

ASBESTOS SURVEY REPORT

Property Address:	St Guthlac's Church Holbrook Road Knighton Leicestershire LE2 3WB		
UPR Number:			
Report Number:	6774-0001-MR	Issue Number:	1
Type of Survey:	A combination of a management and part refurbishment survey		
Areas Surveyed:	All accessible locations relating to the building/s.		
			
Client Name:	St Guthlac's Church PCC	Report Date:	08/05/2013
Surveyed by:	J Brooks	Reviewed by:	David Whitaker
Signed: (Authorised)			

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1.0 Executive summary

Type of survey carried out: A combination of a management and part refurbishment survey as defined in the 'HSG 264 Asbestos: The Survey Guide'.

Scope of survey: To locate, as far as reasonably practicable, the presence and extent of any suspect asbestos containing materials (ACM's) in the building which could be damaged or disturbed during , and to assess their condition.

Extent of the survey: All accessible locations as requested by the client at:

St Guthlac's Church
Holbrook Road
Knighton
Leicestershire
LE2 3WB

1.1 Locations of asbestos containing materials

A summary of the locations of all asbestos containing materials (ACM's) identified or presumed during the survey along with the action priority and recommended action can be found in 'Section 15.0, Asbestos containing materials' and are highlighted on the site plans in Appendix B.

1.2 Locations of inaccessible areas

A summary of all areas and locations that were inaccessible during the survey can be found in 'Section 15.1 Inaccessible areas' and are highlighted on the site plans in Appendix B. These areas / locations should be presumed to contain asbestos on a worst case risk basis until proven otherwise as required by HSG264.

1.3 Locations of materials identified as non asbestos

Section 15.2, details all materials that have been sampled but do not contain asbestos including those materials that have been strongly presumed to be identical to other material/s sampled.

2.0 Introduction

A proposal was put forward to the client to carry out a survey, that was accepted, and a survey of all accessible areas was undertaken.

Further to the completion of the survey all the information gathered has been incorporated into this report to detail all asbestos containing materials, inaccessible areas and materials that following analysis did not contain asbestos.

3.0 General site and survey information

Name and address of organisation carrying out the survey:	Independent Environmental Services, North Street, Wigston, Leicester. LE18 1PS		
Name of surveyor:	J Brooks		
Name of assistant surveyor /s:			
Report author:	Sally Whitaker		
Survey commissioned by:	Keith Hamilton B3 Architects Unit 19 Loughborough Technology Centre Epinal Way Loughborough LE11 3GE		
On behalf of (Client):	St Guthlac's Church PCC		
Description of site:	Church		
Year built:	1912		
Construction type:	Traditional brick built		
Report issue date:	08/05/2013		
Issue Number:	1	Re-issue date:	
Reason for re-issue:			
Date survey carried out:	30/04/2013		
Specific areas included in the survey:	All accessible locations relating to the building/s.		
Specific areas excluded from the survey:	None		
Survey method used:	As described in HSG264 Asbestos: The Survey Guide and IES Standard Procedures for surveying and bulk sampling.		
Type /s of survey undertaken:	A combination of a management and part refurbishment		
Reason for survey:	Proposed refurbishment and policy compliance.		
Variations / deviations from the method:	None		
Agreed exclusions or inaccessible areas (and reasons) specific to survey:	None		
UKAS accreditation number of laboratory carrying out bulk sample analysis:	2671		
Number of samples collected (certificate in Appendix A):	2		
Additional information:			

4.0 Survey purpose

To help manage asbestos in the duty holder's (client's) premises, by;

- Providing accurate information on the location, amount and condition of asbestos containing materials (ACM's).
- Assessing the level of damage or deterioration in the ACM's and whether remedial action is required.
- Using the survey information to provide a record of the location of any asbestos materials either identified or presumed and listing them in a table and on building plans.
- Helping to identify all the ACM's to be removed before refurbishment work or demolition.

5.0 Aims and objectives

To, as far as reasonably practicable locate, identify and assess all reasonably accessible ACM's present in the scope of the survey and to present the information collected in a way which allows the duty holder to manage the risks arising from those materials and comply with the Control of Asbestos Regulations (CAR) 2012.

