Douglas Partners
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Integrated Practical Solutions

Preliminary Hazardous Building Materials (HAZMAT) Assessment of Nominated Buildings and Areas

Uniting War Memorial Hospital Waverley
(Uniting Waverley)

Bounded by Birrell Street, Bronte Road, Church Street and Carrington Road, Waverley NSW

Prepared for
The Uniting Church in Australia Property Trust (NSW)
for Uniting (NSW.ACT)

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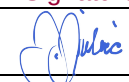
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The undersigned, on behalf of Douglas Partners Pty Ltd, confirm that this document and all attached drawings, logs and test results have been checked and reviewed for errors, omissions and inaccuracies.

	Signature	Date
Author p.p.		21 January 2025
Reviewer		21 January 2025

Douglas Partners acknowledges Australia's First Peoples as the Traditional Owners of the Land and Sea on which we operate. We pay our respects to Elders past and present and to all Aboriginal and Torres Strait Islander peoples across the many communities in which we live, visit and work. We recognise and respect their ongoing cultural and spiritual connection to Country.

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Executive Summary

Douglas Partners Pty Ltd (Douglas) was engaged by The Uniting Church in Australia Property Trust (NSW) for Uniting (NSW.ACT) (Uniting Church) to conduct a preliminary Hazardous Building Materials (HAZMAT) assessment of nominated buildings / areas at the Uniting War Memorial Hospital (Uniting Waverley) bounded by Birrell Street, Bronte Road, Church Street and Carrington Road in Waverley NSW (the Site).

The purpose of the preliminary HAZMAT assessment was to identify key potential HAZMAT relevant to the project via examination of antecedent site asbestos / HAZMAT registers and a walkthrough visual inspection of nominated buildings / areas at the Site conducted in August 2023. For the purposes of this assessment:

- HAZMAT comprise:
  - Asbestos containing material (ACM);
  - Lead paint;
  - Lead dust in ceiling cavities;
  - Synthetic mineral fibre (SMF) insulation; and
  - Polychlorinated biphenyls (PCB) in fluorescent light fittings.
- Key potential HAZMAT are those that are readily accessible and of substantive quantity.

Key potential HAZMAT were identified or suspected present in the nominated buildings / areas at the Site as indicated in Table 1 below. No buildings / areas other than those listed in the Table 1 were assessed.

The results of this assessment are indicative only since building access was limited and continued occupation of the buildings precluded sampling and destructive / intrusive investigation.

Table 1: Hazardous Building Materials (HAZMAT) Risk Profile

Nominated Buildings / Areas	Non-Friable Asbestos	Friable Asbestos	Lead Paint	Lead Dust	SMF	PCB
101 & 103 Birrell Street	✓	×	✓	✓	✓	×
105 & 107 Birrell Street	✓	×	✓	✓	✓	✓
109 & 111 Birrell Street	✓	×	✓	✓	✓	✓
113 & 115 Birrell Street	✓	×	✓	✓	✓	✓
117 & 119 Birrell Street	✓	×	✓	✓	✓	✓
121 Birrell Street	✓	✓	✓	✓	✓	✓
123 Birrell Street	✓	×	✓	✓	✓	✓
123A Birrell Street	✓	✓	✓	✓	✓	✓
Seniors Gym	✓	×	✓	✓	✓	✓
2 & 4 Church Street	✓	✓	✓	✓	✓	×
6 & 8 Church Street	✓	✓	✓	✓	✓	×

Nominated Buildings / Areas	Non-Friable Asbestos	Friable Asbestos	Lead Paint	Lead Dust	SMF	PCB
162 & 164 Bronte Avenue	✓	✓	✓	✓	✓	×
Ellerslie Building	✓	✓	✓	✓	✓	✓
Banksia and Wych Hazel	✓	×	✓	✓	✓	✓
Hunter Lodge	✓	✓	✓	✓	✓	✓
Early Onset Dementia Care (Cadi Cottage)	✓	×	✓	✓	✓	✓
Men's Shed	✓	×	✓	✓	✓	×
Edina Residential Aged Care	✓	✓	✓	✓	✓	✓
Conrad Beard Independent Living Units	✓	✓	✓	✓	✓	✓
Bushell and Johnson Apartments	✓	✓	✓	✓	✓	✓
General Grounds	✓	✓	✓	×	✓	×

SMF = synthetic mineral fibre, PCB = polychlorinated biphenyls, ✓= identified or suspected present, × = not identified and / or not suspected present. Refer to the Register(s) in Appendices B to V for details / clarification. No buildings / areas other than those listed in the table above were nominated for assessment.

Limited or no access was available to certain areas of the buildings at the time of inspection. Inaccessible areas should be assumed to potentially contain HAZMAT unless assessment of these areas by a Competent Person confirms otherwise.

HAZMAT should be managed in accordance with the requirements of the NSW Work Health and Safety (WHS) Act 2011 (WHS Act), NSW WHS Regulation 2017 (WHS Regulation) and relevant Codes of Practice, Australian Standards and Guidelines.

HAZMAT should be removed prior to any significant disturbance including from maintenance, refurbishment and demolition work.

Limitations apply to this HAZMAT assessment and report as outlined in Section 9.

This report should be read in its entirety and may not be reproduced other than in full, except with the prior written approval of Douglas.

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Preliminary Hazardous Building Materials (HAZMAT) Assessment of Nominated Buildings and Areas, Uniting War Memorial Hospital (Uniting Waverley)**, Waverley NSW**

1. Introduction

Douglas Partners Pty Ltd (Douglas) was engaged by The Uniting Church in Australia Property Trust (NSW) for Uniting (NSW.ACT) (Uniting Church) to conduct a preliminary Hazardous Building Materials (HAZMAT) assessment of nominated buildings / areas at the Uniting War Memorial Hospital (Uniting Waverley) bounded by Birrell Street, Bronte Road, Church Street and Carrington Road in Waverley NSW (the Site). This report addresses the relevant Secretary's Environmental Assessment Requirements (SEARs) issued for the project, as outlined in Table 1.

Table 1: Summary of Relevant SEARs and Response

SEAR	Requirement	Response	Report Section
18	If buildings are proposed to be demolished or altered, provide a hazardous materials survey.	The results of a hazardous material s survey is outlined in the report	All (including Executive Summary, 6.0, 7.0 and 8.0)

It is understood that the proposed development comprises a Residential Aged Care Facility (RACF), Independent Living Units (ILUs), Community and Ancillary Land Uses at the Uniting War Memorial Hospital Site. The proposed development is for the purposes of Seniors Housing which seeks to create a unique and special place that supports older people and the wider community. It will offer contemporary housing, aged care and health and wellness services within a welcoming urban oasis that promotes social connection, communal spaces and landscaped areas within the site.

The proposal involves the construction and operation of Seniors Housing at the Uniting War Memorial Hospital Site (Uniting Waverley), comprising:

- Earthworks involving cut and fill;
- Tree removal;
- Demolition of existing structures on the northern and western portion of the Subject Site;
- Demolition of Cadi Cottage;
- Adaptive Reuse of 3 heritage buildings (Ellerslie, Banksia and Wych Hazel, and Church St Cottages);
- Augmentation of existing services and infrastructure such as water, power, and sewer;
- Construction of basement car parking comprising 478 car parking spaces;
- Construction of a 6-storey Residential Aged Care Facility (RACF), including:
  - 105 beds;
  - Consulting rooms and staff administration areas;
  - Ancillary land uses including a salon, cafe, chapel;

  - Community facilities including a seniors' gym.
- Construction of 4-7-storey Independent Living Unit (ILU) buildings , including:
  - 231 units (including Affordable Rental Housing units);
- Construction of proposed driveway on Bronte Road and secondary driveways on Birrell St; and
- Provision of associated landscaping.

The purpose of the preliminary HAZMAT assessment was to identify key potential HAZMAT relevant to the project via examination of antecedent site asbestos / HAZMAT registers and a walkthrough visual inspection of nominated buildings / areas at the Site conducted in August 2023. For the purposes of this assessment:

- HAZMAT comprise:
  - Asbestos containing material (ACM);
  - Lead paint;
  - Lead dust in ceiling cavities;
  - Synthetic mineral fibre (SMF) insulation; and
  - Polychlorinated biphenyls (PCB) in fluorescent light fittings.
- Key potential HAZMAT are those that are readily accessible and of substantive quantity.

The overall results of the assessment are indicated by the HAZMAT Risk Profile in Table 1 of the Executive Summary. Note that Table 1 identifies all buildings and areas that were nominated for assessment. A plan that identifies the nominated buildings / areas is provided in Appendix A, along with a summary of the portions of these buildings / areas accessed (refer Table 6 in Appendix A).

The results of the assessment, including details of the HAZMAT identified, the results of ACM risk assessments, and associated photographs, are provided in the HAZMAT Registers (the Registers) in Appendices B to V.

Limited or no access was available to certain areas as outlined in the Registers and Section 7 of this report (including Table 4).

2. Site Description

The Site is located at the corner of Birrell Street and Bronte Road in Waverley NSW (refer Figure 1 below). It covers an area of approximately 34,409.3 m^2 and is bounded by Birrell Street (north), Carrington Road (east), Church Street (south) and Bronte Road (west).

The Site is occupied by the War Memorial Hospital, the former Uniting Edina Waverley Aged Care Facility and other buildings including residential dwellings. Infrastructure associated with the War Memorial Hospital includes a tennis court, a temporary accommodation lodge (Elizabeth Hunter Lodge), car parking, an asphalt road that runs through the eastern portion of the Site and landscaped areas. There is also a carpark in the northwest corner of the Site.

Uniting Waverley contains many significant historical elements which are subject to local heritage classification under the Waverley City Council LEP.

Site plans that identify the buildings listed in Table 1 are provided in Appendix A.



Figure 1: Site Location

3. Previous Investigations

The following investigations have previously been undertaken in respect of HAZMAT at the Site:

- Noel Arnold & Associates, *Hazardous Materials Risk Assessment Report, Site Ref. 3001753-A, Unitingcare Sydney Region, 148 Bronte Road Waverley NSW 2024*, 26 October 2010 (NAA, 2010a);
- Noel Arnold & Associates, *Hazardous Materials Risk Assessment Report, Site Ref. 3001753-B, Unitingcare Sydney Region, 150 – 160 Bronte Road Waverley NSW 2024*, 27 October 2010 (NAA, 2010b);
- Noel Arnold & Associates, *Hazardous Materials Risk Assessment Report, Site Ref. 3000073-B, Waverley Hospital, 125 Birrell Street Waverley NSW 2024*, 4-10 November 2010 (NAA, 2010c);
- Noel Arnold & Associates, *Hazardous Materials Risk Assessment Report, Site Ref. 3000073-A, Waverley Hospital, 113 Birrell Street Waverley NSW 2024*, 4-25 November 2010 (NAA, 2010d); and
- Noel Arnold & Associates, *Hazardous Materials Risk Assessment Report, Site Ref. 3001755, Bondi Church In The Market Place, 2 Church Street Waverley NSW 2024*, 17 February 2011 (NAA, 2011).

The above investigations do not cover all of the nominated buildings / areas that were assessed by Douglas (refer Table 1).

4. Regulatory Framework

In NSW, occupational health and safety is regulated under the NSW Work Health and Safety Act 2011 (WHS Act) and the NSW Work Health and Safety Regulation 2017 (WHS Regulation). The WHS Act and WHS Regulation place a broad range of responsibilities on key stakeholders to promote and secure the safety and health of persons in the workplace. The WHS Regulation also outlines specific requirements pertaining to the identification, assessment and control of asbestos and other hazardous materials in the workplace.

In addition to the WHS Act and WHS Regulation there are a range of Codes of Practice, Guidance Notes, Australian Standards and other guidelines relating to the management of HAZMAT in the workplace including their removal and disposal. These include (as updates / replaced from time to time):

- SafeWork NSW *Code of Practice: How to Manage and Control Asbestos in the Workplace*;
- SafeWork *NSW Code of Practice: How to Safely Remove Asbestos*;
- National Occupational Health and Safety Commission (NOHSC) *Guidance Note on the Membrane Filter Method for Estimating Airborne Asbestos Fibres, 2nd Edition* [NOHSC:3003(2005)];
- AS4361.2 – 2017, *Guide to hazardous paint management – Lead paint in residential, public and commercial buildings*;
- SafeWork NSW *Safe management of synthetic mineral fibres (SMF) – glasswool and rockwool*;
- Safe Work Australia *Guide to Handling Refractory Ceramic Fibres*, December 2013;
- NSW EPA *Polychlorinated Biphenyl (PCB) Chemical Control Order*, 1997;

- Environment Protection and Heritage Council *Polychlorinated Biphenyls Management Plan*, *Revised Edition*, April 2003;
- NSW *Protection of the Environment Operations (Waste) Regulation* 2014; and
- NSW Environment Protection Authority (EPA) *Waste Classification Guidelines, Part 1: Classifying Waste*, November 2014 (EPA, 2014).

5. Method

Previous investigation reports (refer Section 3) were examined by Douglas to plan, undertake and report this assessment. Only information applicable to the nominated buildings and areas (refer Table 1) was considered. These previous investigations did not cover all of the nominated buildings / areas that were assessed by Douglas and, therefore, Douglas' assessment included an attempt to fill these data gaps where possible.

Douglas conducted a walkthrough visual inspection of safely accessible areas in and around the nominated buildings / areas at the Site to identify key potential HAZMAT relevant to the project. Not all nominated buildings / areas were accessible to Douglas (refer Table 6 in Appendix A). The primary aim of the inspection was to confirm and re-assess the HAZMAT identified in previous investigations (refer Section 3), identify HAZMAT that may have previously been overlooked, and to consolidate this information into a single report.

No material sampling, analysis or field testing was undertaken as part of this preliminary assessment due to building occupation and as directed by the client. As such, Douglas has necessarily relied upon the laboratory analysis results and associated sample location information etc. contained in previous investigation reports (refer Section 3).

The assessment process typically proceeds on a 'risk management' basis whereby priority is given to addressing material(s) of greater quantity and / or accessibility / risk and as they are encountered. Further, in the case of similar or repetitive buildings, building elements and / or rooms / areas, it is often necessary to assume consistent use of construction materials including HAZMAT.

6. Asbestos Risk Assessment

ACM poses a health risk if asbestos fibres are released to the atmosphere and inhaled. There is also a risk of environmental contamination whenever asbestos is disturbed. The degree of risk associated with any given ACM depends on a range of factors such as the friability, extent, condition, and location / accessibility of the material, the asbestos mineral type(s) present, the nature of site activities and ventilation.

The asbestos risk assessment method employed by Douglas considers several key factors that influence risk and a numerical score is assigned to each (refer Table 2 below). These scores are then added together to determine an overall risk rating for the ACM (refer Table 3 below). A degree of professional judgement may be applied when determining the final risk scores and rating since, for example, it is not practicable to include in Table 2 all risk factors that may be relevant to a given situation.

Risk assessments for ACM should be reviewed on a regular basis including when:

- The Asbestos Management Plan is reviewed;
- Further asbestos or ACM is identified at the workplace;
- Asbestos is removed, disturbed, sealed, enclosed or undergoes any other change in condition;
- There is evidence that the risk assessment is no longer valid;
- There is evidence that control methods are not effective; or
- A significant change is proposed for the workplace or for work practices or procedures relevant to the risk assessment.

An asbestos risk assessment review is to be conducted at least every five (5) years. The review is to be performed by a Competent Person.

Table 2: Key Risk Factors

Risk Factor	Score	Description
Friability	0	Non-friable (fibre reinforced vinyls, bituminous materials, adhesives)
	1	Non-Friable (fibre reinforced cement products such as wall and roof sheeting)
	2	Semi-Friable (low density insulation board, millboard, ropes, paper, textiles, gaskets or highly weathered asbestos cement)
	3	Friable (thermal insulation to pipes/boilers, sprayed insulation, loose fill insulation)
Condition	0	Very Good. Very little or no visible indication of damage. Structurally sound. No significant repairs required. Material performs as intended.
	1	Good – Minor damage in small, localised areas. Structurally sound. Minor preventative action may be required as a precaution and / or to prolong material life. Material generally performs as intended.
	2	Fair. Localised damage in various areas. Material is generally structurally sound however local removal and replacement of damaged sections may be required. Material performance may be somewhat impaired in areas.
	3	Poor. Material exhibits significant damage throughout. Overall structural stability may be compromised. Material performance is significantly impaired.
Treatment	0	Fully enclosed, encapsulated or sealed. ACM is entirely contained, and the enclosure/encapsulation/sealing material is in good condition.
	1	Generally enclosed, encapsulated or sealed. ACM is generally contained however enclosure/encapsulation/sealing material may not be completely continuous or exhibits minor damage/penetrations.
	2	Partially enclosed, encapsulated or sealed. ACM is contained in area(s) however enclosure/encapsulation/sealing material is not present, significantly damaged or ineffective in area(s).
	3	Enclosure/encapsulation/sealing material is significantly damaged and / or generally ineffective or there is no treatment.
Accessibility	0	The ACM is not directly accessible to occupants. Contact is highly unlikely unless a significant, dedicated effort is made. Substantial demolition, dismantling and / or special access equipment would be required.
	1	The ACM is generally not accessible to occupants. Contact is unlikely but could be made with special tools or equipment (e.g., elevating work platform) or minor demolition/dismantling.
	2	Some portion(s) of ACM are accessible to occupants. Direct contact may occur periodically but often requires basic tools/equipment (e.g., step ladder).
	3	The majority of the ACM is accessible to occupants. Direct contact is a common occurrence and may be made with minimal effort or unintentionally.
Activity	0	Area generally not occupied. Normally very little or no activity. Activities may be highly restricted, or the area secured. Examples may include subfloor voids, ceiling cavities, confined spaces and other inaccessible areas.
	1	Low level occupancy. Some activity in parts or area only occupied periodically. Examples may include plant rooms and storerooms.
	2	Moderate level occupancy. Activity normally present throughout area. May include offices, laboratories, classrooms, workshops, and warehouses.
	3	High level occupancy. Generally high levels of activity. Activities may be wide-ranging and / or largely unrestricted. Examples may include production/manufacturing areas, construction sites and public areas/thoroughfares.
Ventilation	0	Exterior area where natural ventilation and associated dilution is largely unlimited. Significant retention and / or build-up of airborne contaminants is unlikely.
	1	Interior area. Natural ventilation and dilution are limited but area is not particularly confined. Limited retention and / or build-up of airborne contaminants is possible.
	2	Confined areas where ventilation and associated dilution is significantly limited. Significant retention and / or build-up of airborne contaminants is possible or likely.
	3	Asbestos material subject to direct ventilation (e.g., inside an AC system or near a fan or air exhaust) which may result in disturbance and / or elevated fibre concentrations in air.

Table 3: Risk Rating

Overall Score	Risk Rating	Description
15-18	High (H)	The ACM poses an elevated and typically unacceptable risk of exposure and / or environmental contamination. Controls should generally be implemented as soon as possible to address the risk. Removal of the whole or part of the ACM is typically required. Other controls such as enclosure, encapsulation and / or sealing may also be necessary if portion(s) of ACM are to remain in place. As an interim measure, access to the area should be appropriately restricted. Air monitoring is often recommended to confirm airborne asbestos concentrations and provide a written record for future reference.
10-14	Moderate (M)	The ACM poses a moderate risk of exposure and / or environmental contamination. Often there has been minor damage or there is potential for disturbance / degradation in the foreseeable future. Consideration should be given to implementing appropriate controls in the short to medium term to address the risk(s) and / or prolong the lifespan of the material. Relevant controls typically include enclosure, encapsulation and / or sealing. Extensive removal is generally not required, and the material can generally be managed on site if desired and serving a useful purpose.
0-9	Low (L)	The risk of exposure and environmental contamination is generally low while the material remains undisturbed and in its present condition. The material may generally remain in place without the requirement for significant, material-specific control measures such as removal, enclosure, encapsulation or sealing.

Note: If the ACM is likely to be disturbed (e.g., by maintenance, refurbishment, or demolition work) and / or is no longer serving a useful purpose then the ACM should generally be removed. All ACM should be clearly identified with a label / signage where reasonably practicable.

7. Results

7.1 General

The overall results of the assessment are summarised in Table 1 in the Executive Summary of this report. Further details of the HAZMAT identified in the nominated buildings / areas at the Site, including the results of asbestos risk assessments, are provided in the Registers in Appendix B to V. These results are indicative only, since continued occupation of the buildings precluded sampling and destructive / intrusive investigation.

All buildings subject to the application were included in the survey, though limited or no access was available to certain areas as outlined below (including Table 4) and in the Registers in Appendix B to V. In certain buildings, representative rooms were inspected to represent other similar rooms within the same buildings. A summary of accessed buildings / areas is also provided in Table 6 in Appendix A.

Table 4: Access Limitations*

Location / Area	Access Type	Reason(s)
Areas / materials at height (e.g., roofs)	Limited	Access limited to safely accessible areas and use of 3.7 m multi-fold ladder. Work at height and use of specialised access equipment were not included in the scope of this assessment.
Confined spaces (e.g. interior of pits and tanks) and crawl spaces	Nil	Access to confined spaces and crawl spaces was outside the scope of this assessment.
Ceiling cavities	Limited	Access generally limited by the number, location and height of access point(s), degree of clearance within the cavities, the location / extent of building structure and services etc.
Subfloor voids	Nil	Generally inaccessible due to buildings constructed slab-on-ground or lack of designated entry points and limited clearance within voids. Access to crawl spaces and confined spaces was outside the scope of this assessment.
Below floor covering materials (e.g. carpet, vinyl sheeting etc.)	Limited	Floor coverings lifted in a limited number of locations, and where reasonably practicable to do so, to assess substrate.
Below ceramic tiled surfaces (e.g. walls and floors in wet areas)	Nil	Access below ceramic tiled surfaces was outside the scope of this assessment.
Enclosed building cavities and voids (e.g. wall voids, service risers) and internals of building plant	Nil	Access to enclosed building cavities and voids, and internals of building plant, was outside the scope of this assessment.
Fluorescent light fittings, internal components	Nil	Access was outside the scope of this assessment and generally prevented by electrical hazard and / or height in any case.

Location / Area	Access Type	Reason(s)
Other potentially energised plant, equipment and services (e.g. electrical panels).	Nil	Access was outside the scope of this assessment. and requires certified isolation, de-energisation and lock-out confirmed on-site by a qualified / licensed technician or similar.
Subsurface areas including building footings and contamination in soil / fill	Nil	Not included in the scope of this assessment.

* Refer also to the Registers (Appendix B and AG).

8. Recommendations

A summary note and / or recommendation for each HAZMAT identified / suspected present in the nominated buildings / areas at the Site is provided in the Registers (Appendices B to V). The general recommendations in Section 8.1 onwards are provided for informative purposes and should be considered where the relevant HAZMAT has been identified / suspected present by Douglas or is subsequently suspected present based on reasonable grounds.

All buildings subject to the application were included in the survey, though not all nominated buildings / areas were accessible to Douglas (refer Table 6 in Appendix A) and, therefore inaccessible buildings / areas should generally be suspected to contain a range of HAZMAT similar to that identified in comparable building(s) or representative rooms within the buildings.

The presence of identified and suspected HAZMAT in the nominated buildings / areas at the Site, and the potential presence of any as-yet undetected HAZMAT, should be considered during the risk assessment for any proposed work at the Site or Site use. In particular, where HAZMAT are identified / suspected present in one particular area of a building they may also be present in other similar areas of the same building.

A destructive / intrusive HAZMAT survey of all rooms and areas in the nominated buildings is warranted and recommended prior to substantive demolition, refurbishment, maintenance, and similar work but can normally only be undertaken once the relevant rooms and areas has been permanently vacated.

8.1 General

HAZMAT should be:

- Managed in accordance with the requirements of the WHS Act, WHS Regulation and subordinate Codes of Practice, Australian Standards, and guidelines;
- Visually inspected on a regular basis. Any change to the condition of the material or relevant site conditions should be reported; and
- Removed prior to any significant disturbance such as maintenance, refurbishment, and demolition work.

A HAZMAT management plan, and scope of work specification for any planned abatement, should be developed to aid compliance with the requirements of the WHS Act and Regulation including those that relate to the identification of hazards and control of associated risks.

HAZMAT abatement work should be appropriately monitored and / or audited to help ensure quality and compliance.

An appropriate level of stakeholder consultation and communication should be undertaken at all times to help ensure that all relevant operational and project risks associated with HAZMAT are adequately controlled.

The scope, fees, and terms / conditions applicable to any HAZMAT work, including abatement, should be carefully assessed by a suitably qualified, experienced, and competent person to help ensure that associated costs remain within reasonable limits. Such assessment should include consideration of the fees that may apply to the management and control of any unexpected or additional finds.

Prior to any work involving HAZMAT a risk assessment should be conducted and Safe Work Method Statement (SWMS) developed. The SWMS should outline the controls necessary to ensure that the risks of exposure and environmental contamination are adequately controlled.

HAZMAT remediation and removal work should be undertaken in controlled conditions.

Waste should be assessed and classified for disposal in accordance with relevant legislation and EPA (2014).

At the completion of HAZMAT abatement and / or removal work a clearance inspection should be conducted by a Competent Person, or in the case of friable asbestos, by a Licensed Asbestos Assessor.

8.2 Asbestos-Containing Material (ACM)

Asbestos and ACM must be managed in accordance the WHS Regulation, the SafeWork NSW *Code of Practice: How to Manage and Control Asbestos in the Workplace* and the SafeWork NSW *Code of Practice: How to Safely Remove Asbestos.*

Exposure to airborne asbestos in the workplace must be eliminated to the extent that is reasonably practicable. If it is not reasonably practicable to eliminate exposure it must be minimised to the extent that is reasonably practicable.

An Asbestos Management Plan must be developed to enable compliance with the WHS Regulation (Clause 429).

The presence and location of asbestos or ACM identified at a workplace must be clearly indicated by a label if it is reasonably practicable to do so.

Warning labels and signs should be consistent with the examples provided in the SafeWork NSW *Code of Practice: How to Manage and Control Asbestos in the Workplace* and comply with AS1319 *Safety Signs for the Occupational Environment*.

Non-friable ACM that are structurally intact and in good to fair condition may typically remain in place provided that they are not significantly disturbed.

Tools and equipment that generate dust must generally not be used on asbestos or ACM. These include high-speed abrasive power and pneumatic tools (e.g. angle grinders, sanders, saws and high-speed drills, brooms, and brushes).

Tools and equipment that cause the release of asbestos, including power tools and brooms, may only be used on asbestos if the equipment is enclosed and / or designed to capture or suppress asbestos fibres and / or the equipment is used in a way that is designed to capture or suppress asbestos fibres safely. In such a case, other controls including PPE may also be required based upon the results of a pre-work risk assessment and the SWMS adopted.

The use of high-pressure water spray and compressed air on asbestos or ACM is specifically prohibited under the WHS Regulation.

If ACM become damaged, they should be repaired or removed and replaced with an alternative, non-asbestos building product as soon as possible.

The scope of asbestos removal work should be outlined in a technical specification (i.e. Scope of Work Report) developed by a Competent Person (in the case of non-friable asbestos) or a Licensed Asbestos Assessor (in the case of friable asbestos).

