



0351



Asbestos Refurbishment Survey External Garages

for

Barcud Tai Ceridigion

at

**Beeches Garages
Llandysul
Ceredigion
SA44 4HS**



Survey Date: 26 March 2023

Project Reference: P-443744

Environmental Essentials Limited

Head Office

Unit 3 Arlington Court
Cannel Row
Silverdale Enterprise Park
Newcastle-under-Lyme
Staffordshire
ST5 6SS

Tel: 0845 456 9953
www.environmentalessentials.co.uk

P-443744

Page 1 of 22

M/Doc87-17-110422-TM

Contents

Section 1 – Contract Details

Section 2 – Executive Summary

Section 3 – Introduction

Section 4 – Exclusions and Caveats

Section 5 – Survey Methodology

Section 6 – General Comments

Section 7 – Survey Results

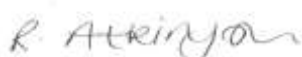
Section 8 – Survey Results Summary

APPENDIX A – Contract Information and Survey Scope

APPENDIX B – Certificate of Analysis

APPENDIX C – Plans

Section 1 – Contract Details

Site name and address:	Beeches Garages, Llandysul, Ceredigion, SA44 4HS		
Client name and address:	Barcud Tai Ceridigion, Barcud, Unit 4, Pont Steffan Business Park, Lampeter, Ceredigion, SY16 1AL		
Client contact:	Lorna Williams		
Type of survey:	Asbestos Refurbishment Survey		
Date of survey:	26 March 2023		
Project Manager:	Jodie Farrelly		
Lead surveyor(s):	Peter Williams		
Report technically reviewed by:	Rebecca Atkinson	Signature:	

Report Versions:

Version Number	Issue Date	Description
1	31/03/2023	First Issue

Section 2 – Executive Summary

Any asbestos containing materials which have been identified during this survey are categorized below according to the recommendations made by Environmental Essentials Ltd. Where no items are listed in any of the categories, then no asbestos containing materials have been identified within the scope of the survey.

This report must be read in its entirety for a comprehensive understanding of the survey findings contained within.

ACMs recommended for removal:

Location No.	Location Name	Sample No.	Item / Position	Material
001	Exterior	P-443744/001	Corrugated roof sheets	Asbestos cement
001	Exterior	P-443744/002	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/003	Corrugated roof sheets	Asbestos cement
001	Exterior	P-443744/004	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/006	Corrugated roof sheets	Asbestos cement
001	Exterior	P-443744/007	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/008	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/009	Corrugated roof sheets	Asbestos cement
001	Exterior	P-443744/010	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/011	Corrugated roof sheets	Asbestos cement
001	Exterior	P-443744/012	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/013	Corrugated roof sheets	Asbestos cement
001	Exterior	P-443744/014	Mastic to wall/s	Asbestos mastic
001	Exterior	P-443744/015	Corrugated roof sheets	Asbestos cement

All works, whether licensed or non-licensed, must be undertaken in accordance with the Control of Asbestos Regulations, Approved Code of Practice L143 and HSE guidance documents.

ACMs recommended for remedial works:

No material in this category.

ACMs recommended for ongoing management:

No material in this category.

Section 2 – Executive Summary

Inaccessible areas

All areas were accessed within the scope of the survey.

Section 3 – Introduction

- 3.1 Barcud Tai Ceridigion commissioned Environmental Essentials Ltd to undertake an Asbestos Refurbishment Survey of Beeches Garages, Llandysul, Ceredigion, SA44 4HS.
- 3.2 A description of the site can be found in Appendix A – Contract Information and Survey Scope.
- 3.3 The purpose of the survey is to enable those responsible for the management of the site to compile the necessary risk assessments, ascertain any necessary restrictions on the operation of the site and make due provision for the management of asbestos containing materials (ACMs) identified as part of the duty holders ongoing obligations under the Control of Asbestos Regulations.
- 3.4 The scope of the survey was defined as:

Refurbishment survey to external garages
- 3.5 Full details of the scope can be found in Appendix A – Contract Information and Survey Scope.
- 3.6 This report does not constitute an asbestos register or an asbestos management plan for the purpose of the duty to manage asbestos under regulation 4 of the Control of Asbestos Regulations 2012.

Section 4 – Exclusions and Caveats

- 4.1 As part of the planning stage for this survey, specific inclusions and exclusions may have been applied to the survey undertaken at this property. These will have been discussed and pre-agreed with the Client prior to commencement of the survey, and may serve as specific caveats within this survey report.

Please refer to the full Appendix A of this report for full details of areas / items which were included within the scope of this survey.

All areas excluded from the survey must be presumed to contain asbestos.

