>	11
8)	<b>Conclusions &amp; Recommendations.</b>	47
	<b>Appendices.</b>	49
9)	<b>Bulk Sample Certificates.</b>	50
10)	<b>Register of Asbestos</b>	53
11)	<b>Site Plans.</b>	56

# S AND K ENVIRONMENTAL

## Report Production

**Report prepared by:** Mr Simon Batchelor  
*Senior Surveyor*

**Date:** 30<sup>th</sup> September 2015

**Report Produced by:** Mr Malcolm Hagger

**Date:** 1<sup>st</sup> October 2015

**Report proof-read by:** Mr Simon Batchelor  
*Senior Surveyor*

**Date:** 14<sup>th</sup> October 2015

# S AND K ENVIRONMENTAL

## 2). Survey Objectives

Further to a request from Mr Karl Macrowan of Fairview Homes, S & K Environmental were requested to carry out a Refurbishment / Demolition Survey to the site known as:

Bishop House  
110 Walm Lane  
Willesden Green  
London  
NW2

The instructions received were for the undertaking of a Refurbishment/Demolition Survey and Report.

The survey commenced on the 30<sup>th</sup> September 2015 and was completed on the same day.

The survey was undertaken and completed by one of S & K Environmentals Asbestos Survey Teams. Namely: Mr Simon Batchelor (*Senior Surveyor*) and Mr Malcolm Hagger.

The bulk analysis of suspect materials was safely transported to Scopes Asbestos Analysis Services Ltd, 2 Nobel Square, Courtauld Road, Basildon Essex. SS13 1LS.

Scopes, are UKAS accredited for asbestos testing (2707), and all samples were analysed in accordance with Scopes 'in – house method', based on HSG 248, using stereomicroscopy, polarised light microscopy and dispersion staining.

During the survey the building remained unoccupied.

Samples were taken of suspect materials and where possible digital photographs of the samples taken.

# S AND K ENVIRONMENTAL

## 3). Premises Description and Location.

Bishop House  
110 Walm Lane  
Willesden Green  
London  
NW2

# S AND K ENVIRONMENTAL

## 4) Purpose, Aim & Objective of the Survey.

The survey was requested by Mr Karl Macrowan of Fairview Homes to ensure that any previously unidentified accessible asbestos bearing materials were located to prevent accidental exposure of employees, maintenance staff and the general public alike, during planned refurbishment/demolition works.

The appropriate level of survey was agreed as a Refurbishment/Demolition Survey with samples taken of the materials and finishings encountered as either asbestos bearing or definitely not asbestos bearing.

The purpose of the survey report is to enable the client to comply with the Control Of Asbestos at Regulations 2012, the Health & Safety at Work Act 1974, the Management of Health & Safety at Work Regulations 1999, The Construction (Design and Management) Regulations 2015 and HSG 264 The Survey Guide during the proposed refurbishment/demolition works.

The objective of this survey report is to enable the client (in addition to the aforementioned) to confirm the location, type and extent of asbestos containing materials within the property surveyed in compliance with the scope of the clients instructions received.

Budget costs and an asbestos management programme of asbestos materials identified can be supplied at the client's request.

The client is responsible for all future removal works due to be undertaken.

The survey report will enable the client to manage or instruct a Consultant to manage safely , the removal of any asbestos materials identified within this survey report, therefore minimising their duty of care under the Health & Safety at Work Act – 1974 etc.

# S AND K ENVIRONMENTAL

## 5) Survey Methodology.

5.1) The objective of the survey is to locate and quantify asbestos containing elements and those asbestos cement products which are specified within the Control of Asbestos Regulations 2012 and HSG 264 The Survey Guide etc.

5.2) The standard areas for inspection (access depending) are:

Internal Partitions	Roof & Floor Linings
Boiler Flues	Ceiling Tiles
Beam Encasing	Ceiling Return Panels
Soffits	Fire Breaks
Thermal Insulation	Sprayed Coatings
Riser Shafts	Heater Units
Riser Access Panels	Ventilation Linings
False Ceilings	Bulkheads
Door Panels	Seals and Gaskets
External Roofs and Gutters	Drain Pipes

This list is not exhaustive.

All samples were taken in accordance with S & K Environmental's standard procedure methods.

**NB** Specific area surveys are conducted in areas at the clients' request.



# S AND K ENVIRONMENTAL

## 5.3) Disclaimer

**It must be taken into account that the way in which asbestos containing materials have been used in the course of construction of buildings, certain installations may only be detected in the course of subsequent demolition or by means of a specific thorough survey.**

*For example:*

**During the course of a survey the Senior Surveyor in attendance cannot disturb suspect asbestos bearing products in any way, to establish other materials, behind, beyond or in close vicinity to these materials as this would possibly produce a risk of airborne asbestiform inhalation by S & K Environmental staff, employees of the client, workmen, maintenance staff and the general public alike.**

**Sampling can only be undertaken in areas of good access and that cause no health risk to persons undertaking the survey.**

**When producing costing implications for the management of asbestos in buildings, it is recommended that ‘over budgeting’ is taken into consideration, as the way in which asbestos was used in concealed and composite structures, some items may only be detected in further specific area surveys or during the course of subsequent refurbishment or demolition works.**

**Particular care must be exercised when lifting the main slab of any building, as we are unable to access this area. Pipework laid through or under the slab is often lagged with Asbestos.**

**Proceed with caution during any subsequent maintenance liable to disturb the fabric of the building or that may uncover previously unidentified asbestos bearing materials.**

# S AND K ENVIRONMENTAL

## **6) Legal Requirements.**

**6.1)** All work with asbestos containing materials is controlled under the Control of Asbestos Regulations 2012. The object of these regulations, which are made under the Health and Safety at Work etc Act 1974; is to minimise workers' exposure to asbestos fibres within the work place.

**6.2)** An Approved Codes of Practice and a number of technical Guidance Notes have been produced by the Health and Safety Commission and the Health and Safety Executive respectively, designed so that building managers, employers, employees and contractors can achieve compliance with the requirements of the regulations.

**6.3)** All projects, which involve work with asbestos insulating board, asbestos spray coating and thermal insulation, require the contractor to be licensed under the Control of Asbestos Regulations 2012. Work with these materials requires a fourteen day notification to the H.S.E., work must be conducted in accordance with the Approved Code of Practice HSG 248.

**6.4)** If, during the refurbishment/demolition of the premises following the Asbestos Survey, it becomes necessary for asbestos materials to be worked upon or disturbed in any way, there is a requirement under CAR 2012 for both a risk assessment and a written " plan of work" to be prepared before work commences or is resumed after the discovery of previously unknown asbestos materials. S & K Environmental can undertake this as and when necessary in the form of a works specification document which, upon approval by the client, is issued to contractors for them to submit quotes to undertake the works. This system aids in the maintenance of the building register and gives the client more control over works undertaken on their behalf. (Client's duty of supervision).

**6.6)** The purpose of both the risk assessment and the plan of work are to minimise workers' exposure to asbestos fibres and should be undertaken by the employer engaged in work with the asbestos.