6.0 UKAS accreditation

Independent Environmental Surveyors (Inspection body 4140) are accredited by UKAS as a Type C inspection body carrying out management, refurbishment and demolition surveys in accordance with HSG 264 Asbestos: The survey guide, and the Control of asbestos regulations 2012.

7.0 Sampling strategy

Bulk sampling procedures used within this survey are as described within the documented Standard Procedures of IES and as described in HSG264.

Sampling will normally be carried out at the time of the survey, however, for very large premises or where access has not been possible, sampling may be carried out as a separate exercise, e.g. when the area is available. Each area and room in the premises will have had a thorough visual examination to identify the materials and locations to be selected for sampling.

For homogeneous material, often a single sample is all that is required to confirm the suspicion that it is asbestos and to make a presumption that it applies to other material of the same type. However, for non-homogeneous materials and for some presumed non-asbestos materials, additional sampling may be needed, to reduce the possibility of false negatives which may lead to incorrect conclusions.

All samples collected have been analysed by a UKAS accredited Laboratory to detect the presence of asbestos fibres in accordance with the method set out in HSG 248.

The number of samples collected and the laboratory accreditation number are listed in Section 3.0. The bulk sample certificate can be found in Appendix A.

During the survey there may have been occasions where samples were not taken, for example;

- Where sampling will damage the critical integrity of the material (e.g. a roof, gutter, pipe).
- Where there is an electrical hazard (e.g. flash guards within live electrical equipment).
- Unsafe access.
- Identical materials had already been sampled.

In the case of any of the above circumstances a presumption shall be made to the presence of asbestos containing materials. Where generically similar materials had already been sampled, a reference will be made to the sample number and the type of asbestos present.

8.0 Management surveys

A management survey is the standard survey. Its purpose is to locate, as far as 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 in all accessible areas including;

- Under floor coverings
- Above false ceilings (ceiling voids).
- Lofts / roof voids.
- Inside risers
- Service ducts and lift shafts.
- Basements and cellars.
- Underground rooms and undercrofts.

Management surveys will often involve minor intrusive work and some disturbance. The extent of intrusion will vary between premises and depend on what is reasonably practicable for individual properties, i.e. it will depend on factors such as the type of building, the nature of construction, accessibility etc. A management survey should 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. This 'material assessment' will give a good initial guide to the priority for managing ACMs as it will identify the materials which will most readily release airborne fibres if they are disturbed.

The survey will usually involve sampling and analysis to confirm the presence or absence of ACMs. However a management survey can also involve presuming the presence or absence of asbestos. A management survey can be completed using a combination of sampling ACMs and presuming ACMs or, indeed, just presuming. Any materials presumed to contain asbestos must also have their condition assessed (i.e. material assessment).

Boxing's

During a management survey, boxing's that are constructed in such a way that they can be easily accessed (have removable panels, access doors or can be easily unscrewed), are usually inspected. However, boxing's that would require a more destructive inspection (nailed and / or glued on panels), do not normally fall within the remit of this type of survey and are not be included within the report unless specifically requested by the client.

Floor coverings (inc. Loft insulation)

Wherever possible during a management survey the surveyor will lift floor coverings to inspect for the presence of asbestos containing materials, however it is usually not possible to lift all of the floor covering. Therefore comment can only be made on the area inspected. If future refurbishment/repair works will require the removal of floor coverings further inspection will be required prior to the works commencing. Floor coverings that cannot be lifted without causing damage to them shall not be lifted and subsequently the surface beneath the floor covering shall be deemed to be inaccessible.

Fire doors

Fire doors may contain concealed asbestos containing materials. In the case of a management survey it is not possible to ascertain its presence without causing damage to the door. It should be assumed that all fire doors on the premises contain asbestos containing materials until a destructive inspection is undertaken.

Gaskets

Gaskets used to seal pipe and ducting joints may contain asbestos usually Chrysotile. In the case of a management survey it is generally not possible to inspect pipe work or ducting for their presence without dismantling or damaging the plant. It should be assumed that all pipe work and ducting on the premises contain asbestos gaskets. The gaskets are unlikely to give rise to significant airborne fibre release unless they are disturbed during maintenance works.

Skylights

Skylights may contain concealed asbestos rope seals. In the case of a management survey it is generally not possible to inspect skylights for the presence of asbestos rope seals without dismantling or damaging the skylight. It should be assumed that all skylights on the premises contain asbestos containing materials until a destructive inspection is undertaken.

