

Asbestos Refurbishment Survey

SK17 6SY MANCHESTER ROAD

Surveyed On: 20 Oct 2022

Our Ref: barn survey

Job Id: 69



Report Details

Report By	The Asbestos Team
Client	Andrew Godwin
Project	barn survey
Site Address	SK17 6SY MANCHESTER ROAD
Site Coordinates	53.26251, -1.9271608
Site Location	
Scope of Work	Refurbishment/Demolition Asbestos Survey
Purpose of Survey	Undertake sampling of asbestos in areas suspected of contamination
Surveyors	Plamen
Survey Dates	20 Oct 2022
QC Date	19 Nov 2022

Totals

An overview of the data collected on site, during the survey

Very Low	Low	Medium	High
0	0	0	0

Table of Contents

Sign Off

Introduction

Executive Summary

Variations to Scope

Summary of Asbestos-Containing Materials

Summary of Non-Asbestos-Containing Materials

Summary of Locations or Items of Limited Access

Register

Inspected Locations and Items

Inspection Photographs

Appendices

undefined

Types of Asbestos Survey

Material Assessment Scores

Asbestos Materials

4

4

4

4

4

4

5

6

7

8

12

12

15

16

17

Sign Off

Quality Control

Plamen Vazharov

19th Nov 2022

Introduction

This survey was conducted in accordance with **HSG 264 (Asbestos: The Survey Guide)**. The Asbestos Team cannot accept any liability for loss, injury, damage or penalty issues that arise for reasons of survey scope limitations. The Asbestos Team cannot be held responsible for asbestos potentially present in areas of the building not explicitly specified within the client instruction, not indicated on provided site plans or not physically possible to access. The Asbestos Team cannot be held responsible for any damage caused as part of this survey carried out on your behalf. Due to the nature and necessity of sampling for asbestos some damage is unavoidable and will be limited to that necessary for taking of the samples.

Executive Summary

Variations to Scope

All areas within scope were accessed during the survey

Summary of Asbestos-Containing Materials

These suspected materials were assessed as **asbestos-containing**.

Building / Level / Location	Item	Material	Material Score	Recommendation	Page
<i>nothing to show</i>					

Summary of Non-Asbestos-Containing Materials

These suspected materials were assessed as **non-asbestos-containing**.

Building / Level / Location	Item	Material	Page
Main Building / 0 / 001 wall	wall	cement	9
Main Building / 0 / 002 pipe	pipe	Cement	10
Main Building / 0 / 003 wall by gate	wall	cement	11

Summary of Locations or Items of Limited Access

These locations or items could not be fully accessed during survey. Asbestos should be presumed to be present until a further assessment can be undertaken. Note that the survey scope may exclude other areas - see **Report Details (p. 2)** and **Variations to Scope (p. 4)**.

Building / Level / Location	Inspect	Access / Notes	Photo 1	Photo 2	Page
all locations and items were fully accessed					

Register

Building / Level / Location	Item	Material	Strategy / Sample Id	Extent	Fibre Type	Product Type	Extent of Damage	Surface Treatment	Material Score	Recommendation	Page
n/a											

Inspected Locations and Items

A summary of all locations and items inspected during the survey, including ACMs, non-ACMs and items & locations that could not be fully accessed.

Building / Level / Location	Item	Material	Access / Notes	Material Score	Recommendation	Page
Main Building / 0 / 001 wall	wall	cement		0 None		9
Main Building / 0 / 002 pipe	pipe	Cement		0 None		10
Main Building / 0 / 003 wall by gate	wall	cement		0 None		11

Inspection Photographs

*See following pages for additional photographs,
notes and scores for inspected locations and items...*

Main Building > 0 > 001 wall > wall

Building	Main Building	Level	0
Location	001 wall	Item	wall
Material	cement	Extent	6x20m
			
Strategy / Sample Id	Sample / 001	Fibre Type	NADIS

Main Building > 0 > 002 pipe > pipe

Building	Main Building	Level	0
Location	002 pipe	Item	pipe
Material	Cement	Extent	0.3m
			
Strategy / Sample Id	Sample / 002	Fibre Type	NADIS

Main Building > 0 > 003 wall by gate > wall

Building	Main Building	Level	0
Location	003 wall by gate	Item	wall
Material	cement	Extent	0.25x3m
			
Strategy / Sample Id	Sample / 003	Fibre Type	NADIS

Appendices

undefined

See following pages...



Asbestos Boss Ltd
Service Area
City Centre Loop
Leeds
LS2 7RD



Vintec Laboratories Ltd.
 Building Research Establishment
 Bucknalls Lane
 Garston
 Watford
 WD25 9XX

t: 01923 661 144
 f: 01923 661 115
 e: info@vintecclabs.com

ASBESTOS IDENTIFICATION TEST REPORT

Analytical Report Number : J077424 Number of samples: : 3

Sample submitted by : Asbestos Boss Ltd

Client reference : Manchester Road, Buxton, SK17 6SY

Sample received on : 27th October 2022

Samples analysed on : 7th November 2022

Analysed by: : Anna Pasikowska

Authorised By:

:
 Anna Pasikowska
 (Lab Manager)
 For & on behalf of Vintec Laboratories Ltd.