# S AND K ENVIRONMENTAL

## 7) Asbestos Inspection and Sample Records

### Overview

#### Specific inspections

#### 2<sup>nd</sup> Floor

##### **Room 1 – Stage Area**

1. **No access** to loft void due to height issues.
2. Plasterboard ceiling.
3. Timber beams and arches to ceiling.
4. Timber panels above stage area housing stage curtain.
5. Metal pipework above stage area.
6. Plaster to solid walls (Inspection Point 01).
7. Timber window frames with timber reveals and sills.
8. Vertical timber boxing with timber access panels housing metal pipework set in wall.
9. Timber doors in timber frames.
10. Timber floorboards on timber frame stage.
11. Timber floorboards on timber joists.
12. Metal pipework and mmmf insulation under floorboards.

##### **Room 2 – Bar Area**

1. Plasterboard ceiling.
2. Timber slats to timber roof beams above plasterboard ceiling.
3. Fibreboard false ceiling with timber border hung on metal hangers above bar area.
4. Plasterboard firebreaks in ceiling void
5. Solid walls.
6. Timber walls to Room 3.
7. Timber window frames with timber sills.
8. Ceramic sink with copper and metal pipework.
9. Vermiculite coating to work surface area (Inspection Point 02).
10. Timber panelled doors in timber frames.
11. Floortiles on timber floorboards (Inspection Point 03).
12. Timber floorboards on timber joists.
13. Modern lino and paper to floor of bar area.
14. Metal pipework under floorboards.

# S AND K ENVIRONMENTAL

## **Room 3**

1. **No Access.**

## **Room 4**

1. Plasterboard and lath and plaster ceilings.
2. Timber beam across ceiling.
3. Solid walls and lath and plaster walls.
4. Modern fuse-boxes on wall.
5. Upvc window frame.
6. Ceramic sink with copper and metal pipework.
7. Timber doors in timber frames.
8. Hardboard on timber floorboards.
9. Metal pipework under floorboards.

## **Room 5 – Landing and Stairs**

1. Lath and plaster ceiling.
2. Solid walls and lath and plaster walls.
3. Timber window frame and sill.
4. Timber stairs.
5. Timber doors in timber frames.
6. Hardboard on timber floorboards.
7. Metal pipework under floorboards.

## **Room 6 – Roof Void**

1. Plasterboard ceiling.
2. Timber slats to timber roof beams above plasterboard ceiling.
3. Solid walls.
4. Timber flooring on timber joists.

# S AND K ENVIRONMENTAL

## 1st Floor

### **Room 1 – The Snooker Room**

1. Plasterboard ceiling on timber joists.
2. Plaster coving within ceiling void.
3. Plasterboard clad steel beams to ceiling.
4. Modern heater on ceiling.
5. Solid walls.
6. Timber window frames with timber shutters and sills.
7. Solid reveals.
8. Timber window frames with timber reveals and sills.
9. Timber panels to sides of double door entrance.
10. Modern radiator and copper pipework.
11. Timber doors in timber frames.
12. Carpet tiles on plywood on timber floorboards on timber joists.
13. Metal pipework under floorboards.

### **Room 2 – Store**

1. Lath and plaster ceiling on timber joists.
2. Lath and plaster under stairs.
3. Solid walls and a lath and plaster wall.
4. Timber window frame with timber sill.
5. Timber doors in timber frames.
6. Hardboard on timber floorboards on timber joists.
7. Metal pipework under floorboards.

# S AND K ENVIRONMENTAL

## Room 3 - Office

1. Fibreboard ceiling tiles in metal grid suspended ceiling.
2. Lath and plaster ceiling on timber joists above.
3. Solid walls and a lath and plaster wall.
4. Solid chimney.
5. Timber fire surrounds.
6. Timber panel covering fireplace with an electric heater fixed to it.
7. **No Access** behind timber panel as electrics live at time of survey.
8. Extractor fan on timber panel above fireplace.
9. Timber window frame with timber reveals and sill.
10. Timber door in timber frame.
11. Carpet on hardboard on timber floorboards on timber joists.
12. Metal pipework under floorboards.

## Room 4 - Cupboard

1. Timber panelled ceiling (**No Access Above**).
2. Timber panelled clad solid walls.
3. Timber door in timber frame.
4. Timber panels above and to the side of the door.
5. Floortiles and bitumen on timber floorboards (Inspection Point 04).

## Room 5 – Office

1. Lath and plaster ceiling on timber joists.
2. Solid walls.
3. Timber window frame with timber reveals and sill.
4. Timber fire surround on solid chimney.
5. Panel covering fireplace (**Inspection Point 05**)
6. Internal timber door in timber frame.
7. Timber and glass fire-exit door in timber frame.
8. Carpet on hardboard on timber floorboards.
9. Bitumen stair nosing on entrance step (Inspection Point 06)

# S AND K ENVIRONMENTAL

## **Room 6 – Landing and Stairs**

1. Lath and plaster ceiling on timber joists.
2. Solid walls.
3. Timber window frame and sill.
4. Timber doors in timber frames.
5. Carpet tiles on timber floorboards.
6. Floortiles and bitumen under carpet on timber floorboards outside Room 4  
(Inspection Point 07)
7. Carpet on timber stairs.
8. Plastic and metal pipework under floorboards.
9. Bitumen stair nosing on entrance step (Inspection Point 06).

## **Room 7– Cupboard under Stairs**

1. Timber stairs above.
2. Solid walls and lath and plaster walls.
3. Timber panels to side of stairs.
4. Timber door in timber frame.
5. Timber floorboards.
6. Floortiles and bitumen on timber floorboards to side of cupboard  
(Inspection Point 08)
7. Plastic and metal pipework under floorboards.

## **Occupied Flat**

1. **No Access** was gained to occupied flat at time of survey

# S AND K ENVIRONMENTAL

## Ground Floor

### **Room 1 – Porch entrance**

1. Lath and plaster ceiling.
2. Part timber clad solid walls.
3. Timber and glass entrance door and frame.
4. Metal and timber letter boxes.
5. Timber cupboard.
6. Timber internal door in timber frame.
7. Solid tiled floor on concrete.

### **Room 2 – Entrance Foyer**

1. Lath and plaster ceiling on timber joists.
2. Timber boxing to ceiling housing copper pipework.
3. Part timber clad solid walls.
4. Solid walls.
5. Timber walls to sides of stairs.
6. Timber fire surround to solid chimney.
7. Timber panel covering fireplace.
8. Bricked up chimney behind timber panel.
9. Timber panels covering old doorways.
10. Modern radiators and copper pipework.
11. Timber doors in timber frames and one metal and timber door.
12. Solid tiled floor on concrete.
13. Carpet on timber stairs.

### **Room 3 – Cupboard under Stairs**

1. Timber stairs overhead.
2. Timber walls.
3. Timber door with metal panel.
4. Timber panelling around door.
5. Redundant cement sheet to rear of cupboard (**Inspection Point 09**).
6. Concrete floor.



# S AND K ENVIRONMENTAL

## **Room 4 - Hall**

1. Lath and plaster ceiling on timber joists.
2. Metal and plastic pipework in ceiling void.
3. Timber framework to doorways.
4. Timber covering old doorway in solid wall.
5. Solid tiled floor on concrete.