Removal of friable asbestos must only be undertaken by a Class A licensed asbestos removalist. Removal of 10 m^2 or more of non-friable asbestos must only be undertaken by a Class A or Class B licensed asbestos removalist.

Air monitoring, including background, control, and clearance monitoring, is a mandatory requirement during removal of friable asbestos. Air monitoring should also be considered during removal of non-friable asbestos particularly where sensitive receptors exist such as at schools, hospitals, in public areas and at similar sites.

Air monitoring must be undertaken in accordance with the National Occupational Health and Safety Commission (NOHSC) *Guidance Note on the Membrane Filter Method for Estimating Airborne Asbestos Fibres, 2nd Edition* [NOHSC:3003(2005)].

All air monitoring samples must be analysed by a NATA accredited laboratory that holds accreditation for the required analysis.

At the completion of licensed asbestos removal work, a clearance inspection must be conducted by a Competent Person (for non-friable asbestos removal) or a Licensed Asbestos Assessor (for friable asbestos removal).

Air monitoring and clearance inspections must be performed by person/s independent of the licensed asbestos removalist.

All waste should be classified for disposal in accordance with relevant legislation and EPA (2014). Asbestos waste is preclassified as Special Waste under EPA (2014).

Asbestos transporters and facilities receiving asbestos waste must report the movement of asbestos waste to the EPA. Entities involved with the transport or disposal of asbestos waste in NSW, or arranging the transport of asbestos waste in NSW, must use the EPA's applicable online tool (WasteLocate / Integrated Waste Tracking Solution).

All asbestos waste must be disposed at a waste collection facility licensed to receive asbestos waste. All disposal receipts should be retained.

A person who relinquishes management or control of the workplace must ensure that the asbestos register is given to the person, if any, assuming management or control of the workplace.

8.3 Synthetic Mineral Fibre (SMF)

SMF insulation materials may generally remain in place providing that they are in good condition and unlikely to be disturbed.

To reduce the potential for disturbance, exposure, and environmental contamination SMF insulation materials may be encapsulated or enclosed. Higher risk materials, such as loose fill insulation, may also be removed and replaced if necessary.

SMF work is to be undertaken in accordance with the requirements of the WHS Regulation and subordinate Codes of Practice, Guidance Notes, and other documents. These include:

- SafeWork NSW *Safe management of synthetic mineral fibres (SMF) - glasswool and rockwool*;
- Safe Work Australia *Guide to Handling Refractory Ceramic Fibres, December 2013*; and
- Guidance Note on the Membrane Filter Method for the Estimation of Airborne Synthetic Mineral Fibres [NOHSC:3006(1989)].

Reference should also be made to the Australian Institute of Occupational Hygienists (AIOH) *Synthetic Mineral Fibres (SMF) And Occupational Health Issues, Position Paper* for guidance and information.

Where reasonable concern exists over possible respirable fibre concentrations in any application, the first step is often to confirm that the work practices, as recommended for the particular product, are being followed. Air monitoring may not be required when it has been clearly established that appropriate work practices are being carried out.

Notwithstanding the above, exposures to airborne SMF should not exceed the relevant Safe Work Australia (SWA) exposure standards outlined in Table 5 below.

Table 5: SWA Exposure Standards for SMF

Standard Name	Time Weighted Average (TWA) Exposure Standard
Glass wool, rock (stone) wool, slag wool and continuous glass filament and low biopersistence Man Made Vitreous Fibres (MMVF)	2 mg/m^3 (inhalable dust)
Refractory ceramic fibres (RCF), special purpose glass fibres and high biopersistence MMVF	0.5 f/mL (respirable) 2 mg/m^3 (inhalable dust)

SMF waste should be disposed at a licensed waste collection facility. Note that synthetic fibre waste (from materials such as fibreglass, polyesters, and other plastics) packaged securely to prevent dust emissions is pre-classified as General Solid Waste (non-putrescible) under EPA (2014).

All disposal receipts should be retained.

8.4 Polychlorinated Biphenyls (PCBs)

Prior to any significant disturbance, such as demolition, refurbishment or maintenance works, fluorescent light fittings should be electrically isolated and inspected in detail for components (e.g. metal canister-type capacitors and ballasts etc.) that may contain PCB's. Any components containing, or suspected to contain, PCB should be removed by a Competent Person.

Where PCB containing components have been identified / suspected present in a building they may also be present in other similar areas of the same building or in buildings of similar age / construction.

PCB-containing components should be managed in accordance with the general requirements of the WHS Regulation and relevant environmental laws and guidelines including:

- Environmentally Hazardous Chemicals (EHC) Act 2008 and subordinate *Polychlorinated Biphenyl (PCB) Chemical Control Order 1997*; and
- *Polychlorinated Biphenyls Management Plan, Revised Edition, April 2003*, issued by the Environment Protection and Heritage Council (EPHC).

Any PCB-containing components that exhibit leakage should be removed and replaced by a Competent Person as soon as possible. Access to areas containing leaking components should be suitably restricted.

The conveyance and disposal of PCB material and PCB waste must be undertaken in accordance with the requirements outlined in the *Polychlorinated Biphenyl (PCB) Chemical Control Order* 1997. All disposal receipts should be retained.

8.5 Lead Paint

The potential presence of lead paint(s) should be considered during the risk assessment for any proposed works. Additional, targeted sampling and analysis for lead paints should also be considered prior to any work that may result in significant disturbance of paint system(s).

Lead paints should be managed in accordance with the WHS Regulation (including Chapter 7, Part 7.2 Lead) and:

- AS4361.1 - 2017, *Guide to hazardous paint management - Lead and other hazardous metallic pigments in industrial applications*; and
- AS4361.2 - 2017, *Guide to hazardous paint management - Lead paint in residential, public and commercial buildings*.

Generally, when one or more tests from a building or portion of a building indicate that lead is present, the paint should be treated as lead paint. Further, a project should not be classified as free of lead unless all samples within the relevant area / building are proven to be free of lead and the sampling is comprehensive.

Lead paint that is in sound condition, not directly accessible (e.g. over-painted with lead-free paint) and unlikely to be disturbed may not require any immediate action.

Area(s) of lead paint that are in poor condition (e.g. flaking, delaminating) should generally be removed along with any lead paint debris and associated dust.

Exposed area(s) of lead paint that are intact may be stabilised by over-painting with a lead-free paint, or by covering with a suitable encapsulant. Stabilisation can provide an interim to long-term solution to a lead paint hazard.

The lead paint removal method and control measures adopted should be determined by risk assessment and a detailed knowledge of the workplace and proposed use / activities.

Exposure to airborne lead must be maintained below the relevant SWA exposure standards pertaining to lead. The SWA 8-hour Time Weighted Average (TWA) exposure standard for lead (inorganic dusts and fumes) is 0.05 mg/m^3. Other exposure standards apply for substances such as lead chromate.

Air monitoring for lead may be required during lead paint remediation works based on risk assessment and the requirements to maintain airborne lead levels below the abovementioned exposure standards.

At the completion of lead paint removal, a clearance inspection should be conducted by a Competent Person. The Competent Person should determine the requirements for clearance including any air monitoring or sample analysis that may be required.

Lead paint waste should be assessed and classified for disposal in accordance with relevant legislation and EPA (2014).

Based on previous correspondence with the NSW EPA, Douglas understands that EPA (2014) does not consider AS4361.1 - 2017 or AS4361.2 - 2017, including the definition of lead paint therein, for waste classification assessment. As such:

- These standards have no bearing on how waste is classified in NSW; and
- Waste classification should be carefully considered and an appropriate degree of liaison with the NSW EPA may be required to help ensure correct waste classification.

All disposal receipts should be retained.

8.6 Lead Dust

Laboratory analysis results for lead in dust should be taken as an approximate indication of conditions only since sampling is limited and the concentration of lead in dust may vary considerably between locations within the same general area.

No recognised Australian guidelines have been identified by Douglas for the direct assessment of lead concentrations in ceiling cavity dust. Notwithstanding this, AS4361.2-1998 *Guide to Lead Paint Management, Part 2: Residential and Commercial Buildings* (superseded) outlined acceptance limits for lead in surface dust after lead paint management activities. These limits were:

- Interior floors: 1 mg/m^2 (as lead).
- Interior window sills: 5 mg/m^2 (as lead); and
- Exterior surfaces: 8 mg/m^2 (as lead).

The United States Environmental Protection Authority (US EPA) Review of Dust-Lead Post Abatement Clearance Levels (Final Rule) (86 FR 983), effective on 8 March 2021, outlines the following current / proposed Dust-Lead Clearance Levels (DLCL) for assessment of post-abatement dust-lead levels[1]:

- Floors: 10 µg / ft^2 (~0.1 mg / m^2) lead;
- Interior window sills: 100 µg/ft^2 (~1.0 mg / m^2) lead; and
- Window troughs: 400 µg / ft^2 (~4.3 mg / m^2) lead.

The above acceptance limits may be used as a guide when assessing lead concentrations in settled dust unless other recognised and reliable criteria apply in the relevant jurisdiction. As a precaution the abovementioned US EPA DLCL are often used by Douglas to identify potentially hazardous conditions that may require control.

Where the concentration of lead in dust exceeds the most relevant US EPA DLCL appropriate control and / or remedial measures may need to be identified via risk assessment and with a detailed knowledge of the workplace and proposed use / activities.

[1] National Archives, Federal Register, The Daily Journal of the United State Government, accessed at: https://www.federalregister.gov/documents/2021/01/07/2020-28565/review-of-dust-lead-post-abatement-clearance-levels, accessed on: 19 April 2022.

Where ceiling spaces and similar cavities are effectively enclosed and provide very limited or no opportunity for lead containing dust to enter occupied areas, the dust may typically remain in place. In such a case, access to the cavities should be suitably restricted and all entrances signposted with appropriate warning signs.

Any personnel required to enter building cavities or other areas containing lead in dust should undertake an appropriate risk assessment and develop a SWMS for the work. The SWMS must identify controls that ensure the risk of exposure to lead and environmental contamination remains at an acceptable level for the personnel entering the area and for occupants of the building and surrounds.

Consideration should be given to removal of lead containing dust including when:

- There is a significant risk of the lead entering occupied areas;
- Substantive disturbance is likely due to maintenance, refurbishment, demolition, or other reason; or
- Removal is a reasonably practicable means of eliminating the hazard.

Removal of lead dust should be undertaken by a suitably qualified and experienced removalist.

The lead dust removal method and control measures adopted should be determined by risk assessment and a detailed knowledge of the workplace and proposed use / activities.

Exposure to airborne lead must be maintained below the relevant SWA exposure standards pertaining to lead. The SWA 8-hour TWA exposure standard for lead (inorganic dusts and fumes) is 0.05 mg/m^3.

Air monitoring for lead may be required based on the results of risk assessment and the requirement to maintain airborne lead concentrations below the abovementioned exposure standard(s).

At the completion of lead dust removal, a clearance inspection should be conducted by a Competent Person. The Competent Person should determine the requirements for clearance including any air monitoring or sample analysis that may be required.

Lead waste should be assessed and classified for disposal in accordance with relevant legislation and EPA (2014). All disposal receipts should be retained.

9. Limitations

Douglas Partners (Douglas) has prepared this Preliminary HAZMAT Assessment for the Uniting Waverley Campus Redevelopment, Corner Birrell Street and Bronte Road, Waverley NSW, as described herein. The work was undertaken in accordance with Douglas' proposal reference 204088.00.P.001.Rev3 of 24 June 2021 and Consultancy Agreement (NSW) between The Uniting Church in Australia Property Trust (N.S.W.) as delegated through to Uniting (NSW.ACT) and Douglas, executed on 26 July 2022.

This report is provided for the exclusive use of the Uniting Church, C/- Savills, for this project only and for the purposes as described in the report. It should not be used by or relied upon for other projects or purposes on the same or other site or by a third party. Any party so relying upon this report beyond its exclusive use and purpose as stated above, and without the express written consent of Douglas, does so entirely at its own risk and without recourse to Douglas for any loss or damage. In preparing this report Douglas has necessarily relied upon information provided by the client and / or their agents.

The results provided in the report are indicative of the conditions on the Site only at the specific inspection, sampling and / or testing locations, and then only to the extent practicable and safely accessible at the time the work was carried out. Site conditions may change after Douglas' field inspection, sampling and testing has been completed.

Douglas' advice is based upon the conditions encountered during this investigation. The accuracy of the advice provided by Douglas in this report may be affected by undetected variations in site conditions across the Site between and beyond the inspection, sampling and / or testing locations. The advice may also be limited by budget constraints imposed by others or by site accessibility.

This report must be read in conjunction with all of the attached and should be kept in its entirety without separation of individual pages or sections. Douglas cannot be held responsible for interpretations or conclusions made by others unless they are supported by an expressed statement, interpretation, outcome or conclusion stated in this report.

This report, or sections from this report, should not be used as part of a specification for a project, without review and agreement by Douglas. This is because this report has been written as advice and opinion rather than instructions for construction.

Although the inspection, sampling and testing plan adopted for this investigation is considered appropriate to achieve the stated project objectives, there are necessarily parts of the Site that have not been inspected, sampled and / or tested. This is either due to undetected variations in conditions or to budget constraints (as discussed above), or to parts of the Site being inaccessible or unavailable, or to occupants, furnishings or stored items preventing access. It is therefore considered possible that HAZMAT, including asbestos, may be present in unobserved or untested parts of the Site, between and beyond the inspection, sampling and testing locations, and hence no warranty can be given that all HAZMAT have been identified.

Inspections are limited to areas that are safely accessible at the time of the inspection without undue damage to building finishes or disturbance of occupants. Inspections exclude hidden and inaccessible locations such as within building cavities, voids and enclosed sections of risers / shafts as well as materials encased within the building structure or located below the exposed ground surface (e.g. pipes, drains and formwork). In addition, residual asbestos materials (e.g. asbestos lagging to pipes and vessels) may remain undiscovered below newer, asbestos-free materials (e.g. preformed SMF insulation). Such residual asbestos materials may not be identified without extensive intrusive investigation and / or dismantling / demolition work if at all.

Any disturbance of building materials, such as during refurbishment, maintenance or demolition work, may reveal additional HAZMAT.

Limitations apply to the laboratory analytical methods used. For example, it can be very difficult or impossible to detect the presence of asbestos in some bulk materials (e.g. vinyl tiles) using the polarised light microscopy analytical method, even after ashing or disintegration of samples. This is due to the small length or diameter of asbestos fibres present in the material or attributed to the fact that very fine fibres have been dispersed individually throughout the material.

While work is undertaken in a professional manner the nature of HAZMAT and the limitations of the method(s) used mean that we cannot guarantee that all HAZMAT or issues of concern have been identified. This report should therefore not be considered a definitive account of all HAZMAT that may be present at the Site.

Douglas personnel are not experienced, licenced or accredited quantity surveyors. Any quantities quoted in this report are provided for general guidance only and should not be relied upon. The services of a licenced quantity surveyor should be engaged in order to determine reliable quantities.

The recommendations and conclusions contained in this report shall not abrogate a person of their responsibility to work in accordance with statutory requirements, codes of practice, standards, guidelines, safety data sheets, work instructions or industry best practice.

The assessment of atypical safety hazards arising from this advice is restricted to the environmental components set out in this report and based on known project conditions and stated design advice and assumptions. While some recommendations for safe controls may be provided, detailed ‘safety in design’ assessment is outside the current scope of this report and requires additional project data and assessment.

Douglas Partners Pty Ltd

Appendix A

Site Plans

Table 6 - Summary of Accessed Buildings / Areas

Notes About This Report



Douglas Partners Geotechnics / Environment / Groundwater	CLIENT:	The Uniting Church in Australia Property Trust (NSW) for Uniting (NSW.ACT)	TITLE:	**Site Building Identification** **Uniting Waverley Campus Redevelopment** **Corner of Birrell Street and Bronte Road**	PROJECT No: 204088.02
	OFFICE: Sydney	DRAWN BY: SAF			DRAWING No: 1
	SCALE: 1:1200 @ A3	DATE: 02.12.2024			REVISION: 0

TABLE 6 - SUMMARY OF ACCESSED BUILDINGS / AREAS

NOMINATED BUILDING / AREA	PORTIONS ACCESSED*
101 Birrell Street	Unit 1 only
103 Birrell Street	Building generally
105 Birrell Street	Unit 1, Unit 2
107 Birrell Street	Unit 1 only
109 Birrell Street	Unit 1 only
111 Birrell Street	Unit 2 only
113 Birrell Street	Building generally
115 Birrell Street	Building generally
117 - 119 Birrell Street	Duplex: 119 Birrell Street accessed generally
121 Birrell Street	Building generally (inc. garage)
123 Birrell Street	Building generally
123A Birrell Street	Unit 28 (Top Floor) only
Seniors Gym	Building generally
2-4 Church Street	Assessment based on peer review of Noel Arnold & Associates (2011) hazmat report Duplex: 4 Church Street access generally
6-8 Church Street	Duplex: 6 Church Street accessed generally
162 Bronte Avenue	Building generally
164 Bronte Avenue	Building generally
Ellerslie Building	Building generally
Banksia and Whychazel	Building generally
Hunter Lodge	Units 9 and 19, Admin. Office and communal areas
Early Onset Dementia Care	Building generally
Men's Shed	Building generally
Edina Residential Aged Care	Ground Level only
Conrad Beard Independent Living Units	Unit 302 and communal areas
Bushell and Johnson Apartments	Units 8, 12, 22 and communal areas
General Grounds	Area generally

* Refer to HAZMAT Registers (Appendices B to V) for details.

About this Inspection Report

November 2023

Introduction

These notes are provided to amplify DP's inspection report in regard to the limitations of carrying out inspection work. Not all notes are necessarily relevant to this report.

Standards

This inspection report has been prepared by qualified personnel to current engineering standards of interpretation and analysis.

Copyright and Limits of Use

This inspection report is the property of DP and is provided for the exclusive use of the client for the specific project and purpose as described in the report. It should not be used by a third party for any purpose other than to confirm that the construction works addressed in the report have been inspected as described. Use of the inspection report is limited in accordance with the Conditions of Engagement for the commission.

DP does not undertake to guarantee the works of the contractors or relieve them of their responsibility to produce a completed product conforming to the design.

Reports

This inspection report may include advice or opinion that is based on engineering and/or geological interpretation, information provided by the client or the client's agent, and information gained from:

- an investigation report for the project (if available to DP);
- inspection of the work, exposed ground conditions, excavation spoil and performance of excavating equipment while DP was on site;
- investigation and testing that was carried out during the site inspection;
- anecdotal information provided by authoritative site personnel; and
- DP's experience and knowledge of local geology.

Such information may be limited by the frequency of any inspection or testing that was able to be practically carried out, including possible site or cost constraints imposed by the client/ contractor(s). For these reasons, the reliability of this inspection report is limited by the scope of information on which it relies.

Every care is taken with the inspection report as it relates to interpretation of subsurface conditions and any recommendations or suggestions for construction or design. However, DP cannot anticipate or assume responsibility for:

- unexpected variations in subsurface conditions that are not evident from the inspection; and
- the actions of contractors responding to commercial pressures.

Should these issues occur, then additional advice should be sought from DP and, if required, amendments made.

This inspection report must be read in conjunction with any attached information. This inspection report should be kept in its entirety without separation of individual pages or sections. DP cannot be held responsible for interpretations or conclusions from review by others of this inspection report or test data, which are not otherwise supported by an expressed statement, interpretation, outcome or conclusion stated in this inspection report.

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Appendix B

HAZMAT Register – 101 & 103 Birrell Street

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
101 Birrell Street, Unit 1	rooms and areas in general	throughout	materials in general	N/A	limited access (occupants moving out)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Limited access - Confirm status of hazardous material(s) when full access available and prior to any disturbance.
101 Birrell Street, Unit 1	exterior, front porch	electrical panel (behind plastic console)	resinous board	N/A	**suspected asbestos**	0	1	1	1	1	0	4	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	sunroom (front of unit)	ceiling	possible fibre cement sheeting (above plasterboard)	N/A	**suspected asbestos**	1	1	1	0	0	1	4	Low	7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	kitchen	ceiling	possible fibre cement sheeting (above plasterboard)	N/A	**suspected asbestos**	1	1	1	0	0	1	4	Low	8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	rooms and areas in general	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	kitchen / living room	floor substrate below ceramic tiles	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	interior, bathroom	substrate below ceramic wall and floor tiles	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	13, 17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	interior, bathroom	ceiling	possible fibre cement sheeting (above plasterboard)	N/A	**suspected asbestos**	1	1	1	0	0	1	4	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, Unit 1	ceiling cavity	original ceilings (above false ceilings)	possible fibre cement sheeting in areas	N/A	**suspected asbestos**	1	1	1	0	1	2	6	Low	11, 12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
101 Birrell Street, generally	exterior	gable linings	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	similar 44	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, generally	interior	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
101 Birrell Street, generally	roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, generally	exterior	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
101 Birrell Street, generally	exterior	joints in sandstone block work	pointing	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, generally	exterior	eaves	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	6	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, generally	exterior	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
101 Birrell Street, generally	exterior	sidewalk to Birrell Street, Telstra pit	fibre cement	N/A	**suspected asbestos**	1	1	1	2	3	0	8	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
101 Birrell Street, generally	subfloor	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
101 Birrell Street, generally	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
101 Birrell Street, generally	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
101 Birrell Street, Unit 2	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
103 Birrell Street	exterior, rear yard	western boundary, weatherboard lining	fibre cement	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	exterior, rear extension	walls linings (rendered)	fibre cement	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	21, 22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	exterior, eastern passage	electrical panel	resinous board	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	exterior generally	joints in sandstone block work	pointing	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	26	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
103 Birrell Street	roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	44, 46	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
103 Birrell Street	exterior	gable linings	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	44	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	25	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
103 Birrell Street	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
103 Birrell Street	interior, rear extension	linings generally	fibre cement	N/A	**suspected asbestos**	1	1	1	3	2	1	9	Low	21, 22, 23, 30	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	interior generally	floor below exposed linings	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	31	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
103 Birrell Street	interior generally	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	39, 40	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	interior, bathroom	floor and walls (inc. bath surrounds) below ceramic tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	35, 36, 37	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	interior, kitchen	walls behind cabinetry / splashback	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	32	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
103 Birrell Street	interior	front bedroom, sun room / alcove, floor	substrates(s) below exposed flooring	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	42	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
103 Birrell Street	exterior, front porch	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	43	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
103 Birrell Street	subfloor	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
103 Birrell Street	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
103 Birrell Street	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
101 Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	4, 5, 18	**May comprise lead paint**. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
103 Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	26, 28, 45, 48	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
101 Birrell Street	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	16	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
103 Birrell Street	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
101 Birrell Street, Unit 1	ceiling cavity	throughout	insulation batts	N/A	**SMF identified visually**	9	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
101 Birrell Street, Unit 1	ceiling cavity	air handling ductwork	insulation	N/A	**SMF (suspected)**	10	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
101 Birrell Street, Unit 1	ceiling cavity	underside of tiled roof	suspected insulation	N/A	**SMF (suspected)**	N/A	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
101 Birrell Street, Unit 1	exterior, side passage	hot water unit (circa 2014)	bulk insulation	N/A	**SMF (suspected)**	3	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
101 Birrell Street, Unit 2	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
103 Birrell Street	ceiling cavity	throughout	insulation batts	N/A	**SMF identified visually**	33	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
103 Birrell Street	ceiling cavity	air handling ductwork	insulation	N/A	**SMF (suspected)**	34	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
103 Birrell Street	ceiling cavity	underside of tiled roof	suspected insulation	N/A	**SMF (suspected)**	N/A	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
101 Birrell Street, Unit 1	throughout	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	Fluorescent light fittings generally not identified.
101 Birrell Street, Unit 2	throughout	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**not accessed**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.
103 Birrell Street	throughout	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	Fluorescent light fittings generally not identified.



Photograph 1: 101 Birrell Street, exterior, sidewalk to Birrell Street, Telstra pit, fibre cement, suspected asbestos.

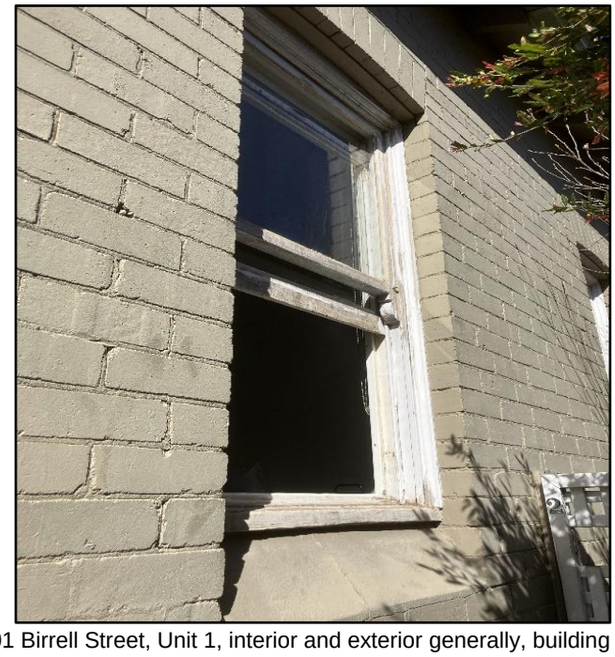


Photograph 2: 101 Birrell Street, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	1
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

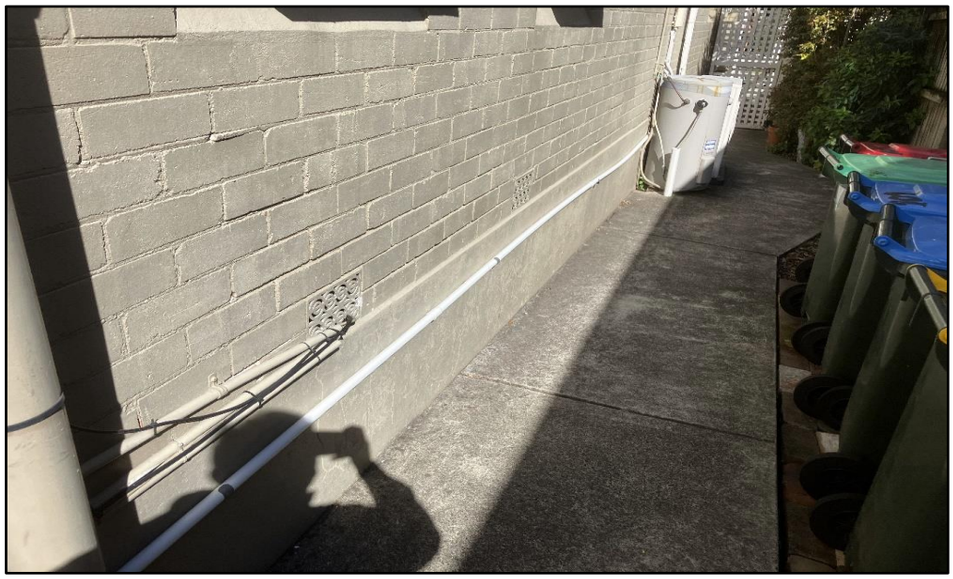


Photograph 3: 101 Birrell Street, Unit 1, exterior, side passage, hot water unit (circa 2014), bulk insulation, SMF (suspected).

