

# Asbestos Pre-Demolition Survey Report

Job Ref No: **256902**, Account Ref No: **1063**, Contract Ref No: **34303**

## Former Broadlands Primary School, Prospect Walk, HR1 1NZ

**Title:** Full Demolition of property , **Including:** All properties on site






on site photo

Total Records	Analysed Records	No Asbestos Detected	R3	R2	R1
847	208	99	102	0	7

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## Report Summary

This certificate is for the attention of	<b>Linden Baker</b> <b>HSP Consulting Engineers Ltd</b> Lawrence House Meadowbank Way Eastwood Nottingham NG16 3SB
Contract Title	Demolition survey Former Broadlands Primary School, Prospect Walk, HR1 1NZ
Survey Type	Survey, Pre-demolition
Site Address	Former Broadlands Primary School, Prospect Walk, HR1 1NZ
Buildings Surveyed	Former Broadlands Primary School - Infant Block, Former Broadlands Primary School - Junior Block, Former Broadlands Primary School - portacabin
Surveyor(s)	William Vennard, Thomas Morley, Jacob Hayden
Surveyor signature(s)	
Survey Date	Tuesday, 10th April, 2018 - Wednesday, 11th April, 2018, Wednesday, 2nd May, 2018 - Thursday, 3rd May, 2018
Analyst(s)	Stuart Hogg, Sian Colman, Sarah Coundon, David Walker, Charlotte Burns
Analyst signature(s)	
Analysis date	Thursday, 19th April, 2018
Approved signatory	Russell O'Regan
Approved signature	
Approval date	Thursday, 10th May, 2018
Report Rendered on	Thu 10 May 2018 @ 08:11:33

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# Asbestos Register and Executive Summary

The current survey report is not intended to be used as a bill of quantities for asbestos removal activities. This survey can be used to compile a scope of work and technical specification. We can assist you in the preparation of these documents.

## Summary of Asbestos Containing Materials

*Ordered By Building, Level and Location*

Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Infant Block	0	001/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	001/ classroom	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	002/ toilet	Packer to timber frame within ceiling void	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	004/ lobby	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	004/ lobby	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	005/ tank cupboard	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	006/ classroom	Packer to door frame	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	006/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	006/ classroom	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	007/ toilet	Packer to timber frame within ceiling void	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	009/ lobby including timber cupboards	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	009/ lobby including timber cupboards	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	011/ classroom	Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove



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Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Infant Block	0	011/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	011/ classroom	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	012/ classroom	Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	012/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	012/ classroom	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	013/ reprographics room	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	013/ reprographics room	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	015/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	015/ classroom	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	017/ lobby	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	017/ lobby	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	018/ toilet	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	019/ toilet	Toilet cistern	Asbestos-containing composite	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	0	019/ toilet	Pipe within ceiling void	Asbestos-containing cement	R3 (5)	Remove
Former Broadlands Primary School - Infant Block	0	019/ toilet	Panel to ceiling	Asbestos-containing Insulating board	R3 (6)	Remove
Former Broadlands Primary School - Infant Block	0	019/ toilet	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	020/ lobby	Ceiling	Asbestos-containing textured coating	R3 (5)	Remove
Former Broadlands Primary School - Infant Block	0	021/ hall	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove

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Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Infant Block	0	022/ store	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	023/ lobby	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	027/ electric cupboard	Electrics	Asbestos-containing woven	R3 (5)	Remove
Former Broadlands Primary School - Infant Block	0	028/ lobby including timber cupboards	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	028/ lobby including timber cupboards	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	030/ classroom	Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	030/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	030/ classroom	Ceiling	Asbestos-containing textured coating	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	031/ toilet	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	032/ cleaners cupboard	Packer to timber frame within ceiling void	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	037/ electric cupboard	Electrics	Asbestos-containing woven	R3 (5)	Remove
Former Broadlands Primary School - Infant Block	0	039/ classroom	Debris to top of timber ceiling within ceiling void	Asbestos-containing cement	R3 (6)	Remove
Former Broadlands Primary School - Infant Block	0	042/ external toilet	Toilet cistern	Asbestos-containing composite	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Packer to brickwork adjacent door	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Residues to walls and adjacent pipework	Asbestos-containing thermal	R1 (11)	Remove
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Gaskets to pipework	Asbestos-containing gaskets	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Ceiling	Asbestos-containing Insulating board	R3 (6)	Remove
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Debris to floor	Asbestos-containing thermal	R1 (11)	Remove

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Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Debris around door frame	Asbestos-containing Insulating board	R3 (9)	Remove
Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Door header	Asbestos-containing insulating board	R3 (7)	Remove
Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Gaskets to pipework	Asbestos-containing gaskets	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	0	045/ external store	Damp proof course	Asbestos-containing bituminous product	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	1	001/ roof top tank room	Floor and wall covering	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	1	002/ roof top tank room	Floor and wall covering	Asbestos-containing bituminous felt	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	9	999/externals	Old window panels	Asbestos-containing cement	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	9	999/externals	Rope seal to metal skylights	Asbestos-containing woven	R3 (5)	Remove
Former Broadlands Primary School - Infant Block	9	999/externals	Vent pipe to roof	Asbestos-containing cement	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	9	999/externals	Sealant to boiler flue	Asbestos-containing putty	R3 (3)	Remove
Former Broadlands Primary School - Infant Block	9	999/externals	Fascia panels to canopies and building	Asbestos-containing cement	R3 (4)	Remove
Former Broadlands Primary School - Infant Block	9	999/externals	Damp proof course	Asbestos-containing bituminous product	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	001/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	001/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	002/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	002/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	007/ store	Flue pipe within ceiling void	Asbestos-containing cement	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	0	007/ store	Lining to incinerator	Asbestos-containing insulating board	R3 (6)	Remove

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Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Junior Block	0	008/ lobby	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	014/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	014/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	015/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	015/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	017/ lobby	Stair nosings	Asbestos-containing composite	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	018/ toilet	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	018/ toilet	Toilet cistern	Asbestos-containing composite	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	0	019/ toilet	Toilet cistern	Asbestos-containing composite	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	0	020/ office including cupboard	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	Redundant flash guard within store to side of stage	Asbestos-containing woven	R3 (5)	Remove
Former Broadlands Primary School - Junior Block	0	023/ nursery store	Sealant to polystyrene tiles	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	024/ nursery store	Sealant to polystyrene tiles	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	024/ nursery store	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	025/ nursery store	Sealant to polystyrene tiles	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	Pipe within ceiling void	Asbestos-containing cement	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	0	032/ electric cupboard	Electrics	Asbestos-containing woven	R3 (5)	Remove



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Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Junior Block	0	033/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	033/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	034/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	034/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	040/ staff room	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	042/ lobby	Floor covering	Asbestos-containing floor tile without bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	049/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	049/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	050/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	050/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Debris to floor	Asbestos-containing thermal	R1 (11)	Remove
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Residues to pipework	Asbestos-containing thermal	R1 (11)	Remove
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Ceiling including fascia panels	Asbestos-containing insulating board	R3 (6)	Remove
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Floor duct	Asbestos-containing debris	R1 (11)	Remove
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Flash guards to electrics	Asbestos-containing woven	R3 (5)	Remove
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Residues to walls	Asbestos-containing thermal	R1 (11)	Remove
Former Broadlands Primary School - Junior Block	0	052/ external store	Ceiling	Asbestos-containing insulating board	R3 (6)	Remove
Former Broadlands Primary School - Junior Block	0	052/ external store	Residues to walls and adjacent pipework	Asbestos-containing thermal	R1 (11)	Remove

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Building	Level	Location	Item / Product Examined	Material Description	Risk Level (Material Score)	Initial Control Recommendation
Former Broadlands Primary School - Junior Block	0	053/ gas store	Gaskets to pipework	Asbestos-containing gasket	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	1	001/ tank room	Sealant to timber window frame	Asbestos-containing putty	R3 (3)	Remove
Former Broadlands Primary School - Junior Block	1	001/ tank room	Panel to wall	Asbestos-containing cement	R3 (5)	Remove
Former Broadlands Primary School - Junior Block	9	999/externals	Gaskets to gas pipework	Asbestos-containing gasket	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	9	999/externals	Vent pipes to roof	Asbestos-containing cement	R3 (4)	Remove
Former Broadlands Primary School - Junior Block	9	999/externals	Sealant to skylights	Asbestos-containing putty	R3 (3)	Remove

### Summary of Areas Excluded & Not Fully Accessed During Survey

Building	Level	Location	Item / Product Examined	Accessibility	Access Comments
Former Broadlands Primary School - Infant Block	0	027/ electric cupboard	Electrics	Limited Access	Live service supply
Former Broadlands Primary School - Infant Block	0	037/ electric cupboard	Electrics	Limited Access	Live service supply
Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	Floor void	Limited Access	Continually occupied
Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	022/ nursery	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	022/ nursery	Floor covering	Limited Access	Continually occupied
Former Broadlands Primary School - Junior Block	0	022/ nursery	Boxing	Limited Access	Continually occupied
Former Broadlands Primary School - Junior Block	0	022/ nursery	Ceiling void	Limited Access	Continually occupied
Former Broadlands Primary School - Junior Block	0	023/ nursery store	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	024/ nursery store	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	025/ nursery store	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	026/ cleaners cupboard	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	Floor covering	Limited Access	Continually occupied
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	<b>Entire Location</b>	Limited Access	continually occupied
Former Broadlands Primary School - Junior Block	0	032/ electric cupboard	Electrics	Limited Access	Live service supply

# Introduction

This report aims to:

- Introduce pertinent legislation relating to the management of asbestos in non-domestic premises
- Outline the sample testing and inspection methodology employed by the surveyor
- Relate the significance of the report contents to the Control of Asbestos Regulations (2012)
- Detail survey findings compliant with HSG 264
- Serve as a reference document to assist in making further steps towards the management of any asbestos containing materials in the premises
- Provide the information necessary to compile an asbestos management plan compliant with the Control of Asbestos Regulations (2012)
- Form an asbestos register

Regulation 4 of the Control of Asbestos Regulations (2012) states the obligations that persons defined as "duty holders" have to manage asbestos containing materials in non-domestic premises. This instrument defines a duty holder as being:

*"Every person who has, by virtue of a contract or tenancy, an obligation of any extent in relation to the maintenance or repair of non-domestic premises or any means of access thereto or egress there from; or*

*In relation to any part of non-domestic premises where there is no such contract or tenancy, every person who, to any extent, has control of that part of non-domestic premises or any means of access thereto or egress there from" - **CAR, 2012.***

Regulation 4 also states the following:

*"In order to enable him [sic "dutyholder"] to manage the risk from asbestos in non-domestic premises, the dutyholder shall ensure that a suitable and sufficient assessment is carried out as to whether asbestos is or is liable to be present in the premises"*

This report satisfies this requirement, unless stated otherwise, by detailing the inspection findings reporting the presence of asbestos containing materials in those areas given in the survey inspection detail.

Health and Safety Guidance - Publication "Asbestos: The Survey Guide (HSG 264)" details the material assessment that must be carried out to determine the risk posed by asbestos containing materials in buildings. This material risk assessment has been carried out on those materials strongly presumed or proven to contain asbestos. The resulting material assessment risk ratings can (in conjunction with the management recommendation made for these materials) then be used to form the basis of an asbestos management plan.

Where possible the surveyor has attempted to interpret the needs of the client in their demolition works however the reader must satisfy themselves that the report includes those areas affected by demolition works.



## Buildings Included in Survey Scope

Site Address: **Former Broadlands Primary School, Prospect Walk, HR1 1NZ**

Surveyed Buildings: **Former Broadlands Primary School - Infant Block, Former Broadlands Primary School - Junior Block, Former Broadlands Primary School - portacabin**

Every effort has been made to identify all asbestos materials so far as was reasonably practical to do so within the scope of the survey and the attached report. Methods used to carry out the survey were agreed with the client prior to any works being commenced by way of acceptance of our contract / quotation.

This survey was conducted in accordance with Health and Safety Guidance - Publication "Asbestos: The Survey Guide (HSG 264)". Lucion Environmental Ltd cannot accept any liability for loss, injury, damage or penalty issues that arise for reasons of survey scope limitations. Lucion Environmental Ltd 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.

The "areas excluded and not fully accessed during survey" section of this report gives details of those buildings, locations and items not accessed at the time of the survey (where appropriate, and if all areas were fully accessed, no items are listed). The "included buildings" list above gives details of those buildings included in the survey scope. The inspection log should be referenced for details of specific locations inspected within these buildings.

The scope of this survey relates only to building or area(s) inspected and does not include any form of investigation of the land on which the building is situated.