## **Room 5 – Gents W/C**

1. Modern tiles in suspended metal grid ceiling.
2. Lath and plaster ceiling above suspended ceiling.
3. Textured coating to lining paper on lath and plaster ceiling (Inspection Point 10).
4. Ceramic tiled solid walls.
5. Ceramic urinals.
6. Copper and plastic pipework.
7. Timber boxing housing copper pipework.
8. Bakelite cistern (**Inspection Point 11**).
9. Timber doors in timber frames.
10. Solid tiled floor on concrete.

## **Room 6 – W/C Cubicle**

1. Lath and plaster ceiling.
2. Solid walls.
3. Timber window frame and sill.
4. Copper and plastic pipework.
5. Ceramic toilet and sink.
6. W/C cistern in timber boxing (Inspection Point 12).
7. Timber door in timber frame.
10. Solid tiled floor on concrete.

# S AND K ENVIRONMENTAL

## Room 7– Office

1. Plasterboard ceiling.
2. Timber flat roof above ceiling.
3. Solid walls.
4. Timber window frame and sill.
5. Timber internal door in timber frame.
6. Timber and glass entrance door in timber frame.
7. Floortiles on concrete under timber flooring (Inspection Point 13).

## Room 8 –W/C & Store

1. Lining paper on lath and plaster ceiling.
2. Solid walls.
3. Timber covering old doorway with plasterboard panel above.
4. Timber sash window.
5. Copper and plastic pipework.
6. Timber boxing housing metal pipework.
7. Bakelite cistern (**Inspection Point 14**).
8. Timber doors in timber frames.
9. Floortiles on concrete (Inspection Point 15).

## Room 9– Office

1. Lath and plaster ceiling.
2. Timber flat roof above ceiling.
3. Solid walls.
4. Timber window frame and sill.
5. Timber doors in timber frames.
6. Brick chimney.
7. Timber fireplace surround.
8. Hardboard panel covering fireplace.
9. Board debris on timber frame within fireplace (**Inspection Point 16**).
10. Modern electrics and fuse-boxes in timber cupboard.
11. Timber flooring on concrete.

## Room 10 – Cupboard

1. Lath and plaster ceiling.
2. Timber walls.
3. Solid tiles on concrete floor.

# S AND K ENVIRONMENTAL

## Externals

### **Front of Property**

1. Brick built.
2. Timber window frames.
3. Putty to window frames (Inspection Point 17).
4. Timber and glass entrance doors.
5. Red slate wall tiles to 2<sup>nd</sup> floor. (No Access Behind)
6. Bitumen felt to roof of 2<sup>nd</sup> floor (Inspection Point 18).
7. Timber soffits and fascias.
8. Plastic guttering and downpipes.
9. Fabric canopy in timber boxing above the entrance to the Queensbury pub.
10. Lath and plaster ceiling in entrance porch.
11. Timber panels either side of entrance porch.
12. Modern roof felt on timber flat roof.
13. Mastic to metal fan canopy on flat roof (Inspection Point 19).
14. Plastic coated gas pipe on wall.

### **RHS of Side of Property**

1. Brick built.
2. Timber and Upvc window frames.
3. Bitumen felt to flat roof (Inspection Point 20).
4. Cement cowling to top of brick chimney (Inspection Point 21).
5. Bitumen felt to flat roof (Inspection Point 20).
6. Timber soffits and fascias.
7. Plastic guttering and downpipes.
8. Timber framed entrance to garage.
9. Bricked up garage entrance.
10. Bitumen flashing above entrance to garage (Inspection Point 22).
14. Cast and plastic soil pipes.
15. Rendered walls to flat.
16. Metal fire escape staircase from flat.

# S AND K ENVIRONMENTAL

## **Rear of Property**

1. Brick built.
2. Timber window frames.
3. Putty to window frames (Inspection Point 17).
4. Timber and metal doors.
5. Red slate wall tiles to 2<sup>nd</sup> floor. (**No Access Behind**)
6. Bitumen felt to roof of 2<sup>nd</sup> floor (Inspection Point 18).
7. Timber soffits and fascias.
8. Plastic guttering and downpipes.
9. Cast and plastic soil pipes.

## **Flat Roof 1**

1. Brick parapet wall.
2. Fibreglass coating to roof.
3. Bitumen felt to flat roof under fibreglass (Inspection Point 23).
4. Four plastic sky-lights.
5. One metal and glass sky-light.
6. Rope beading to glass sky-light (**Inspection Point 24**).
7. Putty to frames of glass sky-light (Inspection Point 25).

## **Flat Roof 2**

1. Brick parapet wall.
2. Bitumen felt to flat roof (Inspection Point 26).
3. Modern ducting on roof lagged in mmmf insulation, foam and rubber.


## **Flat Roof 3**

1. Brick parapet wall.
2. Modern bitumen felt to flat roof.
3. Modern ducting on roof lagged in mmmf insulation, foam and rubber.

## **RHS of Side of Property**

1. Brick built.
2. Timber window frames and doors.
3. Timber fascia.
4. Plastic and metal guttering and downpipes.
5. Modern metal pipework and machinery.

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 01 Sample 1	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 1 – Stage Area 2 <sup>nd</sup> Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Plaster to walls throughout property	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 02 Sample 2	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 2 – Bar Area 2 <sup>nd</sup> Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Vermiculite coating to work surface in corner of room	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample.</b> <b>No further action required.</b></p>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 03 Sample 3	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 2 – Bar Area 2 <sup>nd</sup> Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Grey, Red and Black Floortiles	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample. No further action required.</b></p>		

# S AND K ENVIRONMENTAL


<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 04 Sample 4	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 4 - Cupboard 1st Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Floortiles and bitumen adhesive on timber floorboards	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample.</b> <b>No further action required.</b></p>		



# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 05 Sample 5	<b>Asbestos Type:</b>	<b>Amosite/Chrysotile</b>
<b>Sample Location:</b>	Room 5 – Office 1st Floor	<b>Product type:</b>	Asbestos Insulating Board
<b>Sample Description:</b>	Asbestos Insulating Board Panel Covering fireplace	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	1 m <sup>2</sup>
<b>Extent of Damage</b>	Good Condition	<b>Material Risk Assessment Total</b>	6
<b>Surface Treatment</b>	Not Sealed	<b>Potential for Fibre Release</b>	Low
<b>Recommended Action:</b>	<b>Encapsulate then label and manage or remove using a licensed contractor in accordance with the Control of Asbestos Regulations 2012.</b>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 06 Sample 6	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 5 – Office 1st Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Bitumen stair nosing in entrance of room	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 07 As per Sample 4	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 6 Landing and Stairs 1st Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Floortiles and bitumen adhesive under carpet outside Room 4	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 08 Sample 7	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 7 Cupboard under Stairs 1st Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Floortiles and bitumen adhesive to side of room	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample.</b> <b>No further action required.</b></p>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 09 Sample 8	<b>Asbestos Type:</b>	<b>Chrysotile</b>
<b>Sample Location:</b>	Room 3 Cupboard under Stairs Ground Floor	<b>Product type:</b>	Asbestos Cement
<b>Sample Description:</b>	Redundant cement sheet to rear of cupboard	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	< 1 m <sup>2</sup>
<b>Extent of Damage</b>	Low Damage	<b>Material Risk Assessment Total</b>	4
<b>Surface Treatment</b>	Not Sealed	<b>Potential for Fibre Release</b>	Very Low
<b>Recommended Action:</b>	<b>Remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 10 Sample 9	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 5 – Gents W/C Ground Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Textured Coating to lining paper on lath and plaster ceiling	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample.</b> <b>No further action required.</b></p>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 11 Sample 10	<b>Asbestos Type:</b>	<b>Amosite</b>
<b>Sample Location:</b>	Room 5 – Gents W/C Ground Floor	<b>Product type:</b>	Reinforced Composite
<b>Sample Description:</b>	Bakelite Cistern on wall	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	1 x Cistern
<b>Extent of Damage</b>	Good Condition	<b>Material Risk Assessment Total</b>	3
<b>Surface Treatment</b>	Sealed	<b>Potential for Fibre Release</b>	Very Low
<b>Recommended Action:</b>	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 12 Sample 11	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 6 –W/C Cubicle Ground Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	W/C Cistern	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		



# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 13 Sample 12	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 7 – Office Ground Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Floortiles under timber flooring	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 14 As per Sample 10	<b>Asbestos Type:</b>	<b>Amosite</b>
<b>Sample Location:</b>	Room 8 –W/C and Store Ground Floor	<b>Product type:</b>	Reinforced Composite
<b>Sample Description:</b>	Bakelite Cistern on wall	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	1 x Cistern
<b>Extent of Damage</b>	Good Condition	<b>Material Risk Assessment Total</b>	3
<b>Surface Treatment</b>	Sealed	<b>Potential for Fibre Release</b>	Very Low
<b>Recommended Action:</b>	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 15 Sample 13	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	Room 8 –W/C and Store Ground Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Black and grey floortiles	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 16 Sample 14	<b>Asbestos Type:</b>	<b>Amosite/Chrysotile</b>
<b>Sample Location:</b>	Room 9 – Office Ground Floor	<b>Product type:</b>	Asbestos Insulating Board Debris
<b>Sample Description:</b>	Asbestos Insulating Board Debris on timber frame within fireplace	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	< 1 m <sup>2</sup>
<b>Extent of Damage</b>	High Damage	<b>Material Risk Assessment Total</b>	9
<b>Surface Treatment</b>	Not Sealed	<b>Potential for Fibre Release</b>	Medium
<b>Recommended Action:</b>	<b>Remove and environmentally clean area using a licensed contractor in accordance with the Control of Asbestos Regulations 2012.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 17 Sample 15	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Putty to timber window frames throughout property	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 18 Sample 16	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Bitumen felt to roof of 2 <sup>nd</sup> floor	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		

# S AND K ENVIRONMENTAL


<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 19 Sample 17	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External Ground Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Mastic around metal fan canopy on flat roof above Rooms 5 to 10	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample.</b> <b>No further action required.</b></p>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 20 Sample 18	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External Ground Floor	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Bitumen Felt to flat roof at the side of the property	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		



# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 21 Strongly Presumed	<b>Asbestos Type:</b>	<b>Chrysotile</b>
<b>Sample Location:</b>	External	<b>Product type:</b>	Asbestos Cement
<b>Sample Description:</b>	Strongly Presumed cement cowling to top of chimney	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	< 1 m <sup>2</sup>
<b>Extent of Damage</b>	Good Condition	<b>Material Risk Assessment Total</b>	3
<b>Surface Treatment</b>	Not Sealed	<b>Potential for Fibre Release</b>	Very Low
<b>Recommended Action:</b>	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 22 Sample 19	<b>Asbestos Type:</b>	Chrysotile
<b>Sample Location:</b>	External	<b>Product type:</b>	Bitumen
<b>Sample Description:</b>	Bitumen flashing to top of sign above entrance of garage	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	4 Lm x 100 mm
<b>Extent of Damage</b>	Good Condition	<b>Material Risk Assessment Total</b>	3
<b>Surface Treatment</b>	Sealed	<b>Potential for Fibre Release</b>	Very Low
<b>Recommended Action:</b>	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 23 Sample 20	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External Flat Roof 1	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Bitumen Felt to flat roof under fibreglass coating	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<p><b>No asbestos was detected in sample. No further action required.</b></p>		


# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 24 Sample 21	<b>Asbestos Type:</b>	<b>Chrysotile</b>
<b>Sample Location:</b>	External Flat Roof 1	<b>Product type:</b>	Asbestos Rope
<b>Sample Description:</b>	Rope beading to glass sky-light	<b>Accessibility</b>	Easily Accessed
		<b>Extent</b>	14 Lm
<b>Extent of Damage</b>	Good Condition	<b>Material Risk Assessment Total</b>	5
<b>Surface Treatment</b>	Not Sealed	<b>Potential for Fibre Release</b>	Low
<b>Recommended Action:</b>	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 25 Sample 22	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External Flat Roof 1	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Putty to frames of glass sky-light	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		

# S AND K ENVIRONMENTAL

<p>S &amp; K Environmental Unit 11, Westpoint Place Kings Road Canvey Island, Essex SS8 0QY</p> <p>T: 01268 514922 E: <a href="mailto:sandkenvironmental@hotmail.co.uk">sandkenvironmental@hotmail.co.uk</a></p>			
<b>Sample Reference:</b>	Inspection Point 26 Sample 23	<b>Asbestos Type:</b>	<b>No Asbestos Detected In Sample (NADIS)</b>
<b>Sample Location:</b>	External Flat Roof 2	<b>Product type:</b>	N/A
<b>Sample Description:</b>	Bitumen roof felt	<b>Accessibility</b>	N/A
		<b>Extent</b>	N/A
<b>Extent of Damage</b>	N/A	<b>Material Risk Assessment Total</b>	0
<b>Surface Treatment</b>	N/A	<b>Potential for Fibre Release</b>	N/A
<b>Recommended Action:</b>	<b>No asbestos was detected in sample. No further action required.</b>		

# S AND K ENVIRONMENTAL

## 8) Conclusions and Recommendations

- 1) Out of the twenty six inspections either taken for analysis or that had a strong visual assumption made; eight were identified as containing asbestos.

### **Asbestos Insulating Board (AIB)**

- 2) Inspection Points 05 and 16 were identified as containing Amosite and Chrysotile.

We recommend IP/05 be encapsulated then labelled and managed or removed by a Licensed contractor in accordance with the Control of Asbestos Regulations 2012.

We recommend IP/16 be removed and the area environmentally cleaned by a Licensed contractor in accordance with the Control of Asbestos Regulations 2012.

**A two week notification to the Health and Safety Executive is required prior to work with this product.**

### **Asbestos Cement**

- 3) Inspection Points 09 and 21 were identified as containing Chrysotile.  
We recommend IP/09 be removed by a competent Contractor in accordance with the Control of Asbestos Regulations 2012.  
We recommend IP/21 be labelled and managed or removed by a Competent contractor in accordance with the Control of Asbestos Regulations 2012.