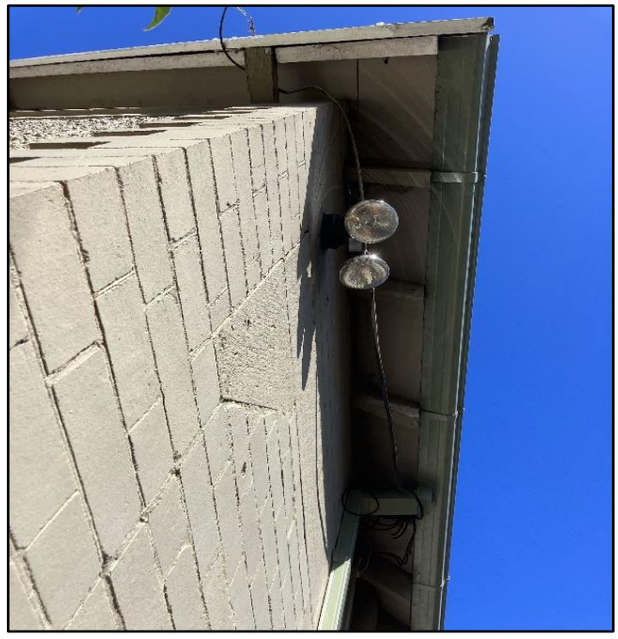


Photograph 4: 101 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

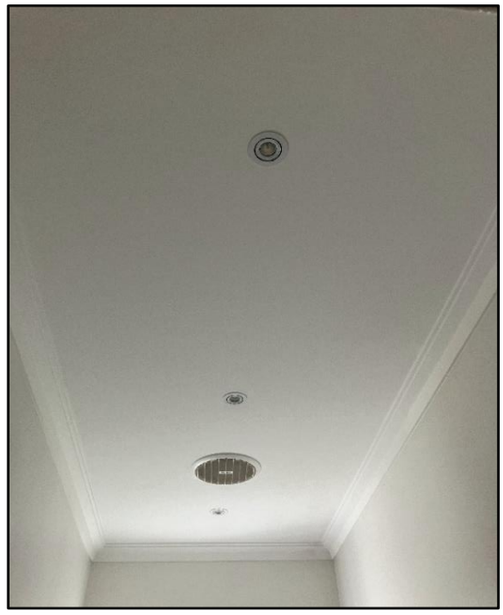


Photograph 5: 101 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

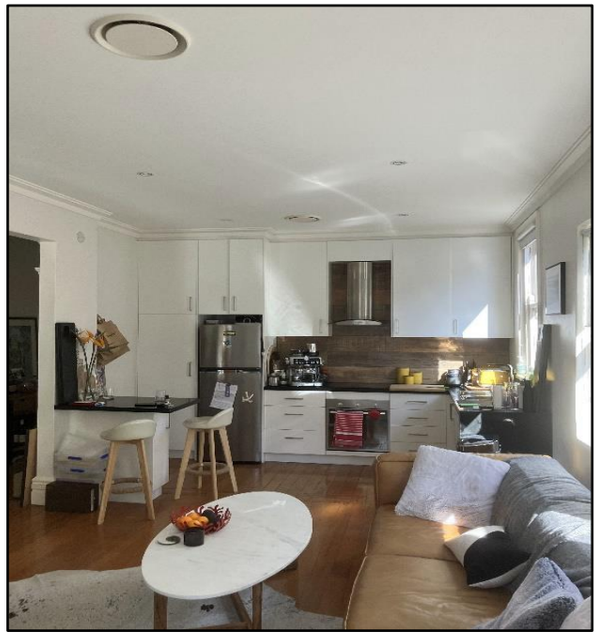


Photograph 6: 101 Birrell Street, exterior, eaves, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: 101 Birrell Street, sunroom (front of unit), ceiling, possible fibre cement sheeting (above plasterboard), suspected asbestos.

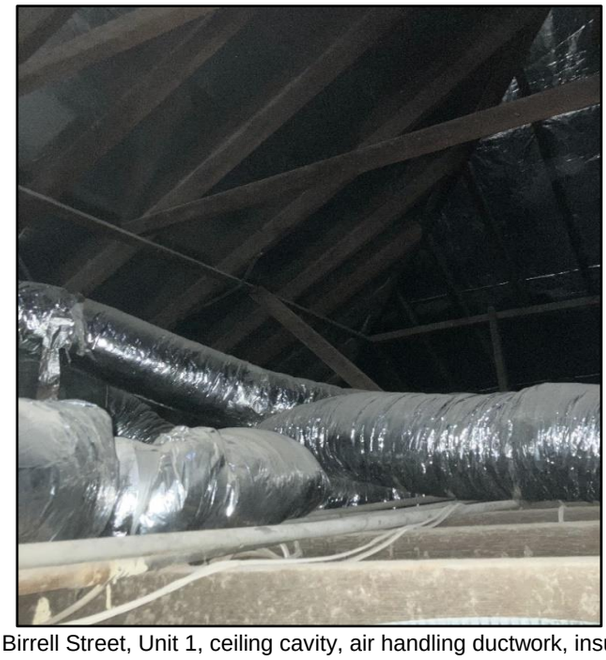


Photograph 8: 101 Birrell Street, kitchen, ceiling, possible fibre cement sheeting (above plasterboard), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: 101 Birrell Street, Unit 1, ceiling cavity, throughout, insulation batts, SMF identified visually.



Photograph 10: 101 Birrell Street, Unit 1, ceiling cavity, air handling ductwork, insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

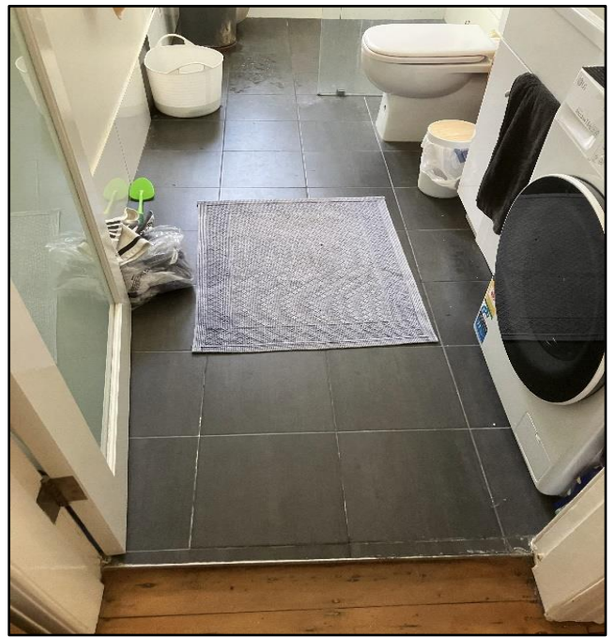


Photograph 11: 101 Birrell Street, ceiling cavity, original ceilings (above false ceilings), possible fibre cement sheeting in areas, suspected asbestos.



Photograph 12: 101 Birrell Street, ceiling cavity, original ceilings (above false ceilings), possible fibre cement sheeting in areas, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 101 Birrell Street, interior, bathroom, substrate below ceramic wall and floor tiles, possible fibre cement product, suspected asbestos.



Photograph 14: 101 Birrell Street, Unit 1, exterior, front porch, electrical panel (behind plastic console), resinous board, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

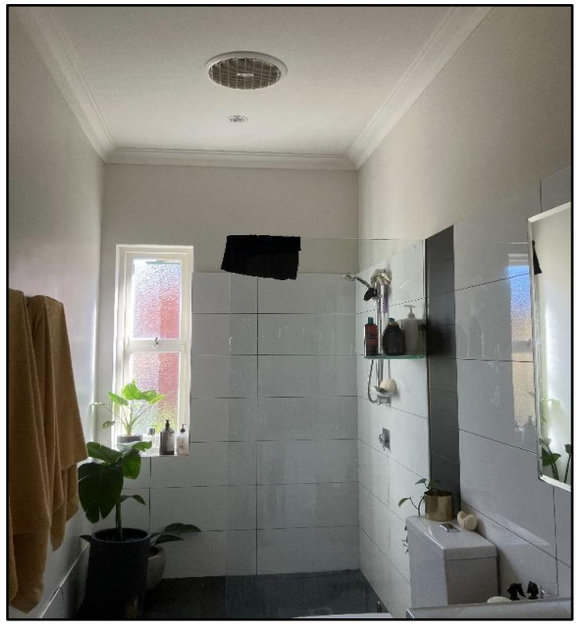


Photograph 15: 101 Birrell Street, kitchen / living room, floor substrate below ceramic tiles, possible fibre cement product, suspected asbestos.



Photograph 16: 101 Birrell Street, Unit 1, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: 101 Birrell Street, interior, bathroom, ceiling lining (above plasterboard) and substrate below ceramic wall and floor tiles, possible fibre cement product, suspected asbestos.



Photograph 18: 101 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

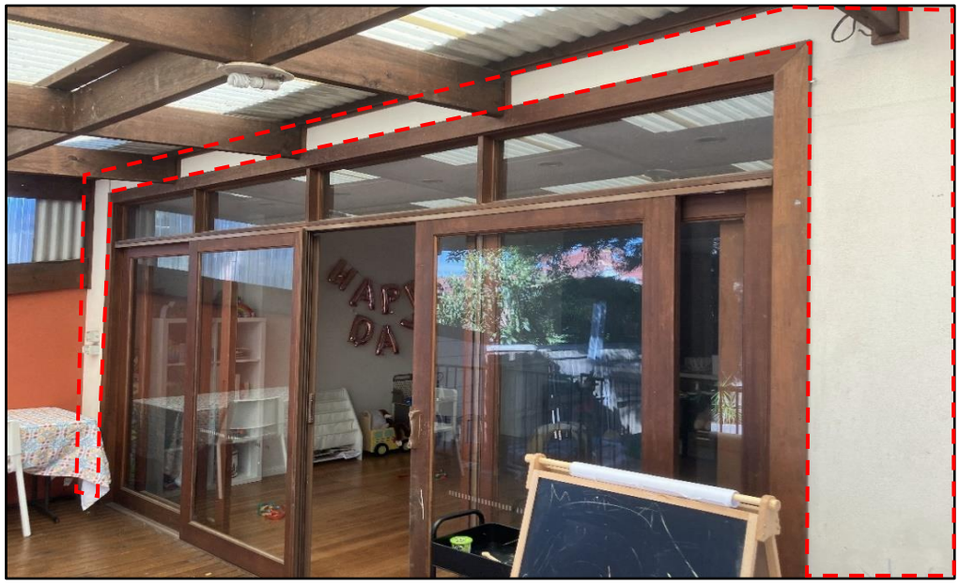


Photograph 19: 103 Birrell Street, exterior, rear yard, western boundary, weatherboard lining, fibre cement, suspected asbestos.

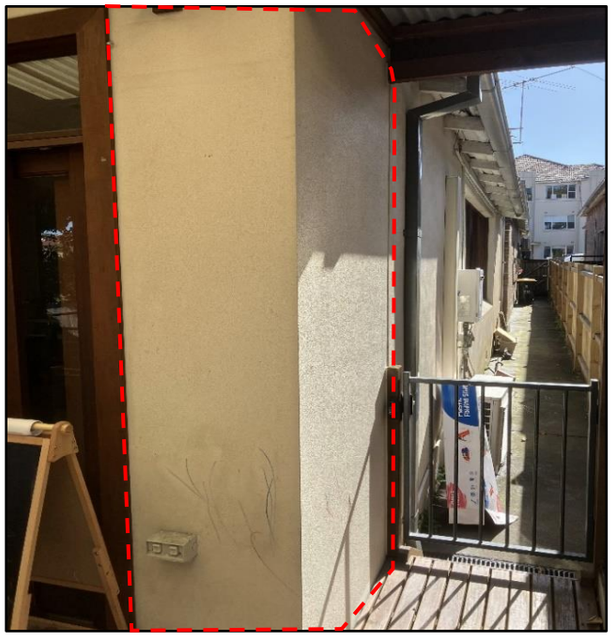


Photograph 20: 103 Birrell Street, rear yard.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 103 Birrell Street, exterior, rear extension, walls linings (rendered), fibre cement, suspected asbestos.



Photograph 22: 103 Birrell Street, exterior, rear extension, walls linings (rendered), fibre cement, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

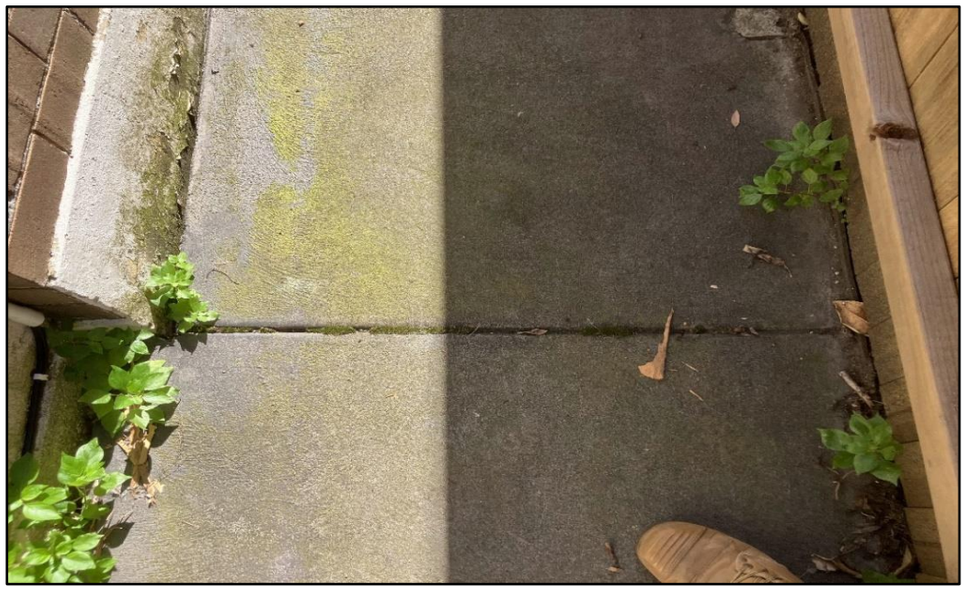


Photograph 23: 103 Birrell Street, interior, rear extension, linings generally, fibre cement, suspected asbestos.



Photograph 24: 103 Birrell Street, side passage.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 103 Birrell Street, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.



Photograph 26: 103 Birrell Street, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos. Paints generally, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

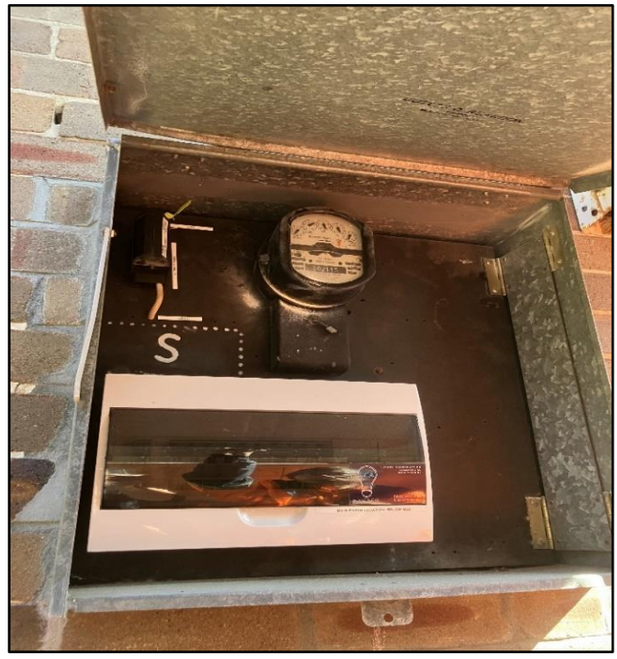


Photograph 27: 103 Birrell Street, eave linings.

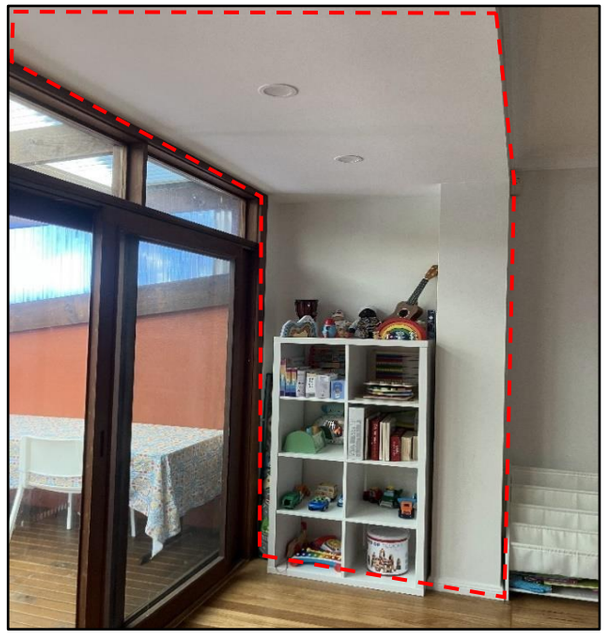


Photograph 28: 103 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

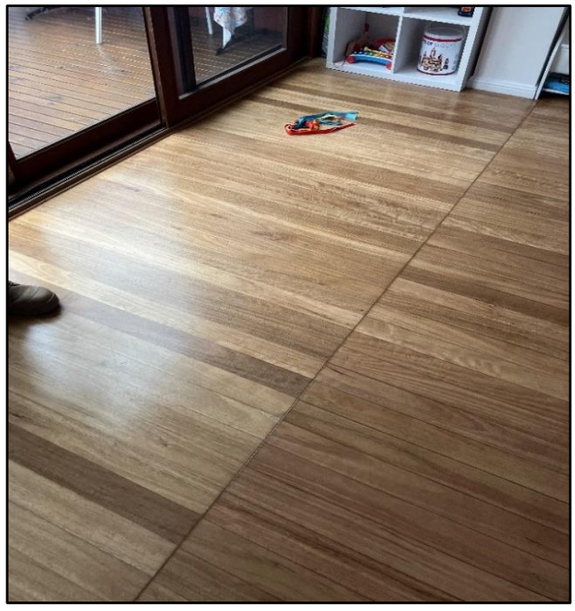


Photograph 29: 103 Birrell Street, exterior, eastern passage, electrical panel, resinous board, suspected asbestos.

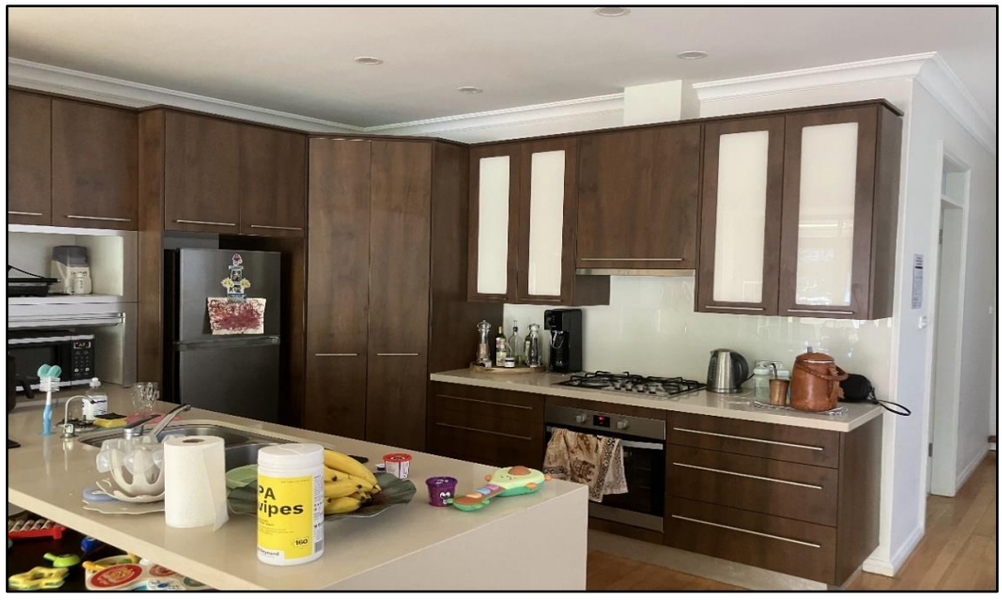


Photograph 30: 103 Birrell Street, interior, rear extension, linings generally, fibre cement, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
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Photograph 31: 103 Birrell Street, interior generally, floor below exposed linings, substrate(s), limited access (due occupation).

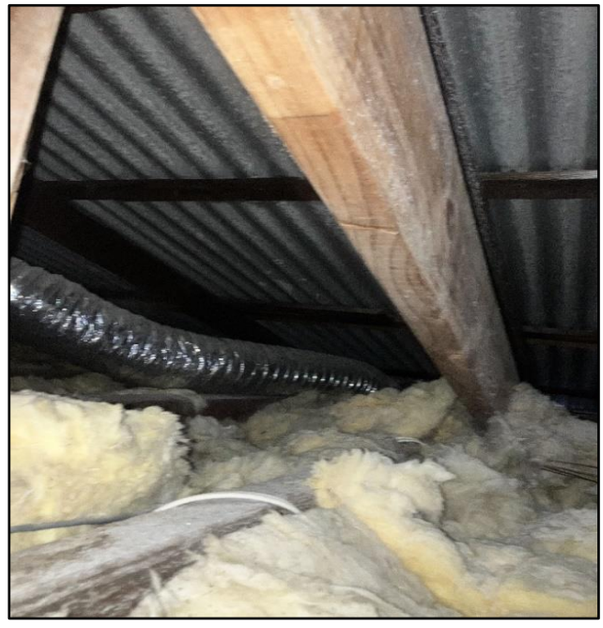


Photograph 32: 103 Birrell Street, interior, kitchen, walls behind cabinetry / splashback, possible fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

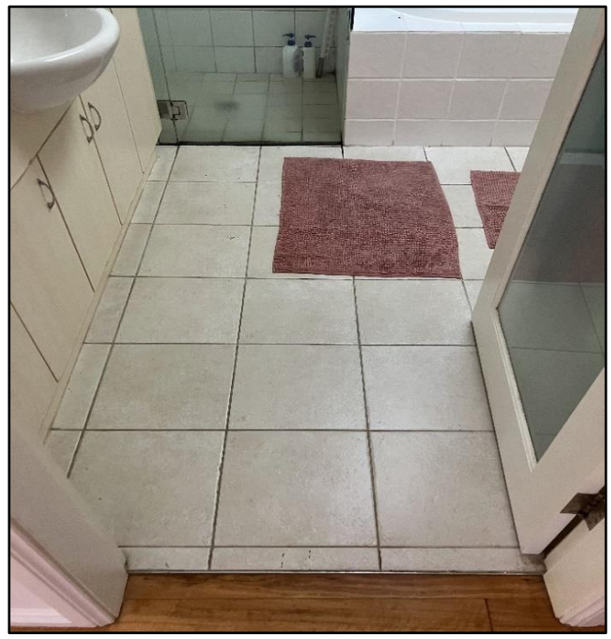


Photograph 33: 103 Birrell Street, ceiling cavity, throughout, insulation batts, SMF identified visually.

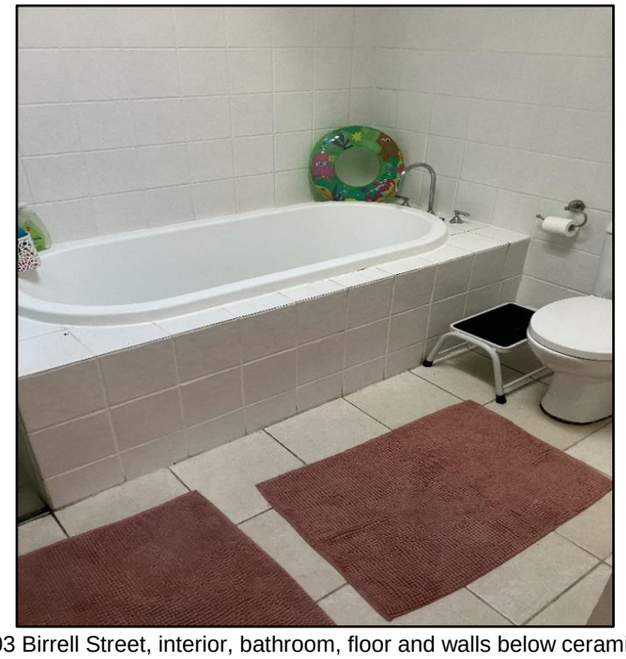


Photograph 34: 103 Birrell Street, ceiling cavity, air handling ductwork, insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
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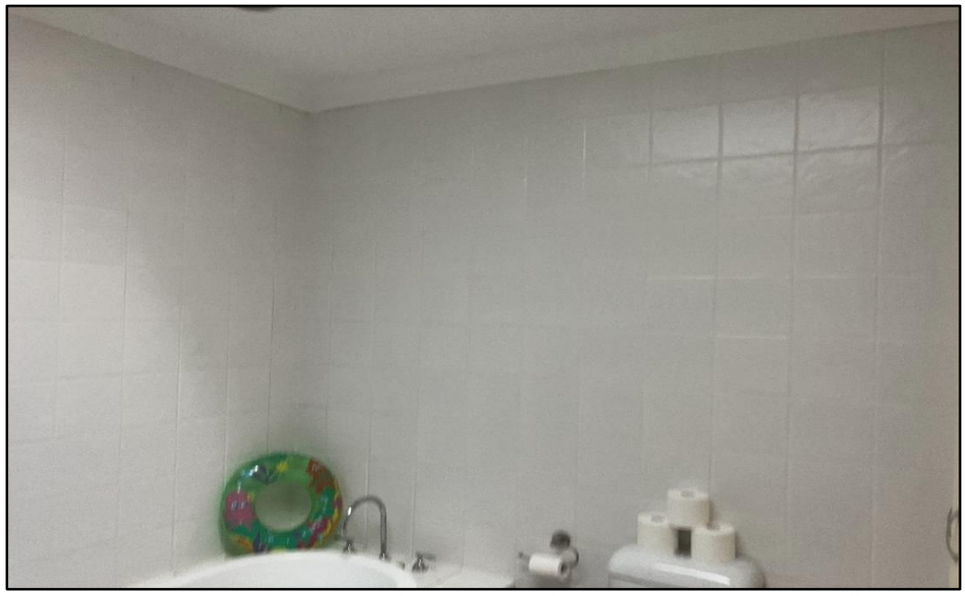


Photograph 35: 103 Birrell Street, interior, bathroom, floor below ceramic tiles, suspected fibre cement board, suspected asbestos.