Storage / space heaters / boilers / heating appliances

Heaters, boilers etc. may contain concealed asbestos containing materials in the form of insulation materials or gaskets and washers. In the case of a management survey it is not always possible to ascertain its presence within the heater without causing damage to the unit. It should be assumed that all heaters and boilers on the premises may contain asbestos materials until a destructive (refurbishment) inspection is undertaken.

Electrical switchgear / consumer units

Electrical switch gear and consumer units may contain concealed asbestos containing materials in the form of flash guards and flash shields. It is not always possible to ascertain the presence of asbestos containing materials as usually the electrical switchgear is live and therefore opening the switchgear would pose a possible risk of electric shock. It should be presumed that all electrical switchgear on the premises may contain asbestos materials until such time the switchgear can be isolated and safely

9.0 Refurbishment and demolition surveys

A refurbishment and demolition survey is needed before any refurbishment or demolition work is carried out. This type of survey is used to locate and describe, as far as reasonably practicable, all ACMs in the area where the refurbishment work will take place or in the whole building if demolition is planned.

The survey will be fully intrusive and involve destructive inspection, as necessary, to gain access to all areas, including those that may be difficult to reach. A refurbishment and demolition survey may also be required in other circumstances, e.g. when more intrusive maintenance and repair work will be carried out or for plant removal or dismantling.

There is a specific requirement in CAR 2012 (regulation 7) for all ACMs to be removed as far as reasonably practicable before major refurbishment or final demolition. Removing ACMs is also appropriate in other smaller refurbishment situations which involve structural or layout changes to buildings (e.g. removal of partitions, walls, units etc). Under CDM, the survey information should be used to help in the tendering process for removal of ACMs from the building before work starts.

The survey report should be supplied by the client to designers and contractors who may be bidding for the work, so that the asbestos risks can be addressed. In this type of survey, where the asbestos is identified so that it can be removed (rather than to 'manage' it), the survey does not normally assess the condition of the asbestos, other than to indicate areas of damage or where additional asbestos debris may be present. However, where the asbestos removal may not take place for some time, the ACMs' condition will need to be assessed and the materials managed.

10.0 Terminology and abbreviations

The following abbreviations may have been used within the report;

3MF:	Machine made mineral fibre, fibre glass, Rockwool or other similar materials
NAMP:	No asbestos materials present
NAD:	No asbestos detected
ESG:	Electrical switchgear
CASC:	Ceiling above suspended ceiling
AIB:	Asbestos insulating board
ACM's:	Asbestos containing materials
CAR 2012:	Control of asbestos regulations 2012

The following terminology is used within the report;

IES ref number:	Each area inspected is given a unique reference number. Any building component inspected within this area is then awarded a further number.
Room type:	Component / room / area where asbestos containing materials are located.
Building element:	A description of the building component inspected e.g. ceiling, wall panel or floor covering.
Quantity:	The amount of the building element present.
Product type:	A description of the type of material present.
Extent of damage:	A description on the condition of the product type
Surface treatment:	A description of the covering to the product type.
Asbestos type:	Result of analysis carried out by UKAS accredited testing Laboratory i.e. Crocidolite = Blue Asbestos Amosite = Brown Asbestos Chrysotile = White Asbestos
Material assessment score:	The sum of the scores given to the product type, damage, surface treatment and asbestos type.
Sampled / Strongly / presumed:	Either the number of samples collected or, if the material has been strongly presumed to be identical to materials that have been sampled, or if the material has been presumed to contain asbestos.
Access:	An assessment rating of either easy, medium or difficult access given by the Surveyor of the ease of accessibility to the material.
Action priority:	This is the assessment rating using a combination of the material assessment algorithm score and access rating. A rating of immediate, middle term or longer priority is given.
Recommended actions / actions identified / No access:	A brief description of the recommended course of action to manage the ACM's or the reason why access was not possible.
Report number:	The unique report number assigned to the survey and associated report.