### **Asbestos Bitumen**

- 4) Inspection Point 22 was identified as containing Chrysotile. We recommend this incidence be labelled and managed or removed using a Competent Contractor under controlled conditions in accordance with the Control of Asbestos Regulations 2012.

### **Asbestos Bakelite**

- 5) Inspection Points 11 and 14 were identified as containing Amosite. We recommend these incidences be labelled and managed or removed using a Competent Contractor under controlled conditions in accordance with the Control of Asbestos Regulations 2012.

### **Asbestos Rope**

- 6) Inspection Point 24 was identified as containing Chrysotile. We recommend this incidence be labelled and managed or removed by a competent contractor in accordance with the Control of Asbestos Regulations 2012.

# S AND K ENVIRONMENTAL

## No Access

- 7) No access was gained to the following areas.  
Room 3 – 2<sup>nd</sup> Floor, behind panel of fireplace in Room 3 – 1<sup>st</sup> Floor, above timber panelled ceiling in Room 4 – 1<sup>st</sup> Floor, the occupied flat on the 1<sup>st</sup> floor and behind the red slate tiles on the external walls of the 2<sup>nd</sup> floor of the property. Further investigation would be required to confirm or refute the presence of asbestos in these areas.

## Non Asbestos



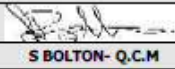
- 8) Inspection Points 01, 02, 03, 04, 06, 07, 08, 10, 12, 13, 15, 17, 18, 19, 20, 23, 25 and 26 were identified as containing no asbestos. No further action is required for these items.
- 9) As asbestos was found in the areas surveyed, care needs to be exercised in the normal way during refurbishment in case a form of asbestos has been incorporated in the fabric of the building or under sub-structures. Any suspected materials discovered, not noted in the survey should be checked for asbestos.
- 10) Any asbestos removed should be treated as hazardous waste under the control of hazardous waste regulations 2009, and taken to a licensed asbestos waste site, by a licensed hazardous waste carrier.



# Appendices

# S AND K ENVIRONMENTAL

## 9) Bulk Sample

 2707	 <b>Asbestos Analysis Services Ltd.</b>	STANDARD <input type="checkbox"/> PREMIUM <input type="checkbox"/> EMERGENCY <input type="checkbox"/>																	
<b>CERTIFICATE FOR IDENTIFICATION OF ASBESTOS FIBRES</b>																			
Client:  Address:  Attention:  Site Address:  Date sample taken:  Date sample received:  Date of Analysis:	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td colspan="2">S&amp;K ENVIRONMENTAL SOLUTIONS LTD</td></tr> <tr><td colspan="2">UNIT 11 WEST POINT PLACE KINGS ROAD CHARFLEET CANVEY ISLAND SS8 0SE</td></tr> <tr><td colspan="2">SIMON BATCHELOR</td></tr> <tr><td colspan="2">BISHOP HOUSE 110 WALM LANE WILLEDEN GREEN LONDON NW2</td></tr> <tr><td colspan="2">30/09/15</td></tr> <tr><td colspan="2">01/10/15</td></tr> <tr><td colspan="2">01/10/15</td></tr> </table>	S&K ENVIRONMENTAL SOLUTIONS LTD		UNIT 11 WEST POINT PLACE KINGS ROAD CHARFLEET CANVEY ISLAND SS8 0SE		SIMON BATCHELOR		BISHOP HOUSE 110 WALM LANE WILLEDEN GREEN LONDON NW2		30/09/15		01/10/15		01/10/15		Analysis Report No. <b>SCO/15/29103</b>  Report Date. <b>01/10/15</b>  Site Ref No. <b>N/A</b>  Page No: <table border="1" style="display: inline-table;"><tr><td style="width: 20px;">1</td><td style="width: 20px;">Of</td><td style="width: 20px;">3</td></tr></table> No. of Samples: <b>23</b>  Obtained: <b>DELIVERED</b>	1	Of	3
S&K ENVIRONMENTAL SOLUTIONS LTD																			
UNIT 11 WEST POINT PLACE KINGS ROAD CHARFLEET CANVEY ISLAND SS8 0SE																			
SIMON BATCHELOR																			
BISHOP HOUSE 110 WALM LANE WILLEDEN GREEN LONDON NW2																			
30/09/15																			
01/10/15																			
01/10/15																			
1	Of	3																	
<p style="font-size: small;">Samples of material, referenced below, have been examined to determine the presence of asbestos fibres, using Scopes Asbestos Analysis "in house" method of transmitted/polarised light microscopy and centre stop dispersion staining, based on HSE's HSG248. If samples have been DELIVERED the site address and actual sample location is as given by the client at the time of delivery. Scopes Asbestos Analysis Services Limited are not responsible for the accuracy or competence of the sampling by third parties. Under these circumstances Scopes Asbestos Analysis Services Limited cannot be held responsible for the interpretation of the results shown.</p>																			
SCOPES SAMPLE No.	CLIENT SAMPLE No.	Sample Location	Fibre Type Detected																
1	IP/01	2 <sup>ND</sup> FLOOR- ROOM 1- STORAGE ROOM- PLASTER TO WALLS	NADIS																
2	IP/02	2 <sup>ND</sup> FLOOR- ROOM 2- BAR AREA- VERMICULITE COATING TO WORK SURFACE IN CORNER OF ROOM	NADIS																
3	IP/03	2 <sup>ND</sup> FLOOR- ROOM 2- BAR AREA- GREY, RED AND BLACK FLOOR TILES	NADIS																
4	IP/04	1 <sup>ST</sup> FLOOR- ROOMS 4 AND 5- FLOOR TILES AND BITUMEN ADHESIVE ON TIMBER FLOORBOARDS	NADIS																
5	IP/05	1 <sup>ST</sup> FLOOR- ROOM 5- OFFICE- BOARD TO FIREPLACE PANEL	AMOSITE/CHRYSTOTILE																
6	IP/06	1 <sup>ST</sup> FLOOR- ROOM 5- OFFICE- BITUMEN STAIR NOSING TO ENTRANCE OF ROOM	NADIS																
7	IP/08	1 <sup>ST</sup> FLOOR- ROOM 7- CUPBOARD UNDERSTAIRS- FLOOR TILES TO SIDE OF FLOOR	NADIS																
8	IP/09	GROUND FLOOR- ROOM 3- CUPBOARD UNDERSTAIRS- REDUNDANT CEMENT SHEET TO REAR OF CUPBOARD	CHRYSTOTILE																
9	IP/10	GROUND FLOOR- ROOM 5- GENTS W/C- TEXTURED COATING TO LINING PAPER ON LATH AND PLASTER CEILING	NADIS																
10	IP/11	GROUND FLOOR- ROOM 5- GENTS W/C- BAKELITE W/C CISTERN ON WALL	AMOSITE																
KEY: NADIS - No Asbestos Detected in Sample  Note: All samples will be retained for a minimum of six months. Note: This Certificate for Identification of Asbestos Fibres shall not be reproduced except in full without the written approval of the Laboratory.																			
Analysed by:	M ZHOU	Authorised signatory:  Print name:	<b>S BOLTON- Q.C.M</b>																
<b>BULK 001-VER 5 12-AUGUST-09-QCM</b>																			
2 Nobel Square, Courtauld Road, Burnt Mills Industrial Estate, Basildon, Essex SS13 1LS Tel: 01268 724785 Fax: 01268 724796 Mob: 07765 685132 E-Mail: <a href="mailto:enquiries@scopesaasl.co.uk">enquiries@scopesaasl.co.uk</a> <small>Company Reg No: 5191390 Reg Address: As above</small>																			