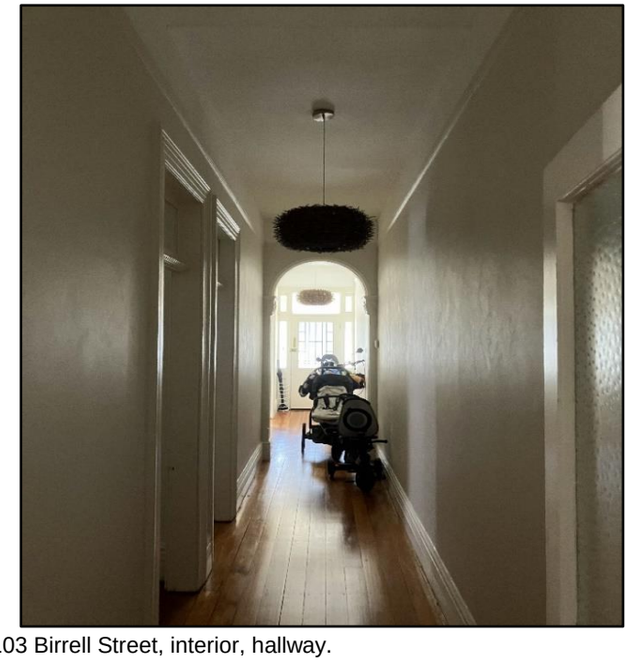


Photograph 36: 103 Birrell Street, interior, bathroom, floor and walls below ceramic tiles, suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

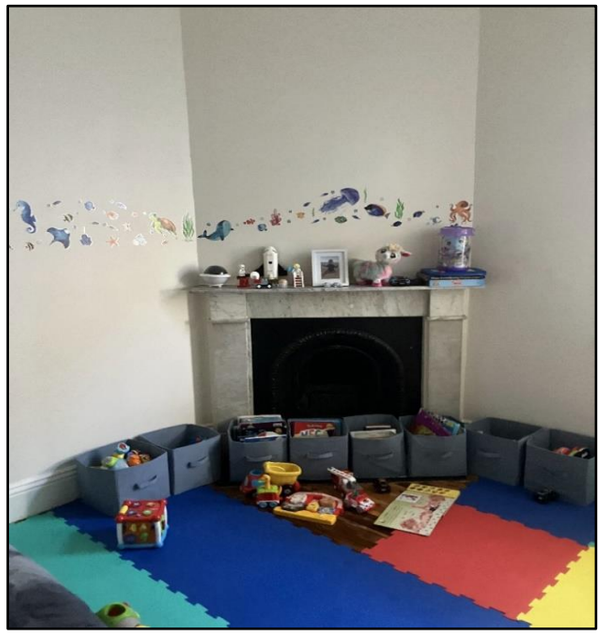


Photograph 37: 103 Birrell Street, interior, bathroom, floor and walls below ceramic tiles, suspected fibre cement product, suspected asbestos.

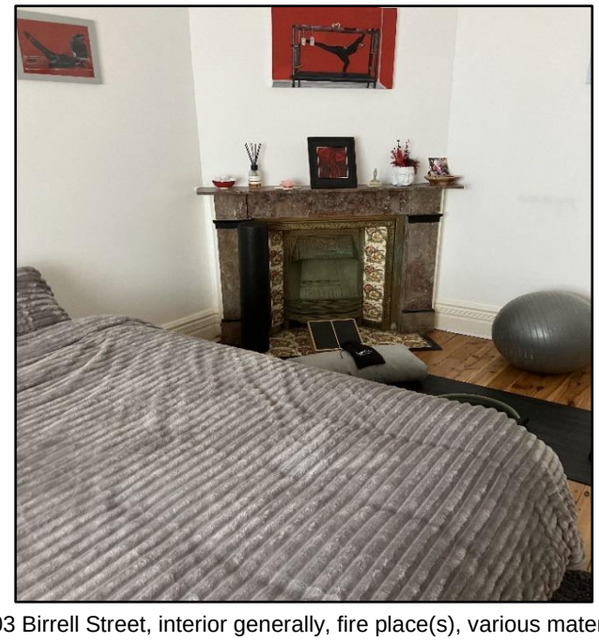


Photograph 38: 103 Birrell Street, interior, hallway.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
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Photograph 39: 103 Birrell Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.

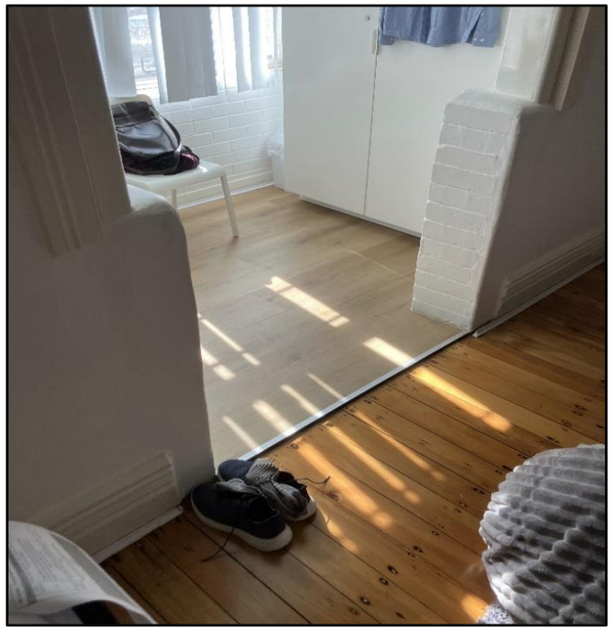


Photograph 40: 103 Birrell Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

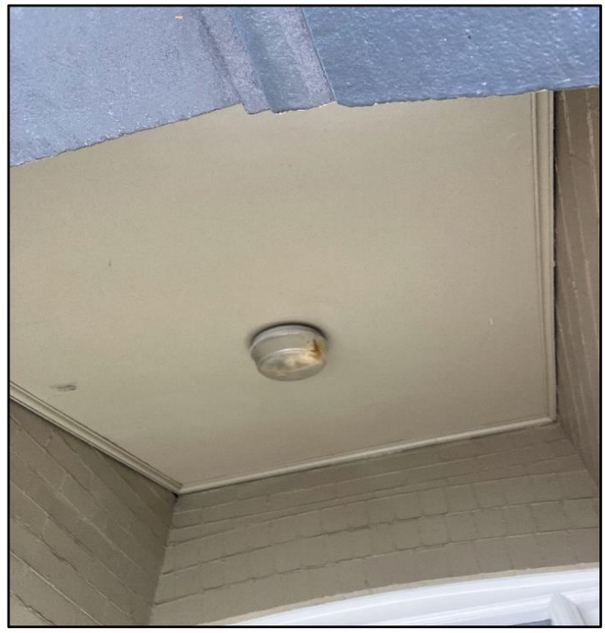


Photograph 41: 103 Birrell Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.



Photograph 42: 103 Birrell Street, interior, front bedroom, sun room / alcove, floor, substrates(s) below exposed flooring, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
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Photograph 43: 103 Birrell Street, exterior, front porch, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 44: 103 Birrell Street, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos. Gable linings, possible fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

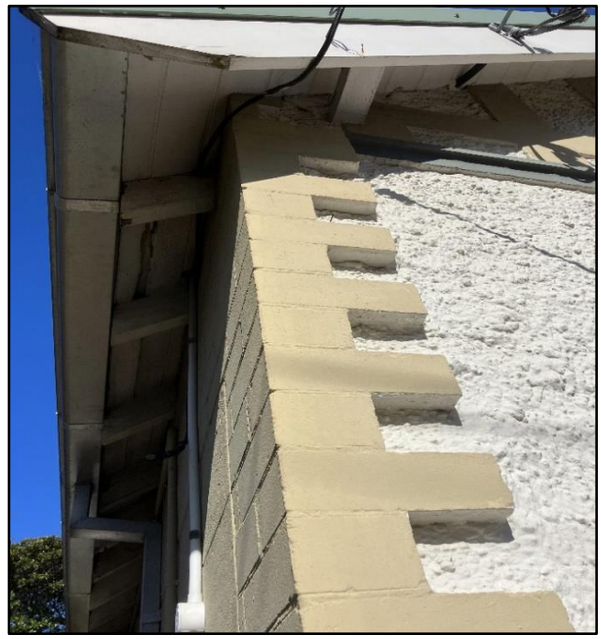


Photograph 45: 103 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 46: 103 Birrell Street, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
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Photograph 47: 103 Birrell Street, typical eave linings.



Photograph 48: 103 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
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Appendix C

HAZMAT Register - 105 & 107 Birrell Street

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
105 Birrell Street, Unit 1	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	14	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
105 Birrell Street, Unit 1	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 1	exterior	front gable lining	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 1	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11, 12	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
105 Birrell Street, Unit 1	interior generally	floor below exposed linings (e.g., carpet, vinyl tiles)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	1	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
105 Birrell Street, Unit 1	interior, throughout	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
105 Birrell Street, Unit 1	interior, throughout	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 1	interior	portion of floors (e.g., kitchen)	vinyl tiles	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
105 Birrell Street, Unit 1	interior, kitchen	underside of sink	possible bituminous coating	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	4	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
105 Birrell Street, Unit 1	interior, kitchen	walls below ceramic tiles	substrate	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 1	interior, bathroom	below ceramic floor and wall tiles	substrate	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 1	interior, ceiling cavity	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 1	subfloor	throughout	materials in general	N/A	inaccessible (no access point identified, crawl space)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 1	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 1	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 1	exterior, generally	sandstone blockwork	pointing	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 1	exterior, porch	electrical panel	resinous board	N/A	**suspected asbestos**	0	1	1	1	1	0	4	Low	10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 2	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	19	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
105 Birrell Street, Unit 2	interior generally	floor below exposed linings (e.g., carpet)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
105 Birrell Street, Unit 2	interior, throughout	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
105 Birrell Street, Unit 2	interior, throughout	fire place(s) if present	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 2	interior, bathroom / kitchen	below ceramic wall / floor tiles	substrate	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
105 Birrell Street, Unit 2	interior, ceiling cavity	throughout	materials in general	N/A	inaccessible (no access point identified)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 2	subfloor	throughout	materials in general	N/A	limited access (crawl space)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	21 to 24	Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 2	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	21 to 24	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 2	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	21 to 24	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
105 Birrell Street, Unit 2	exterior	southern eave lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	36	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
107 Birrell Street, Unit 1	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	exterior	front gable lining	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	38, 39	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	38, 39	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
107 Birrell Street, Unit 1	interior, throughout	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	34	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
107 Birrell Street, Unit 1	interior, throughout	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	interior, kitchen	floor	vinyl tiles	N/A	**suspected asbestos**	0	1	2	3	2	1	9	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	interior, kitchen	underside of sink	possible bituminous coating	N/A	inaccessible (requires destructive inspection))	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
107 Birrell Street, Unit 1	interior, kitchen	walls below ceramic tiles	substrate	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	interior, bathroom	below ceramic floor and wall tiles (including shower / bath surrounds)	substrate	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	29, 30	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	interior, ceiling cavity	throughout	materials in general	N/A	inaccessible (hatch located above wardrobe)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	33	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
107 Birrell Street, Unit 1	exterior, driveway	Post Master General (PMG) pit	fibre cement product	N/A	**suspected asbestos**	1	1	2	2	2	0	8	Low	37	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	subfloor	throughout	materials in general	N/A	inaccessible (no access point identified)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
107 Birrell Street, Unit 1	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
107 Birrell Street, Unit 1	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
107 Birrell Street, Unit 1	exterior, generally	sandstone blockwork	pointing	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	40	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 1	exterior, porch	electrical panel	internal components (e.g., resinous board)	N/A	**suspected asbestos**	0	1	1	1	1	0	4	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
107 Birrell Street, Unit 2	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
107 Birrell Street, Unit 2	detached garage	throughout	materials in general	N/A	**not accessed**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
107 Birrell Street	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
105 Birrell Street, Unit 1	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	3, 8	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
105 Birrell Street, Unit 2	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	18	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
107 Birrell Street, Unit 1	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	32, 35, 36	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
107 Birrell Street, Unit 2 and Garage	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	N/A	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
105 Birrell Street, Unit 1	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
105 Birrell Street, Unit 2	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
107 Birrell Street, Unit 1	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
107 Birrell Street, Unit 2 and Garage	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

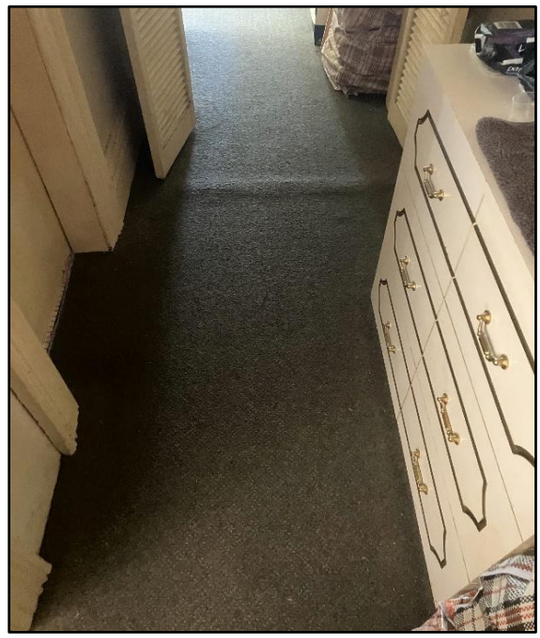
RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
105 Birrell Street, Unit 1	ceiling cavity	throughout	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
105 Birrell Street, Unit 1	ceiling cavity	throughout	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
105 Birrell Street, Unit 2	subfloor	hot water unit	bulk insulation (if present)	N/A	**SMF (suspected)**	20	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
107 Birrell Street, Unit 1	ceiling cavity	throughout	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
107 Birrell Street, Unit 2 and Garage	rooms and areas in general	throughout	materials in general	N/A	not accessed	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).

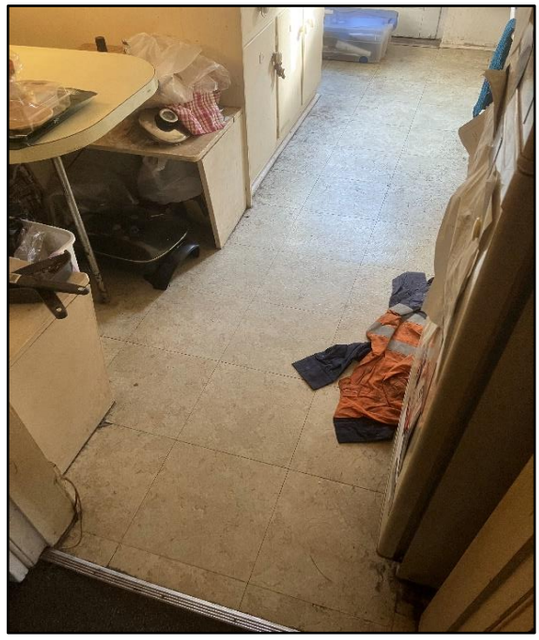
DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
105 Birrell Street, Unit 1	rooms and areas in general	minor fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	5, 6	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
105 Birrell Street, Unit 2	rooms and areas in general	minor fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	16	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
107 Birrell Street, Unit 1	kitchen	typical fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	28	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
107 Birrell Street, Unit 2 and Garage	rooms and areas in general	fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	not accessed	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.



Photograph 1: 105 Birrell Street, Unit 1, interior generally, floor below exposed linings (e.g., carpet, vinyl tiles), substrate(s), limited access (due occupation).



Photograph 2: 105 Birrell Street, Unit 1, interior, portion of floors (e.g., kitchen), vinyl tiles, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: 105 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 4: 105 Birrell Street, Unit 1, interior, kitchen, underside of sink, possible bituminous coating, inaccessible (requires destructive inspection). Walls below ceramic tiles, substrate, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

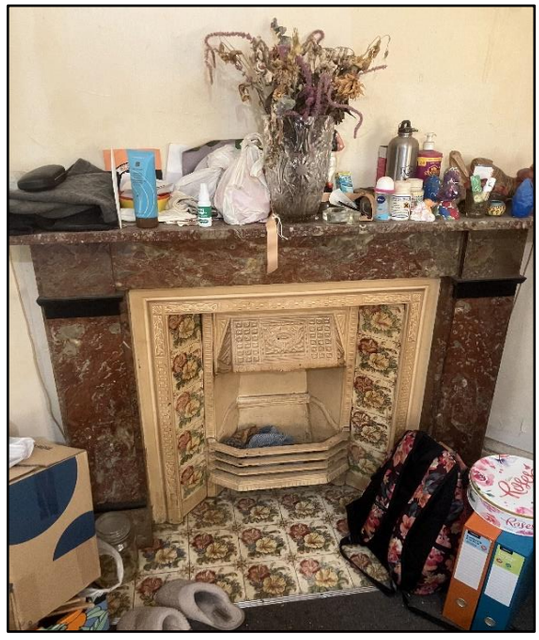


Photograph 5: 105 Birrell Street, Unit 1, rooms and areas in general, minor fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 6: 105 Birrell Street, Unit 1, rooms and areas in general, minor fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

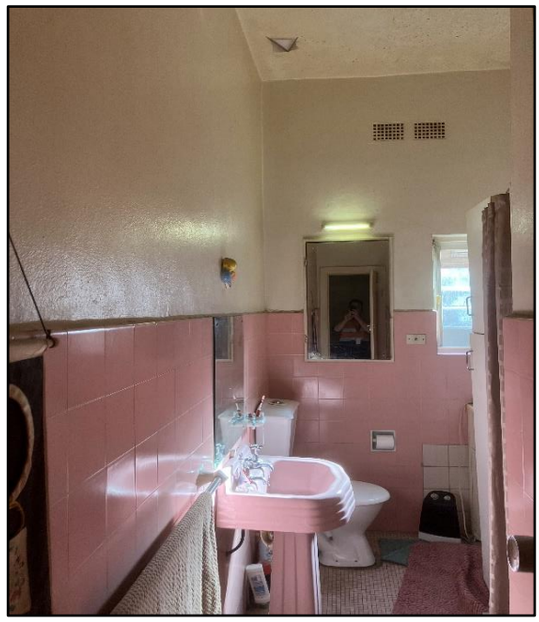


Photograph 7: 105 Birrell Street, Unit 1, interior, throughout, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 8: 105 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
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Photograph 9: 105 Birrell Street, Unit 1, interior, bathroom, below ceramic floor and wall tiles, substrate, suspected asbestos.



Photograph 10: 105 Birrell Street, Unit 1, exterior, porch, electrical panel, resinous board, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: 105 Birrell Street, Unit 1, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos.

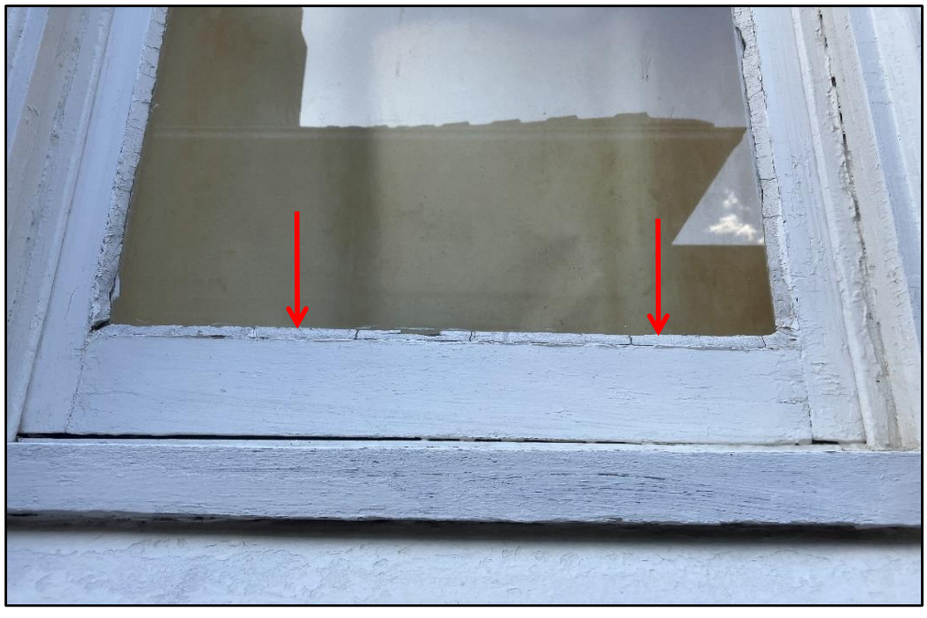


Photograph 12: 105 Birrell Street, Unit 1, exterior, front gable lining, possible fibre cement sheeting, suspected asbestos. Textured render, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 105 Birrell Street, Unit 1, exterior, roof, below verge tiles, suspected fibre cement sheeting, suspected asbestos.

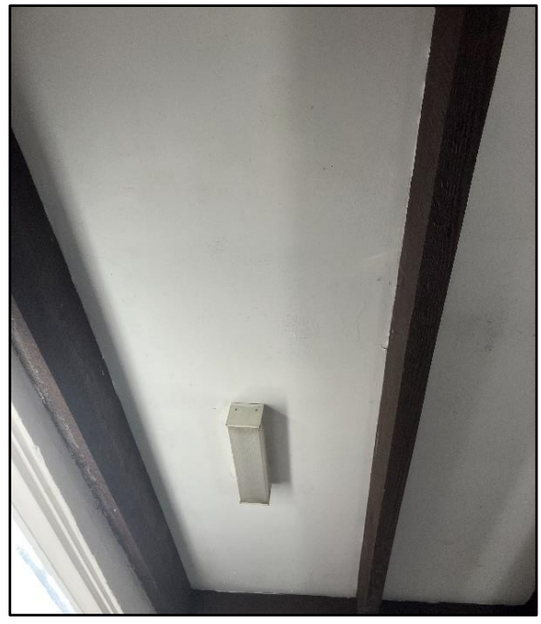


Photograph 14: 105 Birrell Street, Unit 1, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 105 Birrell Street, Unit 2, general exterior.



Photograph 16: 105 Birrell Street, Unit 2, rooms and areas in general, minor fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	8
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 17: 105 Birrell Street, Unit 2, exterior, southern eave lining, fibre cement sheeting, suspected asbestos.



Photograph 18: 105 Birrell Street, Unit 2, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 105 Birrell Street, Unit 2, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.



Photograph 20: 105 Birrell Street, Unit 2, subfloor, hot water unit, bulk insulation (if present), SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	10
		REV:	A
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Photograph 21: 105 Birrell Street, Unit 2, subfloor.



Photograph 22: 105 Birrell Street, Unit 2, subfloor.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

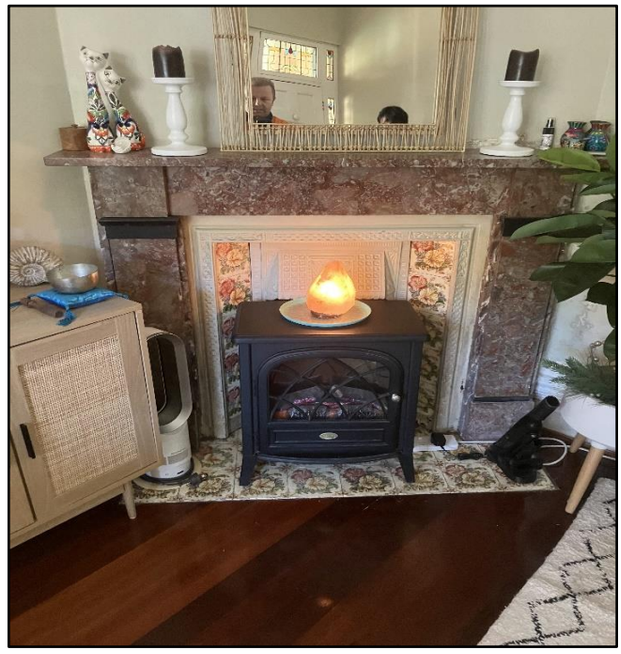


Photograph 23: 105 Birrell Street, Unit 2, subfloor.



Photograph 24: 105 Birrell Street, Unit 2, subfloor.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

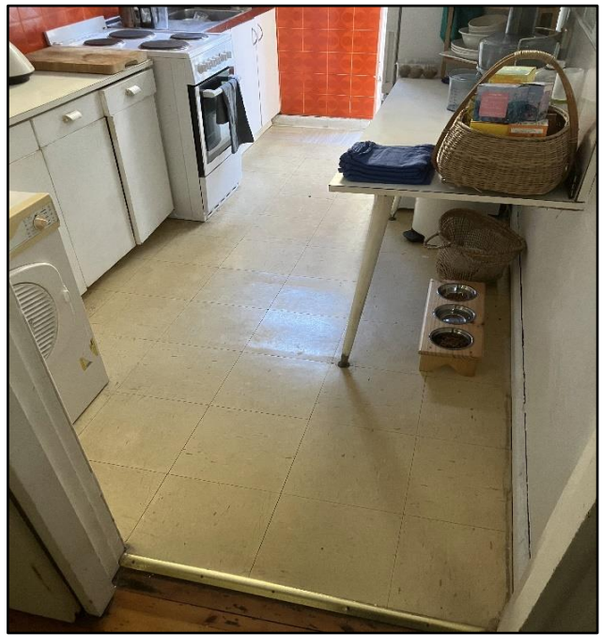


Photograph 25: 107 Birrell Street, Unit 1, interior, throughout, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

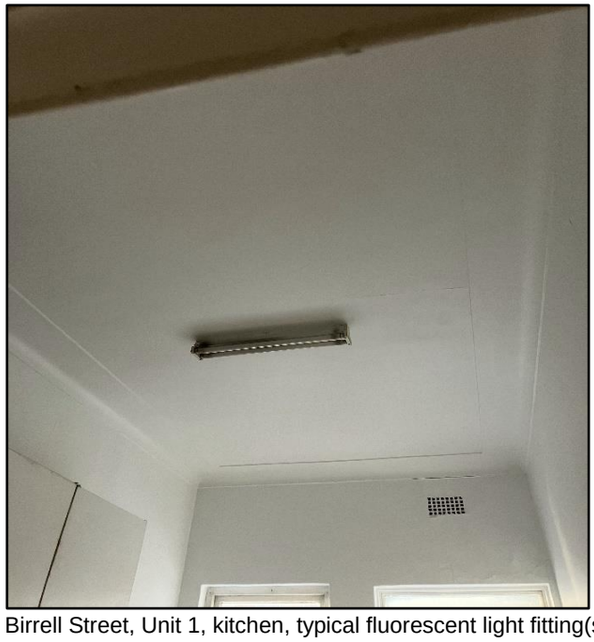


Photograph 26: 107 Birrell, interior, living room.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
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Photograph 27: 107 Birrell Street, Unit 1, interior, kitchen, floor, vinyl tiles, suspected asbestos. Walls below ceramic tiles, substrate, suspected asbestos.