Where investigation of an intrusive nature (within the scope of the survey being performed) is needed to discern the presence of a material and the property is occupied during the inspection the level of intrusion may be restricted. As far as is reasonably practicable such restrictions will be indicated within the "areas excluded & not fully accessed during survey" section of this report. Scenarios leading to intrusion restriction may [by way of example] include (but are not limited to) security integrity of the building envelope, significant damage to decorative finishes, risk to the structural integrity of the building, occupation within adjacent areas. Investigations undertaken in such situations may, through circumstantial restrictions, be incomplete. Further investigation works may be required once unrestricted access can be offered.

A report is provided electronically via the NexGen web-portal. Rendering of the report will create a unique pdf version identified in the the footer of the document where date and time of rendering is recorded. Document history can be reviewed via the 'View File History' when viewing the report online. Prior to commencing any works or review of the report, the most current version should be obtained via the link to the NexGen web-portal; any local pdf copies should not be relied on as containing the most current information.

**Items or areas not covered by this survey that are scheduled to undergo demolition should be investigated prior to commencement of such activities.**

## Site Data

Site ID	237378
Address	Former Broadlands Primary School, Prospect Walk, HR1 1NZ
Property Type	Educational
Property Construction type	Traditional
Listed Building?	NO
Property Plant or equipment installed?	YES

## Survey Methodology

The asbestos survey findings detailed in this report were gathered using documented in house inspection (TOP01.01) and sampling procedures (TOP01.02) that implement the requirements of the Health and Safety Executive Publications HSG 264 (Asbestos: The survey guide) and HSG 248 (Asbestos: The analysts' guide for sampling, analysis and clearance procedures). All asbestos surveys aim to locate as far as is reasonable practical, the presence and extent of any ACMs in the building within the defined scope of the survey (refer HSG 264). This method complies with section 3 of Regulation 4 (CAR, 2012)

## HSG 264 Asbestos: The Survey Guide

Publication HSG 264 sub-divides asbestos surveys into 2 principal types, termed: Management and Refurbishment & Demolition surveys respectively. These survey types may be summarised as follows (both have been shown to allow visualisation of the scope of the present management survey relative to the refurbishment & demolition survey specification and their suggested application/s).

### Management Survey - Standard Sampling, Identification and Assessment

The underlying purpose and inspection methodology of the management survey is to locate the presence, extent and condition by way of sampling and inspection of suspect asbestos containing materials as they are encountered. Where possible, representative samples of materials suspected by the surveyor to contain asbestos are taken and analysed for the presence and type of asbestos fibre present. This survey is intended for integration into a plan for the management of asbestos containing materials under Regulation 4 of CAR (2012). The management surveys offers information allowing routine and simple maintenance works to be carried and this reflects the surveyor's level of intrusion at the time of the inspection. More extensive maintenance or repair work may require additional investigations to be undertaken; the findings of this survey should be checked with this in mind to confirm whether or not they of adequate scope.

### Demolition Survey - Full Access, Sampling and Identification

The demolition survey is fully intrusive (as far as is reasonably practicable) and is aimed at locating all asbestos containing materials within the whole building if demolition is planned.

For refurbishment and demolition surveys, normally, unless otherwise specified (refer to the Method Statement as listed in Annotated Plans and Other Additional Documents section of this document), fully invasive and possibly destructive investigation of all survey areas or the whole building, in order to locate and assess all materials suspected as containing asbestos, will be undertaken. The survey records only the location and estimated extent of asbestos containing materials. A priority rating has been assigned to asbestos containing materials encountered during the course of the inspection to aid ongoing management of these materials prior to refurbishment (HSG 264 states a duration in excess of 3 months as requiring ongoing management of ACMs). Recommendations made for material management are based solely on isolated item inspection and material assessment and may be subject to change in the context of the overall refurbishment works. However, the surveyor will default to "remove" as a recommendation within a refurbishment or demolition survey. These types of survey are normally recommended prior to refurbishment work commencing in the survey area or demolition of the whole building. There is a specific requirement in CAR (2012) (Regulation 7) for all asbestos containing materials to be removed as far reasonably practicable before refurbishment or demolition.

## Survey Methodology - Important Notes

### Reasonable Skill and Care

Although all survey areas that have been examined are reported in accordance with HSG 264 and documented in house procedures (for the specified survey type) and all reasonable skill and care has been exercised by the surveyor in doing so, it must be realised that no survey can reasonably guarantee beyond doubt that all asbestos containing materials have been located. Reasons for this limitation may include health and safety issues, reasons of practicality, non-access to live equipment and dangerous or contaminated environments or risk of unsafe levels of damage being inflicted on the survey area amongst others, or the location of the material being outside the investigative scope of the survey type undertaken.

Please note, refurbishment and demolition asbestos surveys are used to locate and describe, as far as reasonably practicable, all asbestos containing materials in the area where the refurbishment work will take place or in the whole building if demolition or refurbishment is planned. To do this, investigations will need to be of an intrusive nature and involve destructive inspection techniques. Notwithstanding the purpose of refurbishment and demolition surveys, the practical reality is that no survey should ever be used as an absolute guarantee to have identified all asbestos containing materials. Destructive inspection points will be in locations intended to represent the structure as a whole. Therefore, there remains the potential for hidden, obscured and discrete areas within the building fabric and/or structure that may contain unlocatable asbestos containing materials that may only become apparent during demolition or refurbishment activities.

### Non-asbestos Materials - A Reasoned Argument

All items examined by the surveyor at the time of the survey are listed in the inspection detail of this report. This detail includes those items believed by the surveyor not to contain asbestos and an appropriate categorisation of their material composition is given. Employing this rationale the surveyor can use experience and judgement to form a reasoned argument that there is evidence to suggest that the material may not contain asbestos. Periodically "non-asbestos" building materials may be sampled by way of a method control to further support the surveyor's argument. These materials do not bear any risk assessment detail.

### Materials Presumed to Contain Asbestos

If the surveyor feels that a reasoned argument against a material containing asbestos cannot be formed, the item in question may be presumed to contain asbestos. This may include, but is not restricted to, areas where access cannot be gained. This scenario attracts the designation "P" in the sampling strategy column of the "Survey Inspection Detail, Sample Test Report and Risk Level Assessment Report" table within this report.

### Materials Strongly Presumed to Contain Asbestos

In the case of a material or materials being encountered that the surveyor suspects, following visual assessment, as containing asbestos but cannot be sampled for reasons of practicality, that material is strongly presumed to contain asbestos. An assessment (where possible) of the material's extent and condition is made. Nota bene: as no definitive assessment of asbestos fibre type contained in the material may be made, this portion of the priority score is based on a strongly presumed worst-case scenario of fibre type commonly contained in the material concerned. This scenario attracts the designation "SP" in the sampling strategy column of the "Survey Inspection Detail, Sample Test Report and Risk Level Assessment Report" table within this report.



## Sampling of Materials

If access to the material permits, a representative sample of the material is taken according to the "sampling strategy". An assessment (where necessary or possible) of the material's extent and condition is made. As no practical sampling strategy can be assured as being entirely representative of the circumstances encountered during surveying, care should be exercised when interpreting results. That is to say that if works are planned that may cause disturbance or require the removal of asbestos containing materials, implementation of a more intense sampling regime may be desirable.

Floor slab - The term "floor slab" can constitute a floor to any level and is not just limited to the ground floor. These areas have not been intrusively inspected to any particular depth. An inspection has been carried out as far as practicable which may have involved the scraping of any superficial top layer but this does not constitute as a full depth intrusive inspection of the slab. Should this level of inspection be required for future works then specialist heavy engineering drilling tools will be required to be used followed by a further specific survey to this area on completion.

## Material Cross Referencing

In the event of a suspect material being encountered with a frequency that does not permit repeated re-sampling on the grounds of practicality, the surveyor may cross reference this item with one that has already been sampled. To do this the surveyor will ensure that the material is identical in nature (through examining visual appearance e.g. colour) to that of the material to which it is referenced. Nota bene: as no definitive assessment of asbestos fibre type contained in the material may be made, this portion of the priority score is strongly presumed as being the same as that of the material from which it is cross referenced.

## Asbestos Removal

It should be noted that this report is not intended to be used as a bill of quantities for the removal of asbestos containing materials; it purely provides support. Extents and quantities recorded during the survey have been estimated to the best of the surveyor's ability, however, these shall require verification and accurate measurement prior to removal of the asbestos containing materials through production of an appropriate Technical Specification and Scope of Works. These documents can be prepared by Lucion upon request.

## Operational Buildings

The inspection and testing will be conducted to minimise any disruption to the occupiers as far as practical. To this end, the building or area undergoing survey should be unoccupied in order to minimise risk to employees or members of the public on the premises. Ideally, the building or area will not be in use and all furnishings will have been removed. It should be noted that occupied or operational buildings may place certain restrictions on the scope of the survey in respect of intrusive access and sampling strategy, for example it will not be possible to inspect behind a ceiling which is a known or suspected ACM, and that it may prove impossible to adequately investigate all areas of the property at the time of the initial survey. Where this is the case it may be required to undertake additional surveys or inspections immediately prior to the proposed refurbishment or demolition works at a time and cost agreed with the client. Aspects of these additional inspections, e.g. penetration of known ACMs, may also require the services of a Licensed Asbestos Removal Contractor and notification of the work to the Enforcing Authority. It is the client's responsibility to ensure that the information provided in the survey is adequate and relates to their requirements.

## Dust Sampling

The survey may include taking dust samples from areas where contamination is suspected to be present due to visible signs of damage to asbestos containing materials or signs of previous unsatisfactory asbestos removal works but does not include random dust sampling where there is no apparent source of asbestos.

## Stored, portable and random use

Unless specifically identified within the report, no responsibility can be accepted by Lucion for non-systematic or random use of asbestos within the property or in contrast to the products and uses as detailed in HSG264 Appendix 2, for example adhoc use of packers in cavities (wall, floor, ceiling). Not only are these items small, but their occurrence is sporadic and they may only become visible once complete sections of wall, floor or ceiling are removed during demolition or refurbishment. In addition, unless specifically identified within the report, no responsibility can be accepted by Lucion, for stored or portable items of asbestos.

## Method of Sample analysis

The bulk asbestos fibre identification results detailed in this report and the appended certificate of bulk analysis were obtained using a documented in house testing procedure (TOP01.03) that implements the requirements of Health and Safety Executive Publication HSG 248, Appendix 2 (Asbestos: The analysts' guide for sampling, analysis and clearance procedures). All samples collected during the course of this survey are tested in accordance with this method.

## HSG 248 Asbestos: The Analysts' Guide for Sampling, Analysis and Clearance Procedures

Publication HSG 248 describes a two stage approach to the detection and subsequent identification of asbestos fibre in bulk (i.e. suspect sample) materials. Initially the microscopist will examine the material under a low power stereo light microscope. The microscopist then performs extensive optical tests using polarised light microscopy in order to confirm or refute that the material contains an asbestos mineral. This technique allows for the detection of the six common forms of asbestos fibre as follows:

Asbestos Fibre Type	Common Nomenclature
Chrysotile	White Asbestos
Amosite	Brown Asbestos
Crocidolite	Blue Asbestos
Asbestos Actinolite	N/A
Asbestos Anthophyllite	N/A
Asbestos Tremolite	N/A

The results of this test are given, where appropriate, in the inspection detail report for each sample taken and are summarised in the management recommendation report. They are also separately detailed in the bulk-analysis report appended to this report. The homogeneity of asbestos containing materials can differ depending on their type. Typically, homogeneous materials include sprayed coatings, insulating board and asbestos cement products. Other materials are typically less homogeneous including pipe lagging (due to patch repairs, hand mixing at time of application), textured coatings (due to low concentration of asbestos fibre and hand application), composites (due to low concentration of asbestos fibre and material matrix) and debris samples (due to the potentially inconsistent occurrences that have led to their presence). Whilst sampling frequencies / techniques and analysis methods attempt to address the issue of non-homogeneity it should be realised that sampling in accordance with HSG 264 and analysis in accordance with HSG 248 cannot always obviate the problems of determining asbestos fibre content in non-homogeneous materials. The results of sample analysis presented in this report therefore pertain to the samples analysed and so relate only to the time at which sampling took place and to the conditions prevailing during that time.