# S AND K ENVIRONMENTAL



## CERTIFICATE FOR IDENTIFICATION OF ASBESTOS FIBRES

STANDARD   
 PREMIUM   
 EMERGENCY

<b>Client:</b>	S&K ENVIRONMENTAL SOLUTIONS LTD	<b>Analysis Report No.</b>	SCO/15/29103
<b>Address:</b>	UNIT 11 WEST POINT PLACE KINGS ROAD CHARFLEET CANVEY ISLAND SS8 0SE	<b>Report Date:</b>	01/10/15
<b>Attention:</b>	SIMON BATCHELOR	<b>Site Ref No.</b>	N/A
<b>Site Address:</b>	BISHOP HOUSE 110 WALM LANE WILLESDEN GREEN LONDON NW2	<b>Page No:</b>	2 Of 3
<b>Date sample taken:</b>	30/09/15	<b>No. of Samples:</b>	23
<b>Date sample received:</b>	01/10/15	<b>Obtained:</b>	DELIVERED
<b>Date of Analysis:</b>	01/10/15		

Samples of material, referenced below, have been examined to determine the presence of asbestos fibres, using Scopes Asbestos Analysis "in house" method of transmitted/polarised light microscopy and centre stop dispersion staining, based on HSE's HSG248. If samples have been DELIVERED the site address and actual sample location is as given by the client at the time of delivery. Scopes Asbestos Analysis Services Limited are not responsible for the accuracy or competence of the sampling by third parties. Under these circumstances Scopes Asbestos Analysis Services Limited cannot be held responsible for the interpretation of the results shown.

SCOPES SAMPLE No.	CLIENT SAMPLE No.	Sample Location	Fibre Type Detected
11	IP/12	GROUND FLOOR- ROOM 6- W/C CUBICLE- W/C CISTERN	NADIS
12	IP/13	GROUND FLOOR- ROOM 7- OFFICE- FLOOR TILES UNDER TIMBER FLOORING	NADIS
13	IP/15	GROUND FLOOR- ROOM 8- WC AND STORE- FLOOR TILES ON CONCRETE FLOOR	CHRYSO TILE
14	IP/16	GROUND FLOOR- ROOM 9- OFFICE- BOARD DEBRIS ON TIMBER FRAME WITHIN FIREPLACE	AMOSITE/CHRYSO TILE
15	IP/17	EXTERNAL- PUTTY TO TIMBER WINDOW FRAMES THROUGHOUT PROPERTY	NADIS
16	IP/18	BITUMEN FELT TO ROOF OF 2 <sup>ND</sup> FLOOR	NADIS
17	IP/19	GROUND FLOOR- EXTERNAL- MASTIC AROUND METAL FAN CANOPY ON FLAT ROOF ABOVE ROOMS 5 TO 10	NADIS
18	IP/20	EXTERNAL- BITUMEN FELT TO FLAT ROOF AT SIDE OF PROPERTY	NADIS

**KEY:** NADIS - No Asbestos Detected in Sample

Note: All samples will be retained for a minimum of six months.

Note: This Certificate for Identification of Asbestos Fibres shall not be reproduced except in full without the written approval of the Laboratory.

<b>Analysed by:</b>	C TUNNICLIFFE	<b>Authorised signatory:</b>	
		<b>Print name:</b>	S BOLTON- Q.C.M

**BULK 001-VER 5 12-AUGUST-09-QCM**

2 Nobel Square, Courtauld Road, Burnt Mills Industrial Estate, Basildon, Essex SS13 1LS  
 Tel: 01268 724785 Fax: 01268 724796 Mob: 07765 685132 E-Mail: enquiries@scopesaasl.co.uk

Company Reg No: 5191390 Reg Address: As above

# S AND K ENVIRONMENTAL



## CERTIFICATE FOR IDENTIFICATION OF ASBESTOS FIBRES

STANDARD	<input type="checkbox"/>
PREMIUM	<input type="checkbox"/>
EMERGENCY	<input type="checkbox"/>

Client:	S&K ENVIRONMENTAL SOLUTIONS LTD
Address:	UNIT 11 WEST POINT PLACE KINGS ROAD CHARFLEET CANVEY ISLAND SS8 0SE
Attention:	SIMON BATCHELOR
Site Address:	BISHOP HOUSE 110 WALM LANE WILLESDEN GREEN LONDON NW2
Date sample taken:	30/09/15
Date sample received:	01/10/15
Date of Analysis:	01/10/15

Analysis Report No.	SCO/15/29103
Report Date.	01/10/15
Site Ref No.	N/A
Page No:	3 Of 3
No. of Samples:	23
Obtained:	DELIVERED

Samples of material, referenced below, have been examined to determine the presence of asbestos fibres, using Scopes Asbestos Analysis "in house" method of transmitted/polarised light microscopy and centre stop dispersion staining, based on HSE's HSG248. If samples have been DELIVERED the site address and actual sample location is as given by the client at the time of delivery. Scopes Asbestos Analysis Services Limited are not responsible for the accuracy or competence of the sampling by third parties. Under these circumstances Scopes Asbestos Analysis Services Limited cannot be held responsible for the interpretation of the results shown.

SCOPES SAMPLE No.	CLIENT SAMPLE No.	Sample Location	Fibre Type Detected
19	IP/22	EXTERNAL- CAR WASH AREA- BITUMEN FLASHING ABOVE ENTRANCE TO GARAGE	CHRYSOITILE
20	IP/23	EXTERNAL- FLAT ROOF 1 – BITUMEN FELT UNDER FIBREGLASS COATING	NADIS
21	IP/24	EXTERNAL- FLAT ROOF 1- ROPE BEADING TO GLASS SKYLIGHT ON FLAT ROOF 1	CHRYSOITILE
22	IP/25	EXTERNAL- FLAT ROOF 1- PUTTY TO FRAMES OF GLASS SKYLIGHT ON FLAT ROOF 1	NADIS
23	IP/26	EXTERNAL- FLAT ROOF 2- BITUMEN FELT TO FLAT ROOF 2	NADIS

**KEY:** NADIS - No Asbestos Detected in Sample  
 Note: All samples will be retained for a minimum of six months.  
 Note: This Certificate for Identification of Asbestos Fibres shall not be reproduced except in full without the written approval of the Laboratory.