11.0 Material assessment

In the material assessment process, the main factors influencing fibre release are given a score which can then be added together to obtain a material assessment rating. The four main parameters which determine the amount of fibre released from an ACM when subject to disturbance are:

- Product type
- Extent of damage or deterioration
- Surface treatment
- Asbestos type

Each parameter is scored between 1 and 3. A score of 1 is equivalent to a low potential for fibre release, 2 = medium and 3 = high. Two parameters can also be given a nil score (equivalent to a very low potential for fibre release). The value assigned to each of the four parameters is added together to give a total score of between 2 and 12. Presumed or strongly presumed ACMs are scored as crocidolite (i.e. score = 3) unless there is strong evidence to show otherwise. Examples of scoring for each parameter are given in 10.0 Material assessment algorithm.

Materials with assessment scores of 10 or more are rated as having a high potential to release fibres, if disturbed. Scores of between 7 and 9 are regarded as having a medium potential, and between 5 and 6 a low potential. Scores of 4 or less have a very low potential to release fibres. Non-asbestos materials are not scored.

In certain instances materials that may not have been sampled can be either presumed, or strongly presumed to contain asbestos.

If a sample is not taken, there must also be a presumption made whether the material is asbestos or non-asbestos. Surveyors will visually assess the edges and damaged areas of suspect materials and record the following:

- Whether visible fibres are present on close inspection (see Asbestos: The analysts' guide for sampling, analysis and clearance procedures).
- The colour of the fibres, if visible.
- Whether fibres are visually consistent with asbestos (e.g. form bundles with splayed ends).

Some materials, like textured plasters, paints and vinyl floor tiles, may contain very fine dispersed chrysotile asbestos which may not be seen by eye or with a magnifying glass, and these materials (if old) will have to be presumed to contain asbestos unless they are sampled and carefully analysed by a competent laboratory. As imported materials may have contained chrysotile asbestos until 1999 and laboratories often miss the fine asbestos, some additional checks may be necessary with these types of materials. Other useful characteristics (e.g. surface texture, sound when knocked, warmth to touch, surface hardness/deformation with a probe) may also be used by experienced surveyors to help compare the material with other materials they have previously encountered and had samples identified. Unless the surveyor is convinced that there is adequate evidence to conclude that the material is asbestos-free (e.g. plaster, plasterboard, wood etc), a presumption or strong presumption should be made that it is an ACM.

Presumed or strongly presumed asbestos containing materials are scored as crocidolite (3), unless analysis of similar samples from the building shows a different asbestos type, or if there is reasoned argument that another type of asbestos was almost always used.

12.0 Material assessment algorithm

sample variable	score	Examples of scores
Product type (or debris from product):	1	Asbestos-reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi-rigid paints or decorative finishes, asbestos cement etc).
	2	AIB, millboards, other low-density insulation boards, asbestos textiles, gaskets, ropes and woven textiles, asbestos paper and felt.
	3	Thermal insulation (e.g. pipe and boiler lagging), sprayed asbestos, loose asbestos, asbestos mattresses and packing.
Extent of damage/deterioration:	0	Good condition: no visible damage.
	1	Low damage: a few scratches or surface marks, broken edges on boards, tiles etc.
	2	Medium damage: significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres.
	3	High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment:	0	Composite materials containing asbestos: reinforced plastics, resins, vinyl tiles.
	1	Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) asbestos cement sheets etc.
	2	Unsealed AIB, or encapsulated lagging and sprays.
	3	Unsealed lagging and sprays.
Asbestos type:	1	Chrysotile
	2	Amphibole asbestos excluding crocidolite.
	3	Crocidolite.
Score		Potential to release asbestos fibres
10 or more		High
7-9		Medium
5-6		Low
4 or less		Very Low
Non-asbestos materials have no potential to release asbestos fibres		

13.0 Accessibility and action priority assessment

Guidance is given on the best action to be taken to prevent potential exposure to asbestos containing materials. The Surveyor uses their best judgement based on the information available at the time of the survey as follows:

- **Material assessment (as previous)**
- **Accessibility**
 - **Easy (3)** Areas such as corridors, offices, store rooms, classrooms, wards etc. Rooms within a domestic property. Material that is easily accessible, such as floors, walls, low level ceilings
 - **Medium (2)** In areas that are not normally occupied but materials are easily accessible, such as floors, walls, low ceilings within plant rooms, fuel stores etc., or where material is not so readily accessible such as a high level ceiling.
 - **Difficult (1)** Roof voids, floor ducts, risers etc that are rarely accessed, external areas at high level or at high level within a large warehouse or factory.