## Sampling Strategy

Product Type	Sampling Strategy
Vinyl, composite floor coverings, surface coverings	One sample per room, or one sample per 40m <sup>2</sup> per product type or colour. Where large expanses of the same material have been used throughout an area, the frequency of sampling may be decreased at the discretion of the surveyor. Associated adhesives, depending on site and material conditions, will either be collected as separate samples or included with the floor covering as a single entity.
Textured Coatings	One composite sample per room or one sample per 9m <sup>2</sup> dependent on similarity of coating type. Where large expanses of the same material have been used throughout an area. The frequency of sampling may be increased or decreased at the discretion of the surveyor.
Gaskets, ropes, woven product, seals, mastics, papers, felts	One sample per product type, or if appropriate, per area or location.
Asbestos containing insulating board	One sample per location or per 25m <sup>2</sup> of continuous product run. The frequency of sampling may be increased or decreased at the discretion of the surveyor dependent on such factors as consistency of product type or occurrence of different board types. The specific nature of this material has been determined on site using the competence and experience of the surveyor. Lucion Environmental accepts no liability for any decision based on this determination and as such it should only be regarded as an opinion. Where doubt exists as to the classification of a board material HSE Approved Code of Practice L143 "Managing and working with asbestos" recommends carrying out a water absorption test. Lucion Environmental will perform this test only upon specific request.
Cement Products	One sample per product type, or if appropriate, per area or location. The specific nature of this material has been determined on site using the competence and experience of the surveyor. Lucion Environmental accepts no liability for any decision based on this determination and as such it should only be regarded as an opinion. Where doubt exists as to the classification of a board material HSE Approved Code of Practice L143 "Managing and working with asbestos" recommends carrying out a water absorption test. Lucion Environmental will perform this test only upon specific request.
Debris	One sample per location, or more at the discretion of the surveyor. Where debris exists in a location quantification can be hindered by a number of factors including paint coverings, air movement, the passage of time etc. The surveyor reports only the material discernable within the confines of the survey sufficient to show that debris exists in a location. Further focused investigation may be needed to determine the extent of debris for the purposes of decontamination.
Insulative Materials	One sample per material product type (to include change in outward appearance) and at least one sample per 10 metre pipe run. In addition, one sample per different product applied to pipe bends.
Sprayed Insulation	One sample per 20m <sup>2</sup> of material

## Results and Findings

The item examination and inspection findings, bulk analysis results, material assessment and initial risk level assessment are reported in the form of an asbestos inspection and testing detail register. The purpose and structure of this register are explained in the proceeding sections.

### Initial Risk Level Assessment

The initial risk level assessments made within this report for those items strongly presumed, or positively proven by sampling and subsequent analysis, to contain asbestos have been made on the basis of the Material Assessment Algorithm detailed within the publications HSG 264 and HSG 227.

This assessment aims to elucidate the potential for a particular material to release hazardous fibres and expose those within the specific area to asbestos dust. The following table gives the scoring strategy for the initial risk level assessment and indicates the scoring degree of those points that are considered, namely product type, condition, surface treatment and asbestos fibre type present.

	Score	Score Category
<b>Product Type</b>  An assessment of the inherent risk a product may pose (Product debris is assessed on the product type from which it originates)	1	<b>Asbestos reinforced composites</b> - Plastics / resins / mastics / felts / vinyl tiling / semi rigid paints / decorative finishes / asbestos cement and other such similar bound materials.
	2	<b>Materials of a medium asbestos content including</b> - Asbestos insulating board / millboard / low density insulation board / textiles / gaskets / ropes / papers / debris from asbestos containing composite material and cement.
	3	<b>Materials of a high asbestos content including</b> - Thermal insulation / sprayed asbestos / loose asbestos / packing / filled padding / all other debris.
<b>Material Condition</b>  An assessment of the damage or deterioration in condition of product	0	<b>Undamaged</b> - No visible signs of damage
	1	<b>Minor damage</b> - Light material surface abrasion / abrasion to edges
	2	<b>Medium damage</b> - Evidence of loose asbestos fibre protruding from material / poor condition of material is notable
	3	<b>Major damage</b> - Significant damage to materials often resulting in the short-term production of asbestos containing debris / delamination of sprays and thermal insulation / asbestos debris



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	Score	Score Category
<b>Surface Treatment</b>  An assessment of the level of fibre retention the surface of a material may be capable of	0	<b>Composite materials</b> - Plastics / resins / mastics / felts / vinyl tiling / semi rigid paints / decorative finishes
	1	<b>Sealed and enclosed materials</b> - Painted asbestos insulating board (with exposed face painted or encapsulated) / enclosed asbestos lagging and sprayed asbestos (as originally installed) / unsealed asbestos cement products
	2	<b>Unsealed and encapsulated materials</b> - Unsealed asbestos insulating board / asbestos lagging, sprayed asbestos and woven material encapsulated (remedially)
	3	<b>Unsealed friable materials</b> - Unsealed asbestos lagging and sprayed asbestos
<b>Asbestos Fibre Type</b>  An assessment of asbestos fibre types propensity to cause asbestos related diseases	1	<b>Serpentine Asbestos</b> - Chrysotile
	2	<b>Amphibole Asbestos</b> - Amosite / Anthophyllite / Tremolite / Actinolite
	3	<b>Amphibole Asbestos</b> - Crocidolite

## Material / Accessibility Score

Following the rating of a material using the above criteria, the resulting aggregated additive material score may be assessed in terms of accessibility to derive an assessment of initial risk level as follows:

	Very Low Risk (2-4)	Low Risk (5-6)	Medium Risk (7-9)	High Risk (10-12)
Normally Inaccessible (1)	R3	R3	R3	R2
Periodically Accessed (2)	R3	R3	R2	R1
Frequently Accessed (3)	R3	R2	R1	R1

The level of access to the ACM determines how easily the product can be reached by the building occupants which could result in a disturbance that causes fibre release, it relates purely to access and does not consider product type.

The above is defined by the following:

1. Normally inaccessible or occasionally accessed: The ACM will not be accessed or is unlikely to be disturbed.
2. Periodically accessed: The ACM is likely to be disturbed occasionally.
3. Frequently accessed: The ACM is routinely and easily disturbed.

## General Interpretation of Risk Assessment Level

Risk Assessment Level	Interpretation of the Recommended Control Action <sup>[1]</sup>
R1	immediate implementation
R2	as soon as practicable - <i>in interim period material should be regularly inspected and its management planned for</i>
R3	not immediately necessary - <i>material should be regularly inspected and its management planned for</i>

## Recommendations

In addition to the risk assessment level assigned to strongly presumed and identified asbestos containing material, a management control action recommendation is also made. In the case of survey carried out prior to refurbishment or demolition works, the "normal" recommendation will be "remove" as the surveyor assumes that asbestos removal will take place prior to other works commencing (unless the surveyor has been advised otherwise in advance of the survey). However in certain circumstances another recommendation may be made and those commonly used are given in the recommendations table.

The current recommendations conventionally made by the surveyor may include the following:

Recommendation	Description	Notes
Access Restriction	Restriction of access to area / location only to personnel wearing appropriate PPE / RPE.	Suitability of RPE / PPE must be carefully assessed and procedure invoked to ensure these control measures are adhered to.
Access Prohibition	Prohibition of access to area / location to all personnel.	Area should be marked clearly as being prohibited to all personnel, possibly in conjunction with asbestos warning stickers.
Environmental Clean	A cleanup of areas following disturbance of asbestos or discovery of loose asbestos dust/debris/material.	The work is not removal (i.e. requiring physical force) and consists of vacuuming, wiping, picking up and bagging of debris. The work can be either licensed or unlicensed depending on the product and whether exposure is likely to exceed the 4 hour control limit or sporadic and low intensity limit. For licensed work a 4-stage clearance by a UKAS accredited laboratory is required, whilst for non-licensed work appropriate air tests are recommended.
Material Repair	Repair of the material in such a manner as to minimise the release of asbestos fibre.	Repair of materials is recommended by the Health and Safety Executive as an alternative to removal, where reasonably safe to so.

1. The risk level assessment is determined on the basis of information collated during the course of the survey. The risk assessment level needs to be reviewed periodically, (normally in line with a frequency defined in an asbestos management plan) to verify its validity and prior to any refurbishment work within the building/ site.

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Recommendation	Description	Notes
Material Encapsulation	Encapsulation of the material in a manner that ensures the complete enclosure of any remaining asbestos fibres.	Encapsulation of materials is a possible alternative to their removal, where reasonably safe to do so. Works should also be accompanied by appropriate air test performed by a UKAS accredited laboratory.
Material Removal	Removal of the material in instances where it is remaining in situ would lead to a high residual risk level. Or removal may be necessary to permit work within the location. Removal of materials may also be carried out on a preventive basis.	Removal works should be carried out in accordance with the relevant ACOP (approved code of practice), L143
<p><i>Any recommendations made within this report are made on the basis of findings collated at the time of survey. Recommendations should undergo careful client evaluation prior to a final management decision being made. Lucion Environmental Ltd does not accept any responsibility for any works carried out as a result of recommendations made within this report.</i></p>		



## Cited References and Further Reading

1. Control of Asbestos Regulations (2012) ~ The Stationery Office. **ISBN 978-0111521083**
2. Construction (Design and Management) Regulations (2015) ~ The Stationery Office. **ISBN 9780717666263**
3. The Hazardous Waste (England and Wales) Regulations (2005) ~ The Stationery Office. **ISBN 011072685-5**
4. Managing and working with asbestos Control of Asbestos Regulations 2012. Approved Code of Practice & guidance L143 (second edition, 2013) ~ HSE Books. **ISBN 978-0717666188**
5. A Comprehensive Guide to Managing Asbestos in Premises (2002) ~ HSE Books. **ISBN 978-0717623815**
6. Asbestos Essentials: A task manual for building, maintenance and allied trades of non-licensed asbestos work (third edition, 2012) ~ HSE Books. **ISBN 978-0717665037**
7. [Asbestos Essentials Task Sheets \[ http://www.hse.gov.uk/asbestos/essentials/ \]](http://www.hse.gov.uk/asbestos/essentials/) ~ HSE. *electronic downloadable version of the above*
8. Asbestos: The licensed contractors' guide HSG247 (2006) ~ HSE Books. **ISBN 978-0717628742**
9. Asbestos: The analysts' guide for sampling, analysis and clearance procedures HSG248 (2005) ~ HSE Books. **ISBN 978-0717628759**
10. Asbestos: The Survey Guide HSG 264 (second edition, 2012) ~ HSE Books. **ISBN 978-0717665020**
11. The Management of Health and Safety at Work Regulations (1999) ~ The Stationery Office. **ISBN 011085625-2**
12. The Health & Safety at Work etc. Act (1974) ~ The Stationery Office.

## Management Recommendation Detail

Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	001/ classroom	Floor covering	256902-42	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	001/ classroom	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	002/ toilet	Packer to timber frame within ceiling void	256902-43	Asbestos-containing bituminous felt	Chrysotile	3	Small Quantity Observed	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	004/ lobby	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	20 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	004/ lobby	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	20 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	005/ tank cupboard	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	006/ classroom	Packer to door frame	256902-45	Asbestos-containing bituminous felt	Chrysotile	3	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	0	006/ classroom	Floor covering	256902-42	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	006/ classroom	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	60 Sqm	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	007/ toilet	Packer to timber frame within ceiling void	256902-43	Asbestos-containing bituminous felt	Chrysotile	3	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	0	009/ lobby including timber cupboards	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	30 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	009/ lobby including timber cupboards	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	30 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	011/ classroom	Floor covering beneath timber cupboard	256902-47	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	011/ classroom	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	40 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	011/ classroom	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	60 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	012/ classroom	Floor covering beneath timber cupboard	256902-47	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	012/ classroom	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	40 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	012/ classroom	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	60 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	013/ reprographics room	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	3 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	013/ reprographics room	Ceiling	256902-40	Asbestos-containing textured coating	Chrysotile	3	3 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	015/ classroom	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	40 Sqm	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	015/ classroom	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	20 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	017/ lobby	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	6 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	017/ lobby	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	6 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	018/ toilet	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	019/ toilet	Toilet cistern	256902-52	Asbestos-containing composite	Amosite	4	1 No	R3	Remove	
Former Broadlands Primary School - Infant Block	0	019/ toilet	Pipe within ceiling void	256902-54	Asbestos-containing cement	Chrysotile, Amosite	5	1 Lm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	019/ toilet	Panel to ceiling	256902-53	Asbestos-containing Insulating board	Chrysotile, Amosite	6	1 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	019/ toilet	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	020/ lobby	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	5	4 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	021/ hall	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	100 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	022/ store	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	3 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	023/ lobby	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	3 Sqm	R3	Remove	