- 4.2 The measurements and extents in this report are approximate and should not be used for contractors to price abatement work. Where pricing work is to be undertaken it is the responsibility for the contractor to obtain the measurements ahead of submitting a quotation. It recommended that the report should be read in conjunction with a bill of quantities and technical specification to identify methods and full extent of the abatement works.

Section 5 – Survey Methodology

5.1 General Methodology

This survey was undertaken in accordance with the methods defined in HSG264 Asbestos: The survey guide, HSG248 Asbestos: The analysts' guide and Environmental Essentials' in-house procedures.

Survey types as defined within HSG264 as follows:

Management Survey - The standard survey to identify and assess the risks from asbestos associated with normal occupancy of a building whilst also considering routine maintenance activities.

Refurbishment Survey or Demolition Survey - These types of survey serve to identify all asbestos materials as far as reasonably practicable within the fabric of a building prior to any such works.

The objective of an asbestos survey is to locate, as far as is reasonably practicable, the location and extent of presumed or known asbestos containing materials. Samples of suspected ACMs may be taken and analysed in order to confirm or refute the surveyor's judgement.

Where a material has been sampled as part of this survey, materials with similar appearance used in the same way within the building may be strongly presumed to be the same material and will be recorded as cross references to the original sample (e.g. P-123456/As001 for a cross reference to sample P-123456/001).

Additionally, surveyors may strongly presume a material to be asbestos based upon their experience. Strongly presumed materials are recorded within this report with a prefix of SP followed by a unique number starting at 001 (e.g. the first strongly presumed item would be P-123456/SP001).

The survey may also involve presuming the presence of asbestos where there is insufficient evidence to confirm that it is not asbestos. These presumed ACMs will be recorded within this report with a prefix of P followed by a unique number starting at 001 (e.g. the first presumed item would be P-123456/P001).

5.2 Risk Assessment

During the course of the survey, Environmental Essentials will have risk assessed each material identified and assigned individual risk scores. Materials can be risk assessed using two separate scoring systems:

The material assessment considers the type and condition of ACMs and their ability to release fibres into the air. It comprises of four separate elements as follows:

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

A simple algorithm can be used to assess these four parameters during the survey. Each parameter is scored as high = 3, medium = 2, or low = 1; two categories allow a nil score.

Presumed or strongly presumed ACMs will be scored as containing crocidolite asbestos, unless analysis of similar samples from the building consistently show a different type or if there is a reasoned argument that another type of asbestos was used.

The value assigned to each of the four parameters is added together to give a total score of between 2 and 12 and highlights immediately the materials of high risk.

Those materials with a material assessment score of 10 or more should be regarded as an immediate high risk with a significant potential to release fibres if disturbed. Scores of between 7 and 9 are regarded as medium risk and between 5 and 6 a low risk. Scores of 4 or less are a very low risk. Non-asbestos materials are not assigned a risk score.

All management surveys will include a material assessment for asbestos containing materials identified. Unless requested by the Client or advised, materials identified within a demolition survey will not include a material assessment as it is anticipated that all materials will be removed from site.

Section 5 – Survey Methodology

The priority for asbestos management is determined by carrying out a further assessment called the priority assessment.

This assessment as described in detail within HSE guidance document HSG 227 is the responsibility of the duty holder and should be carried out by a person with a detailed knowledge of the site and the activities performed within.

Environmental Essentials' can assist in this process by undertaking a priority assessment during the course of a survey, however it is ultimately the responsibility of the duty holder to review this assessment to ensure it is correct using their knowledge of the operation and maintenance requirements of the premises.

The priority assessment addresses the likelihood of the asbestos material being disturbed as even asbestos materials in the poorest condition may only represent a risk to health if the fibres are disturbed and become airborne.

The priority assessment algorithm takes into account factors such as:

- Maintenance activities
- Likelihood of disturbance
- Human exposure potential
- Occupant activity

The combination of the material and priority assessments forms the total score for each particular material, which is used as the basis of an asbestos management plan. If a Client has not requested a priority assessment then the total assessment stated within the survey results will be reflective of the material assessment only.

The undertaking of priority assessments falls outside Environmental Essentials' scope of UKAS Accreditation.

Examples of the algorithms used when compiling material and priority assessments can be seen within Table 1 and Table 3 of this survey report.

5.3 Recommendations

The survey team will make a recommendation for each ACM identified and this will be based upon the initial material assessment. Further priority assessments may identify alternative actions and timescales to be considered.

Recommendations are a subjective assessment made by the survey team at that point in time based upon their knowledge of asbestos materials and management only. Environmental Essentials Ltd cannot account for further changes in site conditions and use. Recommendations made will be as specific as possible at that point in time however will not take into account the logistics of site operations or budgets available to the client.