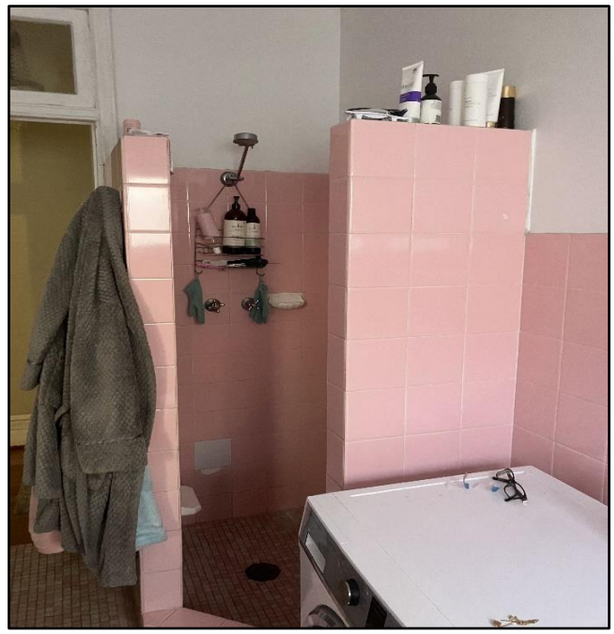


Photograph 28: 107 Birrell Street, Unit 1, kitchen, typical fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

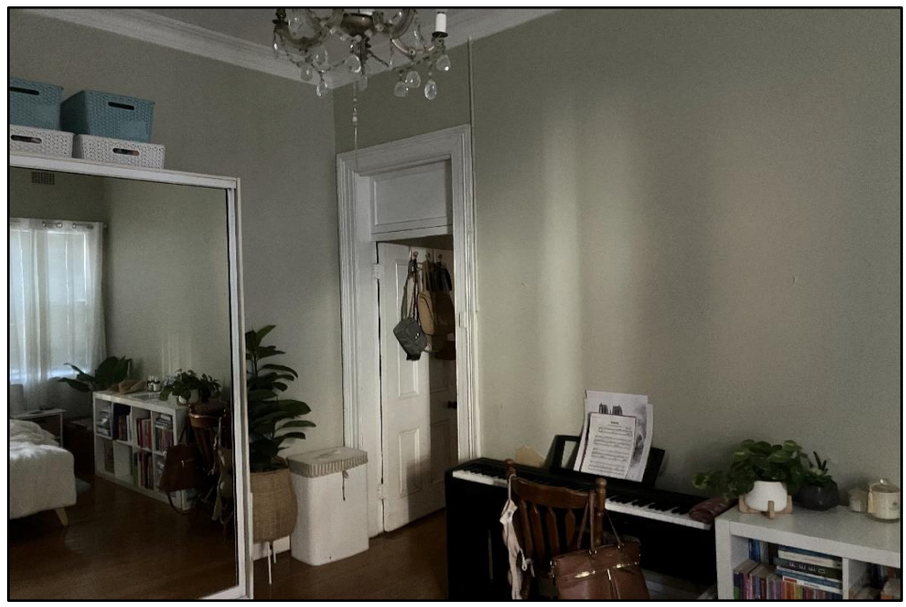


Photograph 29: 107 Birrell Street, Unit 1, interior, bathroom, below ceramic floor and wall tiles (including shower / bath surrounds), substrate, suspected asbestos.



Photograph 30: 107 Birrell Street, Unit 1, interior, bathroom, below ceramic floor and wall tiles (including shower / bath surrounds), substrate, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	15
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Photograph 31: 107 Birrell Street, Unit 1, interior, bedroom.

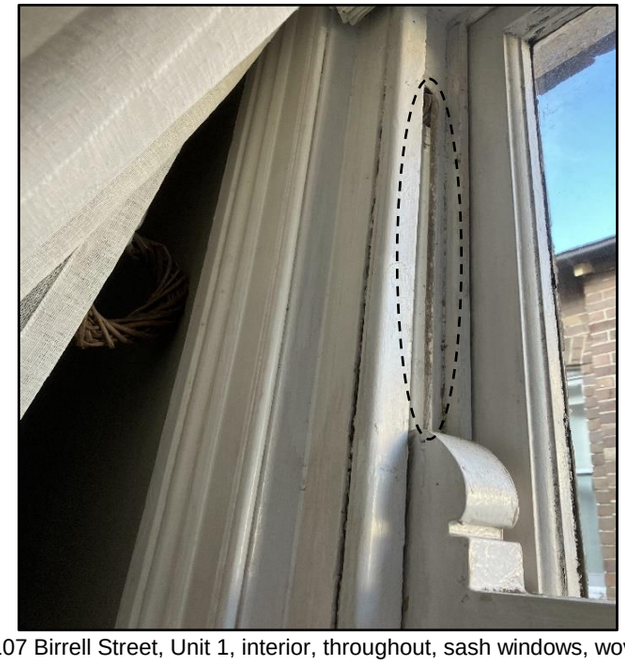


Photograph 32: 107 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: 107 Birrell Street, Unit 1, interior, ceiling cavity, throughout, materials in general, inaccessible (hatch located above wardrobe).

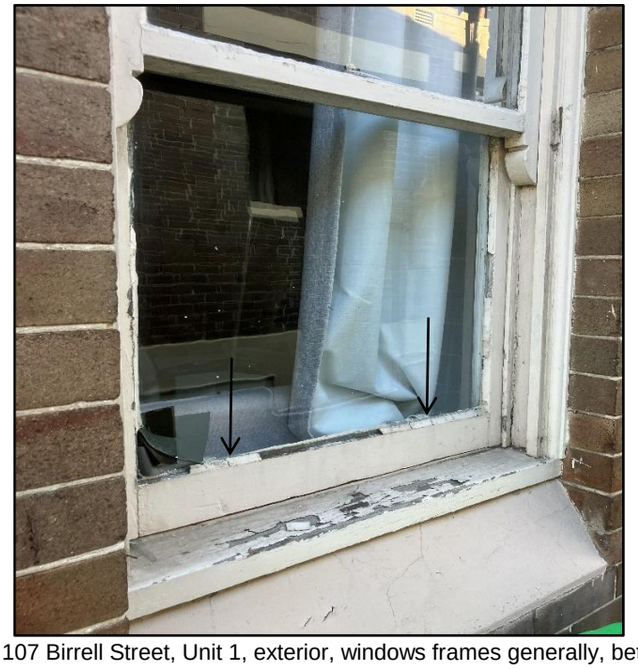


Photograph 34: 107 Birrell Street, Unit 1, interior, throughout, sash windows, woven cord, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
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Photograph 35: 107 Birrell Street, Unit 1, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 36: 107 Birrell Street, Unit 1, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos. Paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: 107 Birrell Street, Unit 1, exterior, driveway, Post Master General (PMG) pit, fibre cement product, suspected asbestos.

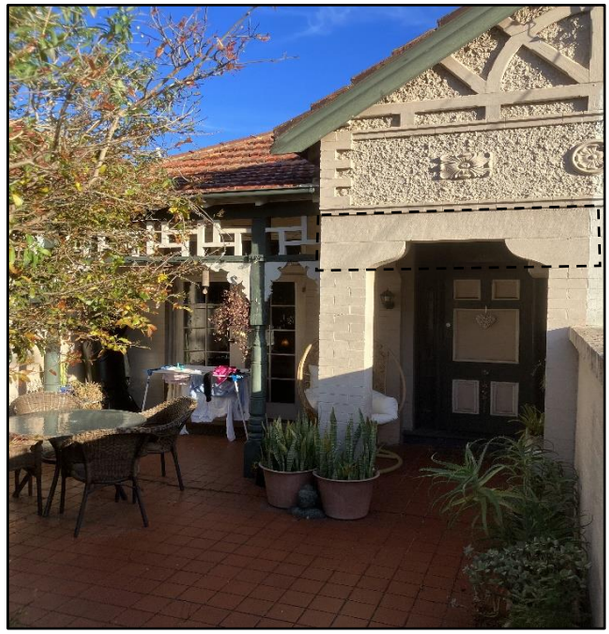


Photograph 38: 107 Birrell Street, Unit 1, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos. Gable lining, possible fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
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Photograph 39: 107 Birrell Street, Unit 1, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos. Gable lining, possible fibre cement sheeting, suspected asbestos.



Photograph 40: 107 Birrell Street, Unit 1, exterior, generally, sandstone blockwork, pointing, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
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Appendix D

HAZMAT Register - 109 & 111 Birrell Street

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
109 Birrell Street, Unit 1	rooms and areas in general	floor below carpets	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	5	Timber floorboards identified in few accessible locations. Confirm status of hazardous material(s) when full access available and prior to any disturbance.
109 Birrell Street, Unit 1	interior, near bathroom	ceiling access hatch	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	2	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
109 Birrell Street, Unit 1	ceiling cavity	water tank	insulation materials	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	12	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
109 Birrell Street, Unit 1	interior, bathroom	bath surrounds, below ceramic tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
109 Birrell Street, Unit 1	interior, bathroom (inc. entrance area)	below ceramic floor and wall tiles	suspected fibre cement board	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	7, 10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
109 Birrell Street, Unit 1	interior, throughout	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	16	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 1	interior, kitchen	floor below exposed vinyl sheeting	substrate(s)	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	17	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
109 Birrell Street, Unit 1	exterior, porch	ceiling lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
109 Birrell Street	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	20, 25	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
109 Birrell Street	interior	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

DP Project No: 204088.02
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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
109 Birrell Street	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
109 Birrell Street	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	21	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
109 Birrell Street	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	22, 23	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
109 Birrell Street	exterior, driveway	Post Master General (PMG) pit	fibre cement product	N/A	**suspected asbestos**	1	1	2	2	2	0	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
109 Birrell Street	subfloor	throughout	materials in general	N/A	inaccessible (padlocked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	26	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
109 Birrell Street	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	26	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
109 Birrell Street	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	26	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
109 Birrell Street, Unit 2 and garage	rooms and areas in general	throughout	materials in general	N/A	not accessed	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	27 to 30	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
111 Birrell Street, Unit 2	exterior, carport	gable lining	fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	33	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	35	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
111 Birrell Street, Unit 2	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	36	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
111 Birrell Street, Unit 2	interior, bathroom	walls / floor below ceramic tiles	substrate(s)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	51	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	interior , kitchen	walls below ceramic tiles	substrate(s)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	kitchen / living area, window(s)	between window panes and metal frame	glazing putties / sealants	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	rooms and areas in general	floor below exposed coverings (e.g., carpet)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
111 Birrell Street, Unit 2	interior	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	38	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
111 Birrell Street, Unit 2	interior	ceiling cavity	materials in general	N/A	inaccessible (no safe access point identified)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
111 Birrell Street, Unit 2	exterior, rear yard	shadowline wall cladding to main residence	fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	39, 40	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
111 Birrell Street, Unit 2	exterior, rear yard	semi-detached utility rooms, weatherboard cladding	fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	47, 49	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	exterior, rear yard	semi-detached utility rooms, ceilings	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	41, 44	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street, Unit 2	exterior, rear yard	semi-detached utility rooms, internal dividing walls	fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	43, 45	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
111 Birrell Street	subfloor	throughout	materials in general	N/A	inaccessible (no entrance identified)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
111 Birrell Street	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
111 Birrell Street	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
111 Birrell Street	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
111 Birrell Street, Unit 1	rooms and areas in general	throughout	materials in general	N/A	not accessed	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
109 Birrell Street	exterior, ground floor	foyer - west, door	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
109 Birrell Street	interior, ground floor	lounge room, skirting board	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
109 Birrell Street	interior, ground floor	bathroom - west, window frame	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
109 Birrell Street	exterior, ground floor	eaves	cream paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
109 Birrell Street	exterior, ground floor - west	window frame	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
109 Birrell Street, Unit 1, Unit 2 and garage	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	3, 6, 25, 31	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
111 Birrell Street, Unit 1	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	36	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
109 Birrell Street, Unit 1, Unit 2 and garage	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	13, 14	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
111 Birrell Street, Unit 1 and 2	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
109 Birrell Street, Unit 1	interior, near bathroom	Rheem hot water unit	bulk insulation	N/A	**SMF (suspected)**	1	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
109 Birrell Street, Unit 2 and garage	rooms and areas in general	throughout	materials in general	N/A	not accessed	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
111 Birrell Street, Unit 2	exterior	hot water unit (circa 2006)	bulk insulation	N/A	**SMF (suspected)**	37	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
111 Birrell Street, Unit 2	rear yard, semi-detached utility rooms	hot water unit (circa 2000's)	bulk insulation	N/A	**SMF (suspected)**	42	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
111 Birrell Street, Unit 1	rooms and areas in general	throughout	materials in general	N/A	not accessed	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
109 Birrell Street, Unit 1	interior, living room etc.	typical ceiling fans	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	4, 5	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
109 Birrell Street, Unit 1	interior, kitchen	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	18	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
109 Birrell Street, Unit 2 and garage	rooms and areas in general	rooms and areas in general	throughout	fluorescent light fitting(s)	**May contain PCB**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.
111 Birrell Street, Unit 2	exterior, carport	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	34	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
111 Birrell Street, Unit 2	rear yard, semi-detached utility rooms	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	46	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
111 Birrell Street, Unit 2	rear yard, awning	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	50	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
111 Birrell Street, Unit 1	rooms and areas in general	rooms and areas in general	throughout	fluorescent light fitting(s)	**May contain PCB**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.



Photograph 1: 109 Birrell Street, Unit 1, interior, near bathroom, Rheem hot water unit, bulk insulation, SMF (suspected).

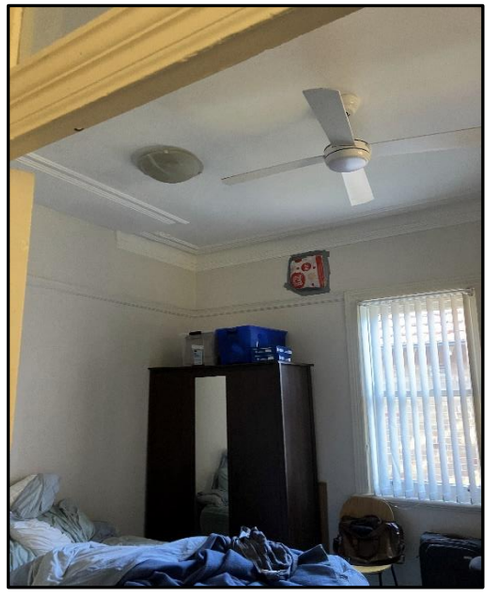


Photograph 2: 109 Birrell Street, Unit 1, interior, near bathroom, ceiling access hatch, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

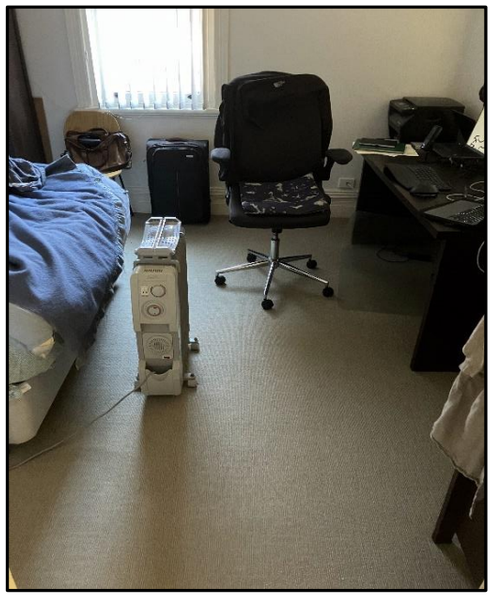


Photograph 3: 109 Birrell Street, Unit 1, Unit 2 and garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 4: 109 Birrell Street, Unit 1, interior, living room etc., typical ceiling fans, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

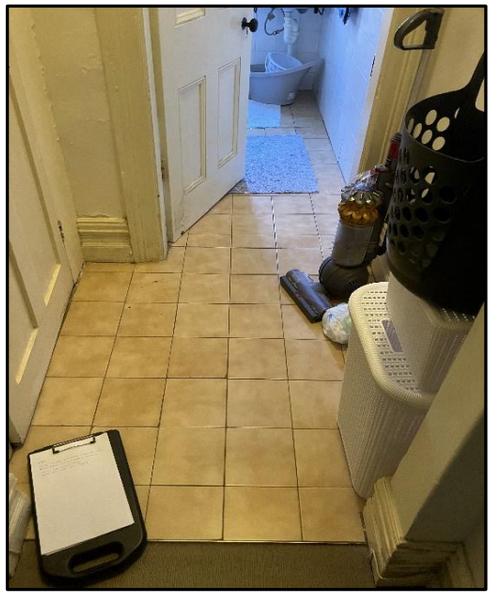


Photograph 5: 109 Birrell Street, Unit 1, rooms and areas in general, floor below carpets, substrate(s), limited access (due occupation).



Photograph 6: 109 Birrell Street, Unit 1, Unit 2 and garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	3
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 7: 109 Birrell Street, Unit 1, interior, bathroom (inc. entrance area), below ceramic floor tiles, suspected fibre cement board, suspected asbestos.

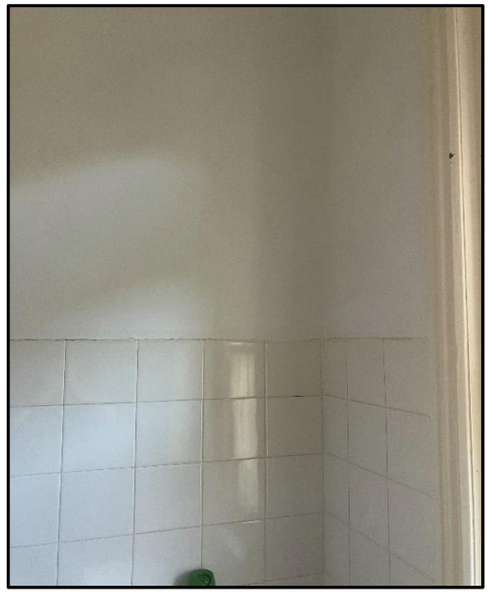


Photograph 8: 109 Birrell Street, Unit 1, interior, bathroom, decorative ceiling, suspected plaster / gyprock.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: 109 Birrell Street, Unit 1, interior, bathroom, bath surrounds, below ceramic tiles, suspected fibre cement sheeting, suspected asbestos.

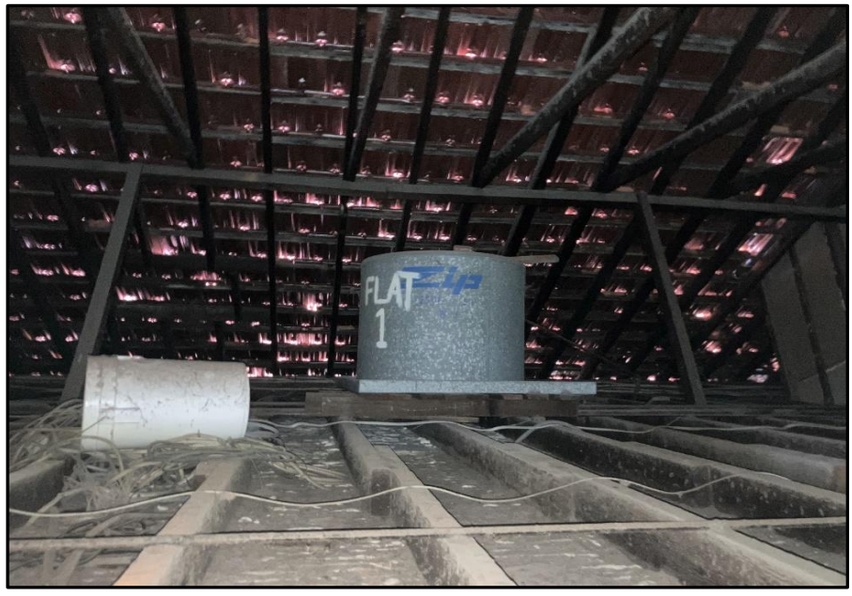


Photograph 10: 109 Birrell Street, Unit 1, interior, bathroom (inc. entrance area), below ceramic wall tiles, suspected fibre cement board, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: 109 Birrell Street, interior, sash windows, woven cord, suspected non-asbestos.



Photograph 12: 109 Birrell Street, Unit 1, ceiling cavity, water tank, insulation materials, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 109 Birrell Street, Unit 1, Unit 2 and garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.



Photograph 14: 109 Birrell Street, Unit 1, Unit 2 and garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 109 Birrell Street, Unit 1, interior, living room etc., typical ceiling fans, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 16: 109 Birrell Street, Unit 1, interior, throughout, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc)., suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: 109 Birrell Street, Unit 1, interior, kitchen, floor below exposed vinyl sheeting, substrate(s), inaccessible (requires destructive inspection).



Photograph 18: 109 Birrell Street, Unit 1, interior, kitchen, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 109 Birrell Street, Unit 1, exterior, porch, ceiling lining, fibre cement sheeting, suspected asbestos.



Photograph 20: 109 Birrell Street, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	10
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 21: 109 Birrell Street, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos.



Photograph 22: 109 Birrell Street, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 109 Birrell Street, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.



Photograph 24: 109 Birrell Street, general exterior.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 109 Birrell Street, Unit 1, Unit 2 and garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 26: 109 Birrell Street, subfloor, throughout, materials in general, inaccessible (padlocked).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	13
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 27: 109 Birrell Street, Unit 2 garage, not accessed.



Photograph 28: 109 Birrell Street, Unit 2, general exterior.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: 109 Birrell Street, Unit 2, general exterior.



Photograph 30: 109 Birrell Street, Unit 2, general exterior.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: 109 Birrell Street, Unit 1, Unit 2 and garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 32: 109 Birrell Street, general exterior.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: 111 Birrell Street, Unit 2, exterior, carport, gable lining, fibre cement product, suspected asbestos.



Photograph 34: 111 Birrell Street, Unit 2, exterior, carport, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

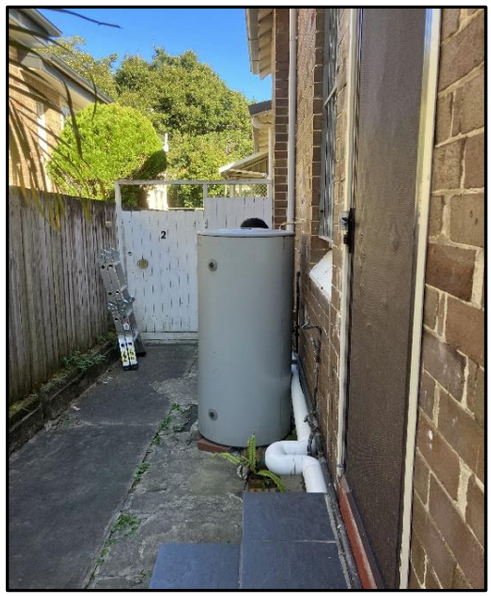


Photograph 35: 111 Birrell Street, Unit 2, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos.



Photograph 36: 111 Birrell Street, Unit 2, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos. Paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: 111 Birrell Street, Unit 2, exterior, hot water unit (circa 2006), bulk insulation, SMF (suspected).



Photograph 38: 111 Birrell Street, Unit 2, interior, sash windows, woven cord, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: 111 Birrell Street, Unit 2, exterior, rear yard, shadowline wall cladding to main residence, fibre cement product, suspected asbestos.

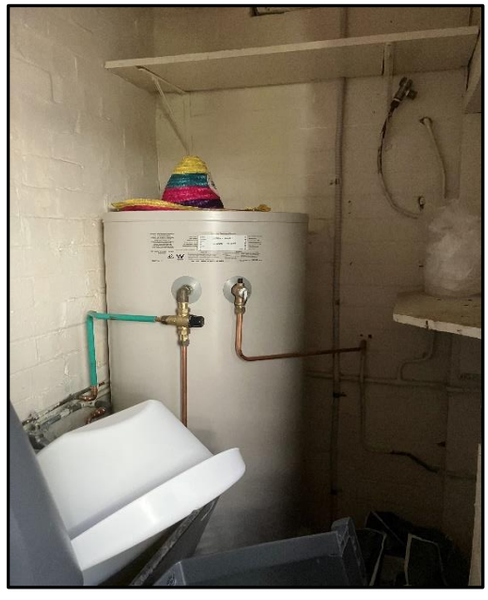


Photograph 40: 111 Birrell Street, Unit 2, exterior, rear yard, shadowline wall cladding to main residence, fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 41: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, ceilings, fibre cement sheeting, suspected asbestos.



Photograph 42: 111 Birrell Street, Unit 2, rear yard, semi-detached utility rooms, hot water unit (circa 2000's), bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

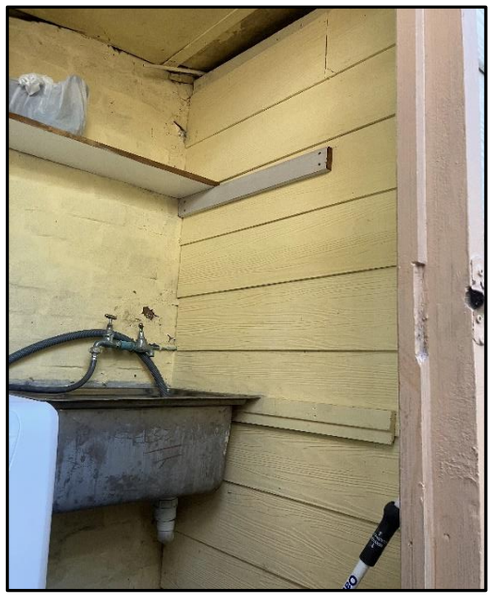


Photograph 43: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, internal dividing walls, fibre cement product, suspected asbestos.

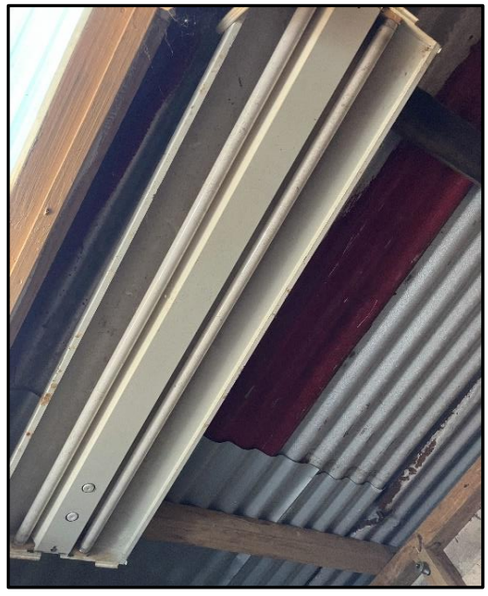


Photograph 44: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, ceilings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, internal dividing walls, fibre cement product, suspected asbestos.



Photograph 46: 111 Birrell Street, Unit 2, rear yard, semi-detached utility rooms, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	23
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

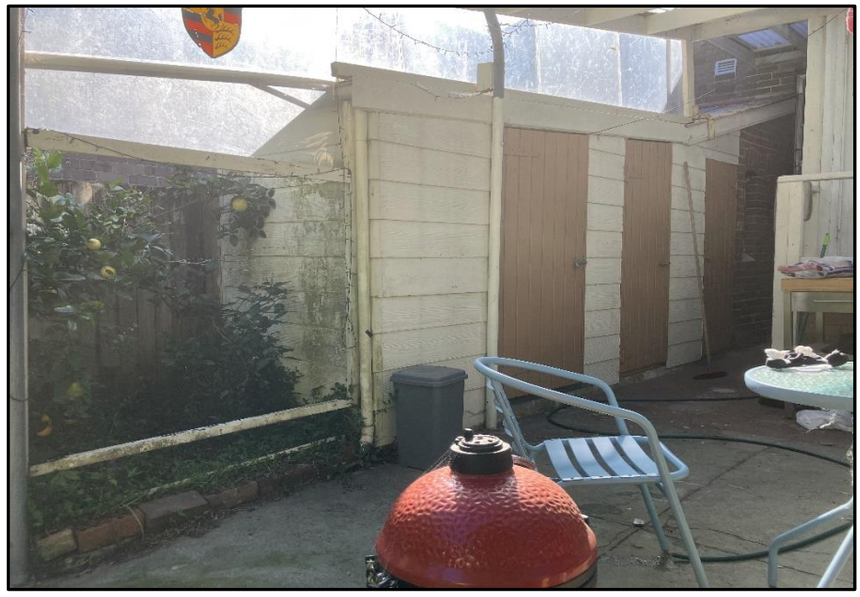


Photograph 47: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, weatherboard cladding, fibre cement product, suspected asbestos.