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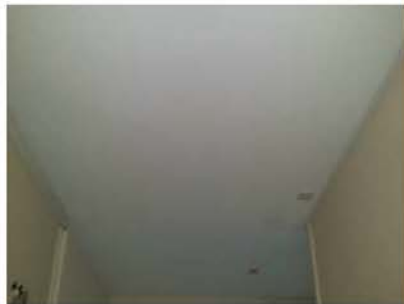
Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	027/ electric cupboard	Electrics		Asbestos-containing woven	Presume Chrysotile	5	Extent Indiscernible	R3	Remove	
Former Broadlands Primary School - Infant Block	0	028/ lobby including timber cupboards	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	10 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	028/ lobby including timber cupboards	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	10 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	030/ classroom	Floor covering beneath timber cupboard	256902-47	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	030/ classroom	Floor covering	256902-44	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	40 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	0	030/ classroom	Ceiling	256902-49	Asbestos-containing textured coating	Chrysotile	3	60 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	031/ toilet	Floor covering	256902-59	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Infant Block	0	032/ cleaners cupboard	Packer to timber frame within ceiling void	256902-60	Asbestos-containing bituminous felt	Chrysotile	3	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	0	037/ electric cupboard	Electrics		Asbestos-containing woven	Presume Chrysotile	5	Extent Indiscernible	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	039/ classroom	Debris to top of timber ceiling within ceiling void	256902-61	Asbestos-containing cement	Chrysotile	6	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	0	042/ external toilet	Toilet cistern	256902-52	Asbestos-containing composite	Amosite	4	1 No	R3	Remove	
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Packer to brickwork adjacent door	256902-80	Asbestos-containing bituminous felt	Chrysotile	3	Significant Quantity Observed	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Residues to walls and adjacent pipework	256902-64	Asbestos-containing thermal	Chrysotile, Amosite	11	Throughout Location	R1	Remove	
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Gaskets to pipework	256902-66	Asbestos-containing gaskets	Chrysotile	4	Throughout Location	R3	Remove	
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Ceiling	256902-63	Asbestos-containing Insulating board	Amosite, Chrysotile	6	12 Sqm	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	043/ boiler room	Debris to floor	256902-65	Asbestos-containing thermal	Chrysotile, Amosite	11	Throughout Location	R1	Remove	
Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Debris around door frame	256902-69	Asbestos-containing Insulating board	Chrysotile, Amosite	9	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Door header	256902-68	Asbestos-containing insulating board	Chrysotile, Amosite	7	2 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Gaskets to pipework	256902-67	Asbestos-containing gaskets	Chrysotile	4	Throughout Location	R3	Remove	
Former Broadlands Primary School - Infant Block	0	045/ external store	Damp proof course	256902-81	Asbestos-containing bituminous product	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Infant Block	1	001/ roof top tank room	Floor and wall covering	256902-71	Asbestos-containing bituminous felt	Chrysotile	3	8 Sqm	R3	Remove	

table continued from previous page...

Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	1	002/ roof top tank room	Floor and wall covering	256902-71	Asbestos-containing bituminous felt	Chrysotile	3	4 Sqm	R3	Remove	
Former Broadlands Primary School - Infant Block	9	999/externals	Old window panels	256902-70	Asbestos-containing cement	Chrysotile	4	Throughout Location	R3	Remove	
Former Broadlands Primary School - Infant Block	9	999/externals	Rope seal to metal skylights	256902-75	Asbestos-containing woven	Chrysotile	5	Throughout Location	R3	Remove	

table continued from previous page...




Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	9	999/externals	Vent pipe to roof	256902-74	Asbestos-containing cement	Chrysotile	4	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	9	999/externals	Sealant to boiler flue	256902-72	Asbestos-containing putty	Chrysotile	3	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Infant Block	9	999/externals	Fascia panels to canopies and building	256902-77	Asbestos-containing cement	Chrysotile	4	Throughout Location	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Infant Block	9	999/externals	Damp proof course	256902-78	Asbestos-containing bituminous product	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	001/classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	001/classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	002/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	002/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	007/ store	Flue pipe within ceiling void	256902-11	Asbestos-containing cement	Chrysotile	4	1 Lm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	007/ store	Lining to incinerator	256902-10	Asbestos-containing insulating board	Chrysotile	6	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Junior Block	0	008/ lobby	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	15 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	014/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	

table continued from previous page...

Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	014/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	015/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	015/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	

table continued from previous page...

Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	017/ lobby	Stair nosings	256902-14	Asbestos-containing composite	Chrysotile	3	4 Lm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	018/ toilet	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	3 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	018/ toilet	Toilet cistern	256902-16	Asbestos-containing composite	Amosite	4	1 No	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	019/ toilet	Toilet cistern	256902-16	Asbestos-containing composite	Amosite	4	2 No	R3	Remove	
Former Broadlands Primary School - Junior Block	0	020/ office including cupboard	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	12 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	Redundant flash guard within store to side of stage	256902-18	Asbestos-containing woven	Chrysotile	5	Small Quantity Observed	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	023/ nursery store	Sealant to polystyrene tiles	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	024/ nursery store	Sealant to polystyrene tiles	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	024/ nursery store	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	2 Sqm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	025/ nursery store	Sealant to polystyrene tiles	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	Pipe within ceiling void	256902-11	Asbestos-containing cement	Chrysotile	4	1 Lm	R3	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	032/ electric cupboard	Electrics		Asbestos-containing woven	Presume Chrysotile	5	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	033/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	033/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	

table continued from previous page...




Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	034/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	034/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	040/ staff room	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	12 Sqm	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	042/ lobby	Floor covering	256902-24	Asbestos-containing floor tile without bitumen adhesive	Chrysotile	3	1 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	049/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	049/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	050/ classroom	Sealant to timber framework within ceiling void	256902-3	Asbestos-containing mastic	Chrysotile	3	Throughout Location	R3	Remove	
Former Broadlands Primary School - Junior Block	0	050/ classroom	Floor covering	256902-6	Asbestos-containing floor tile with bitumen adhesive	Chrysotile	3	60 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Debris to floor	256902-29	Asbestos-containing thermal	Amosite, Chrysotile	11	Throughout Location	R1	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Residues to pipework	256902-28	Asbestos-containing thermal	Amosite, Chrysotile	11	Throughout Location	R1	Remove	
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Ceiling including fascia panels	256902-26	Asbestos-containing insulating board	Amosite, Chrysotile	6	40 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Floor duct	256902-31	Asbestos-containing debris	Amosite, Chrysotile	11	Throughout Location	R1	Remove	

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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Flash guards to electrics	256902-25	Asbestos-containing woven	Chrysotile	5	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Junior Block	0	051/ boiler room	Residues to walls	256902-27	Asbestos-containing thermal	Amosite, Chrysotile	11	Throughout Location	R1	Remove	
Former Broadlands Primary School - Junior Block	0	052/ external store	Ceiling	256902-26	Asbestos-containing insulating board	Amosite, Chrysotile	6	6 Sqm	R3	Remove	

table continued from previous page...




Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	0	052/ external store	Residues to walls and adjacent pipework	256902-32	Asbestos-containing thermal	Amosite	11	Throughout Location	R1	Remove	
Former Broadlands Primary School - Junior Block	0	053/ gas store	Gaskets to pipework	256902-33	Asbestos-containing gasket	Chrysotile	4	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Junior Block	1	001/ tank room	Sealant to timber window frame	256902-22	Asbestos-containing putty	Chrysotile	3	Small Quantity Observed	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	1	001/ tank room	Panel to wall	256902-23	Asbestos-containing cement	Chrysotile	5	3 Sqm	R3	Remove	
Former Broadlands Primary School - Junior Block	9	999/externals	Gaskets to gas pipework	256902-33	Asbestos-containing gasket	Chrysotile	4	Small Quantity Observed	R3	Remove	
Former Broadlands Primary School - Junior Block	9	999/externals	Vent pipes to roof	256902-11	Asbestos-containing cement	Chrysotile	4	2 No	R3	Remove	



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Building	Level	Location	Item / Product Examined	Sample No.	Material Description	Fibre Type	Material Score	Extent	Risk Level Assessment	Initial Control Recommendation	Photograph
Former Broadlands Primary School - Junior Block	9	999/externals	Sealant to skylights	256902-36	Asbestos-containing putty	Chrysotile	3	Throughout Location	R3	Remove	

## Areas Excluded & Not Fully Accessed During Survey

➔ Asbestos should be presumed to be present within Locations and Items not accessed until a further assessment can be performed.

💬 Additional surveyor comments.




Building	Level	Location	Item / Product Examined	Accessibility	Surveyor Additional Comments At Time Of Survey	Photograph
Former Broadlands Primary School - Infant Block	0	027/ electric cupboard	Electrics	Limited Access	Live service supply	
Former Broadlands Primary School - Infant Block	0	037/ electric cupboard	Electrics	Limited Access	Live service supply	
Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	Floor void	Limited Access	Continually occupied	

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Building	Level	Location	Item / Product Examined	Accessibility	Surveyor Additional Comments At Time Of Survey	Photograph
Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	<b>Entire Location</b>	Limited Access	continually occupied	
Former Broadlands Primary School - Junior Block	0	022/ nursery	<b>Entire Location</b>	Limited Access	continually occupied	
Former Broadlands Primary School - Junior Block	0	022/ nursery	Floor covering	Limited Access	Continually occupied	

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Building	Level	Location	Item / Product Examined	Accessibility	Surveyor Additional Comments At Time Of Survey	Photograph
Former Broadlands Primary School - Junior Block	0	022/ nursery	Boxing	Limited Access	Continually occupied	
Former Broadlands Primary School - Junior Block	0	022/ nursery	Ceiling void	Limited Access	Continually occupied	
Former Broadlands Primary School - Junior Block	0	023/ nursery store	<b>Entire Location</b>	Limited Access	continually occupied	



table continued from previous page...







Building	Level	Location	Item / Product Examined	Accessibility	Surveyor Additional Comments At Time Of Survey	Photograph
Former Broadlands Primary School - Junior Block	0	024/ nursery store	<b>Entire Location</b>	Limited Access	continually occupied	
Former Broadlands Primary School - Junior Block	0	025/ nursery store	<b>Entire Location</b>	Limited Access	continually occupied	
Former Broadlands Primary School - Junior Block	0	026/ cleaners cupboard	<b>Entire Location</b>	Limited Access	continually occupied	

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Building	Level	Location	Item / Product Examined	Accessibility	Surveyor Additional Comments At Time Of Survey	Photograph
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	Floor covering	Limited Access	Continually occupied	
Former Broadlands Primary School - Junior Block	0	027/ nursery toilets	<b>Entire Location</b>	Limited Access	continually occupied	
Former Broadlands Primary School - Junior Block	0	032/ electric cupboard	Electrics	Limited Access	Live service supply	

# Survey Inspection Detail, Sample Test Report and Risk Level Assessment Report

⊖ Asbestos should be presumed to be present within Locations and Items not accessed until a further assessment can be performed. 🗨️ Additional surveyor comments.




Building: Former Broadlands Primary School - Infant Block			Level: 0		Location: 001/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Sample	256902-40	60 Sqm	1	1	0	Chrysotile	3	1	 R3
Window panels	Modern										
Lining to external walls behind plasterboard	Bituminous felt	Sample	256902-41								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Sample 🗨️ Below carpet and modern linoleum	256902-42	60 Sqm	1	1	0	Chrysotile	3	2	 R3
Wall heater	Modern										
Sink unit	Modern										
Wall panels	Fibreboard										
Surround to skylight	Timber										
Building: Former Broadlands Primary School - Infant Block			Level: 0		Location: 002/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 002/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Window panels	Modern										
Floor covering	Modern linoleum			60 Sqm	1	1	0			2	
Packer to timber frame within ceiling void	Asbestos-containing bituminous felt	Sample	256902-43	Small Quantity Observed	1	1	0	Chrysotile	3	1	 R3
Insulation within ceiling void	Mmmf										
Boxing	Timber housing plastic waste pipe										
Wall heater	Modern										
Toilet cisterns	Ceramic										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 003/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum to quarry tiles										
Pipe insulation within ceiling void	Mmmf and foam										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 004/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-40	20 Sqm	1	1	0	Chrysotile	3	1	 R3



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Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 004/ lobby					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Sample	256902-44	20 Sqm	1	1	0	Chrysotile	3	2	<div> R3</div>
		💬 Below carpet and modern linoleum									
Door header	Timber										
Surround to skylight	Timber										
Electrics	Modern										

Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 005/ tank cupboard					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	2 Sqm	1	1	0	Chrysotile	3	2	<div> R3</div>
		🗨️ Below modern linoleum									
Door header	Timber										
Electrics	Modern										
Water tank	Modern										

Building: Former Broadlands Primary School - Infant Block			Level: 0			Location: 006/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 006/ classroom				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-40	60 Sqm	1	1	0	Chrysotile	3	1	 R3
Window panels	Modern										
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-42	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		🔍 Below carpet and modern linoleum									
Wall heater	Modern										
Sink unit	Modern										
Wall panels	Fibreboard										
Packer to door frame	Asbestos-containing bituminous felt	Sample	256902-45	Small Quantity Observed	1	1	0	Chrysotile	3	1	 R3
Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 007/ toilet				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Window panels	Modern										
Floor covering	Modern linoleum										

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 007/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Packer to timber frame within ceiling void	Asbestos-containing bituminous felt	Cross Reference	256902-43	Small Quantity Observed	1	1	0	Chrysotile	3	1	 R3
Insulation within ceiling void	Mmmf										
Boxing	Timber housing plastic waste pipe										
Wall heater	Modern										
Toilet cisterns	Ceramic										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 008/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum										
Pipe insulation within ceiling void	Mmmf and foam										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 009/ lobby including timber cupboards						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-40	30 Sqm	1	1	0	Chrysotile	3	1	 R3