5.4 Bulk Sample Analysis

The analysis of bulk samples has been undertaken by Environmental Essentials' approved analytical laboratory, which holds accreditation by UKAS as a testing laboratory. Certification for the analysis of samples taken during this survey is detailed within Appendix B.

Analysis of bulk samples was carried out in accordance with HSE Guidance HSG248 – The analysts' guide.

Every attempt is made to ensure that when samples are taken they are representative of the material as a whole but some ACMs are not homogeneous and contain very small quantities of asbestos.

Section 5 – Survey Methodology

Table 1 Material Assessment Algorithm (from HSG264 Appendix 4)

	Score	Examples of scores
Product type (or debris from product)	1	Asbestos reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi- rigid paint, decorative finishes and asbestos cement etc)
	2	Asbestos insulating board, mill boards, other low-density boards, textiles, gaskets, ropes and woven materials and asbestos paper
	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 or tiles, etc.
	2	Moderate damage: significant breakage of materials or several small areas where material has been damaged exposing fibrous edges.
	3	High damage or deterioration of materials, sprays and thermal insulation. Visible asbestos contamination by debris or residues.
Surface treatment	0	Composite materials containing asbestos, reinforced plastics, resins, vinyl tiles
	1	Enclosed sprays or insulation, AIB (with exposed face encapsulated), cement sheets, etc.
	2	Unsealed AIB, encapsulated insulation and sprays.
	3	Unsealed insulation and sprays.
Asbestos type	1	Chrysotile
	2	Amphibole asbestos (excluding crocidolite)
	3	Crocidolite

Table 2 Accessibility categories

Rating	Definition
Easy	ACM is not obscured and can be reached without access equipment.
Medium	ACM is obscured by easily removable building materials or can only be reached from standard step ladders.
Difficult	ACM is obscured by fixed / difficult to remove building materials or requires access equipment other than standard step ladders.

Section 5 – Survey Methodology

Table 3 Priority Assessment Algorithm (from HSG227 Appendix 3)

Assessment Factor		Score	Examples of score variables
Normal occupant activity	Main type of activity in area	0 1 2 3	Rare disturbance activity (e.g. little used store room) Low disturbance activities (e.g. office type activity) Periodic disturbance (e.g. industrial or vehicular activity which may contact ACMs) High levels of disturbance, (e.g. fire door with asbestos insulating board sheet in constant use)
	Secondary activities for area	As above	As above
Likelihood of disturbance	Location	0 1 2 3	Outdoors Large rooms or well ventilated areas Rooms up to 100m ² Confined spaces
	Accessibility	0 1 2 3	Usually inaccessible or unlikely to be disturbed Occasionally likely to be disturbed Easily disturbed Routinely disturbed
	Extent/amount	0 1 2 3	Small amounts or items (e.g. strings, gaskets) ≤10m ² or ≤10m pipe run >10m ² to ≤50m ² or >10m to ≤50m pipe run >50m ² or >50m pipe run
Human exposure potential	Number of occupants	0 1 2 3	None 1 to 3 4 to 10 >10
	Frequency of use of area	0 1 2 3	Infrequent Monthly Weekly Daily
	Average time area is in use	0 1 2 3	<1 hour >1 to <3 hours >3 to <6 hours >6 hours
Maintenance activity	Type of maintenance activity	0 1 2 3	Minor disturbance (e.g. possibility of contact when gaining access) Low disturbance (e.g. changing light bulbs in asbestos insulating board ceiling) Medium disturbance (e.g. lifting one or two asbestos insulating board ceiling tiles to access a valve) High disturbance (e.g. removing a number of asbestos insulating board ceiling tiles to replace a valve or for re-cabling)
	Frequency of maintenance activity	0 1 2 3	ACM unlikely to be disturbed for maintenance ≤1 per year >1 per year >1 per month

Section 6 – General Comments

This section contains general comments regarding the structure of the building/s which have been recorded by the surveyor.

NB Comments and observations relevant to the survey and any material samples taken or presumed may also be contained within Appendix 7 – Survey Results.

Building	Location Name/Number	Comments
Beeches Garages	External - Exterior (001)	Floor - Concrete; Wall - Concrete, Render; Fascia - Concrete, Timber; Door frame/s - Metal; Guttering - Plastic