Analysed by:	W JEFFERIES	Authorised signatory:	
		Print name:	S BOLTON- Q.C.M

**BULK 001-VER 5 12-AUGUST-09-QCM**

2 Nobel Square, Courtauld Road, Burnt Mills Industrial Estate, Basildon, Essex SS13 1LS  
 Tel: 01268 724785 Fax: 01268 724796 Mob: 07765 685132 E-Mail: [enquiries@scopesaasl.co.uk](mailto:enquiries@scopesaasl.co.uk)  
 Company Reg No: 5191390 Reg Address: As above

# S AND K ENVIRONMENTAL

## 10 Register of Asbestos

Inspection No.	Description	Location	Asbestos Type	Quantity	Recommended Action
Inspection Point 05 Sample 5	Asbestos Insulating Board Panel Covering fireplace	Room 5 – Office 1st Floor	Amosite and Chrysotile	1 m <sup>2</sup>	<b>Encapsulate then label and manage or remove using a Licensed contractor in accordance with the Control of Asbestos Regulations 2012.</b>
Inspection Point 09 Sample 8	Redundant cement sheet to rear of cupboard	Room 3 Cupboard under Stairs Ground Floor	Chrysotile	< 1 m <sup>2</sup>	<b>Remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>
Inspection Point 11 Sample 10	Bakelite Cistern on wall	Room 5 – Gents W/C Ground Floor	Amosite	1 x Cistern	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>
Inspection Point 14 As per Sample 10	Bakelite Cistern on wall	Room 8 –W/C and Store Ground Floor	Amosite	1 x Cistern	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>
Inspection Point 16 Sample 14	Asbestos Insulating Board Debris on timber frame within fireplace	Room 9 – Office Ground Floor	Amosite and Chrysotile	< 1 m <sup>2</sup>	<b>Remove and environmentally clean area using a Licensed contractor in accordance with the Control of Asbestos Regulations 2012.</b>

## S AND K ENVIRONMENTAL

Inspection No.	Description	Location	Asbestos Type	Quantity	Recommended Action
Inspection Point 21 Strongly Presumed	Strongly Presumed cement cowl to top of chimney	External	Chrysotile	< 1 m <sup>2</sup>	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>
Inspection Point 22 Sample 19	Bitumen flashing to top of sign above entrance of garage	External	Chrysotile	4 Lm x 100 mm	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>
Inspection Point 24 Sample 21	Rope beading to glass sky-light	External Flat Roof 1	Chrysotile	14 Lm	<b>Label and manage or remove using a competent contractor in accordance with the Control of Asbestos Regulations 2012.</b>
No Access	No access was gained to Room 3 on the second floor	Room 3 – 2 <sup>nd</sup> Floor	N/A	N/A	<b>Further investigation would be required to confirm or refute the presence of asbestos in this area.</b>
No Access	No access was gained behind panel of fireplace in Room 3 – 1 <sup>st</sup> Floor	Room 3 – 1 <sup>st</sup> Floor	N/A	N/A	<b>Further investigation would be required to confirm or refute the presence of asbestos in this area.</b>
No Access	No access was gained above timber panelled ceiling in Room 4 – 1 <sup>st</sup> Floor	Room 4 – 1 <sup>st</sup> Floor	N/A	N/A	<b>Further investigation would be required to confirm or refute the presence of asbestos in this area.</b>

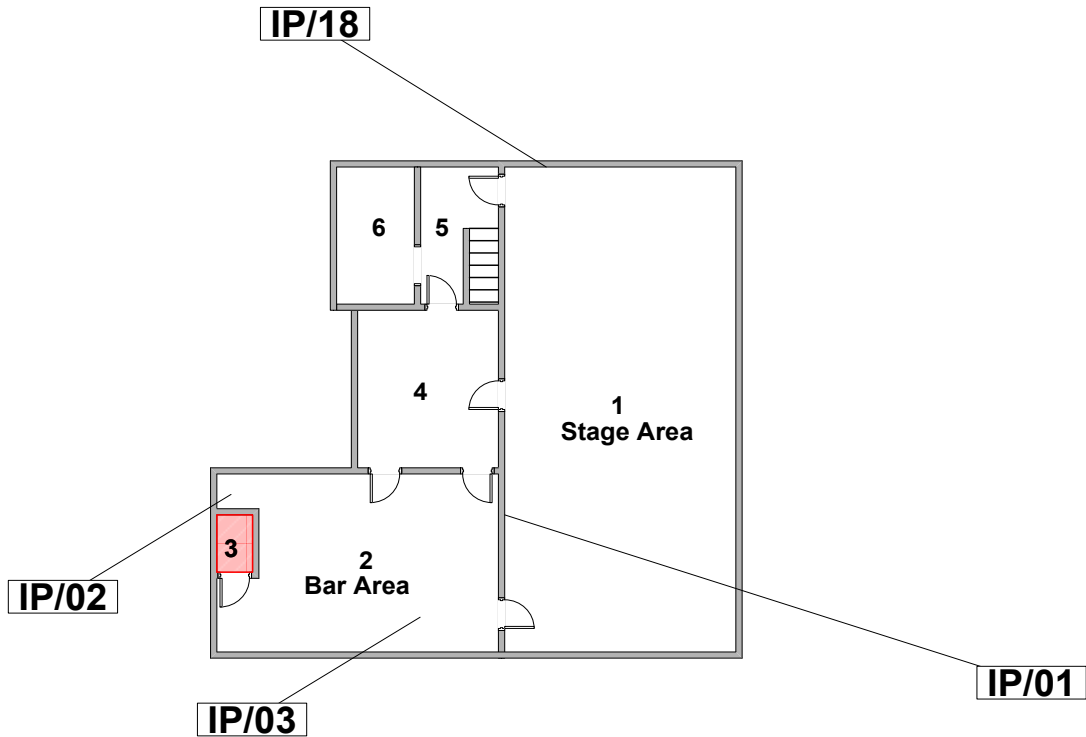
## S AND K ENVIRONMENTAL

Inspection No.	Description	Location	Asbestos Type	Quantity	Recommended Action
No Access	No access was gained to the occupied flat on the 1 <sup>st</sup> floor	1st Floor	N/A	N/A	<b>Further investigation would be required to confirm or refute the presence of asbestos in this area.</b>
No Access	No access was gained behind the red slate tiles on the external walls of the 2 <sup>nd</sup> floor of the property	External 2nd Floor	N/A	N/A	<b>Further investigation would be required to confirm or refute the presence of asbestos in this area.</b>