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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 009/ lobby including timber cupboards						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	30 Sqm	1	1	0	Chrysotile	3	2	 R3
Window panels	Modern										
Sealant to window glazing	Putty	Sample	256902-46								 NAD

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 010/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Quarry tiles			30 Sqm	1	1	0			2	
		 Below carpet and modern linoleum									
Sealant to window glazing	Putty	Cross Reference	256902-46								 NAD
Pipe insulation within ceiling void	Mmmf										

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 011/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										



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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 011/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-40	60 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	40 Sqm	1	1	0	Chrysotile	3	2	 R3
Sealant to window glazing	Putty	Sample	256902-48								 NAD
Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	Sample	256902-47	2 Sqm	1	1	0	Chrysotile	3	2	 R3
Waste pipe	Plastic										
Surround to skylight	Timber										
Wall heater	Modern										
Wall panels	Fibreboard										
Panels below windows	Plasterboard to timber										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 012/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 012/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-40	60 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	40 Sqm	1	1	0	Chrysotile	3	2	 R3
Sealant to window glazing	Putty	Cross Reference	256902-48								 NAD
Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-47	2 Sqm	1	1	0	Chrysotile	3	2	 R3
Surround to skylight	Timber										
Wall heater	Modern										
Wall panels	Fibreboard										
Panels below windows	Plasterboard to timber										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 013/ reprographics room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-40	3 Sqm	1	1	0	Chrysotile	3	1	 R3

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 013/ reprographics room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	3 Sqm	1	1	0	Chrysotile	3	2	 R3
Wall panels	Fibreboard										
Window panels	Modern										

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 014/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Surround to skylight	Timber										
Floor covering	Quarry tiles										
Pipe insulation within ceiling void	Mmmf										
Wall heater	Modern										
Toilet cisterns	Ceramic										


Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 015/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Sample	256902-49	20 Sqm	1	1	0	Chrysotile	3	1	 R3

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 015/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	40 Sqm	1	1	0	Chrysotile	3	2	 R3
Sealant to window glazing	Putty	Cross Reference	256902-48								 NAD
Wall panels	Fibreboard										
Panels below windows	Plasterboard to timber										
Sink pad	Bituminous product	Sample	256902-50								 NAD
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 016/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Timber										
Floor	Concrete										
Floor covering	Linoleum	Sample	256902-51								 NAD
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 017/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										



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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 017/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	6 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	6 Sqm	1	1	0	Chrysotile	3	2	 R3
Surround to skylight	Timber										
Sealant to window glazing	Putty	Sample	256902-55								 NAD
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 018/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	2 Sqm	1	1	0	Chrysotile	3	2	 R3
Surround to skylight	Timber										
Toilet cistern	Plastic										
Insulation to pipework within ceiling void	Mmmf										

Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 019/ toilet					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	2 Sqm	1	1	0	Chrysotile	3	2	<div> R3</div>
Toilet cistern	Asbestos-containing composite	Sample	256902-52	1 No	1	1	0	Amosite	4	2	<div> R3</div>
Insulation to pipework within ceiling void	Mmmf										
Panel to ceiling	Asbestos-containing Insulating board	Sample	256902-53	1 Sqm	2	1	1	Chrysotile, Amosite	6	2	<div> R3</div>
Pipe within ceiling void	Asbestos-containing cement	Sample	256902-54	1 Lm	1	1	1	Chrysotile, Amosite	5	1	<div> R3</div>


Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 020/ lobby					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	4 Sqm	1	3	0	Chrysotile	5	1	<div> R3</div>
		🗑️ Associated debris within ceiling void									

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 020/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Terrazzo flooring			6 Sqm	1	1	0			2	
Pipe insulation within ceiling void	Mmmf										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 021/ hall						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	100 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Modern linoleum			6 Sqm	1	1	0			2	
Wall panels	Fibreboard and timber										
Wall heater	Modern										
Sink pad	Bituminous product	Sample	256902-56								 NAD
Floor screed	Bituminous product	Sample  Below modern linoleum	256902-57								 NAD
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 022/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard and timber										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 022/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	3 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Linoleum	Cross Reference	256902-51								 NAD
Below modern linoleum											
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 023/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	3 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Terrazzo flooring			3 Sqm	1	1	0			2	
Below modern linoleum											
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 024/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum to quarry tiles			2 Sqm	1	1	0			2	
Toilet cistern	Ceramic										



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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 024/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Insulation to pipework within ceiling void	Mmmf										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 025/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum to quarry tiles										
Toilet cistern	Plastic										
Insulation to pipework within ceiling void	Mmmf										
Boxing	Timber housing plastic waste pipe										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 026/ disabled toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum										
Toilet cistern	Plastic										
Insulation to pipework within ceiling void	Mmmf										
Boxing	Timber housing plastic waste pipe										
Waste pipe	Plastic										
Lining beneath timber flooring	Bituminous product	Sample	256902-58								 NAD

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 027/ electric cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard and timber										
Floor	Concrete										
Floor covering	Linoleum	Cross Reference	256902-51								 NAD
		🗨️ Below modern linoleum									
Electrics	Asbestos-containing woven	Presume		Extent Indiscernible	2	1	1	Presume Chrysotile	5	1	 R3
		🚫 Limited Access: Live service supply									

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 028/ lobby including timber cupboards						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	10 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	10 Sqm	1	1	0	Chrysotile	3	2	 R3
Sealant to window glazing	Putty	Cross Reference	256902-55								 NAD
Surround to skylight	Timber										

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 029/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum to quarry tiles										
Toilet cistern	Ceramic										
Insulation to pipework within ceiling void	Mmmf										









Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 030/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Concrete										
Ceiling	Asbestos-containing textured coating	Cross Reference	256902-49	60 Sqm	1	1	0	Chrysotile	3	1	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-44	40 Sqm	1	1	0	Chrysotile	3	2	 R3
Sealant to window glazing	Putty	Cross Reference	256902-55								 NAD
Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-47	2 Sqm	1	1	0	Chrysotile	3	2	 R3
Surround to skylight	Timber										



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Building: Former Broadlands Primary School - Infant Block					Level: 0	Location: 030/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Wall heater	Modern											
Wall panels	Fibreboard											
Window panels	Modern											
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD	

Building: Former Broadlands Primary School - Infant Block					Level: 0	Location: 031/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Plasterboard to timber											
Walls	Plasterboard and timber											
Floor	Concrete											
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Sample	256902-59	Throughout Location	1	1	0	Chrysotile	3	1	 R3	
		 Beneath modern linoleum and screed										
Toilet cistern	Ceramic											
Insulation to pipework within ceiling void	Mmmf											
Boxing	Timber housing metal pipework											
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD	

Building: Former Broadlands Primary School - Infant Block					Level: 0	Location: 032/ cleaners cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Plasterboard to timber											



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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 032/ cleaners cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum			Throughout Location	1	1	0			1	
		Beneath modern linoleum and screed									
Insulation to pipework within ceiling void	Mmmf										
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD
Packer to timber frame within ceiling void	Asbestos-containing bituminous felt	Sample	256902-60	Small Quantity Observed	1	1	0	Chrysotile	3	1	 R3
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 033/ kitchen						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum to quarry tiles			Throughout Location	1	1	0			1	
		Beneath modern linoleum and screed									
Insulation to pipework within ceiling void	Mmmf										
Boxing	Timber housing plastic waste pipe										

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 033/ kitchen						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD
Sink unit	Modern										
Wall panels	Fibreboard										
Window panels	Modern										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 034/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Insulation to pipework within ceiling void	Mmmf										
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD
Window panels	Modern										
Ducting	Metal										
Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 035/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Insulation to pipework within ceiling void	Mmmf										

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Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 035/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Quarry tiles										

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 036/ cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										
Insulation to pipework within ceiling void	Mmmf										
Ducting	Metal										



Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 037/ electric cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Plasterboard and timber										
Floor	Concrete										
Insulation within ceiling void	Mmmf										
Electrics	Asbestos-containing woven	Presume		Extent Indiscernible	2	1	1	Presume Chrysotile	5	1	<div> R3</div>
		⛔ Limited Access: Live service supply									

Building: Former Broadlands Primary School - Infant Block				Level: 0	Location: 038/ cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Timber										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 038/ cupboard				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Insulation to pipework within ceiling void	Mmmf										
Ducting	Metal										
Floor covering	Modern linoleum to quarry tiles										
Panels to ceiling	Timber										
Door header	Timber										

Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 039/ classroom				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Plasterboard										
Floor	Concrete										
Floor covering	Modern linoleum										
Insulation to pipework within ceiling void	Mmmf										
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD
Wall panels	Fibreboard										
Window panels	Modern										
Suspended ceiling	Compressed cellulose										
Debris to top of timber ceiling within ceiling void	Asbestos-containing cement	Sample	256902-61	Small Quantity Observed	1	3	1	Chrysotile	6	1	 R3
☁ Cement debris within ceiling void											




Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 040/ lobby				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Plasterboard to brick										
Floor	Concrete										
Floor covering	Modern linoleum										
Lining to external walls	Bituminous felt	Cross Reference	256902-41								
Window panels	Modern										
Suspended ceiling	Compressed cellulose										
Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 041/ toilet				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard and timber										
Floor	Concrete										
Floor covering	Modern linoleum			Throughout Location	1	1	0			1	
Toilet cistern	Ceramic										
Insulation to pipework within ceiling void	Mmmf										
Electrics	Modern										
Waste pipe	Plastic										
Building: Former Broadlands Primary School - Infant Block					Level: 0		Location: 042/ external toilet				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard to timber										
Walls	Plasterboard										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block			Level: 0		Location: 042/ external toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Toilet cistern	Asbestos-containing composite	Cross Reference	256902-52	1 No	1	1	0	Amosite	4	2	 R3
Insulation to pipework within ceiling void	Mmmf										
Sealant to window glazing	Putty	Cross Reference	256902-48								 NAD
Sink pad	Bituminous product	Sample	256902-62								 NAD
Lining to external walls behind plasterboard	Bituminous felt	Cross Reference	256902-41								 NAD
Panels below windows	Plasterboard to timber										
Building: Former Broadlands Primary School - Infant Block			Level: 0		Location: 043/ boiler room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Asbestos-containing Insulating board	Sample	256902-63	12 Sqm	2	1	1	Amosite, Chrysotile	6	1	 R3
Walls	Brick										
Floor	Concrete										

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Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 043/ boiler room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Residues to walls and adjacent pipework	Asbestos-containing thermal	Sample	256902-64	Throughout Location	3	3	3	Chrysotile, Amosite	11	2	 R1
		🗨 Thermal residues to walls and adjacent pipework									
Debris to floor	Asbestos-containing thermal	Sample	256902-65	Throughout Location	3	3	3	Chrysotile, Amosite	11	2	 R1
		🗨 Thermal debris to floor									
Gaskets to pipework	Asbestos-containing gaskets	Sample	256902-66	Throughout Location	2	1	0	Chrysotile	4	1	 R3
Boilers	Modern										
Boiler flue	Metal										
Electrics	Modern										
Pipe insulation	Metal casing to mmmf										
Packer to brickwork adjacent door	Asbestos-containing bituminous felt	Sample	256902-80	Significant Quantity Observed	1	1	0	Chrysotile	3	1	 R3






Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 044/ gas meter room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber			12 Sqm	2	1	1			1	
Walls	Timber										
Floor	Concrete										
Door header	Asbestos-containing insulating board	Sample	256902-68	2 Sqm	2	1	2	Chrysotile, Amosite	7	1	 R3



table continued from previous page...

Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 044/ gas meter room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Gaskets to pipework	Asbestos-containing gaskets	Sample	256902-67	Throughout Location	2	1	0	Chrysotile	4	1	<div> R3</div>
Debris around door frame	Asbestos-containing Insulating board	Sample	256902-69	Small Quantity Observed	2	3	2	Chrysotile, Amosite	9	1	<div> R3</div>
		 Insulating board debris where electric pipe has damaged door header panel									

Building: Former Broadlands Primary School - Infant Block				Level: 0		Location: 045/ external store					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Timber and brick										
Floor	Concrete										
Damp proof course	Asbestos-containing bituminous product	Sample	256902-81	Throughout Location	1	1	0	Chrysotile	3	1	<div> R3</div>

Building: Former Broadlands Primary School - Infant Block				Level: 1		Location: 001/ roof top tank room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Timber										
Floor	Timber										
Wall panels	Fibreboard to mmmf insulation										
Water tanks	Metal and fibreglass										
Pipe insulation	Mmmf										



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Building: Former Broadlands Primary School - Infant Block				Level: 1	Location: 001/ roof top tank room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor and wall covering	Asbestos-containing bituminous felt	Sample	256902-71	8 Sqm	1	1	0	Chrysotile	3	1	 R3
Building: Former Broadlands Primary School - Infant Block				Level: 1	Location: 002/ roof top tank room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Timber										
Floor	Timber										
Wall panels	Fibreboard to mmmf insulation										
Water tank	Fibreglass										
Pipe insulation	Mmmf										
Floor and wall covering	Asbestos-containing bituminous felt	Cross Reference	256902-71	4 Sqm	1	1	0	Chrysotile	3	1	 R3
Building: Former Broadlands Primary School - Infant Block				Level: 9	Location: 999/externals						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Old window panels	Asbestos-containing cement	Sample	256902-70	Throughout Location	1	1	1	Chrysotile	4	1	 R3
Sealant to boiler flue	Asbestos-containing putty	Sample	256902-72	Small Quantity Observed	1	1	0	Chrysotile	3	1	 R3

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Building: Former Broadlands Primary School - Infant Block				Level: 9	Location: 999/externals						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Sealant to old timber windows	Putty	Sample	256902-73								 NAD
Vent pipe to roof	Asbestos-containing cement	Sample	256902-74	Small Quantity Observed	1	1	1	Chrysotile	4	1	 R3
Rope seal to metal skylights	Asbestos-containing woven	Sample	256902-75	Throughout Location	2	1	1	Chrysotile	5	1	 R3
Seal to fibreglass skylights	Foam										
Roof covering	Bituminous felt	Sample  Core sample	256902-76								 NAD
Rainwater goods	Plastic										
Walls	Brick and timber										
Fascia panels to canopies and building	Asbestos-containing cement	Sample	256902-77	Throughout Location	1	1	1	Chrysotile	4	1	 R3
Damp proof course	Asbestos-containing bituminous product	Sample	256902-78	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Sealant between brickwork and windows	Putty	Sample	256902-79								 NAD

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Building: Former Broadlands Primary School - Infant Block				Level: 9	Location: 999/externals						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceilings to canopies	Timber and firegrade plasterboard										
Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 001/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Sample	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Sample	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Sample	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Sample	256902-4								 NAD
Lining to timber cupboard	Linoleum	Sample	256902-5								 NAD

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Building: Former Broadlands Primary School - Junior Block			Level: 0			Location: 001/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Sample Below carpet	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
Wall heater	Modern										
Waste pipe	Metal										
Notice boards	Fibreboard										










Building: Former Broadlands Primary School - Junior Block			Level: 0			Location: 002/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD



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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 002/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Lining to timber cupboard	Linoleum	Sample	256902-7								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		 Below carpet									
Wall heater	Modern										
Waste pipe	Metal										
Notice boards	Fibreboard										
Packer to door frame	Bituminous product	Sample	256902-8								 NAD

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 003/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Modern screed to quarry tiles										
Floor covering	Modern linoleum			60 Sqm	1	1	0			2	
		 Below carpet									
Waste pipe	Plastic										
Toilet cisterns	Ceramic										

Building: Former Broadlands Primary School - Junior Block					Level: 0		Location: 004/ cleaners cupboard				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Brick										
Floor	Concrete										
Water heater	Modern										

Building: Former Broadlands Primary School - Junior Block					Level: 0		Location: 005/ toilet				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Modern screed to quarry tiles										
Floor covering	Modern linoleum										
Waste pipe	Plastic										
Toilet cisterns	Ceramic										

Building: Former Broadlands Primary School - Junior Block					Level: 0		Location: 006/ corridor				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Electrics	Modern										
Floor covering	Bitumen adhesive	Sample	256902-9								
		Below carpet									

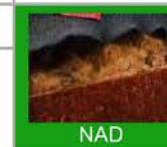


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Building: Former Broadlands Primary School - Junior Block					Level: 0		Location: 006/ corridor				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor void	Mmmf insulation to metal pipework										
Surrounds to metal skylights	Timber										
Notice boards	Fibreboard										
Building: Former Broadlands Primary School - Junior Block					Level: 0		Location: 007/ store				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Quarry tiles										
Lining to incinerator	Asbestos-containing insulating board	Sample	256902-10	Small Quantity Observed	2	1	2	Chrysotile	6	1	 R3
Surrounds to metal skylight	Timber										
Flue pipe within ceiling void	Asbestos-containing cement	Sample	256902-11	1 Lm	1	1	1	Chrysotile	4	1	 R3
Building: Former Broadlands Primary School - Junior Block					Level: 0		Location: 008/ lobby				
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										

table continued from previous page...

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 008/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Window panels	Composite	Cross Reference	256902-4								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	15 Sqm	1	1	0	Chrysotile	3	2	 R3
		 Below carpet									

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 009/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Quarry tiles										
Surrounds to metal skylight	Timber										



Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 010/ corridor						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Electrics	Modern										
Floor covering	Bitumen adhesive	Cross Reference	256902-9								 NAD
		 Below carpet									
Surrounds to metal skylights	Timber										



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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 010/ corridor						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Packers to door frame	Bituminous product	Cross Reference	256902-8								

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 011/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Modern screed to quarry tiles										
Floor covering	Modern linoleum										
Waste pipe	Plastic										
Toilet cisterns	Ceramic										

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 012/ cleaners cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Brick										
Floor	Concrete										
Water heater	Modern										

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 013/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										

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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 013/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor	Modern screed to quarry tiles										
Floor covering	Modern linoleum										
Waste pipe	Plastic										
Toilet cisterns	Ceramic										
Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 014/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD

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Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 014/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		📍 Below carpet									
Wall heater	Modern										
Waste pipe	Metal										
Notice boards	Fibreboard										







Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 015/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD



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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 015/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Lining to timber cupboard	Linoleum	Cross Reference	256902-5								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		🗨️ Below carpet									
Wall heater	Modern										
Waste pipe	Metal										
Notice boards	Fibreboard										





Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 016/ hall						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Compressed cellulose and plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Window panels	Composite	Cross Reference	256902-4								 NAD
Floor covering	Bitumen adhesive beneath parquet flooring	Sample	256902-12								 NAD
Wall heater	Modern										
Panels to rear of heaters	Timber										



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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 016/ hall						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Sealant to doors	Putty	Sample	256902-13								 NAD
Floor void	Mmmf insulation to metal pipework										
High level wall panel	Timber										













Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 017/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Fibreboard and plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Floor covering	Bitumen adhesive	Cross Reference	256902-9								 NAD
		 Beneath modern linoleum									
Wall heater	Modern										
Sealant to doors	Putty	Cross Reference	256902-13								 NAD
Stair nosings	Asbestos-containing composite	Sample	256902-14	4 Lm	1	1	0	Chrysotile	3	2	 R3

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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 017/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Adhesive to fibreboard ceiling tiles	Bitumen adhesive	Sample	256902-15								 NAD
Floor covering	Bitumen adhesive beneath parquet flooring	Cross Reference	256902-12								 NAD
Floor covering	Modern linoleum										
Partition wall	Timber										
Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 018/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Toilet cistern	Asbestos-containing composite	Sample	256902-16	1 No	1	1	0	Amosite	4	2	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	3 Sqm	1	1	0	Chrysotile	3	2	 R3
Waste pipe	Plastic										

Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 019/ toilet					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Toilet cistern	Asbestos-containing composite	Cross Reference	256902-16	2 No	1	1	0	Amosite	4	2	 R3
Floor covering	Bitumen adhesive	Cross Reference	256902-9								 NAD
		 Below modern linoleum									
Waste pipe	Plastic										
Floor covering	Modern linoleum										
Window panels	Composite	Cross Reference	256902-4								 NAD


Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 020/ office including cupboard					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Sink pad	Bituminous product	Sample	256902-17								 NAD

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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 020/ office including cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Window panels	Composite	Cross Reference	256902-4								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	12 Sqm	1	1	0	Chrysotile	3	2	 R3
		 Below carpet									
Waste pipe	Plastic										
Notice boards	Fibreboard										

Building: Former Broadlands Primary School - Junior Block      Level: 0      Location: 021/ hall including stores to side of stage



⚠ Limited Access: continually occupied

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Compressed cellulose and fibreboard										
Walls	Plaster on masonry										
Floor	Concrete										
Window panels	Composite	Cross Reference	256902-4								 NAD
Floor covering	Bitumen adhesive beneath parquet flooring	Cross Reference	256902-12								 NAD
Wall heater	Modern										







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## Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 021/ hall including stores to side of stage



Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Panels to rear of heaters	Timber										
Sealant to doors	Putty	Cross Reference	256902-13								 NAD
Floor void	No access	⊘ Limited Access: Continually occupied									
High level wall panel	Polystyrene to timber										
Adhesive to fibreboard ceiling tiles	Bitumen adhesive	Cross Reference	256902-15								 NAD
Redundant flash guard within store to side of stage	Asbestos-containing woven	Sample	256902-18	Small Quantity Observed	2	1	1	Chrysotile	5	2	 R3

## Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 022/ nursery



⊘ Limited Access: continually occupied


Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling void	No access	⊘ Limited Access: Continually occupied									
Walls	Plaster on masonry										

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Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 022/ nursery



Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor	Quarry tiles										
Sink unit	Modern										
Waste pipe	Plastic										
Notice boards	Fibreboard										
Floor covering	Modern linoleum	<div>  Limited Access: Continually occupied </div>									
Wall panels	Fibreboard										
Electrics within timber cupboard	Modern										
Wrap to electric cables	Bituminous product	Sample	256902-19								 NAD
Coating to underside of sink unit adjacent entrance door	Bitumen paint	Sample	256902-20								 NAD
Boxing	Timber	<div>  Limited Access: Continually occupied </div>									

Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 023/ nursery store




Limited Access: continually occupied

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Polystyrene panels										



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**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 023/ nursery store**

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Walls	Plaster on masonry										
Floor	Concrete										
Sealant to polystyrene tiles	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	2	 R3

**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 024/ nursery store**

⚠ Limited Access: continually occupied

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Polystyrene panels										
Walls	Plaster on masonry										
Floor	Concrete										
Sealant to polystyrene tiles	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	2	 R3
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	2 Sqm	1	1	0	Chrysotile	3	2	 R3

**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 025/ nursery store**

⚠ Limited Access: continually occupied




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## Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 025/ nursery store



Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Polystyrene panels										
Walls	Plaster on masonry										
Floor	Quarry tiles										
Sealant to polystyrene tiles	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	2	 R3
Surround to metal skylight	Timber										

## Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 026/ cleaners cupboard



⊖ Limited Access: continually occupied

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Plaster on masonry										
Floor	Quarry tiles										

## Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 027/ nursery toilets



⊖ Limited Access: continually occupied

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										



table continued from previous page...

Building: Former Broadlands Primary School - Junior Block

Level: 0

Location: 027/ nursery toilets



Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD
Wall heater	Modern										
Pipe within ceiling void	Asbestos-containing cement	Cross Reference	256902-11	1 Lm	1	1	1	Chrysotile	4	1	 R3
Notice boards	Fibreboard										
Floor covering	Modern linoleum	 Limited Access: Continually occupied									
Toilet cisterns	Ceramic										
Waste pipe	Plastic										

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**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 027/ nursery toilets**

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Boxing	Timber										
		Housing metal pipework									

**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 028/ toilet**

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Modern screed to quarry tiles										
Floor covering	Modern linoleum										
Waste pipe	Plastic										
Toilet cisterns	Ceramic										
Surround to metal skylight	Timber										

**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 029/ cleaners cupboard**





Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Brick										
Floor	Concrete										
Water heater	Modern										



**Building: Former Broadlands Primary School - Junior Block****Level: 0****Location: 030/ toilet**

Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										

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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 030/ toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Modern screed to quarry tiles										
Floor covering	Modern linoleum										
Waste pipe	Plastic										
Toilet cisterns	Ceramic										
Surround to metal skylight	Timber										

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 031/ lobby including timber cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										
Surround to metal skylights	Timber										
Floor void	Clay drainage pipes										
Notice boards	Fibreboard										
Floor covering	Bitumen adhesive	Cross Reference	256902-9								 NAD
		 Below carpet									
Sealant to doors	Putty	Cross Reference	256902-13								 NAD

Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 032/ electric cupboard						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Strammit board											
Suspended ceiling	Plasterboard											
Walls	Plaster on masonry											
Back boards	Timber											
Electrics	Asbestos-containing woven	Presume		Throughout Location	2	1	1	Presume Chrysotile	5	1	 R3	
		⛔ Limited Access: Live service supply										
Floor	Concrete											
Lining to timber ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD	



Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 033/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Timber											
Suspended ceiling	Foam											
Walls	Plaster on masonry											
Floor	Concrete											
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD	
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD	



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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 033/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD
Lining to timber cupboard	Linoleum	Cross Reference	256902-5								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		Below carpet									
Wall heater	Modern										
Waste pipe	Metal										
Notice boards	Fibreboard										
Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 034/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD

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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 034/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD
Lining to timber cupboard	Linoleum	Cross Reference	256902-5								 NAD
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		Below carpet									
Wall heater	Modern										
Waste pipe	Metal										
Notice boards	Fibreboard										
Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 035/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Plasterboard										
Walls	Plaster on masonry										
Floor	Concrete										



table continued from previous page...