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/001 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	16 m²					
	Accessibility	Medium Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 1 - 3.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/002 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	16 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 1 - 3, mastic between rendered concrete wall panels.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/003 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	16 m²					
	Accessibility	Medium Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 4 - 6.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/004 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	16 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 4 - 6, mastic between rendered concrete wall panels.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/005 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	6 m²					
	Accessibility	Difficult Access					
	Analysis:	No asbestos detected					
	Material identification:	Non-asbestos material					
Material Assessment Scoring:							
Product Type:	-	Condition:	-	Surface Treatment:	-	Asbestos Type:	-
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	0	Priority Score	-	Total Score:	0	Risk Rating:	N/A
Recommended action:	-						
Recommendation comments:	-						
Comments:	Garage numbers 22-23.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/006 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	6 m²					
	Accessibility	Difficult Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage number 21.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/007 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	16 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 21 - 23, mastic between rendered concrete wall panels.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/008 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	16 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 7 - 11 mastic between rendered concrete wall panels.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/009 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	20 m²					
	Accessibility	Difficult Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 7 - 11.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/010 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	20 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 12 - 20 mastic between rendered concrete wall panels.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/011 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	30 m²					
	Accessibility	Difficult Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 12 - 20.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/012 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	16 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 24 - 27, mastic between rendered concrete wall panels.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/013 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	16 m²					
	Accessibility	Difficult Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 24 - 27.						

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/014 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Mastic to wall/s					
	Material description:	Mastics					
	Quantity / Extent:	8 m linear					
	Accessibility	Easy Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos mastic					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	0	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	2	Priority Score	-	Total Score:	2	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 28 - 29, mastic between rendered concrete wall panels.						

Section 7 – Survey Results

Building:	Beeches Garages	Floor:	External				
Location:	001 - Exterior	Sample No / ID (Type):	P-443744/015 (Sampled)				
Surveyor:	Peter Williams	Survey date:	26/03/2023				
Sample Details							
	Item description:	Corrugated roof sheets					
	Material description:	Cement product					
	Quantity / Extent:	8 m²					
	Accessibility	Difficult Access					
	Analysis:	Chrysotile					
	Material identification:	Asbestos cement					
Material Assessment Scoring:							
Product Type:	1	Condition:	0	Surface Treatment:	1	Asbestos Type:	1
Priority Assessment Scoring:							
Occupant Activity:	-	Disturbance:	-	Human Exposure:	-	Maintenance Activity:	-
Total Scores:							
Material Score:	3	Priority Score	-	Total Score:	3	Risk Rating:	Very Low
Recommended action:	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommendation comments:	-						
Comments:	Garage numbers 28 - 29.						

Section 8 – Sample Results Summary

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-443744/001 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	16 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/002 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	16 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/003 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	16 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/004 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	16 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/005 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Non-asbestos material	No asbestos detected	6 m2	0	-	0	-
P-443744/006 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	6 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/007 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	16 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/008 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	16 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/009 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	20 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/010 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	20 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/011 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	30 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.

Section 8 – Sample Results Summary

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-443744/012 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	16 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/013 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	16 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/014 (S)	Beeches Garages - External - Exterior	Mastic to wall/s	Asbestos mastic	Chrysotile	8 m linear	2	-	2	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-443744/015 (S)	Beeches Garages - External - Exterior	Corrugated roof sheets	Asbestos cement	Chrysotile	8 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.

*Key to approach: S = sampled material; X = Material cross referenced to a sample; P = presumed material (not sampled); SP = Strongly presumed material (not sampled)

APPENDIX A – CONTRACT INFORMATION AND SURVEY SCOPE

DOMESTIC SURVEY CONTRACT INFORMATION AND SCOPE

Client	Barcud Tai Ceridigion
---------------	-----------------------

Contract specific site requirements

Information obtained from the client:	
How was information obtained	email
Site description	A range of domestic properties ranging from Flats, Bungalows, Terraced Houses, Semi-Detached Houses, Detached Houses etc. Date of construction will vary from property to property and area to area.
Occupancy of the site	Occupied Occupants will be asked to vacate areas during the survey

Assessments required	Material assessment and priority assessment
Method of reinstatement (if applicable)	Timber patches/tape/filler etc
Departures from recognised methods	No
Data collection method	Domestic Tracker v2 - Sample led data