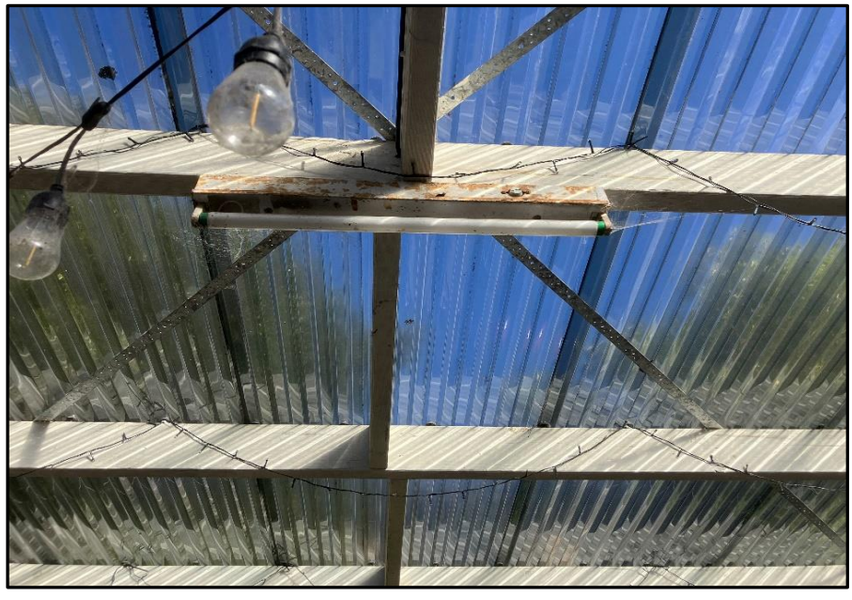


Photograph 48: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, access limited due to storage.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

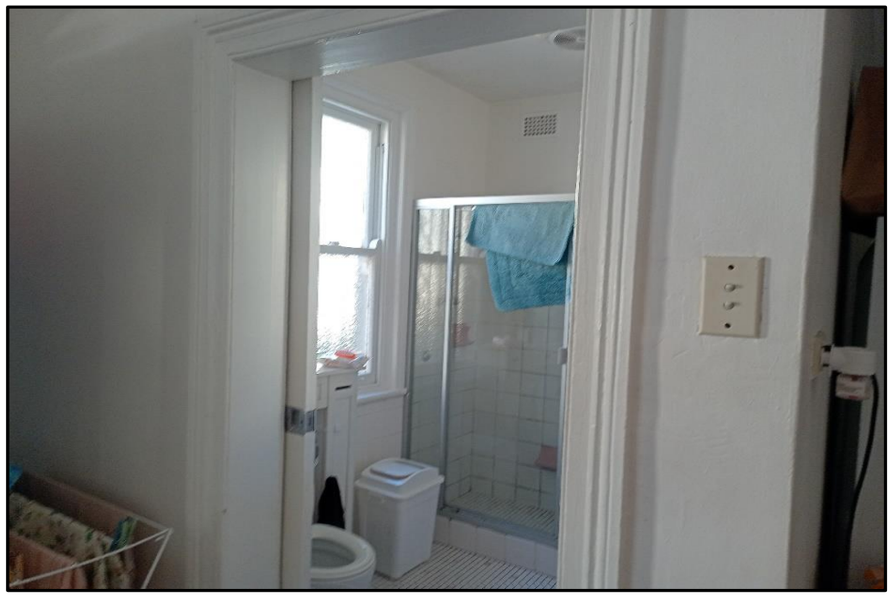


Photograph 49: 111 Birrell Street, Unit 2, exterior, rear yard, semi-detached utility rooms, weatherboard cladding, fibre cement product, suspected asbestos.



Photograph 50: 111 Birrell Street, Unit 2, rear yard, awning, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	25
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 51: 111 Birrell Street, Unit 2, interior, bathroom, walls / floor below ceramic tiles, substrate(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 26 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix E

HAZMAT Register - 113 & 115 Birrell Street

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
113 Birrell St	interior, ground floor	rear toilet, throughout, ceiling	fibre cement sheeting	83707-3000073-A-11	**asbestos detected by analysis**	1	1	1	2	2	1	8	Low	N/A	Identified as containing asbestos in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010). Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
113 Birrell St	interior, ground floor	rear toilet, below ceramic tiles	possible fibre cement substrate	NA	**suspected asbestos**	1	1	1	1	2	1	7	Low	4, 5	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, ground floor	rear enclosed veranda, walls	fibre cement sheeting	83707-3000073-A-12	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample of the material collected during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010). Caution is advised, however, as a variety of different materials may be present.
113 Birrell St	interior, ground floor	rear enclosed veranda, walls	fibre cement sheeting	NA	**suspected asbestos**	1	1	1	2	2	1	8	Low	2, 3, 11, 12	Asbestos suspected since more than one type of fibre cement sheeting may be present and NAA sampling limited. Conduct further confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, ground floor	rear enclosed veranda, ceiling	possible fibre cement sheeting	NA	**suspected asbestos (if present)**	1	1	1	1	2	1	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material may remain in place. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
113 Birrell St	exterior, ground floor	rear enclosed veranda, south, cladding	moulded fibre cement	83707-3000073-A-13	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	7, 16	No asbestos detected in a sample of the material collected during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010).
113 Birrell St	rooms and areas in general	floor below exposed floor linings	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	18	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
113 Birrell St	rooms and areas in general	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
113 Birrell St	interior, kitchen	below ceramic wall tiles	possible fibre cement board	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, adjacent kitchen	below ceramic floor tiles	possible fibre cement board	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, laundry	below ceramic floor tiles	suspected fibre cement board	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, bathroom / toilet / shower	below ceramic wall and floor tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, bathroom / toilet / shower	common wall between shower and toilet	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	3	1	9	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, bathroom / toilet / shower	surrounds of bath, below ceramic tiles	suspected fibre cement board	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	interior, throughout	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	23, 24	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
113 Birrell St	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	28	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
113 Birrell St	exterior, roof (upper level)	eaves	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	25	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
113 Birrell St	exterior	front gable lining	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
113 Birrell St	subfloor	throughout	materials in general	N/A	inaccessible (crawl space)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
113 Birrell St	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
113 Birrell St	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
113 Birrell St	exterior	weatherboard wall linings	fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
113 Birrell St	exterior	joints in sandstone block work	pointing	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
115 Birrell Street	exterior, front porch	electrical panel	resinous board	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	30	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
115 Birrell Street	exterior	joints in sandstone block work	pointing	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	31	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
115 Birrell Street	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
115 Birrell Street	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	32	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
115 Birrell Street	exterior	front gable lining	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
115 Birrell Street	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
115 Birrell Street	rooms and areas in general	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
115 Birrell Street	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
115 Birrell Street	rooms and areas in general	floor below exposed floor linings	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
115 Birrell Street	interior, kitchen	walls below ceramic tiles	substrate(s)	N/A	**suspected asbestos**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	45	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
115 Birrell Street	interior, laundry / toilet	floor and walls below ceramic tiles	substrate(s)	N/A	**suspected asbestos**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
115 Birrell Street	interior, living area	fire place(s) (including any enclosed / hidden)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
113 Birrell St	interior, ground floor	hall, skirting board	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
113 Birrell St	interior, ground floor	window / door frame	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
113 Birrell St	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	8, 10, 13, 15	**May comprise lead paint**. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
115 Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	33, 34, 36, 37	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
113 Birrell Street	building in general	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	19 to 21	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
115 Birrell Street	building in general	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	42 to 44	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
113 Birrell St	exterior	western passageway, Vulcan hot water unit	bulk insulation	N/A	**SMF (suspected)**	9	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
113 Birrell St	ceiling cavity	underside of roof	bulk insulation	N/A	**SMF (suspected)**	21	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
115 Birrell Street	ceiling cavity	underside of roof	bulk insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
113 Birrell Street	interior, bathroom	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	nil PCB (suspected)
113 Birrell Street	interior, rear sunroom	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	1	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
113 Birrell Street	interior, rear toilet (adjacent sunroom)	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	6	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
115 Birrell Street	interior, semi-detached utility room	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

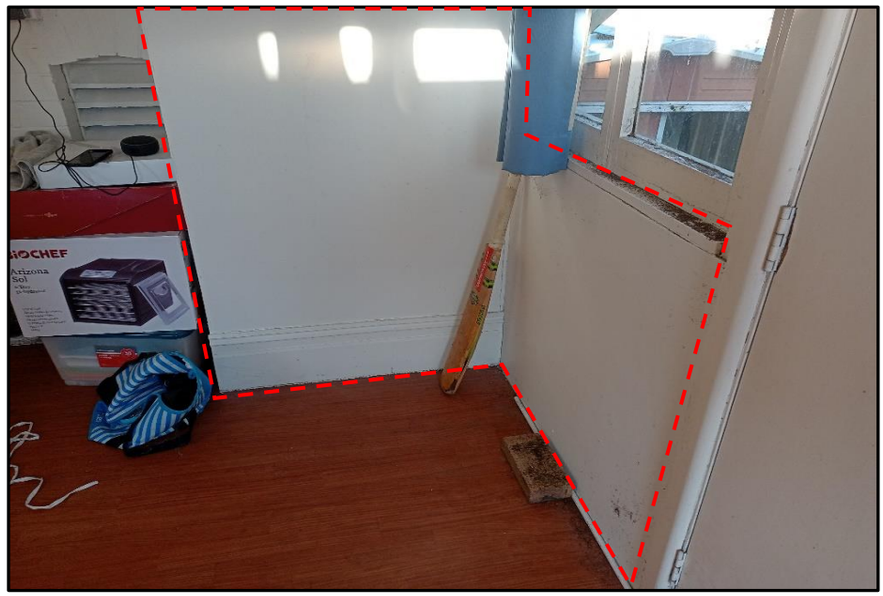


Photograph 1: 113 Birrell Street, interior, rear sunroom, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 2: 113 Birrell St, interior, ground floor, rear enclosed veranda, walls, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: 113 Birrell St, interior, ground floor, rear enclosed veranda, walls, fibre cement sheeting, suspected asbestos.

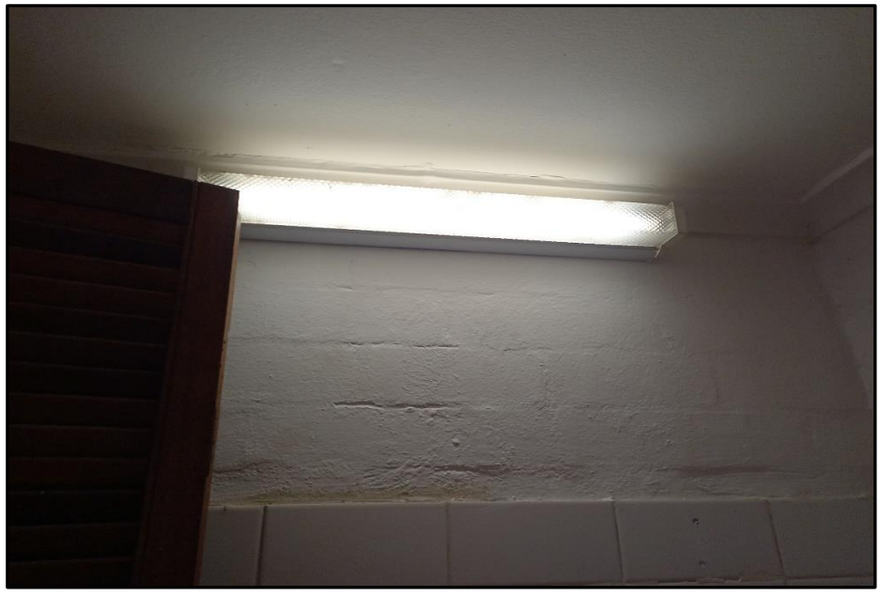


Photograph 4: 113 Birrell St, interior, ground floor, rear toilet, below ceramic tiles, possible fibre cement substrate, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: 113 Birrell St, interior, ground floor, rear toilet, below ceramic tiles, possible fibre cement substrate, suspected asbestos.



Photograph 6: 113 Birrell Street, interior, rear toilet (adjacent sunroom), typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: 113 Birrell St, exterior, ground floor, rear enclosed veranda, south, cladding, moulded fibre cement, no asbestos detected by analysis.



Photograph 8: 113 Birrell St, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

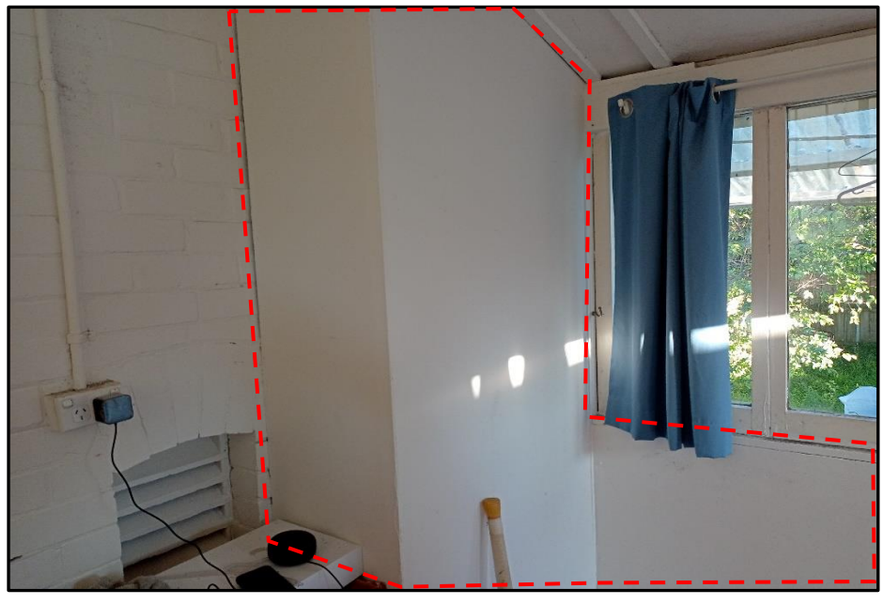


Photograph 9: 113 Birrell St, exterior, western passageway, Vulcan hot water unit, bulk insulation, SMF (suspected).

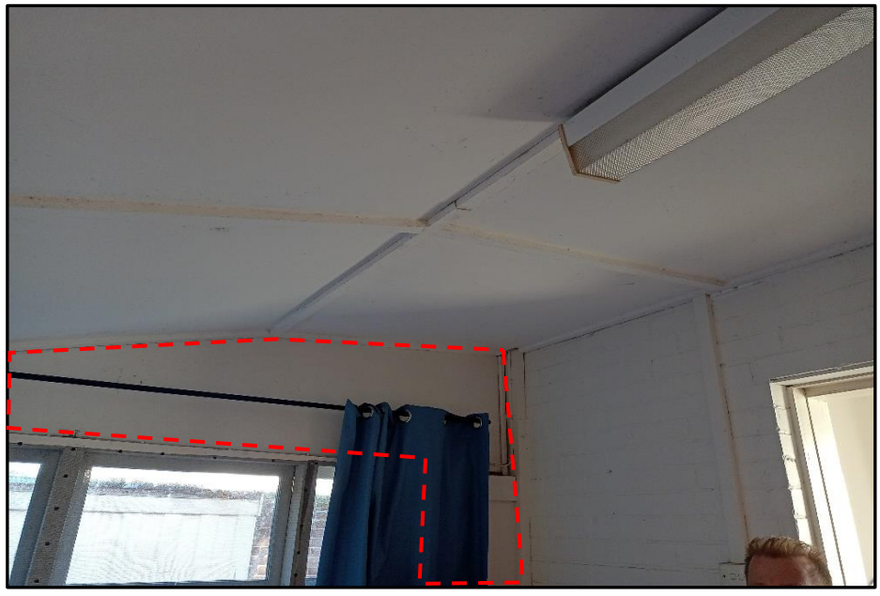


Photograph 10: 113 Birrell St, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: 113 Birrell St, interior, ground floor, rear enclosed veranda, walls, fibre cement sheeting, suspected asbestos.



Photograph 12: 113 Birrell St, interior, ground floor, rear enclosed veranda, walls, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 113 Birrell St, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.



Photograph 14: 113 Birrell St, general exterior.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 113 Birrell St, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.



Photograph 16: 113 Birrell St, exterior, ground floor, rear enclosed veranda, south, cladding, moulded fibre cement, no asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	8
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 17: 113 Birrell St, interior, kitchen, below ceramic wall tiles, possible fibre cement board, suspected asbestos.



Photograph 18: 113 Birrell St, rooms and areas in general, floor below exposed floor linings, substrate(s), limited access (due occupation).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	9
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 19: 113 Birrell Street, building in general, ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 20: 113 Birrell Street, building in general, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 113 Birrell Street, building in general, ceiling cavity, settled dust / debris, elevated lead concentration suspected. Underside of roof, bulk insulation, SMF (suspected).



Photograph 22: 113 Birrell St, interior, bathroom / toilet / shower, below ceramic wall and floor tiles, suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 113 Birrell St, interior, throughout, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 24: 113 Birrell St, interior, throughout, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	12
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 25: 113 Birrell St, exterior generally, wall and similar surfaces, textured render, suspected non-asbestos.



Photograph 26: 113 Birrell St, exterior, joints in sandstone block work, pointing, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	13
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 27: 113 Birrell St, exterior, front gable lining, possible fibre cement sheeting, suspected asbestos.



Photograph 28: 113 Birrell St, exterior, roof, below verge tiles, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

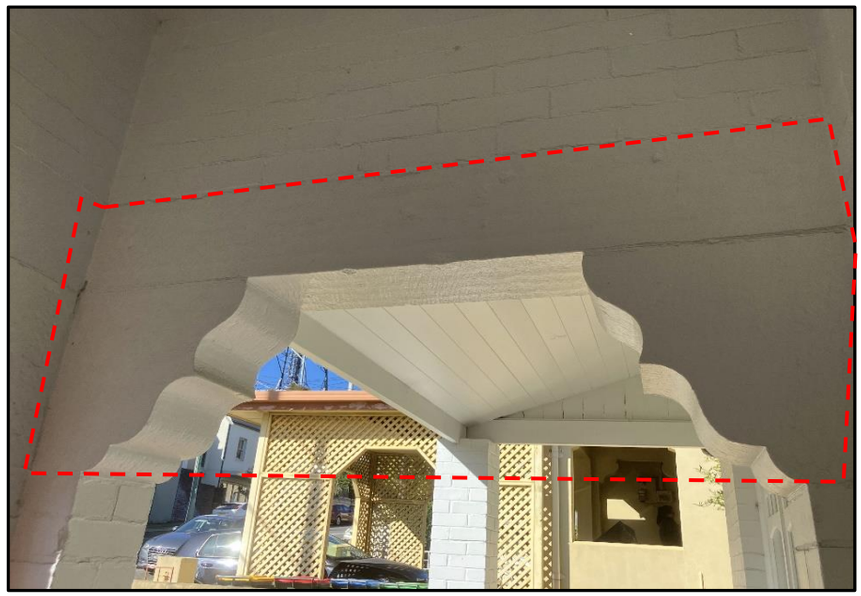


Photograph 29: 115 Birrell Street, exterior, front gable lining, possible fibre cement sheeting, suspected asbestos.

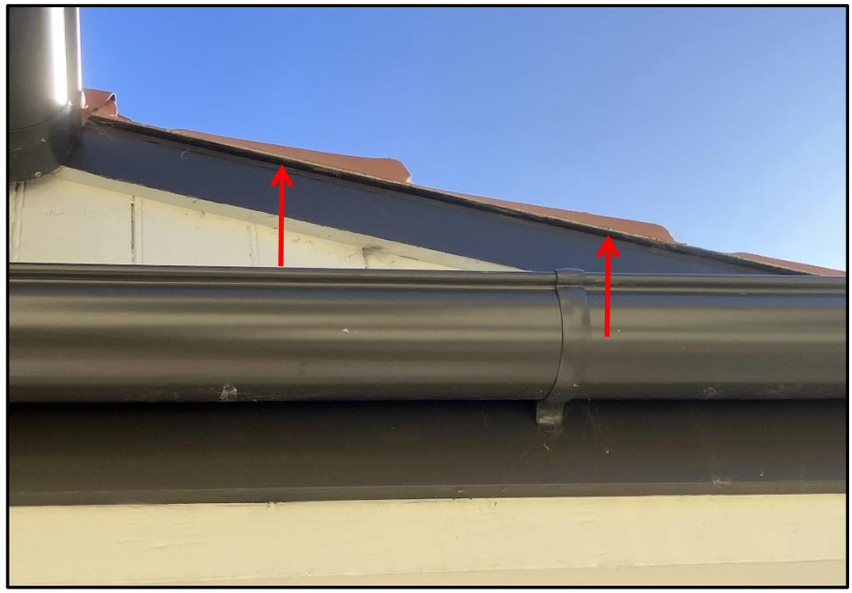


Photograph 30: 115 Birrell Street, exterior, front porch, electrical panel, resinous board, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	15
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 31: 115 Birrell Street, exterior, joints in sandstone block work, pointing, suspected asbestos.



Photograph 32: 115 Birrell Street, exterior, roof, below verge tiles, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

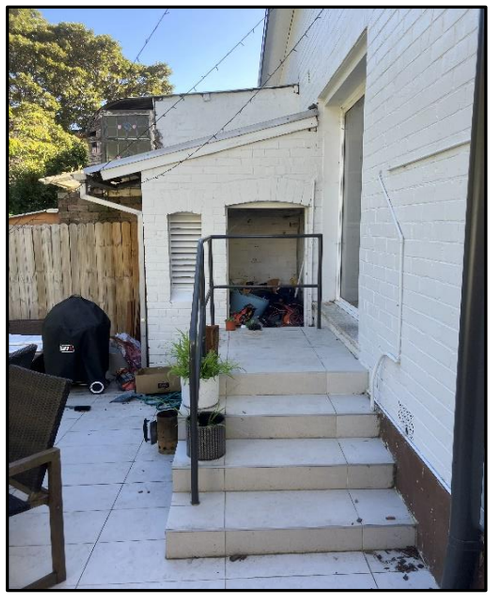


Photograph 33: 115 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.



Photograph 34: 115 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

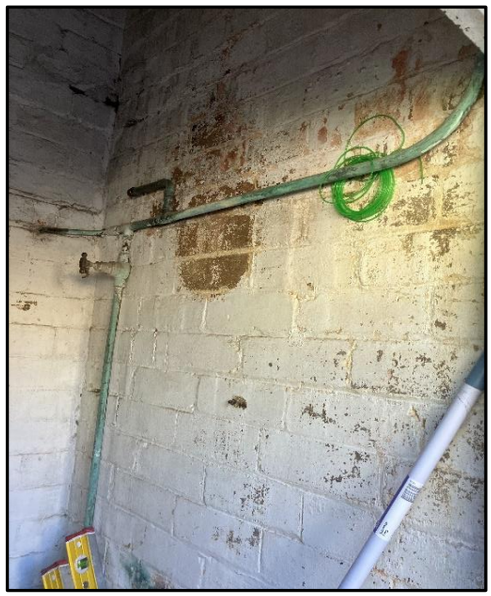


Photograph 35: 115 Birrell Street, rear yard area.

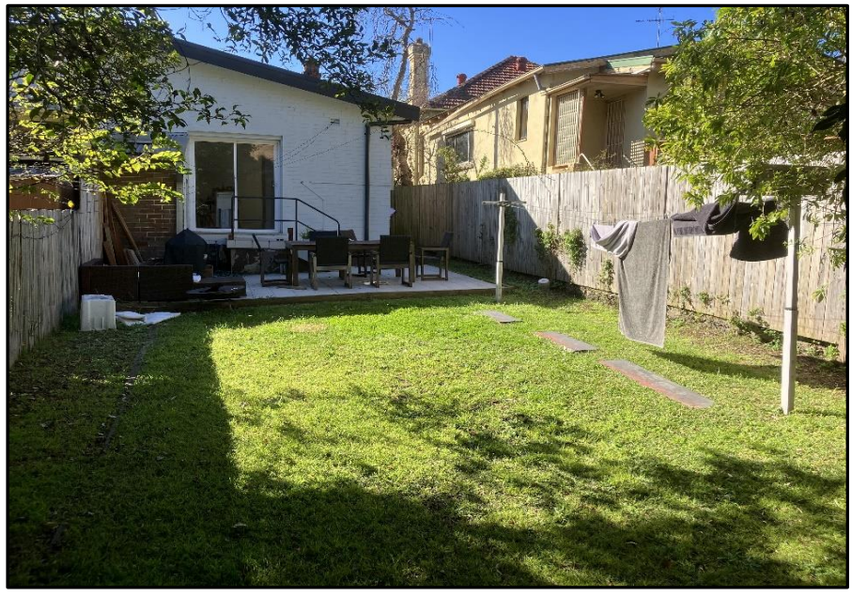


Photograph 36: 115 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	18
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

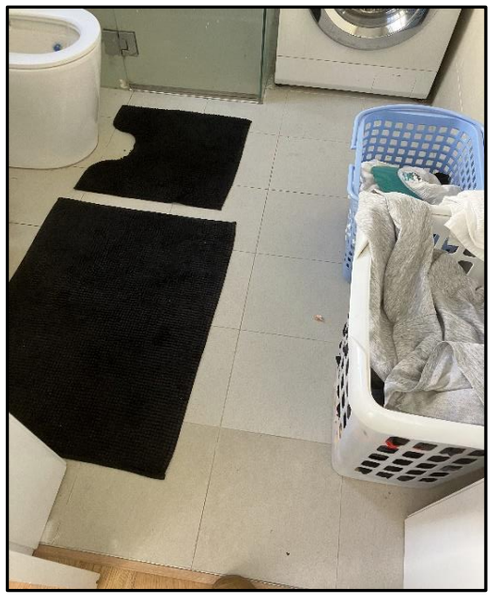


Photograph 37: 115 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

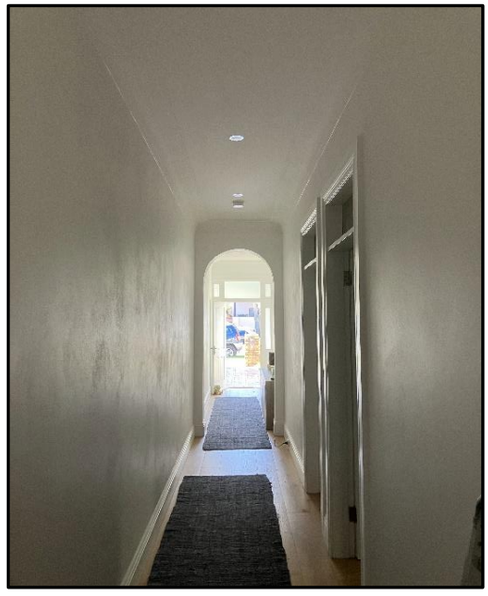


Photograph 38: 115 Birrell Street, rear yard area.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

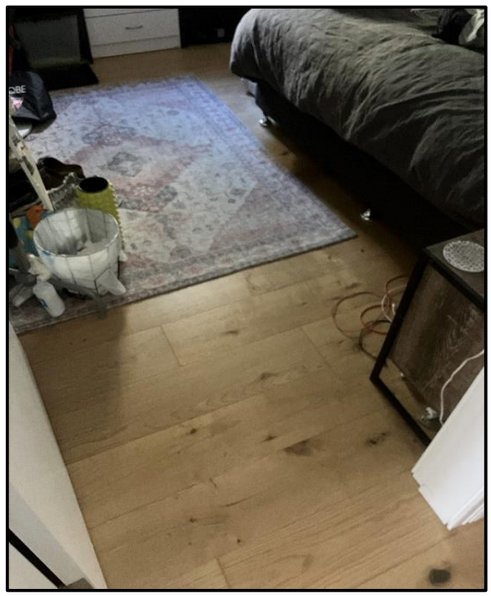


Photograph 39: 115 Birrell Street, interior, laundry / toilet, floor and walls below ceramic tiles, substrate(s), suspected asbestos.