Building: Former Broadlands Primary School - Junior Block			Level: 0		Location: 035/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling hatch	Timber										
Pipework	Metal										
Building: Former Broadlands Primary School - Junior Block			Level: 0		Location: 036/ main entrance lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Fibreboard										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Wall heater	Modern										
Adhesive to fibreboard ceiling tiles	Bitumen adhesive	Cross Reference	256902-15								 NAD
Building: Former Broadlands Primary School - Junior Block			Level: 0		Location: 037/ reception						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Compressed cellulose										
Walls	Plaster on masonry										
Floor	Concrete										
Floor covering	Bitumen adhesive	Cross Reference	256902-9								 NAD
		Below modern screed									
Surround to metal skylight	Timber										



Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 038/ corridor					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Floor covering	Bitumen adhesive	Cross Reference	256902-9								 NAD
		🗨️ Below modern screed									
Surround to metal skylight	Timber										
Packers to door frame	Bituminous product	Cross Reference	256902-8								 NAD

Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 039/ medical room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Suspended ceiling	Plasterboard										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Sink unit	Modern										
Floor void	Mmmf insulation to pipework										
Floor covering	Modern linoleum										
Wall heater	Modern										



Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 040/ staff room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Strammit board											
Suspended ceiling	Plasterboard											
Walls	Plaster on masonry											
Floor	Concrete											
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	12 Sqm	1	1	0	Chrysotile	3	1	 R3	
		 Below carpet and modern screed										

Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 041/ store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Strammit board											
Suspended ceiling	Plasterboard											
Walls	Plaster on masonry											
Floor	Concrete											

Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 042/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment	
Ceiling	Strammit board											
Suspended ceiling	Plasterboard											
Walls	Plaster on masonry											
Floor	Concrete											
Floor covering	Asbestos-containing floor tile without bitumen adhesive	Sample	256902-24	1 Sqm	1	1	0	Chrysotile	3	2	 R3	
		 Below carpet										
Electrics within timber cupboard	Modern											

Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 043/ corridor					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Mmmf insulation to strammit board and timber										
Suspended ceiling	Compressed cellulose										
Walls	Plaster on masonry										
Floor	Concrete										
Boxing	Timber housing foam pipe insulation										
Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 044/ office					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Mmmf insulation to timber										
Suspended ceiling	Compressed cellulose										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Boxing	Timber housing pipework										
Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 045/ office					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Mmmf insulation to timber										
Suspended ceiling	Compressed cellulose										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Boxing	Timber housing pipework										
Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 046/ kitchen					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Mmmf insulation to timber										

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Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 046/ kitchen					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Suspended ceiling	Compressed cellulose										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Pipe insulation	Foam										
Sink unit	Modern										
Water heater	Modern										
Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 047/ girls toilet					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Mmmf insulation to timber										
Suspended ceiling	Plasterboard										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Pipe insulation	Foam										
Boxing	Timber housing metal pipework and plastic waste pipe										
Floor void	Clay drainage pipes										
Floor covering	Modern linoleum										
Building: Former Broadlands Primary School - Junior Block					Level: 0	Location: 048/ boys toilet					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Mmmf insulation to timber										
Suspended ceiling	Plasterboard										
Walls	Plasterboard and plaster on masonry										
Floor	Concrete										
Pipe insulation	Foam										

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Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 048/ boys toilet						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Boxing	Timber housing metal pipework										
Floor void	Clay drainage pipes										
Floor covering	Modern linoleum										
Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 049/ classroom						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD



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Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 049/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		👉 Below carpet									
Wall heater	Modern										
Notice boards	Fibreboard										
Panels below windows	Fibreboard										






Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 050/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Suspended ceiling	Foam										
Walls	Plaster on masonry										
Floor	Concrete										
Lining to ceiling	Bitumen lined paper	Cross Reference	256902-1								 NAD
Coating to timber framework within ceiling void	Bituminous product	Cross Reference	256902-2								 NAD
Sealant to timber framework within ceiling void	Asbestos-containing mastic	Cross Reference	256902-3	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Window panels	Composite	Cross Reference	256902-4								 NAD

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Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 050/ classroom					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor covering	Asbestos-containing floor tile with bitumen adhesive	Cross Reference	256902-6	60 Sqm	1	1	0	Chrysotile	3	2	 R3
		🗨️ Below carpet									
Wall heater	Modern										
Notice boards	Fibreboard										











Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 051/ boiler room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling including fascia panels	Asbestos-containing insulating board	Sample	256902-26	40 Sqm	2	1	1	Amosite, Chrysotile	6	1	 R3
Walls	Brick										
Floor	Concrete										
Flash guards to electrics	Asbestos-containing woven	Sample	256902-25	Small Quantity Observed	2	1	1	Chrysotile	5	1	 R3
Residues to walls	Asbestos-containing thermal	Sample	256902-27	Throughout Location	3	3	3	Amosite, Chrysotile	11	2	 R1
		🗨️ Thermal residues to all walls adjacent pipework									
Residues to pipework	Asbestos-containing thermal	Sample	256902-28	Throughout Location	3	3	3	Amosite, Chrysotile	11	2	 R1
		🗨️ Thermal residues to old pipework									


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Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 051/ boiler room					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Debris to floor	Asbestos-containing thermal	Sample	256902-29	Throughout Location	3	3	3	Amosite, Chrysotile	11	3	 R1
		🗨 Thermal debris to sampled adjacent pipework									
Gaskets to pipework	Gasket	Sample	256902-30								 NAD
Boilers	Modern										
Boiler flues	Metal										
Floor duct	Asbestos-containing debris	Sample	256902-31	Throughout Location	3	3	3	Amosite, Chrysotile	11	2	 R1
		🗨 Insulating board debris within floor duct									

Building: Former Broadlands Primary School - Junior Block				Level: 0		Location: 052/ external store					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Asbestos-containing insulating board	Cross Reference	256902-26	6 Sqm	2	1	1	Amosite, Chrysotile	6	1	 R3
Walls	Brick										
Floor	Concrete										
Residues to walls and adjacent pipework	Asbestos-containing thermal	Sample	256902-32	Throughout Location	3	3	3	Amosite	11	2	 R1
		🗨 Thermal residues to all walls and adjacent pipework									



Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 053/ gas store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber			6 Sqm	2	1	1			1	
Walls	Brick										
Floor	Concrete										
Gaskets to pipework	Asbestos-containing gasket	Sample	256902-33	Small Quantity Observed	2	1	0	Chrysotile	4	1	

Building: Former Broadlands Primary School - Junior Block				Level: 0	Location: 054/ external store						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Timber										
Walls	Brick										
Floor	Concrete										
Wrap to pipework	Bituminous product	Sample	256902-39								


Building: Former Broadlands Primary School - Junior Block				Level: 1	Location: 001/ tank room						
🗨️ room accessed via 0/035											
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Strammit board										
Walls	Brick and breeze block										
Floor	Timber										
Access hatch	Timber										
Floor covering	Bituminous felt	Sample	256902-21								



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Building: Former Broadlands Primary School - Junior Block				Level: 1	Location: 001/ tank room						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Sealant to timber window frame	Asbestos-containing putty	Sample	256902-22	Small Quantity Observed	1	1	0	Chrysotile	3	1	 R3
Panel to wall	Asbestos-containing cement	Sample	256902-23	3 Sqm	1	2	1	Chrysotile	5	2	 R3
		 Behind fibreboard panel									
Water tanks	Fibreglass										
Pipe insulation	Mmmf and foam										
Electrics	Modern										
Building: Former Broadlands Primary School - Junior Block				Level: 9	Location: 999/externals						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Gaskets to gas pipework	Asbestos-containing gasket	Cross Reference	256902-33	Small Quantity Observed	2	1	0	Chrysotile	4	1	 R3
Fascias	Cement	Sample	256902-34								 NAD
Damp proof course	Bituminous product	Sample	256902-35								 NAD
Vent pipes to roof	Asbestos-containing cement	Cross Reference	256902-11	2 No	1	1	1	Chrysotile	4	1	 R3

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Building: Former Broadlands Primary School - Junior Block				Level: 9	Location: 999/externals						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Sealant to skylights	Asbestos-containing putty	Sample	256902-36	Throughout Location	1	1	0	Chrysotile	3	1	 R3
Roof covering	Bituminous felt	Sample	256902-37								 NAD
Walls	Brick										
Entrance canopies	Timber										
Soffits	Timber										
Rainwater goods	Metal and plastic										
Window panels	Composite	Sample	256902-38								 NAD
Building: Former Broadlands Primary School - portacabin				Level: 0	Location: 001/ office						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Timber										
Ceiling void	Mmmf insulation to timber roof										
Wall cavities	Mmmf insulation										

Building: Former Broadlands Primary School - portacabin					Level: 0	Location: 002/ office					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Timber										
Ceiling void	Mmmf insulation to timber roof										
Wall cavities	Mmmf insulation										
Building: Former Broadlands Primary School - portacabin					Level: 0	Location: 003/ store					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Timber										
Ceiling void	Mmmf insulation to timber roof										
Wall cavities	Mmmf insulation										
Floor covering	Modern linoleum										
Building: Former Broadlands Primary School - portacabin					Level: 0	Location: 004/ store					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										
Floor	Timber										
Ceiling void	Mmmf insulation to timber roof										
Wall cavities	Mmmf insulation										
Floor covering	Modern linoleum										
Building: Former Broadlands Primary School - portacabin					Level: 0	Location: 005/ lobby					
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Ceiling	Plasterboard										
Walls	Plasterboard										

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Building: Former Broadlands Primary School - portacabin			Level: 0		Location: 005/ lobby						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Floor	Timber										
Ceiling void	Mmmf insulation to timber roof										
Wall cavities	Mmmf insulation										
Surround to skylight	Timber										
Floor covering	Modern linoleum										
Building: Former Broadlands Primary School - portacabin			Level: 9		Location: 999/externals						
Item / Product Examined	Material Description	Sampling Strategy	Sample No.	Extent	Product Score	Material Condition	Surface Treatment	Fibre Id.	Material Score	Accessibility Score	Risk Level Assessment
Roof covering	Modern mineral felt to timber roof										
Skylight	Modern										
Walls	Timber										
Wall finish	Textured coating	Sample	256902-82								 NAD
Rainwater goods	Plastic										



## Annotated Plans and Other Additional Documents

The following documents accompany this report and should be regarded as an integral part of this report.

They can be downloaded from <http://web.lucion.co.uk/reports/256902/attachments>.

- Method Statement [ [http://web.lucion.co.uk/method\\_statements/256902?s=71ef06836ee1221ad2837ed64dd0ee7e](http://web.lucion.co.uk/method_statements/256902?s=71ef06836ee1221ad2837ed64dd0ee7e) ]
- Risk Assessment [ [http://web.lucion.co.uk/risk\\_assessment/256902?s=560cc1f0ae92d9b738082e0c5aff2025](http://web.lucion.co.uk/risk_assessment/256902?s=560cc1f0ae92d9b738082e0c5aff2025) ]
- A4-Plan\_256902\_Former-Broadlands-Primary-School\_Infant-Block-and-Portacabin.pdf
- A4-Plan\_256902\_Former-Broadlands-Primary-School\_Junior-Block.pdf

## Additional Advice and Information

As the reader of this report you are recommended to make sure that it meets with your requirements. Publication HSG 264 Asbestos: The survey guide suggests the following:

- Check your report against our quotation or your tender
- Check for any caveats or disclaimers you are unsure of
- Check that the survey is as you requested
- Check you understand the included plans
- Check that we have accessed all the areas and rooms you wanted us to

# Asbestos Fibre Identification Material Test Certificate

Job Ref No: **256902**, Account Ref No: **1063**, Contract Ref No: **34303**

This certificate is for the attention of	<b>Linden Baker</b> <b>HSP Consulting Engineers Ltd</b> Lawrence House Meadowbank Way Eastwood Nottingham NG16 3SB
Site Address	Former Broadlands Primary School, Prospect Walk, HR1 1NZ
Sampled Buildings	Former Broadlands Primary School - Infant Block, Former Broadlands Primary School - Junior Block, Former Broadlands Primary School - portacabin
Analyst(s)	Stuart Hogg, Sian Colman, Sarah Coundon, David Walker, Charlotte Burns
Analyst signature(s)	
Analysis date	Thursday, 19th April, 2018
Approved signatory	Russell O'Regan
Approved signature	
Approval date	Thursday, 10th May, 2018
Report Rendered on	Thu 10 May 2018 @ 08:11:33

**Analysis method** - In-house method TOP01.03 in accordance with HSG 248 - Asbestos: The Analysts' Guide For Sampling, Analysis and Clearance Procedures H.S.E. 2005. All analysis carried out at Lucion's Head Office laboratory.