Scope prepared by:	Jodie Farrelly
Scope agreed with:	Lorna Williams

A Inspection methods				
The below details the standard inspection methods for the various elements within a property and identifies the differences between those methods for a management survey and those which will be carried out in any areas due for refurbishment or demolition. Any client specific requirements outside of these standards methods are also recorded. Note: This is not an exhaustive list of elements but merely identifies the usual elements. The surveyor will utilise their discretion and experience, and follow company procedure.				
	Element	Usual inspection method (where applicable)		Client specific inclusions and exclusions
		Management survey areas	Refurbishment survey or demolition survey areas	
A1	Beneath carpet or floor coverings (except laminate / ceramic floors)	Carpet / floor coverings to be lifted in discrete locations (e.g. edges / corners of rooms) where to do so will not cause damage and where the flooring can be safely replaced.	Carpet / floor coverings to be lifted in enough representative locations such as to allow full inspection of the underlying floor structure and any other floor coverings. Full inspection of all layers down to main floor structure. Note: Damage may be caused and it may not be possible to safely replace the existing carpet /floor covering.	Corners of rooms/discreet locations only. Where kitchen appliances will be located if possible or behind kickboards and bath panels.
A2	Beneath fixed flooring materials (e.g. laminate / ceramic tiles)	Outside of scope	Removal of flooring material in enough representative locations such as to allow full inspection of the underlying floor structure and any other floor coverings. Full inspection of all layers down to main floor structure.	Excluded
A3	Floor voids	Outside of scope unless inspection points / hatches already exist.	Removal of floorboards and / or use of existing access points in order to allow full inspection of the floor void.	
A4	Solid walls and cavities	Surface inspection and relevant sampling to determine full wall construction only – no intrusive inspection of cavities. Each wall to be inspected in multiple locations in order to ensure consistent construction.	Surface inspection and full intrusive inspection back to brick in multiple locations in order to identify any potential underlying ACMs e.g. textured coating which has been plastered over. Void to be inspected by removal of vent covers, air bricks or window sills where possible. May involve removal of individual bricks if suitable specialist support services are provided by the client, otherwise any voids will not be inspected and are specifically excluded from the scope of the survey.	

A Inspection methods				
The below details the standard inspection methods for the various elements within a property and identifies the differences between those methods for a management survey and those which will be carried out in any areas due for refurbishment or demolition. Any client specific requirements outside of these standards methods are also recorded. Note: This is not an exhaustive list of elements but merely identifies the usual elements. The surveyor will utilise their discretion and experience, and follow company procedure.				
	Element	Usual inspection method (where applicable)		Client specific inclusions and exclusions
		Management survey areas	Refurbishment survey or demolition survey areas	
A5	Partition walls and cavities	Surface inspection and relevant sampling to determine full wall construction only – no intrusive inspection of cavities. Each wall to be inspected in multiple locations in order to ensure consistent construction.	Surface inspection and inspection back to substrate in multiple locations in order to identify any potential underlying ACMs e.g. textured coating which has been plastered over. Creation of multiple suitable sized inspection holes in several locations within each wall using appropriate hand tools in order to allow for thorough inspection.	Kitchen, bathroom and boiler areas only. Discreet areas.
A6	Beneath or behind fixtures and fittings – e.g. bath panels / kitchen units	Inspection only where the item is screw fixed or can be easily removed and replaced without causing damage.	Surface inspection and removal of cladding panels, bath panels, kickboards, etc. or creation of an inspection hole with appropriate hand tools in order to allow inspection of void. This may involve causing damage to the item where it is not screw fixed or cannot be easily removed.	Kickboards and bath panels to be carefully removed. If damage is very likely to occur do not proceed. Mark as no access and state reason why. Any damage must be reported to tenant liaison immediately.
A7	Fixed wall cladding / coverings / tiles	Surface inspection and relevant sampling to determine construction only.	Surface inspection and relevant sampling followed by removal of representative cladding panels / coverings / ceramic tiles in order to allow for full inspection of underlying surfaces.	TR areas only. 1 tile to be carefully removed.
A8	Skirtings and door frames	Surface inspection and relevant sampling to determine construction only.	Surface inspection and relevant sampling followed by representative removal of skirtings and door frames.	Excluded
A9	Fire doors	Surface inspection and relevant sampling only – no intrusive inspection.	Removal of door furniture or inspection holes created with appropriate tools.	