# S AND K ENVIRONMENTAL

## 11] Site Plans

### 2<sup>nd</sup> Floor



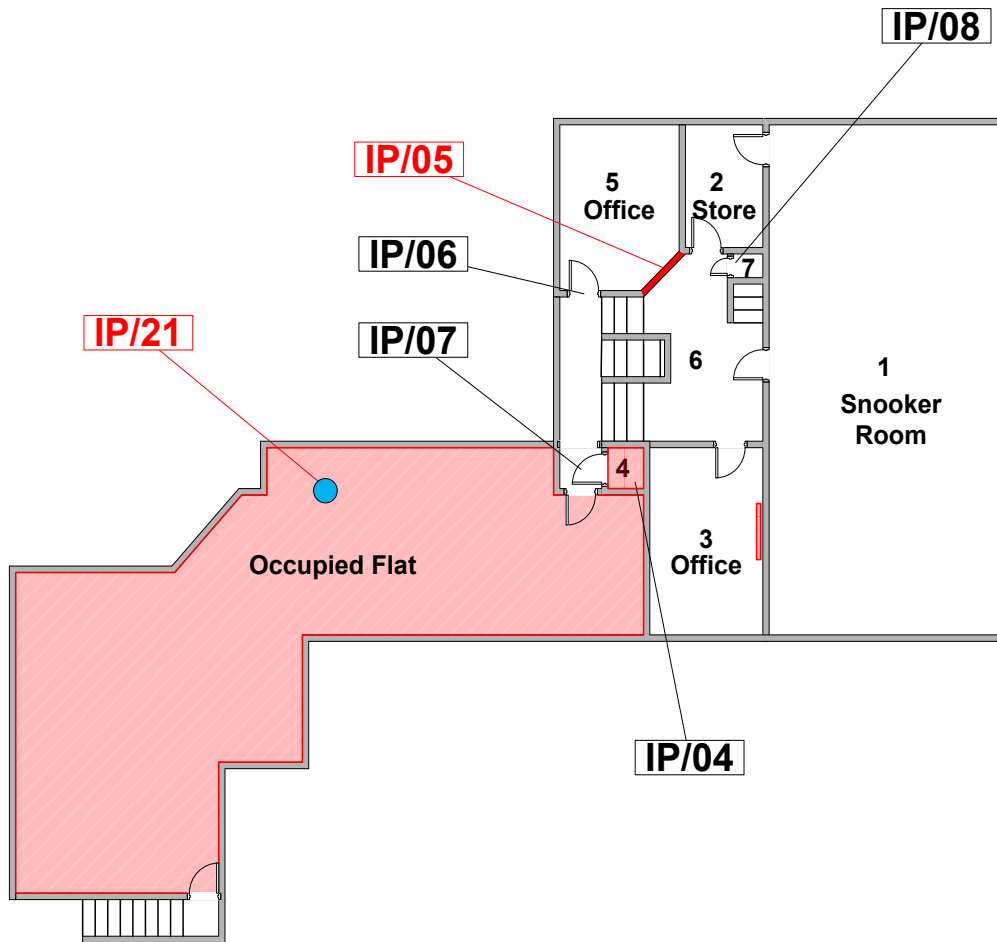
#### KEY -

- IP/ Positive Inspection
- IP/ Negative Inspection
- No Access



# S AND K ENVIRONMENTAL

## 1st Floor

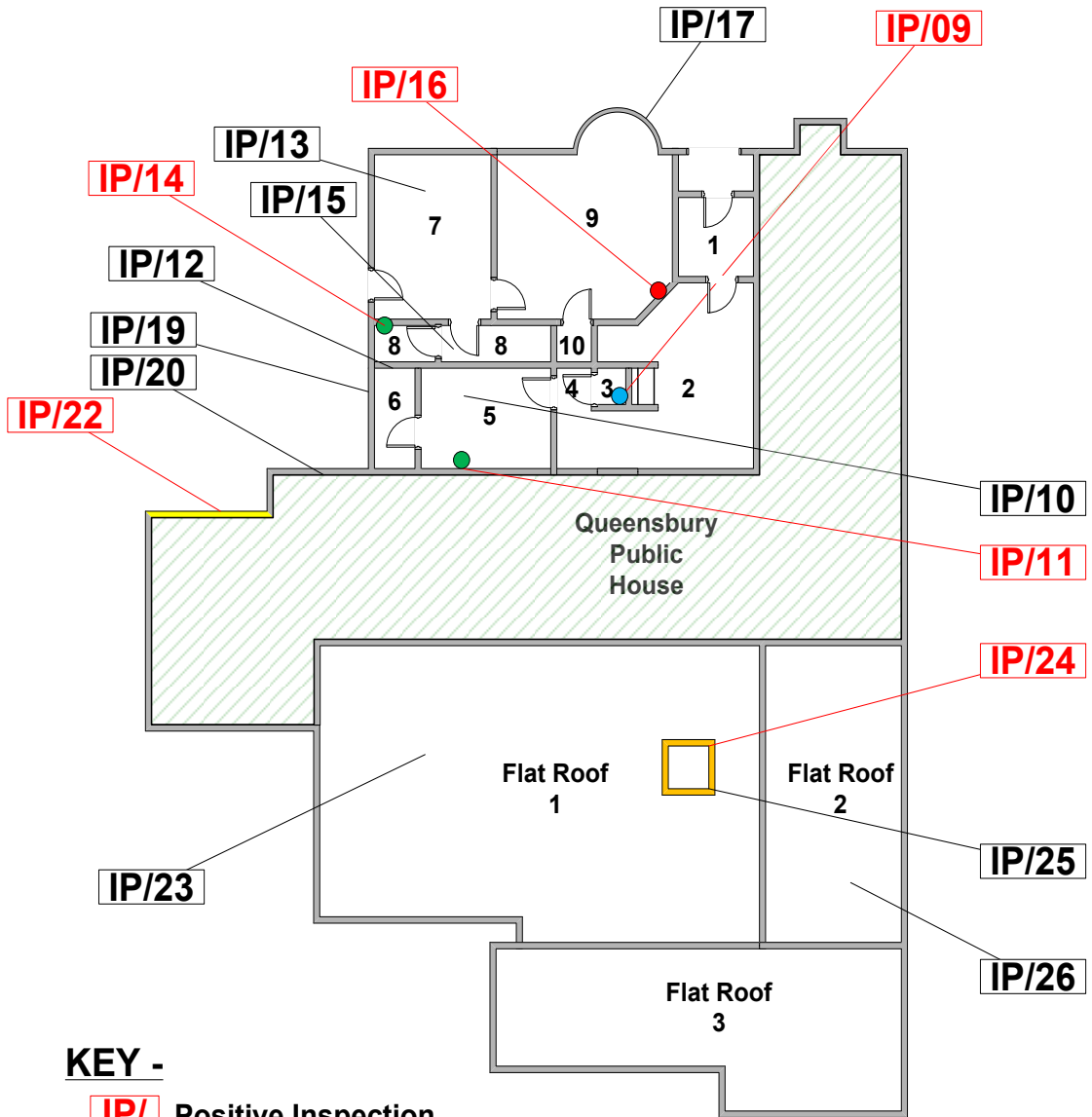


### KEY -

- IP/ Positive Inspection
- IP/ Negative Inspection
- No Access
- AIB Panel Covering Fireplace
- Cement Cowling To Top Of Brick Chimney

# S AND K ENVIRONMENTAL

## Ground Floor



**KEY -**

- IP/ Positive Inspection
- IP/ Negative Inspection
- Not in Scope Of Survey
- Redundant Cement Sheet
- Bakelite W/C Cistern
- AIB Debris Within Fireplace
- Bitumen Flashing Above Entrance To Garage
- Rope Beading To Glass Sky-Light