Finally the Action Priority is graded using the following calculation from the material assessment and accessibility assessments.

Material Assessment Score X Accessibility Score = Priority Rating

Immediate priority (score of above 20)	Significant asbestos risk, immediate action required to prevent exposure to occupants.
Middle Term priority (score of 15- 20)	No immediate risk of exposure to occupants but requires remedial works.
Longer Term priority (score of 14 or lower)	Low asbestos risk, little risk of exposure to occupants unless material is disturbed.

Reassessment of asbestos containing materials should be carried out at regular intervals as the condition of the materials or use of an area may change.

14.0 Exclusions and Inaccessible areas

Although every effort is made to access all areas, there may be occasions where access was not possible. Any areas not accessed or inspected are presumed to contain asbestos unless there is strong evidence to suggest otherwise. Details of inaccessible areas are listed in the table in Section 15.2 Inaccessible areas.

Any exclusions or inaccessible areas that have been agreed with the client prior to the survey are listed in Section 4.0 General site and survey information.

15.0 Asbestos containing materials

IES Ref No.	Floor Level	Client Ref No.	Room Type	Building Element	Product	Quantity	Asbestos Type	Type of I.D	Action Priority	Recommended Action	Page No.
8-53	Gnd		Boiler Room	Boiler/s	Gasket	1m2	Chrysotile	Sampled	Longer term	No action required	15
8-54	Gnd		Boiler Room	Boiler flue/s	Cement	1Lm	Amosite / Chrysotile	Sampled	Longer term	No action required	16
9-60	Ext		External	Cowling	Cement	0.5m2	Chrysotile	presumed	Longer term	No action required	17

15.1 Inaccessible areas

IES Ref No.	Floor	Client Room Ref	Room Type	Building Element	No access reason / description
3-21	Gnd		Sanctuary	Access hatch	Not accessed above due to height restriction.
6-40	Gnd		Nave	Floor	No access to inspect below, would cause damage.
9-61	Ext		External	Cowling	No access to inspect, as it was too high to inspect.

15.2 Non asbestos containing materials

Note: SP=Strongly presumed

IES Ref No.	Floor	Client Room Ref	Room Type	Building Element	Product	Type of I.D	IES Sample no.
-0	0		No sampled non asbestos materials				

16.0 Conclusions and actions

IES Ref:	8-53		
Client Room Ref:			
Room type:	Boiler Room		
Building element:	Boiler/s	Product:	Gasket

Material Assessment Algorithm					
A-Product type:	B-Extent of damage:	C-Surface treatment:	D-Asbestos type:	Material score (A+B+C+D)	Potential to release asbestos:
2-Gaskets	0-Good condition	1-Gaskets	1-Chrysotile	4	Very Low

Photo Reference: DSCF1488.JPG

	Asbestos type: Chrysotile
	Potential to release asbestos: Very Low
	Accessibility: Difficult
	Action Priority: Longer term

Who can work with / remove this material	Licensed contractors and trained non licensed contractors	Re-inspect in:	12 Months
Recommended action (in accordance with the Control of Asbestos Regulations 2012)	No action required The gaskets are unlikely to give rise to airborne fibre release unless disturbed. However, the gaskets could be disturbed by maintenance workers, therefore it would be advisable to make them aware of the possibility of asbestos containing materials being present before any works are carried out.		

16.0 Conclusions and actions

IES Ref:	8-54		
Client Room Ref:			
Room type:	Boiler Room		
Building element:	Boiler flue/s	Product:	Cement

Material Assessment Algorithm					
A-Product type:	B-Extent of damage:	C-Surface treatment:	D-Asbestos type:	Material score (A+B+C+D)	Potential to release asbestos:
1-Asbestos Cement	0-Good condition	1-Cement	2-Amosite & Chrysotile	4	Very Low

Photo Reference:	DSCF1489.JPG				
	Asbestos type: Amosite / Chrysotile				
	Potential to release asbestos: Very Low				
	Accessibility: Difficult				
	Action Priority: Longer term				

Who can work with / remove this material	Licensed contractors and trained non licensed contractors	Re-inspect in:	12 Months
Recommended action <i>(in accordance with the Control of Asbestos Regulations 2012)</i>	No action required The cement flue is unlikely to give rise to significant airborne fibre release unless disturbed as the asbestos fibres are bound into a hard cement matrix. However, disturbing the flue or subjecting it to mechanical damage (e.g. drilling or sanding) may give rise to airborne fibre release and should be avoided.		