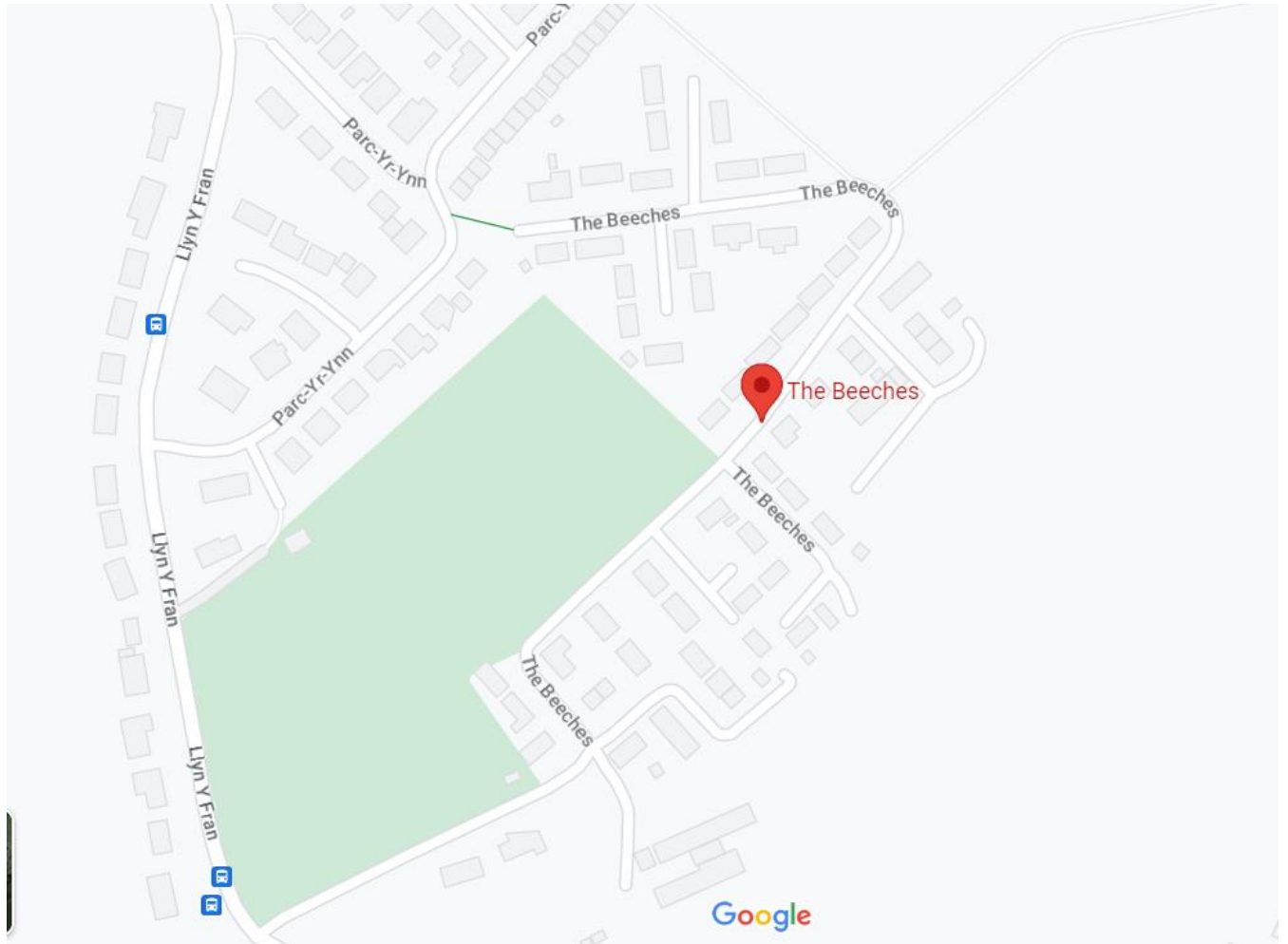
A Inspection methods				
The below details the standard inspection methods for the various elements within a property and identifies the differences between those methods for a management survey and those which will be carried out in any areas due for refurbishment or demolition. Any client specific requirements outside of these standards methods are also recorded. Note: This is not an exhaustive list of elements but merely identifies the usual elements. The surveyor will utilise their discretion and experience, and follow company procedure.				
	Element	Usual inspection method (where applicable)		Client specific inclusions and exclusions
		Management survey areas	Refurbishment survey or demolition survey areas	
A10	Boxings and risers (not constructed of a suspected ACM).	Surface inspection and relevant sampling to determine construction only. Inspection of the interior of boxing only where the boxing / access panel is screw fixed or can be easily removed and replaced without causing damage.	Surface inspection and relevant sampling to determine construction. Full inspection of the interior of the boxing either by unscrewing, use of existing access panels or creation of inspection holes with appropriate tools of suitable size to allow for adequate inspection. Inspection also may be via removal of any grilles, or inspection from the top of the boxing (e.g. within ceiling / roof voids). See B4 below	Inspection using access panel only in management element. Intrusive inspection in TR element - if no access panel is present a neat hole should be cut in a discreet area as far as possible.
A11	Window sills	Surface inspection and relevant sampling only – no intrusive inspection.	Surface inspection and relevant sampling only Removal of window sills, tiles or creation of inspection holes with appropriate tools in order to inspect the void and identify cavities closers or packers.	