Photograph 40: 115 Birrell Street, interior, hallway.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 41: 115 Birrell Street, interior, typical bedroom.



Photograph 42: 115 Birrell Street, building in general, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 43: 115 Birrell Street, building in general, ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 44: 115 Birrell Street, building in general, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: 115 Birrell Street, interior, kitchen, walls below ceramic tiles, substrate(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix F

HAZMAT Register - 117 & 119 Birrell Street

Douglas Partners
Geotechnics · Environment · Groundwater

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
117 Birrell Street	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
119 Birrell Street	exterior, ground floor	shed - east, infill panels	fibre cement sheeting	83707-3000073-A-9	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	refer 14	No asbestos identified previously by NAA. Caution advised as material carries an asbestos warning label and due to possible variation in material type.
119 Birrell Street	interior, ceiling cavity	throughout	loose insulation	83707-3000073-A-10	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a single sample of the material collected during a Hazardous Materials assessment by Noel Arnold & Associates (NAA) (2010). Caution advised due to "loose" nature of insulation reported by NAA and the limited sample analysis conducted. **Further confirmatory sampling and analysis for asbestos is recommended prior to any disturbance.**
119 Birrell Street	interior, ceiling cavity	throughout	materials in general	N/A	inaccessible (access hatch not identified)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
119 Birrell Street	interior, several bedrooms	throughout	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	18	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
119 Birrell Street	rooms and areas in general	floor below exposed linings	substrate(s)	N/A	generally inaccessible (requires destructive inspection etc.)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2	Timber floorboards identified in few accessible locations. Confirm status of hazardous material(s) when full access available and prior to any disturbance.
119 Birrell Street	interior, rear bathroom	below ceramic tiles to floor and walls	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4, 6	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	interior, rear hallway	infill panels below windows	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	3	2	1	9	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	interior, semi-detached laundry	wall, infill panel(s)	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	3	2	1	9	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
119 Birrell Street	interior, laundry	pipe insulation	hessian wrapping	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	15, 16	Suspected non-asbestos. Consider confirmatory destructive inspection for asbestos under controlled conditions prior to any other disturbance.
119 Birrell Street	window frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	21	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
119 Birrell Street	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	7	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
119 Birrell Street	interior generally	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	exterior, rear porch	fascia lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	exterior, southeastern façade	wall lining above rear porch / entrance door	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	exterior generally	wall and similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	25	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
119 Birrell Street	exterior generally	gable lining(s)	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
119 Birrell Street	exterior generally	sandstone blockwork	pointing	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	5, 26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
119 Birrell Street	subfloor	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	9	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance. Access may be possible through hatch in rear hallway.
119 Birrell Street	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	refer 9	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
119 Birrell Street	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	refer 9	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
117 Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	N/A	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
119 Birrell Street	interior, ground floor	hallway, skirting board	cream paint	N/A	**lead paint positive**	N/A	N/A	12	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
119 Birrell Street	interior, ground floor	foyer - east, window / doorframe	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
119 Birrell Street	exterior, ground floor	shed, -east, door	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
119 Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	1, 8, 17, 22, 24	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
117 Birrell Street	interior	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
119 Birrell Street	interior	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
117 Birrell Street	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
119 Birrell Street	interior, ground floor	rear foyer, southwest, hot water unit	insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
119 Birrell Street	ceiling cavity	various locations	bulk insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

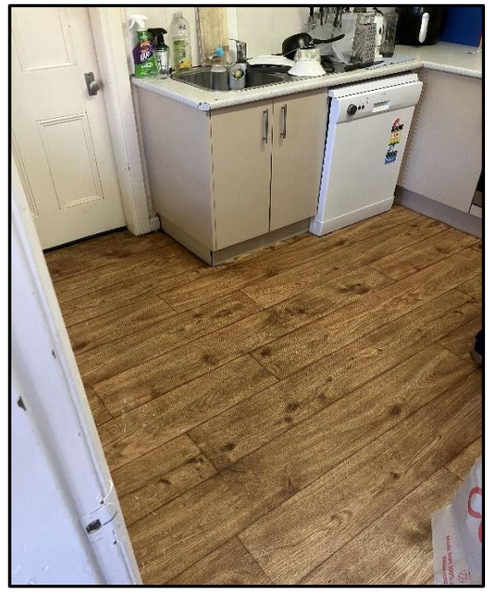
DP Project No: 204088.02
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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
117 Birrell Street	rooms and areas in general	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**not accessed**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.
119 Birrell Street	kitchen	typical fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	3	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

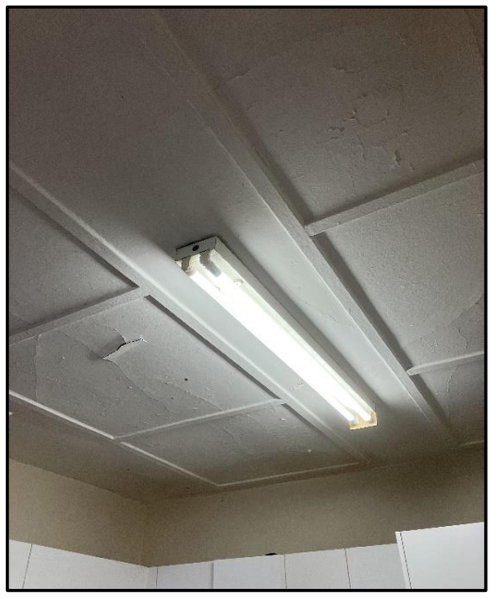


Photograph 1: 119 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

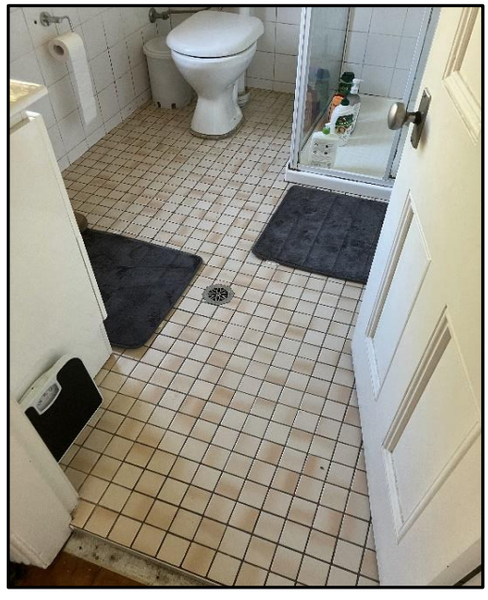


Photograph 2: 119 Birrell Street, rooms and areas in general, floor below exposed linings, substrate(s), generally inaccessible (requires destructive inspection etc.).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
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Photograph 3: 119 Birrell Street, kitchen, typical fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 4: 119 Birrell Street, interior, rear bathroom, below ceramic tiles to floor and walls , possible fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

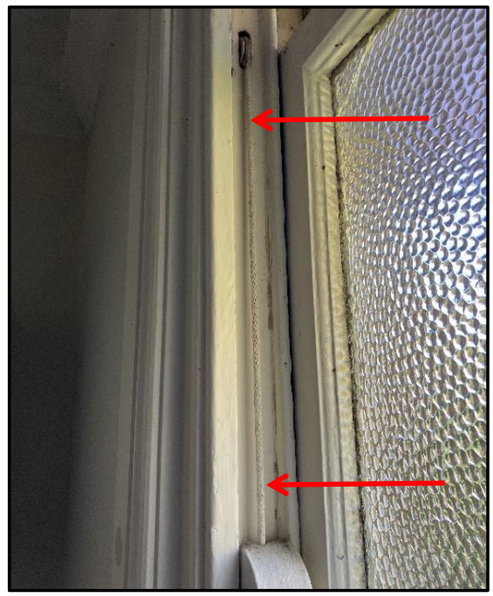


Photograph 5: 119 Birrell Street, exterior generally, sandstone blockwork, pointing, suspected asbestos.



Photograph 6: 119 Birrell Street, interior, rear bathroom, below ceramic tiles to floor and walls , possible fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

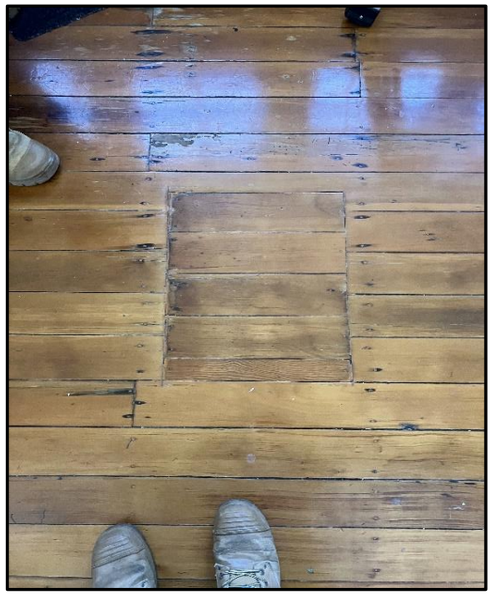


Photograph 7: 119 Birrell Street, interior generally, sash windows, woven cord, suspected non-asbestos.



Photograph 8: 119 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
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Photograph 9: 119 Birrell Street, subfloor, throughout, materials in general, inaccessible.



Photograph 10: 119 Birrell Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	5
		REV:	A
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Photograph 11: 119 Birrell Street, interior, living room.



Photograph 12: 119 Birrell Street, interior, ground floor, hallway.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
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Photograph 13: 119 Birrell Street, exterior, rear yard.

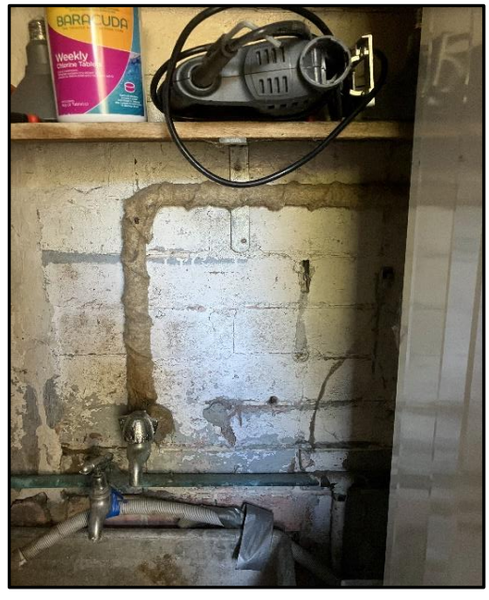


Photograph 14: 119 Birrell Street, interior, semi-detached laundry, wall, infill panel(s), fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

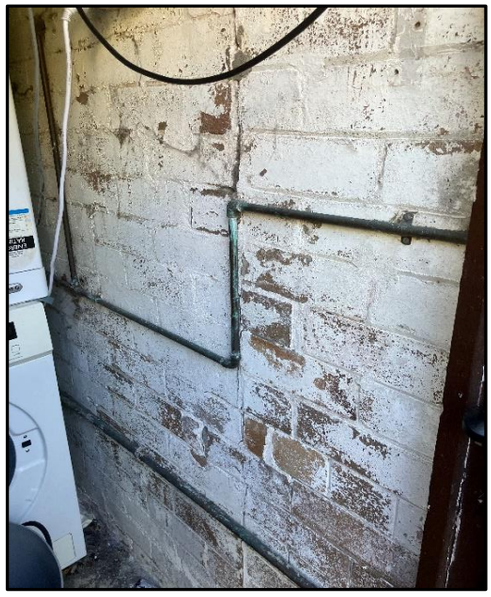


Photograph 15: 119 Birrell Street, interior, laundry, pipe insulation, hessian wrapping, suspected non-asbestos.



Photograph 16: 119 Birrell Street, interior, laundry, pipe insulation, hessian wrapping, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	8
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

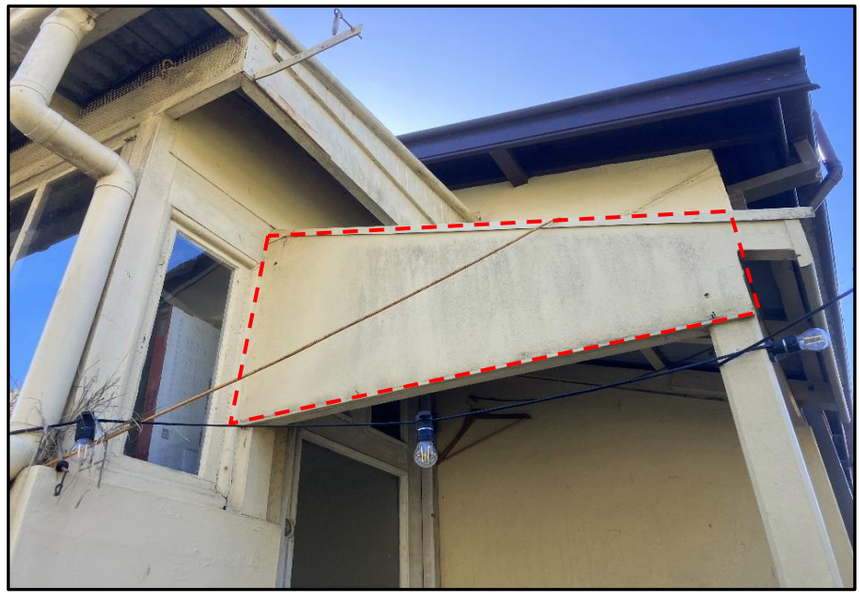


Photograph 17: 119 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

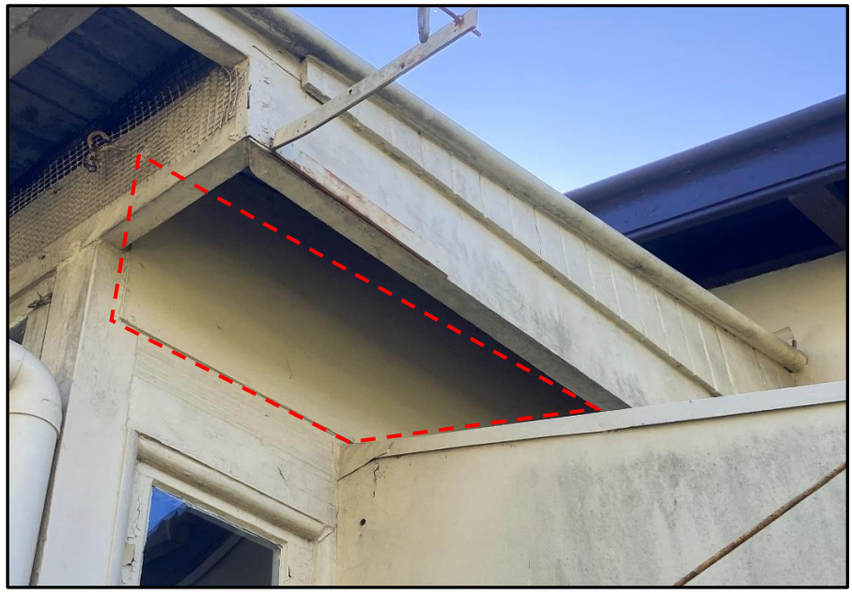


Photograph 18: 119 Birrell Street, interior, several bedrooms, throughout, materials in general, inaccessible (locked).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 119 Birrell Street, exterior, rear porch, fascia lining, fibre cement sheeting, suspected asbestos.



Photograph 20: 119 Birrell Street, exterior, southeastern façade, wall lining above rear porch / entrance door, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 119 Birrell Street, window frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.



Photograph 22: 119 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	11
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 23: 119 Birrell Street, exterior passageway.

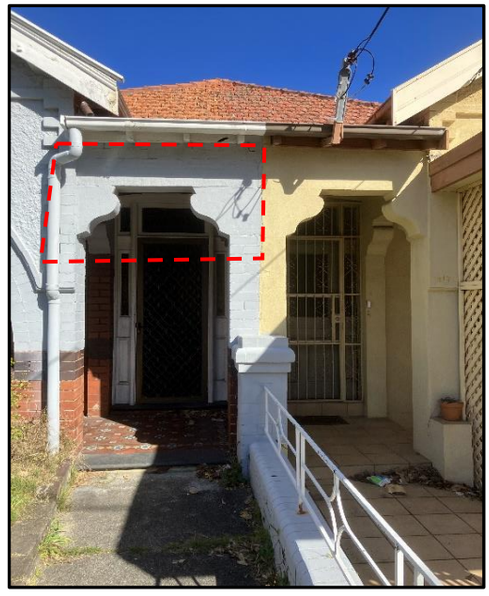


Photograph 24: 119 Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
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Photograph 25: 119 Birrell Street, exterior generally, gable lining(s) (red outline), possible fibre cement sheeting, suspected asbestos. Textured render, suspected non-asbestos.



Photograph 26: 119 Birrell Street, exterior generally, sandstone blockwork, pointing, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix G

HAZMAT Register – 121 Birrell Street

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
121 Birrell Street Main Residence	exterior	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	33, 34, 35, 38, 47	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	exterior	electrical panel	resinous board	N/A	**suspected asbestos**	0	1	1	2	2	0	6	Low	45	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	exterior	base of electrical panel	fibre cement sheeting	N/A	**suspected asbestos**	1	1	2	2	2	0	8	Low	46	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	exterior, porch	ceiling lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	44	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	exterior, windows and door frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	41. 42	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Main Residence	exterior generally	surrounds of metal window frames	grey/ white mastic / sealant	N/A	**suspected asbestos**	0	2	2	2	2	0	8	Low	39	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	exterior generally	surrounds of metal window frames	black mastic	N/A	**suspected asbestos**	0	2	2	2	2	0	8	Low	40	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	rooms and areas in general	floor below exposed linings (e.g., dining / kitchen)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	14	Timber floorboards identified in few accessible locations. Confirm status of hazardous material(s) when full access available and prior to any disturbance.
121 Birrell Street Main Residence	interior, throughout	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	interior, ensuite	floor and walls (below ceramic tiles)	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	5, 7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
121 Birrell Street Main Residence	interior, laundry	floor and walls (below ceramic tiles)	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	11	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	interior, main bathroom	floor and walls (below ceramic tiles)	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	interior, main bathroom	surrounds to bath (below ceramic tiles)	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	interior, main bathroom	ceiling lining	fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	9	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Main Residence	interior	ceiling cavity, water tank	bulk insulation	N/A	**suspected asbestos**	3	1	1	0	0	2	7	Low	48	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Main Residence	interior	ceiling cavity, pipe work	woven insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	49, 50	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Main Residence	exterior generally	driveway / pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	43	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Main Residence	subfloor	throughout	materials in general	N/A	inaccessible (no entrance identified, crawl space only)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
121 Birrell Street Main Residence	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
121 Birrell Street Main Residence	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
121 Birrell Street Garage	interior, eastern section	ceiling lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Garage	exterior, windows and door frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	17	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Garage	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
121 Birrell Street Garage	exterior, pavement	expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	18	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Garage	interior, western section	roller door	woven insulating strips	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	51	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
121 Birrell Street Garage	interior, western section	ceiling cavity	stored / waste items	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	30, 31	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
121 Birrell Street Main Residence	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	2, 10, 36, 37	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
121 Birrell Street Garage	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	19, 21, 25 to 27	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
121 Birrell Street Main Residence	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
121 Birrell Street Garage	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	22, 23, 24, 30, 31	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

DP Project No: 204088.02
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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
121 Birrell Street Main Residence	ceiling cavity generally	underside of roof	suspected insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
121 Birrell Street Main Residence	ceiling cavity	top of ceiling in some areas	insulation batts	N/A	**SMF identified visually**	N/A	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
121 Birrell Street Garage	western section	ceiling cavity	fibreglass sheeting	N/A	**SMF identified visually**	29	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
121 Birrell Street Main Residence	interior, ensuite bathroom	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	6	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
121 Birrell Street Main Residence	interior, laundry	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	8	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
121 Birrell Street Main Residence	interior, main bathroom	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	12	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
121 Birrell Street Main Residence	interior, kitchen / dining	typical fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	15	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
121 Birrell Street Garage	interior generally	typical fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	20, 28	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

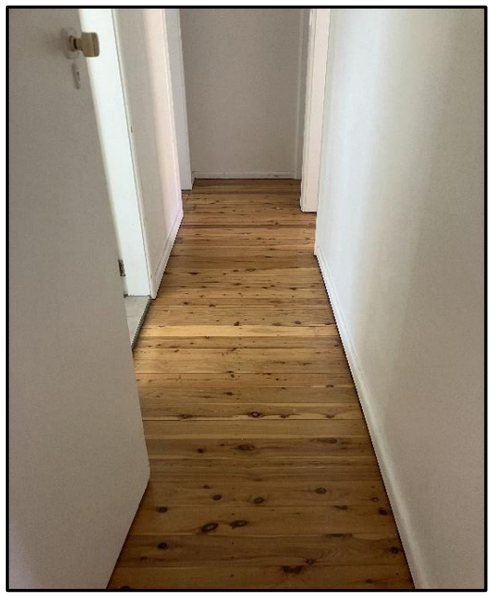


Photograph 1: 121 Birrell Street, Main Residence, interior, throughout, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 2: 121 Birrell Street, Main Residence, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	1
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

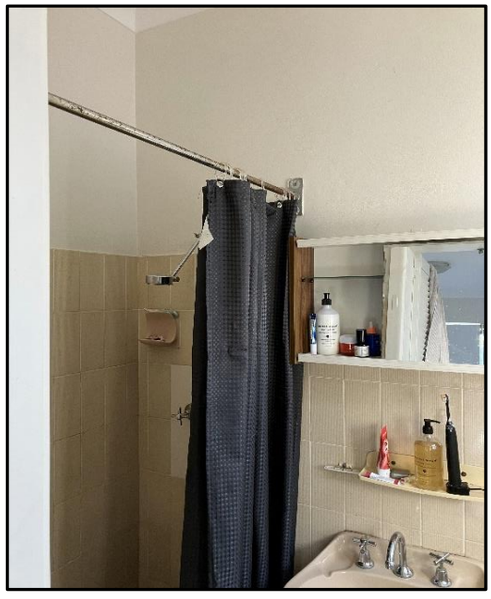


Photograph 3: 121 Birrell Street, Main Residence, interior, hallway.



Photograph 4: 121 Birrell Street, Main Residence, interior, metal window frame with rubber seal.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

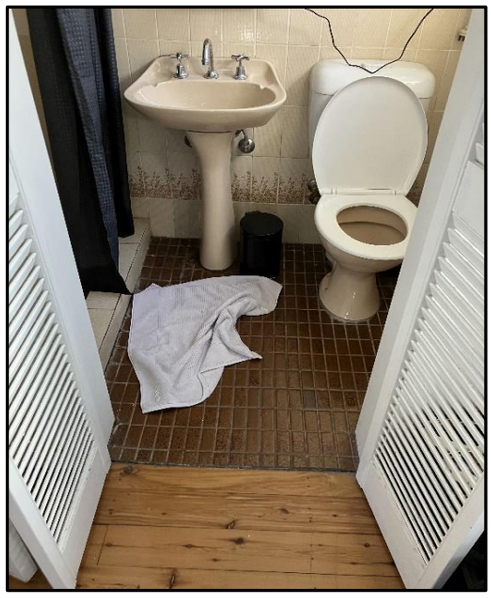


Photograph 5: 121 Birrell Street, Main Residence, interior, ensuite, floor and walls (below ceramic tiles), possible fibre cement product, suspected asbestos.



Photograph 6: 121 Birrell Street, Main Residence, interior, ensuite bathroom, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: 121 Birrell Street, Main Residence, interior, ensuite, floor and walls (below ceramic tiles), possible fibre cement product, suspected asbestos.



Photograph 8: 121 Birrell Street, Main Residence, interior, laundry, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	4
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

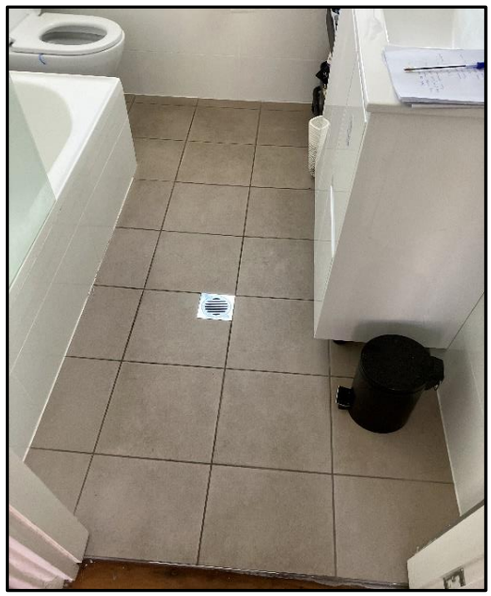


Photograph 9: 121 Birrell Street, Main Residence, interior generally, sash windows, woven cord, suspected non-asbestos.



Photograph 10: 121 Birrell Street, Main Residence, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: 121 Birrell Street, Main Residence, interior, laundry, floor and walls (below ceramic tiles), possible fibre cement product, suspected asbestos.

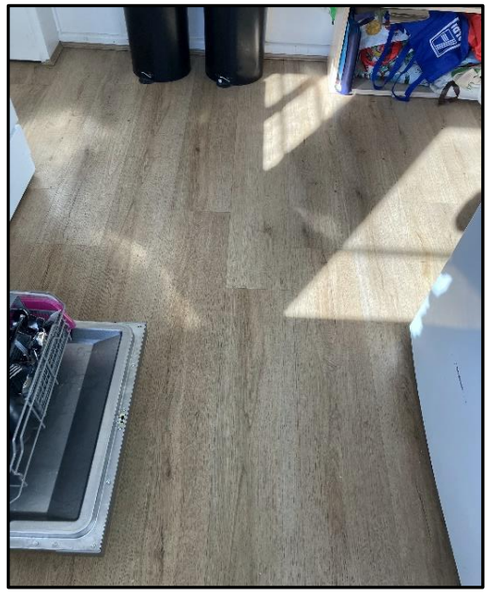


Photograph 12: 121 Birrell Street, Main Residence, interior, main bathroom, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected). Ceiling lining, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 121 Birrell Street, Main Residence, interior, main bathroom, floor and surrounds to bath (below ceramic tiles), possible fibre cement product, suspected asbestos.



Photograph 14: 121 Birrell Street, Main Residence, rooms and areas in general, floor below exposed linings (e.g., dining / kitchen), substrate(s), limited access (due occupation).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 121 Birrell Street, Main Residence, interior, kitchen / dining, typical fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 16: 121 Birrell Street, garage / shed.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: 121 Birrell Street, Garage, exterior, windows and door frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.