Lucion bear no responsibility for sample collection or sample description related information provided by the client.

Where Lucion Environmental Ltd has not undertaken sampling; any prior sampling activity is beyond the company's responsibility. Where Lucion Environmental Ltd has sampled the test material, this has been done in accordance with in-house method TOP01.02. Any opinions and interpretations expressed herein are outside the scope of UKAS accreditation.

The results quoted in this report relate to:

1. Samples analysed in accordance with methods described above
2. Samples analysed and not necessarily to the material from which the samples were taken
3. The time during which sampling took place and to the conditions prevailing during that time

The samples referred to in this report will be retained for 6 months unless requested otherwise.

Total Samples	No Asbestos Detected	Asbestos-Containing Samples	Presumed Asbestos Items
82	34	48	3

## Fibre Identification Analysis Results

Sample No.	Building	Level	Location	Item / Product Examined	Material Description	Analyst Comments	Fibre Identification
256902-1	Former Broadlands Primary School - Junior Block	0	001/ classroom	Lining to ceiling	Bitumen lined paper		NAD
256902-2	Former Broadlands Primary School - Junior Block	0	001/ classroom	Coating to timber framework within ceiling void	Bituminous product		NAD
256902-3	Former Broadlands Primary School - Junior Block	0	001/ classroom	Sealant to timber framework within ceiling void	Asbestos-containing mastic		Chrysotile
256902-4	Former Broadlands Primary School - Junior Block	0	001/ classroom	Window panels	Composite		NAD
256902-5	Former Broadlands Primary School - Junior Block	0	001/ classroom	Lining to timber cupboard	Linoleum		NAD
256902-6	Former Broadlands Primary School - Junior Block	0	001/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	Chrysotile found in both tile and bitumen	Chrysotile
256902-7	Former Broadlands Primary School - Junior Block	0	002/ classroom	Lining to timber cupboard	Linoleum		NAD
256902-8	Former Broadlands Primary School - Junior Block	0	002/ classroom	Packer to door frame	Bituminous product		NAD
256902-9	Former Broadlands Primary School - Junior Block	0	006/ corridor	Floor covering	Bitumen adhesive		NAD
256902-10	Former Broadlands Primary School - Junior Block	0	007/ store	Lining to incinerator	Asbestos-containing insulating board		Chrysotile
256902-11	Former Broadlands Primary School - Junior Block	0	007/ store	Flue pipe within ceiling void	Asbestos-containing cement		Chrysotile
256902-12	Former Broadlands Primary School - Junior Block	0	016/ hall	Floor covering	Bitumen adhesive beneath parquet flooring		NAD
256902-13	Former Broadlands Primary School - Junior Block	0	016/ hall	Sealant to doors	Putty		NAD
256902-14	Former Broadlands Primary School - Junior Block	0	017/ lobby	Stair nosings	Asbestos-containing composite		Chrysotile
256902-15	Former Broadlands Primary School - Junior Block	0	017/ lobby	Adhesive to fibreboard ceiling tiles	Bitumen adhesive		NAD
256902-16	Former Broadlands Primary School - Junior Block	0	018/ toilet	Toilet cistern	Asbestos-containing composite		Amosite
256902-17	Former Broadlands Primary School - Junior Block	0	020/ office including cupboard	Sink pad	Bituminous product		NAD
256902-18	Former Broadlands Primary School - Junior Block	0	021/ hall including stores to side of stage	Redundant flash guard within store to side of stage	Asbestos-containing woven		Chrysotile
256902-19	Former Broadlands Primary School - Junior Block	0	022/ nursery	Wrap to electric cables	Bituminous product		NAD

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Sample No.	Building	Level	Location	Item / Product Examined	Material Description	Analyst Comments	Fibre Identification
256902-20	Former Broadlands Primary School - Junior Block	0	022/ nursery	Coating to underside of sink unit adjacent entrance door	Bitumen paint		NAD
256902-21	Former Broadlands Primary School - Junior Block	1	001/ tank room	Floor covering	Bituminous felt		NAD
256902-22	Former Broadlands Primary School - Junior Block	1	001/ tank room	Sealant to timber window frame	Asbestos-containing putty		Chrysotile
256902-23	Former Broadlands Primary School - Junior Block	1	001/ tank room	Panel to wall	Asbestos-containing cement		Chrysotile
256902-24	Former Broadlands Primary School - Junior Block	0	042/ lobby	Floor covering	Asbestos-containing floor tile without bitumen adhesive	Chrysotile found in the tile	Chrysotile
256902-25	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Flash guards to electrics	Asbestos-containing woven		Chrysotile
256902-26	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Ceiling including fascia panels	Asbestos-containing insulating board		Amosite, Chrysotile
256902-27	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Residues to walls	Asbestos-containing thermal		Amosite, Chrysotile
256902-28	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Residues to pipework	Asbestos-containing thermal		Amosite, Chrysotile
256902-29	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Debris to floor	Asbestos-containing thermal		Amosite, Chrysotile
256902-30	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Gaskets to pipework	Gasket		NAD
256902-31	Former Broadlands Primary School - Junior Block	0	051/ boiler room	Floor duct	Asbestos-containing debris		Amosite, Chrysotile
256902-32	Former Broadlands Primary School - Junior Block	0	052/ external store	Residues to walls and adjacent pipework	Asbestos-containing thermal		Amosite
256902-33	Former Broadlands Primary School - Junior Block	0	053/ gas store	Gaskets to pipework	Asbestos-containing gasket		Chrysotile
256902-34	Former Broadlands Primary School - Junior Block	9	999/externals	Fascias	Cement		NAD
256902-35	Former Broadlands Primary School - Junior Block	9	999/externals	Damp proof course	Bituminous product		NAD
256902-36	Former Broadlands Primary School - Junior Block	9	999/externals	Sealant to skylights	Asbestos-containing putty		Chrysotile
256902-37	Former Broadlands Primary School - Junior Block	9	999/externals	Roof covering	Bituminous felt		NAD
256902-38	Former Broadlands Primary School - Junior Block	9	999/externals	Window panels	Composite		NAD
256902-39	Former Broadlands Primary School - Junior Block	0	054/ external store	Wrap to pipework	Bituminous product		NAD



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Sample No.	Building	Level	Location	Item / Product Examined	Material Description	Analyst Comments	Fibre Identification
256902-40	Former Broadlands Primary School - Infant Block	0	001/ classroom	Ceiling	Asbestos-containing textured coating		Chrysotile
256902-41	Former Broadlands Primary School - Infant Block	0	001/ classroom	Lining to external walls behind plasterboard	Bituminous felt		NAD
256902-42	Former Broadlands Primary School - Infant Block	0	001/ classroom	Floor covering	Asbestos-containing floor tile with bitumen adhesive	in tile	Chrysotile
256902-43	Former Broadlands Primary School - Infant Block	0	002/ toilet	Packer to timber frame within ceiling void	Asbestos-containing bituminous felt		Chrysotile
256902-44	Former Broadlands Primary School - Infant Block	0	004/ lobby	Floor covering	Asbestos-containing floor tile with bitumen adhesive	to tile	Chrysotile
256902-45	Former Broadlands Primary School - Infant Block	0	006/ classroom	Packer to door frame	Asbestos-containing bituminous felt		Chrysotile
256902-46	Former Broadlands Primary School - Infant Block	0	009/ lobby including timber cupboards	Sealant to window glazing	Putty		NAD
256902-47	Former Broadlands Primary School - Infant Block	0	011/ classroom	Floor covering beneath timber cupboard	Asbestos-containing floor tile with bitumen adhesive	to tile	Chrysotile
256902-48	Former Broadlands Primary School - Infant Block	0	011/ classroom	Sealant to window glazing	Putty		NAD
256902-49	Former Broadlands Primary School - Infant Block	0	015/ classroom	Ceiling	Asbestos-containing textured coating		Chrysotile
256902-50	Former Broadlands Primary School - Infant Block	0	015/ classroom	Sink pad	Bituminous product		NAD
256902-51	Former Broadlands Primary School - Infant Block	0	016/ store	Floor covering	Linoleum		NAD
256902-52	Former Broadlands Primary School - Infant Block	0	019/ toilet	Toilet cistern	Asbestos-containing composite		Amosite
256902-53	Former Broadlands Primary School - Infant Block	0	019/ toilet	Panel to ceiling	Asbestos-containing Insulating board		Chrysotile, Amosite
256902-54	Former Broadlands Primary School - Infant Block	0	019/ toilet	Pipe within ceiling void	Asbestos-containing cement		Chrysotile, Amosite
256902-55	Former Broadlands Primary School - Infant Block	0	017/ lobby	Sealant to window glazing	Putty		NAD
256902-56	Former Broadlands Primary School - Infant Block	0	021/ hall	Sink pad	Bituminous product		NAD
256902-57	Former Broadlands Primary School - Infant Block	0	021/ hall	Floor screed	Bituminous product		NAD
256902-58	Former Broadlands Primary School - Infant Block	0	026/ disabled toilet	Lining beneath timber flooring	Bituminous product		NAD
256902-59	Former Broadlands Primary School - Infant Block	0	031/ toilet	Floor covering	Asbestos-containing floor tile with bitumen adhesive	Tile positive	Chrysotile

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Sample No.	Building	Level	Location	Item / Product Examined	Material Description	Analyst Comments	Fibre Identification
256902-60	Former Broadlands Primary School - Infant Block	0	032/ cleaners cupboard	Packer to timber frame within ceiling void	Asbestos-containing bituminous felt		Chrysotile
256902-61	Former Broadlands Primary School - Infant Block	0	039/ classroom	Debris to top of timber ceiling within ceiling void	Asbestos-containing cement		Chrysotile
256902-62	Former Broadlands Primary School - Infant Block	0	042/ external toilet	Sink pad	Bituminous product		NAD
256902-63	Former Broadlands Primary School - Infant Block	0	043/ boiler room	Ceiling	Asbestos-containing Insulating board		Amosite, Chrysotile
256902-64	Former Broadlands Primary School - Infant Block	0	043/ boiler room	Residues to walls and adjacent pipework	Asbestos-containing thermal		Chrysotile, Amosite
256902-65	Former Broadlands Primary School - Infant Block	0	043/ boiler room	Debris to floor	Asbestos-containing thermal		Chrysotile, Amosite
256902-66	Former Broadlands Primary School - Infant Block	0	043/ boiler room	Gaskets to pipework	Asbestos-containing gaskets		Chrysotile
256902-67	Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Gaskets to pipework	Asbestos-containing gaskets		Chrysotile
256902-68	Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Door header	Asbestos-containing insulating board		Chrysotile, Amosite
256902-69	Former Broadlands Primary School - Infant Block	0	044/ gas meter room	Debris around door frame	Asbestos-containing Insulating board		Chrysotile, Amosite
256902-70	Former Broadlands Primary School - Infant Block	9	999/externals	Old window panels	Asbestos-containing cement		Chrysotile
256902-71	Former Broadlands Primary School - Infant Block	1	001/ roof top tank room	Floor and wall covering	Asbestos-containing bituminous felt		Chrysotile
256902-72	Former Broadlands Primary School - Infant Block	9	999/externals	Sealant to boiler flue	Asbestos-containing putty		Chrysotile
256902-73	Former Broadlands Primary School - Infant Block	9	999/externals	Sealant to old timber windows	Putty		NAD
256902-74	Former Broadlands Primary School - Infant Block	9	999/externals	Vent pipe to roof	Asbestos-containing cement		Chrysotile
256902-75	Former Broadlands Primary School - Infant Block	9	999/externals	Rope seal to metal skylights	Asbestos-containing woven		Chrysotile
256902-76	Former Broadlands Primary School - Infant Block	9	999/externals	Roof covering	Bituminous felt		NAD
256902-77	Former Broadlands Primary School - Infant Block	9	999/externals	Fascia panels to canopies and building	Asbestos-containing cement		Chrysotile
256902-78	Former Broadlands Primary School - Infant Block	9	999/externals	Damp proof course	Asbestos-containing bituminous product		Chrysotile
256902-79	Former Broadlands Primary School - Infant Block	9	999/externals	Sealant between brickwork and windows	Putty		NAD

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Sample No.	Building	Level	Location	Item / Product Examined	Material Description	Analyst Comments	Fibre Identification
256902-80	Former Broadlands Primary School - Infant Block	0	043/ boiler room	Packer to brickwork adjacent door	Asbestos-containing bituminous felt		Chrysotile
256902-81	Former Broadlands Primary School - Infant Block	0	045/ external store	Damp proof course	Asbestos-containing bituminous product		Chrysotile
256902-82	Former Broadlands Primary School - portacabin	9	999/externals	Wall finish	Textured coating		NAD