A Inspection methods		The below details the standard inspection methods for the various elements within a property and identifies the differences between those methods for a management survey and those which will be carried out in any areas due for refurbishment or demolition. Any client specific requirements outside of these standards methods are also recorded. Note: This is not an exhaustive list of elements but merely identifies the usual elements. The surveyor will utilise their discretion and experience, and follow company procedure.		
	Element	Usual inspection method (where applicable)		Client specific inclusions and exclusions
		Management survey areas	Refurbishment survey or demolition survey areas	
A12	Ceilings	Surface inspection and relevant sampling to determine full ceiling construction only – no intrusive inspection of ceiling voids above fixed ceilings e.g. plasterboard Each ceiling to be inspected in multiple locations in order to ensure consistent construction. Inspection of ceiling void/s via access hatches if present or by lifting of representative suspended ceiling tiles.	Surface inspection and relevant sampling to determine ceiling construction. Inspection back to substrate in multiple locations in order to identify any potential underlying ACMs e.g. textured coating which has been plastered over. Each ceiling to be inspected in multiple locations in order to ensure consistent construction. Inspection of ceiling void/s via access hatches if present, by lifting of representative suspended ceiling tiles, or creation of inspection holes created with appropriate tools. Inspection may also be possible via the removal of light fittings or removal of flooring within areas above the void. Sufficient access to be made to allow for full inspection of the ceiling voids.	
A13	Roof voids	Inspection via access hatches only if no flooring or crawl boards available or if blanket insulation is too deep to allow rafters to be identified for safe access.	If no flooring available, crawl boards will be used to access as far as safely accessible If blanket insulation is too deep to allow rafters to be identified for the use of crawl boards and safe access, inspection may be limited.	

A Inspection methods				
The below details the standard inspection methods for the various elements within a property and identifies the differences between those methods for a management survey and those which will be carried out in any areas due for refurbishment or demolition. Any client specific requirements outside of these standards methods are also recorded. Note: This is not an exhaustive list of elements but merely identifies the usual elements. The surveyor will utilise their discretion and experience, and follow company procedure.				
	Element	Usual inspection method (where applicable)		Client specific inclusions and exclusions
		Management survey areas	Refurbishment survey or demolition survey areas	
A14	Heating system	Surface inspection and relevant sampling only – no intrusive inspection	Where refurbishment includes heating system upgrade - Unless otherwise specified, intrusive inspections of elements, voids and cavities (as detailed above) in the location of existing heating system (radiators/heaters, pipework, boiler, cylinders) only. See B2 below Where refurbishment does not include heating upgrade – Inspections as per management survey.	
A15	Beneath non-asbestos insulation to pipework / calorifiers etc.	Removal of sufficient non-asbestos insulation materials e.g. sectional MMMF, foam, etc. in order to allow full inspection of underlying surfaces. NB Access behind known ACMs e.g. thermal insulation will not be carried out. A licensed asbestos removal contractor will be employed for such tasks (see B4 below)	Removal of sufficient non-asbestos insulation materials e.g. sectional MMMF, foam, etc. in order to allow full inspection of underlying surfaces.	
A16	Electrical system	Surface inspection and relevant sampling only – no intrusive inspection	Where refurbishment includes rewire or electrical upgrade - Unless otherwise specified, intrusive inspections of elements, voids and cavities (as detailed above) in the location of existing electrical system (sockets, meters, intakes) only. See B1 below Where refurbishment does not include rewire or electrical upgrade – Inspections as per management survey	

A Inspection methods				
The below details the standard inspection methods for the various elements within a property and identifies the differences between those methods for a management survey and those which will be carried out in any areas due for refurbishment or demolition. Any client specific requirements outside of these standards methods are also recorded. Note: This is not an exhaustive list of elements but merely identifies the usual elements. The surveyor will utilise their discretion and experience, and follow company procedure.				
	Element	Usual inspection method (where applicable)		Client specific inclusions and exclusions
		Management survey areas	Refurbishment survey or demolition survey areas	
A17	External doors and windows	Surface inspection and relevant sampling only – no intrusive inspection. All mastics, putties and sealant to be sampled.	Fully intrusive inspection behind door frames and architraves, window frames and sills, and structure around doors and windows only if external doors and windows are to be removed / replaced. All mastics, putties and sealant to be sampled.	
A18	External soffits and fascias	Surface inspection and relevant sampling only (where easily accessible via windows or company issued ladders) – no intrusive inspection behind soffits or fascias.	If asbestos containing material – Surface inspection and relevant sampling only (where easily accessible via windows or company issued ladders) – no intrusive inspection behind asbestos containing soffits or fascias. Suitable inspection may be possible from within roof voids. If non-asbestos containing e.g. timber or uPVC – Removal of non-asbestos soffit / fascia, or inspection via hole/s created with appropriate non-powered hand tools. This will only be carried out where safe access to height is possible with company issued standard access equipment.	
A19	Roof	Surface inspection and relevant sampling only (where accessible via company issued ladders)	Surface inspection and relevant sampling only (where accessible from company issued ladders) unless additional access equipment e.g. scaffolding / MEWP available See B1 Below	
A20	Sealed off or locked areas where no key is available	Outside of scope – access would cause excessive damage to the structure.	Access gained using destructive methods which will cause damage to the structure e.g. breaking locks/hinges on doors.	