Report Issue Number:	Report issued on	Notes/Comments:
1	07 November 2022	Original report

The analysis of samples submitted for asbestos identification is undertaken using polarised light microscopy in conjunction with dispersion staining techniques in accordance with our documented in house procedure P053 and HSG248. Asbestos is defined in the Control of Asbestos Regulations 2012 as any of the following naturally occurring fibrous silicate minerals : Crocidolite, Amosite, Chrysotile, Actinolite, Anthophyllite and Tremolite. Most commonly found are the following: CROCIDOLITE (Blue Asbestos), AMOSITE (Brown Asbestos) and CHRYSOTILE (White Asbestos). Those contemplating any form of work involving asbestos should refer to the Approved Code of Practice published by the Health & Safety Executive. Vintec stores samples for six months following date of reporting unless instructed otherwise. Certificates of analysis are retained on file for six years. Vintec offers no guarantee of the accuracy of reported sample locations as supplied with sample by clients. Sampling conducted by clients falls outside the scope of our bulk sampling accreditation. Where samples are not taken by Vintec surveyors, the sample descriptions and details remain the responsibility of the client. The results apply to the sample as received. Where samples are taken by Vintec surveyors and included in a survey report, the version number on the test report is as per main survey report.

In certain types of sample where very small quantities of asbestos may be present we advise on the possibility of unidentified and unreported asbestos being present in trace quantity, however small. We advise this principally in relation to textured paint samples, sometimes referred to by the trade name 'artex', thermoplastic floor tiles or linoleum, and bitumen based samples including roofing felts, acoustic pads etc. This uncertainty arises from the fact that analysis is normally based on the treatment and examination of a small proportion of the supplied sample, which leaves open the possibility that small traces may remain unreported. Where only one or two fibres or fibre bundles have been identified within a sample, this will be reported as 'trace asbestos identified'. The above results relate only to the items submitted for testing. This report should not be reproduced except in full, without the written approval of the laboratory. Any opinions and interpretations indicated are outside the scope of UKAS accreditation.

Analytical Report Number : J077424
Client : Asbestos Boss Ltd
Client Reference : Manchester Road, Buxton
Report Issue Number : 1

Vintec Reference	Client Reference	Sample Description	Asbestos Content	Comments
BS096714	001	Wall in the building - Textured	No Asbestos Detected	
BS096715	002	Pipe - Cement	No Asbestos Detected	
BS096716	003	Wall by gate - Textured	No Asbestos Detected	



Types of Asbestos Survey

HSG 264 (Asbestos: The Survey Guide) describes two types of survey:

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. Management surveys can involve a combination of sampling to confirm asbestos is present or presuming asbestos to be present.

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, eg when more intrusive maintenance and repair work will be carried out or for plant removal or dismantling.

Material Assessment Scores

Where ACMs have been identified or presumed, a material score is calculated in accordance with HSG 264 (Asbestos: The Survey Guide). The value assigned to each of the four sample variables is added together to give a total material score between 2 and 12.

Sample Variable	Score	Examples of Score
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	Asbestos insulating board, mill boards, other low density insulation boards, asbestos textiles, gaskets, ropes and woven textiles, asbestos paper and felt
	3	Thermal insulation (eg 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 board, 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, asbestos insulating board (with exposed face painted or encapsulated), asbestos cement sheets etc.
	2	Unsealed asbestos insulating board, or encapsulated lagging and sprays
	3	Unsealed laggings and sprays
Asbestos Type	1	Chrysotile
	2	Amphibole asbestos excluding crocidolite
	3	Crocidolite

The material score determines the potential for a material to release asbestos fibres when disturbed. This score is then categorised to describe the potential:

Material Score	2	3	4	5	6	7	8	9	10	11	12
Category	Very Low			Low		Medium			High		

Asbestos Materials

Asbestos is a naturally occurring mineral composed of soft and flexible fibers that are resistant to heat, electricity and corrosion. These qualities make the mineral useful, but they also make asbestos exposure highly toxic.

Asbestos is a group of six naturally occurring fibrous minerals composed of thin, needle-like fibers. Exposure to asbestos causes several cancers and diseases, including mesothelioma and asbestosis.

Asbestos Morphology

Mineral Group	Fibre Type	Common Name
Serpentine	Chrysotile	White
Amphibole	Amosite	Brown
	Crocidolite	Blue
	Anthophyllite	n/a
	Tremolite	n/a
	Actinolite	n/a

Note: Anthophyllite was used in limited quantities for insulation products and construction materials. It also occurs as a contaminant in chrysotile asbestos, vermiculite and talc. Tremolite and actinolite are not used commercially, but they can be found as contaminants in chrysotile asbestos, vermiculite and talc.