16.0 Conclusions and actions

IES Ref:	9-60		
Client Room Ref:			
Room type:	External		
Building element:	Cowling	Product:	Cement

Material Assessment Algorithm					
A-Product type:	B-Extent of damage:	C-Surface treatment:	D-Asbestos type:	Material score (A+B+C+D)	Potential to release asbestos:
1-Asbestos Cement	0-Good condition	1-Cement	1-Chrysotile	3	Very Low

Photo Reference:	DSCF1490.JPG				
	Asbestos type: Chrysotile				
	Potential to release asbestos: Very Low				
	Accessibility: Difficult				
	Action Priority: Longer term				

Who can work with / remove this material	Licensed contractors and trained non licensed contractors	Re-inspect in:	12 Months
Recommended action <i>(in accordance with the Control of Asbestos Regulations 2012)</i>	No action required The cement cowling is unlikely to give rise to significant airborne fibre release unless disturbed as the asbestos fibres are bound into a hard cement matrix. However, disturbing the cowling or subjecting it to mechanical damage (e.g. drilling or sanding) may give rise to airborne fibre release and should be avoided.		

Appendix A Bulk analysis results



FOURSTAGE ENVIRONMENTAL LTD.

15 MARKET STREET, CASTLE DONINGTON, DERBY, DE74 2JB
Telephone: 01332 812549 Facsimile: 01332 814908



CERTIFICATE FOR IDENTIFICATION OF ASBESTOS FIBRES

Client:

Independent Environmental Surveyors

Address:

North Street
Wigston
Leicester
LE18 1PS

Attention:

David Whitaker

Site Address:

Guthlacs Church

Date Sample Taken:

30/04/13

Date Sample Received:

01/05/13

Date of Analysis:

03/05/13

Report Number:

4S-8551-B

Report Date:

03/05/13

Client Reference:

IES

Number of Samples:

2

Site Reference/Order No:

30340/6774/S

Sampled By:

Client

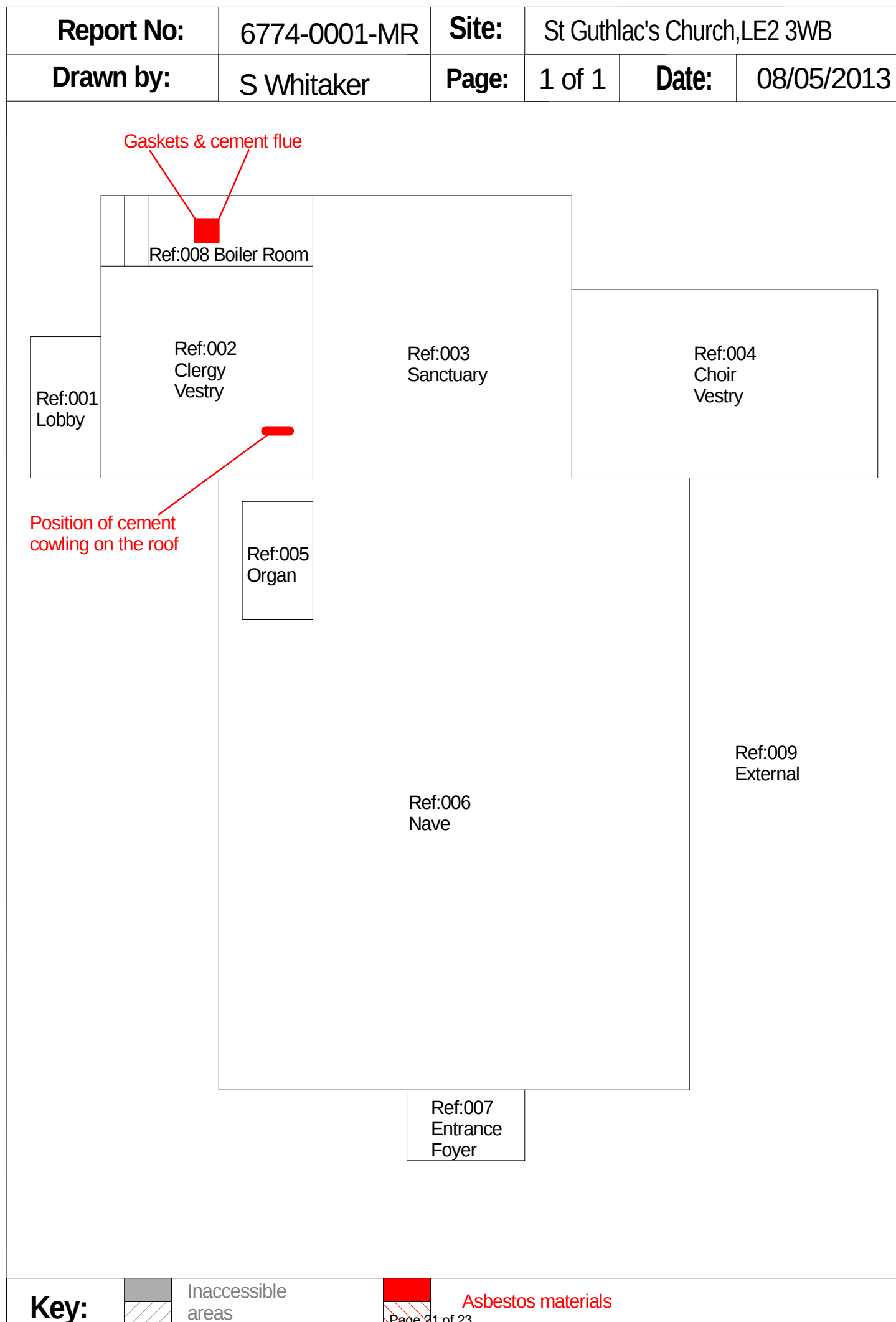
Samples of material, referenced below, have been examined to determine the presence of asbestos fibres, using Fourstage Environmental Limited "in house" method of transmitted/polarized light microscopy and centre stop dispersion staining, based on HSG 248. If the samples have been DELIVERED then the site address and actual sample location and sample type is as given by the client at the time of the delivery. Fourstage Environmental Limited is not responsible for the accuracy or competence of the sampling by third parties. Under these circumstances Fourstage Environmental Limited cannot be held responsible for the interpretation of the results shown. Fourstage Environmental Limited does however take responsibility for information reported when a staff member of Fourstage Environmental Limited takes the samples.

FOURSTAGE SAMPLE No.	CLIENT SAMPLE NO.	SAMPLE LOCATION	SAMPLE TYPE	FIBRE TYPE DETECTED
39052	008/E	Boiler Room Boiler	Rope Gaskets	Chrysotile Asbestos
39053	008/G	Boiler Room	Cement Flue	Amosite & Chrysotile Asbestos