B	As part of the survey planning stage, the below elements were discussed with the client. Where the elements are indicated as not included, they are specifically excluded from the scope of the survey and should be presumed to contain asbestos until proven otherwise.			
	Element	Usual inspection method (if applicable)	Included?	Comments
B1	Work at height requiring specialist access equipment other than company issue surveyor's ladders	Inspection via MEWP or scaffold as appropriate (See comments)		
B2	Within operational plant and machinery including boilers / calorifiers etc.	Only internally accessed if a suitably qualified engineer is provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey. Any suspected asbestos materials visually identified externally will be sampled or presumed dependant upon accessibility.	No	
B3	Within electric switchgear, fuse boxes, plant and other associated services	Only internally accessed if a suitably qualified electrician is provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey. Any suspected asbestos materials visually identified externally will be sampled or presumed dependant upon accessibility.	No	
B4	Access behind / above existing ACMs which would require the use of a licensed asbestos removal contractor e.g. sprayed coating, insulation, or asbestos insulating board.	Inspection will only be carried out if a licensed asbestos removal is provided otherwise these areas are specifically excluded from the scope of the survey.	No	
B5	Lifts, lift shafts and lift machinery	Unless agreed with the client and a lift engineer is provided, lifts and shafts are specifically excluded from the scope of the survey. Any suspected asbestos materials visually identified externally (e.g. to lift motors) will be sampled or presumed dependant upon accessibility.		
B6	Internal elements of safes	Where not included, all safes will be recorded as a no access item which should be therefore presumed to contain asbestos. Safes will not be presumed to contain specific ACMs and assessments not provided unless there are client specific requirements (see comments)	No	
B7	Intrusion through solid ceiling slab, floor slabs or solid walls.	Only accessed if suitable specialist support services are provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey.	No	
B8	Below external ground level	Only accessed if suitable specialist support services are provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey.	No	



APPENDIX B – CERTIFICATE OF ANALYSIS



2719

**CERTIFICATE OF ANALYSIS**

Project No: P-443744 **Page:** 1 of 2

Client: Barcud Tai Ceridigion
Barcud
Unit 4, Pont Steffan Business Park
Lampeter
Ceredigion
SY16 1AL

Site: Beeches Garages
Llandysul
Ceredigion
SA44 4HS

Samples Taken: 26 March 2023

Sampled by: Peter Williams

Date analysed: 29 March 2023 - 30 March 2023

Analysed by: Iulia Iftimie

Laboratory: Lab L1, Unit 3 Arlington Court, Silverdale Enterprise Park, Cannel Row, Staffordshire ST5 6SS

The analysis detailed in this certificate was undertaken by polarised light microscopy in accordance with our in-house procedure based upon HSG248 Asbestos: The analysts' guide for sampling, analysis and clearance procedures.

For samples submitted by the Client or Client's representative Environmental Essentials Ltd cannot be held responsible for the representative nature of the samples or accuracy of the sample descriptions.

The description of the type of product is based on a visual examination of the material and is given for guidance purposes only. Environmental Essentials accepts no liability for any actions the client may take based on the material type/s detailed on this certificate.

***Opinions and interpretations expressed herein are outside the scope of our UKAS accreditation**

This certificate may not be reproduced other than in full, except with the prior written approval of the issuing laboratory.

Authorised by: Rebecca Atkinson

Position: Technical Reviewer

Signed:

Version No	Issue date	Description
1	31 March 2023	First issue

Environmental Essentials Limited

Head Office
Unit 3 Arlington Court
Cannel Row
Silverdale Enterprise Park
Newcastle-under-Lyme
Staffordshire
ST5 6SS

Tel: 0845 456 9953 Fax: 0845 456 9954

M/Doc 53-24-24/08/21-TM



2719

CERTIFICATE OF ANALYSIS**Project No:** P-443744**Page:**

2 of 2

Sample Number	Location / Description	Analysis	Material identification*
P-443744/001	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
P-443744/002	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/003	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
P-443744/004	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/005	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	No asbestos detected	Non-asbestos material
P-443744/006	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
P-443744/007	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/008	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/009	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
P-443744/010	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/011	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
P-443744/012	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/013	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
P-443744/014	Beeches Garages - 99 - 001 Exterior - Mastic to wall/s	Chrysotile	Asbestos mastic
P-443744/015	Beeches Garages - 99 - 001 Exterior - Corrugated roof sheets	Chrysotile	Asbestos cement
End of Report			

Environmental Essentials Limited**Head Office**

Unit 3 Arlington Court
Cannel Row
Silverdale Enterprise Park
Newcastle-under-Lyme
Staffordshire
ST5 6SS

Tel: 0845 456 9953 Fax: 0845 456 9954

M/Doc 53-24-24/08/21-TM

APPENDIX C – PLANS