Note: All samples will be retained for a minimum of 6 months

Analysed By:	A Beck	Authorised Signatory:	
		Print Name:	Andy Beck

Appendix B Site plans



Appendix C Survey findings summary

Note: SP=Strongly presumed NAD=No asbestos detected

IES Ref No.	Floor Level	Client Ref No.	Room Type	Building Element	Product	Quantity	Asbestos Type	Type of I.D	Action Priority	Recommended Action
1-1	Gnd		Lobby	Ceiling	Plaster					
1-2	Gnd		Lobby	Ceiling	Concrete					
1-3	Gnd		Lobby	Walls	Plaster					
1-4	Gnd		Lobby	Walls	Concrete					
1-5	Gnd		Lobby	Floor	Concrete					
1-6	Gnd		Lobby	Stairs	Concrete					
1-7	Gnd		Lobby	Doors	Wood					
2-8	Gnd		Clergy Vestry	Ceiling	Plaster					
2-9	Gnd		Clergy Vestry	Walls	Plaster					
2-10	Gnd		Clergy Vestry	Floor	Wood, carpet					
2-11	Gnd		Clergy Vestry	Pipework	Exposed & unlagged					
2-12	Gnd		Clergy Vestry	Water tank	Metal					
2-13	Gnd		Clergy Vestry	Water tank	Exposed & unlagged					
2-14	Gnd		Clergy Vestry	Doors	Wood					
2-15	Gnd		Clergy Vestry	Door surround	Wood					
2-16	Gnd		Clergy Vestry	Vent	Non asbestos					
2-17	Gnd		Clergy Vestry	Vent	Insulation - hessian					
2-18	Gnd		Clergy Vestry	Access hatch	Insulation - hessian					
2-19	Gnd		Clergy Vestry	Access hatch	Wood					
2-20	Gnd		Clergy Vestry	Electrical switchgear	Non asbestos					
3-21	Gnd		Sanctuary	Access hatch	Wood					Not accessed
3-22	Gnd		Sanctuary	Ceiling	Plaster					
3-23	Gnd		Sanctuary	Walls	Concrete					
3-24	Gnd		Sanctuary	Floor	Concrete, vinyl					
3-25	Gnd		Sanctuary	Pipework	Exposed & unlagged					
3-26	Gnd		Sanctuary	Heater/ s	Non asbestos					
3-27	Gnd		Sanctuary	Doors	Wood					
3-28	Gnd		Sanctuary	Floor	Wood, carpet					
4-29	Gnd		Choir Vestry	Ceiling	Plaster					
4-30	Gnd		Choir Vestry	Walls	Plaster					
4-31	Gnd		Choir Vestry	Floor	Wood, carpet					
4-32	Gnd		Choir Vestry	Pipework	Exposed & unlagged					
4-33	Gnd		Choir Vestry	Doors	Wood					
4-34	Gnd		Choir Vestry	Panel to ceiling	Wood					
5-35	Gnd		Organ Area	Ceiling	Wood					
5-36	Gnd		Organ Area	Walls	Wood					
5-37	Gnd		Organ Area	Walls	Concrete					
5-38	Gnd		Organ Area	Floor	Wood					
5-39	Gnd		Organ Area	Pipework	Insulation - MMMF					
6-40	Gnd		Nave	Floor	Wood					Not accessed
6-41	Gnd		Nave	Ceiling	Wood cladding					

Appendix C Survey findings summary

Note: SP=Strongly presumed NAD=No asbestos detected

IES Ref No.	Floor Level	Client Ref No.	Room Type	Building Element	Product	Quantity	Asbestos Type	Type of I.D	Action Priority	Recommended Action
6-42	Gnd		Nave	Walls	Wood cladding					
6-43	Gnd		Nave	Walls	Concrete					
6-44	Gnd		Nave	Pipework	Exposed & unlagged					
6-45	Gnd		Nave	Electrical switchgear	Non asbestos					
6-46	Gnd		Nave	Doors	Wood					
6-47	Gnd		Nave	Canopy	Wood					
6-48	Gnd		Nave	Beam/s	Wood					
7-49	Gnd		Entrance Foyer	Ceiling	Wood cladding					
7-50	Gnd		Entrance Foyer	Walls	Wood cladding					
7-51	Gnd		Entrance Foyer	Walls	Render					
7-52	Gnd		Entrance Foyer	Floor	Concrete slab/s					
8-53	Gnd		Boiler Room	Boiler/s	Gasket	1m2	Chrysotile	Sampled 008E	Longer term	No action required
8-54	Gnd		Boiler Room	Boiler flue/s	Cement	1Lm	Amosite / Chrysotile	Sampled 008G	Longer term	No action required
8-55	Gnd		Boiler Room	Ceiling	Slate					
8-56	Gnd		Boiler Room	Walls	Brick / block					
8-57	Gnd		Boiler Room	Floor	Concrete					
8-58	Gnd		Boiler Room	Pipework	Exposed & unlagged					
8-59	Gnd		Boiler Room	Doors	Wood					
9-60	Ext		External	Cowling	Cement	0.5m2	Chrysotile	presumed 009H	Longer term	No action required
9-61	Ext		External	Cowling	Cement					Not accessed
9-62	Ext		External	Roof	Slate					
9-63	Ext		External	Walls	Brick / block					
9-64	Ext		External	Walls	Render					
9-65	Ext		External	Fascia/ s	Wood					
9-66	Ext		External	Cladding	Wood					
9-67	Ext		External	Guttering	Metal					
9-68	Ext		External	Drain pipe	Metal					
9-69	Ext		External	Flat roof	Felt					