Photograph 18: 121 Birrell Street, Garage, exterior, pavement, expansion gaps, bitumastic, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 121 Birrell Street, Garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 20: 121 Birrell Street, Garage, interior, eastern section, ceiling lining, fibre cement sheeting, suspected asbestos. Fluorescent light fitting, internal components, PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 121 Birrell Street, Garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 22: 121 Birrell Street, Garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 121 Birrell Street, Garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.



Photograph 24: 121 Birrell Street, Garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 121 Birrell Street, Garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 26: 121 Birrell Street, Garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: 121 Birrell Street, Garage, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 28: 121 Birrell Street, Garage, interior generally, typical fluorescent light fittings, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	14
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 29: 121 Birrell Street, Garage, western section, ceiling cavity, fibreglass sheeting, SMF identified visually.

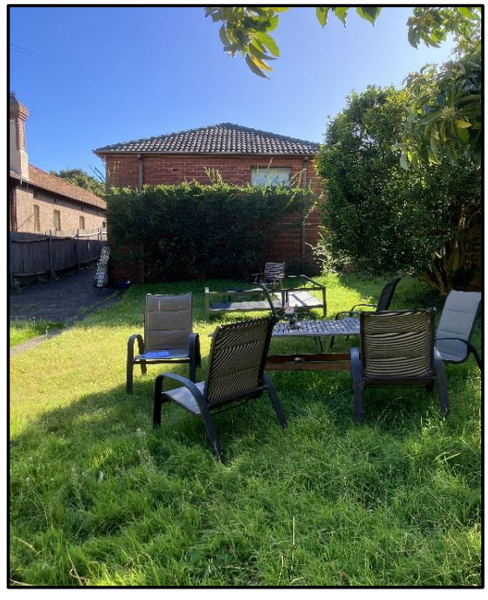


Photograph 30: 121 Birrell Street, Garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected. Note stored / waste items in background.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

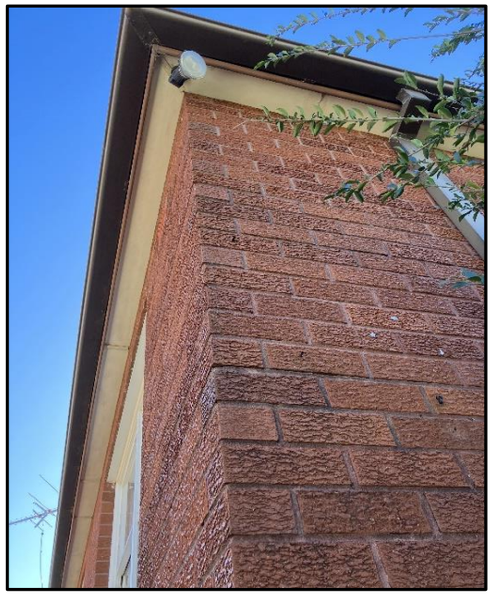


Photograph 31: 121 Birrell Street, Garage, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected. Note stored / waste items in background.



Photograph 32: 121 Birrell Street, rear yard.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	16
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

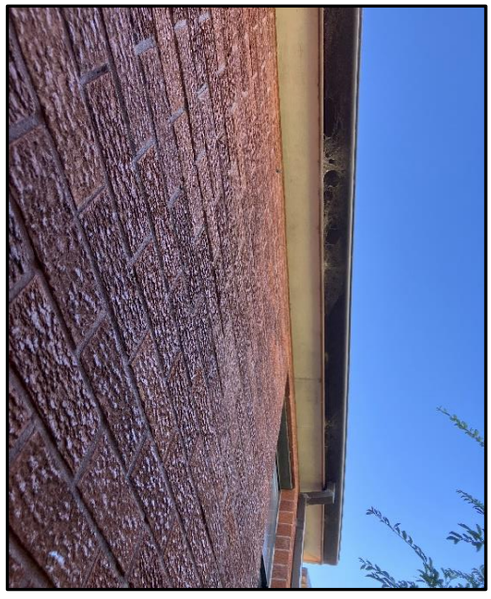


Photograph 33: 121 Birrell Street, Main Residence, exterior, eaves, fibre cement sheeting, suspected asbestos.

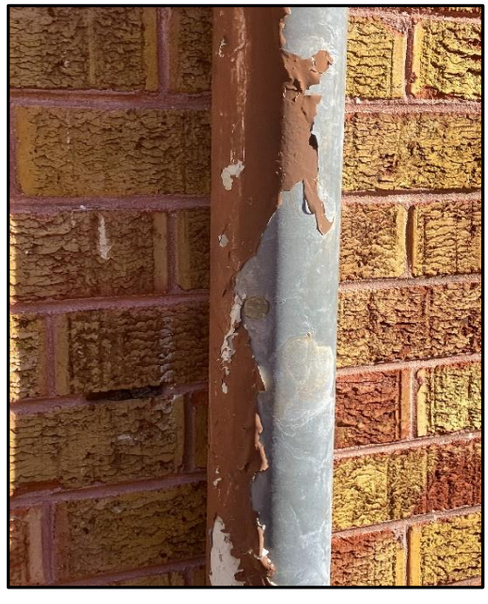


Photograph 34: 121 Birrell Street, Main Residence, exterior, eaves, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	17
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 35: 121 Birrell Street, Main Residence, exterior, eaves, fibre cement sheeting, suspected asbestos.



Photograph 36: 121 Birrell Street, Main Residence, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: 121 Birrell Street, Main Residence, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 38: 121 Birrell Street, Main Residence, exterior, eaves, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	19
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 39: 121 Birrell Street, Main Residence, exterior generally, surrounds of metal window frames, grey/ white mastic / sealant, suspected asbestos.



Photograph 40: 121 Birrell Street, Main Residence, exterior generally, surrounds of metal window frames, black mastic, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 41: 121 Birrell Street, Main Residence, exterior, windows and door frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.



Photograph 42: 121 Birrell Street, Main Residence, exterior, windows and door frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 43: 121 Birrell Street, Main Residence, exterior generally, driveway / pavement, expansion gaps, bitumastic, suspected non-asbestos.

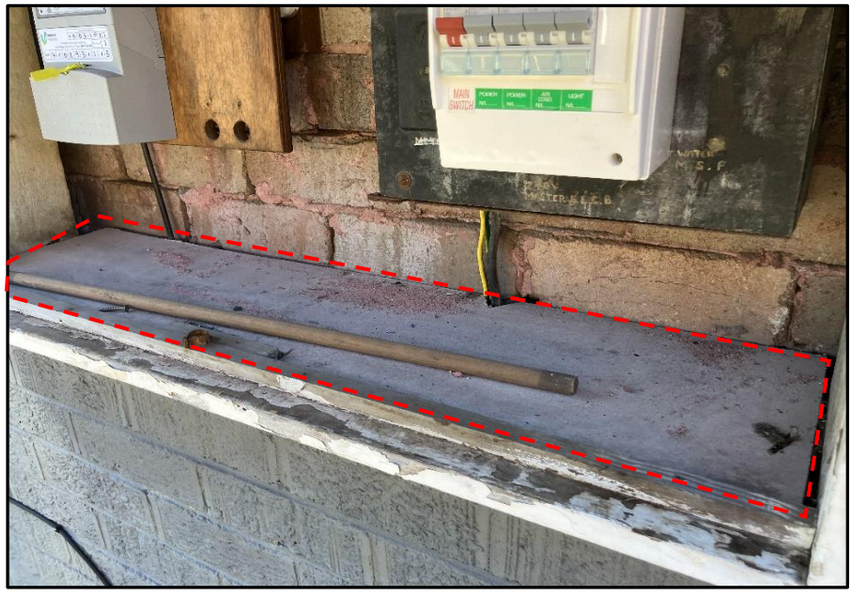


Photograph 44: 121 Birrell Street, Main Residence, exterior, porch, ceiling lining, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: 121 Birrell Street, Main Residence, exterior, electrical panel, resinous board, suspected asbestos.



Photograph 46: 121 Birrell Street, Main Residence, exterior, base of electrical panel, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 47: 121 Birrell Street, Main Residence, exterior, eaves, fibre cement sheeting, suspected asbestos.

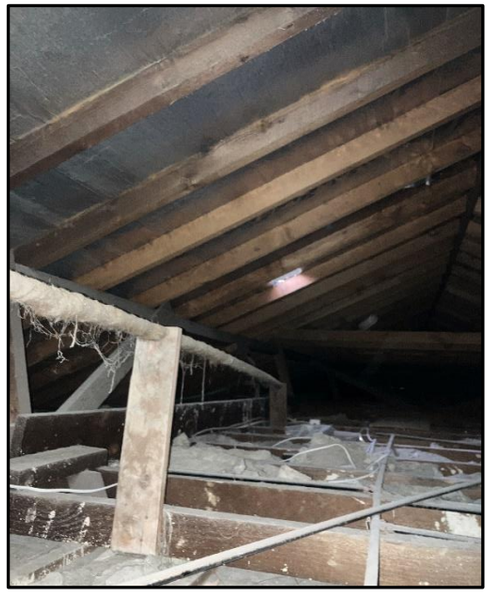


Photograph 48: 121 Birrell Street, Main Residence, interior, ceiling cavity, water tank, bulk insulation, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	24
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

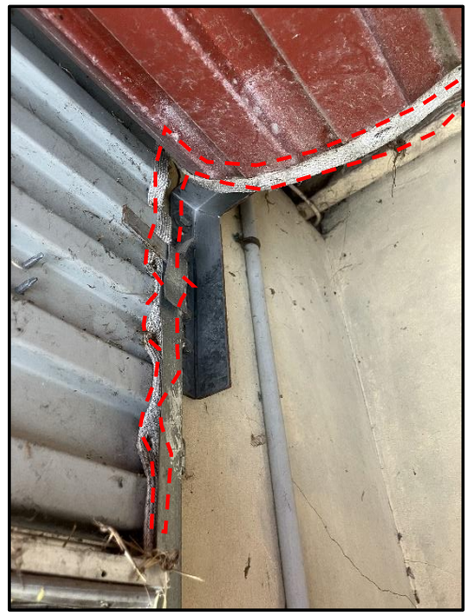


Photograph 49: 121 Birrell Street, Main Residence, interior, ceiling cavity, pipe work, woven insulation, suspected non-asbestos.



Photograph 50: 121 Birrell Street, Main Residence, interior, ceiling cavity, pipe work, woven insulation, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 25 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 51: 121 Birrell Street, Garage, interior, western section, roller door, woven insulating strips, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 26 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix H

HAZMAT Register – 123 Birrell Street

Douglas Partners
Geotechnics · Environment · Groundwater

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
123 Birrell Street	main dwelling, kitchen	floor	vinyl floor tiles and adhesive	NAA 83707-3000073-A-1	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2	Asbestos not detected in a sample of the material collected during a previous assessment by Noel Arnold & Associates (NAA) in 2010.
123 Birrell Street	main dwelling, dining room	floor	vinyl floor tiles and adhesive	Similar NAA 83707-3000073-A-1	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6 and 7	Material reported as "Asbestos Assumed Negative" in a previous assessment conducted by Noel Arnold & Associates (NAA) in 2010. Conduct confirmatory sampling and analysis for asbestos prior to disturbance.
123 Birrell Street	main dwelling, exterior, ground floor	ground surface, southeast, telecom pit	moulded fibre cement	NAA 83707-3000073-A-3	**asbestos detected by analysis**	1	1	1	2	2	0	7	Low	23	Asbestos detected in a sample of the material collected during a previous assessment conducted by Noel Arnold & Associates (NAA) in 2010. Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.
123 Birrell Street	main dwelling, interior, ground floor	subfloor, south	fibre cement debris	NAA 83707-3000073-A-4	**asbestos detected by analysis**	1	3	2	1	1	1	9	Low	N/A	Asbestos detected in a sample of the material collected during a previous assessment conducted by Noel Arnold & Associates (NAA) in 2010. Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.
123 Birrell Street	main dwelling, exterior, ground floor	front veranda, east and west, infill panels	fibre cement sheeting	NAA 83707-3000073-A-5	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	similar 30	Asbestos was not detected in a sample previously collected during a Hazardous Materials assessment by Noel Arnold & Associates (NAA) (2010). Consider conducting further confirmatory sampling and analysis for asbestos prior to disturbance since material type may vary.
123 Birrell Street	main dwelling, exterior, ground floor	front veranda, ceiling lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123 Birrell Street	main dwelling, exterior southern extension	wall cladding	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	0	6	Low	24 and 27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123 Birrell Street	main dwelling, exterior	electrical box	internal components (e.g., backing board, fuses etc)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	28	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	main dwelling, bathroom	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	14 and 15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123 Birrell Street	main dwelling, bathroom	wet walls, behind tiles	possible fibre cement	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	16	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
123 Birrell Street	main dwelling, bathroom	floor, under tiles	possible fibre cement	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	17	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	main dwelling, toilet	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123 Birrell Street	main dwelling, toilet	wall cladding	possible fibre cement sheet	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123 Birrell Street	main dwelling, toilet	floor, under tiles	possible fibre cement product	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	19	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	main dwelling, kitchen	portion of northern wall adjoining toilet	fibre cement sheeting	N/A	inaccessible (due furniture / appliances etc.)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	4	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	main dwelling, kitchen	sink wet walls (below tiles)	possible fibre cement product	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	3	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	main dwelling, lounge	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	8	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	ceiling cavity	area in general	materials in general (e.g. fibre cement fragments, packing material)	N/A	inaccessible (height, site of entry point etc.)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	1	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
123 Birrell Street	lower ground, laundry	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123 Birrell Street	lower ground, western storage	throughout	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	26 and 32	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
123 Birrell Street	interior	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
123 Birrell Street	roof	below verge tiles	suspected fibre cement sheeting	N/A	inaccessible (height)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
123 Birrell Street	interior generally	floor below exposed linings	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
123 Birrell Street	ground floor, lounge room - north	window frame	cream paint	N/A	**lead paint positive**	N/A	N/A	N/A	Identified as "lead paint positive" in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
123 Birrell Street	ground floor, hall	skirting board	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Identified as "lead paint positive" in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
123 Birrell Street	ground floor, foyer - north	door	cream paint	N/A	**lead paint positive**	N/A	N/A	N/A	Identified as "lead paint positive" in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
123 Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	**may comprise lead paint**	N/A	N/A	9 to 13, 18, 21, 22, 25, 31	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
123 Birrell Street	ceiling cavity	area in general	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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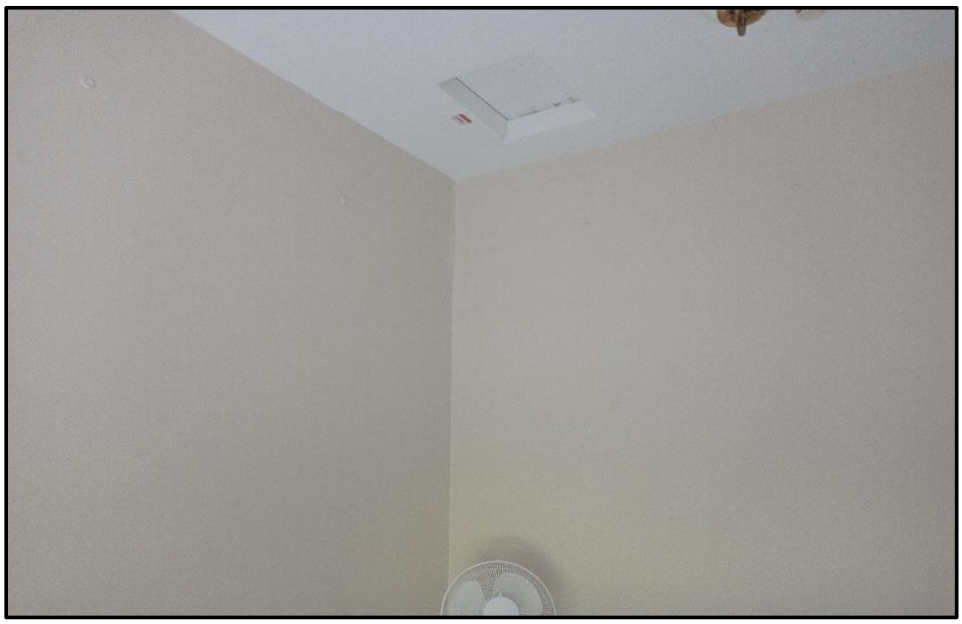
RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
123 Birrell Street	main dwelling, interior, ceiling space	underside of roof	sarking insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
123 Birrell Street	main dwelling, interior, ground floor	subfloor, south, hot water unit	insulation	N/A	**SMF (suspected)**	33	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
123 Birrell Street	ground floor, kitchen - east	boiling water unit	insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
123 Birrell Street	ceiling cavities generally	throughout	bulk insulation materials	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
123 Birrell Street	lower ground, laundry	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
123 Birrell Street	interior, kitchen	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	5	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
123 Birrell Street	interior generally	typical fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).



Photograph 1: 123 Birell Street, ceiling cavity, area in general, materials in general (e.g. fibre cement fragments, packing material), inaccessible (height, site of entry point etc.).



Photograph 2: 123 Birell Street, main dwelling, kitchen, floor, vinyl floor tiles and adhesive, no asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: 123 Birell Street, main dwelling, kitchen, sink wet walls (below tiles), possible fibre cement product, inaccessible.



Photograph 4: 123 Birell Street, main dwelling, kitchen, portion of northern wall adjoining toilet, fibre cement sheeting, inaccessible (due furniture / appliances etc.).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

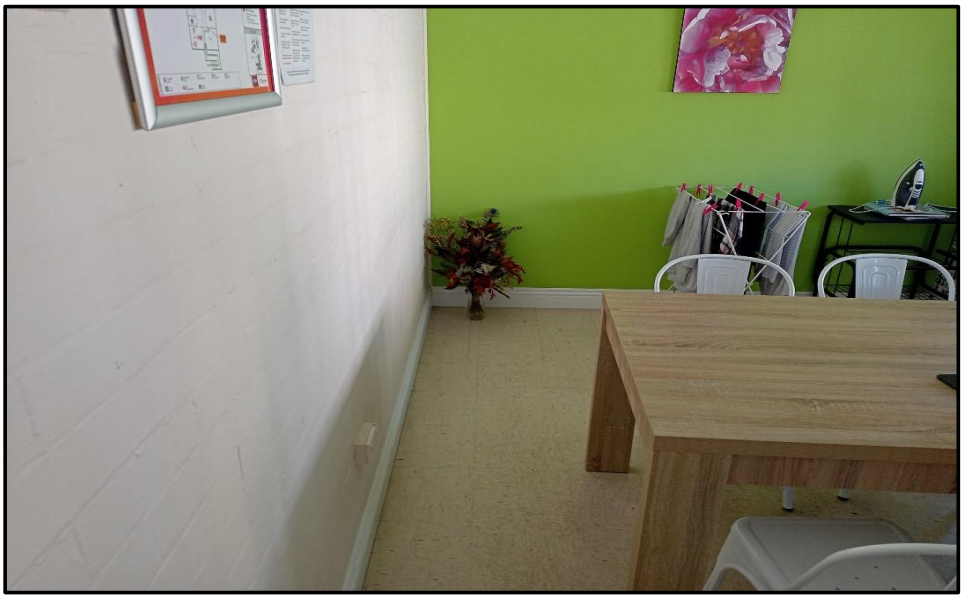


Photograph 5: 123 Birell Street, interior, kitchen, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 6: 123 Birell Street, main dwelling, dining room, floor, vinyl floor tiles and adhesive, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

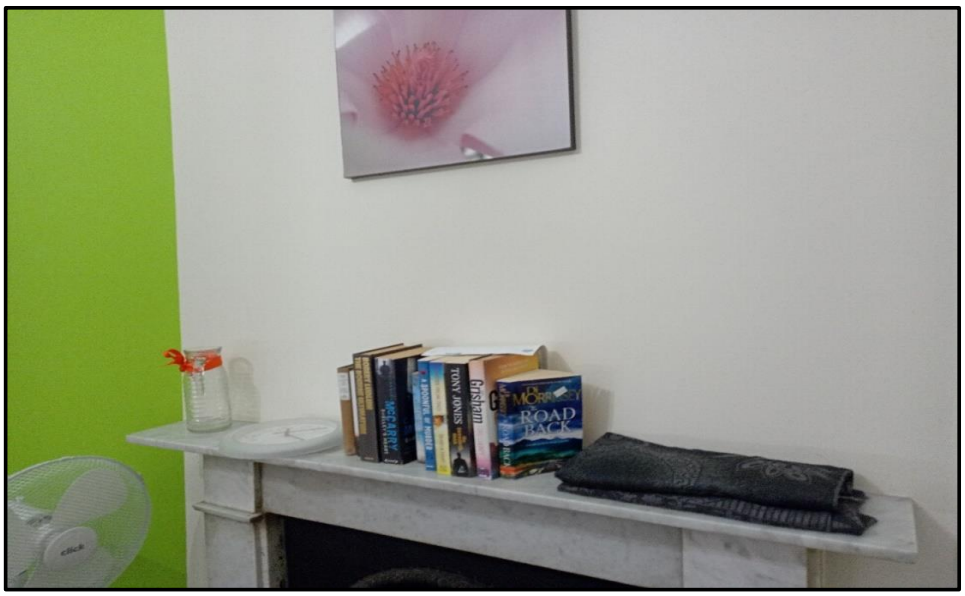


Photograph 7: 123 Birell Street, main dwelling, dining room, floor, vinyl floor tiles and adhesive, suspected non-asbestos.

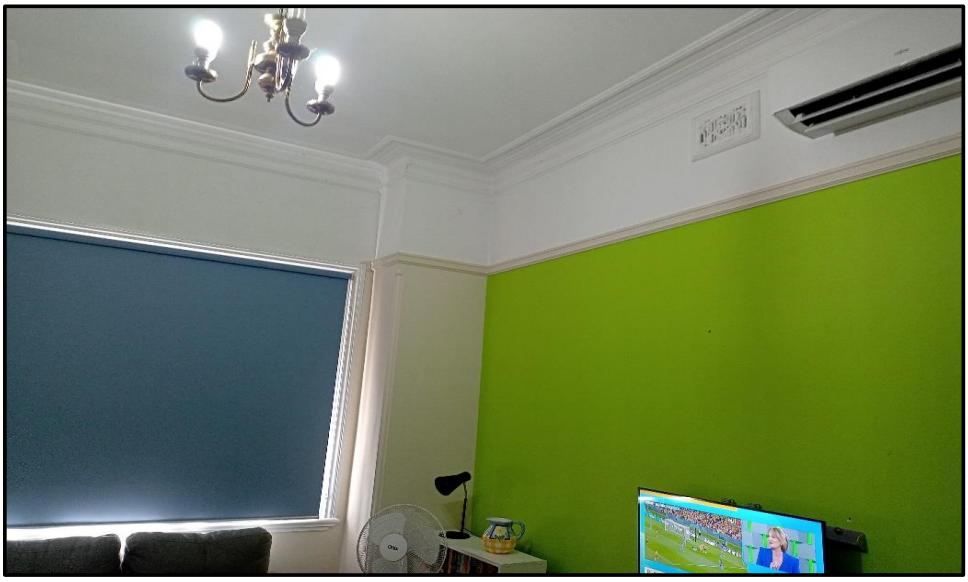


Photograph 8: 123 Birell Street, main dwelling, lounge, fireplace, various materials, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

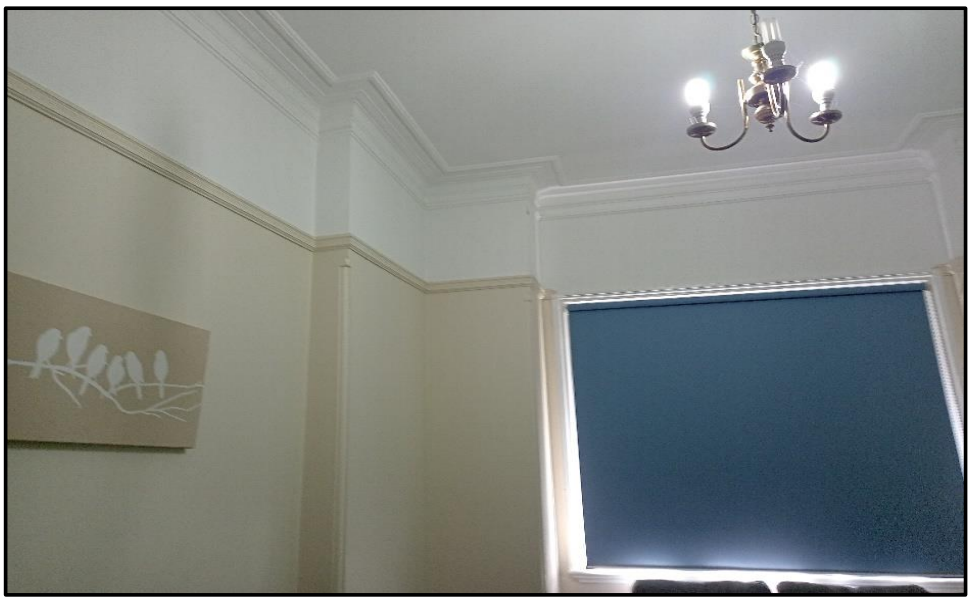


Photograph 9: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 10: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

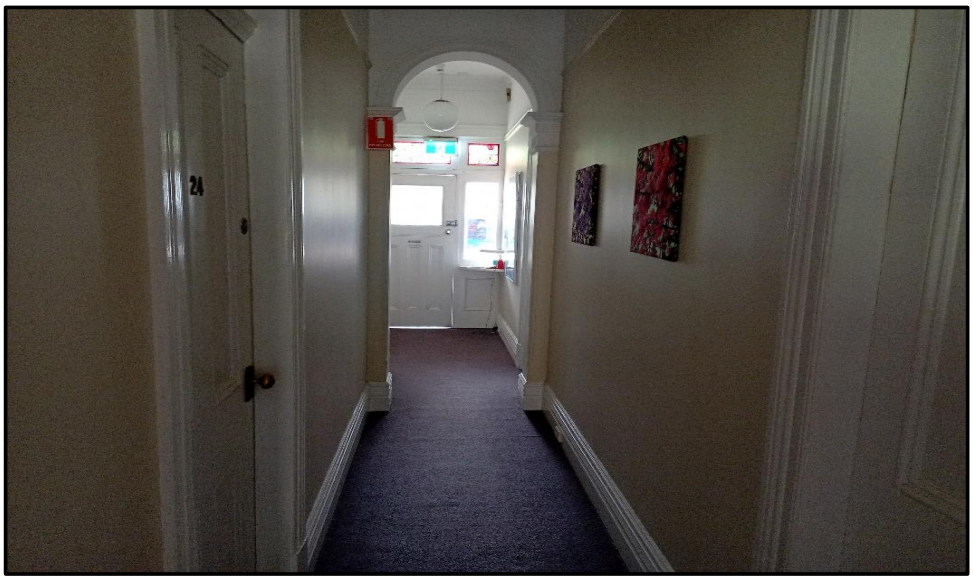


Photograph 11: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 12: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 14: 123 Birell Street, main dwelling, bathroom, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

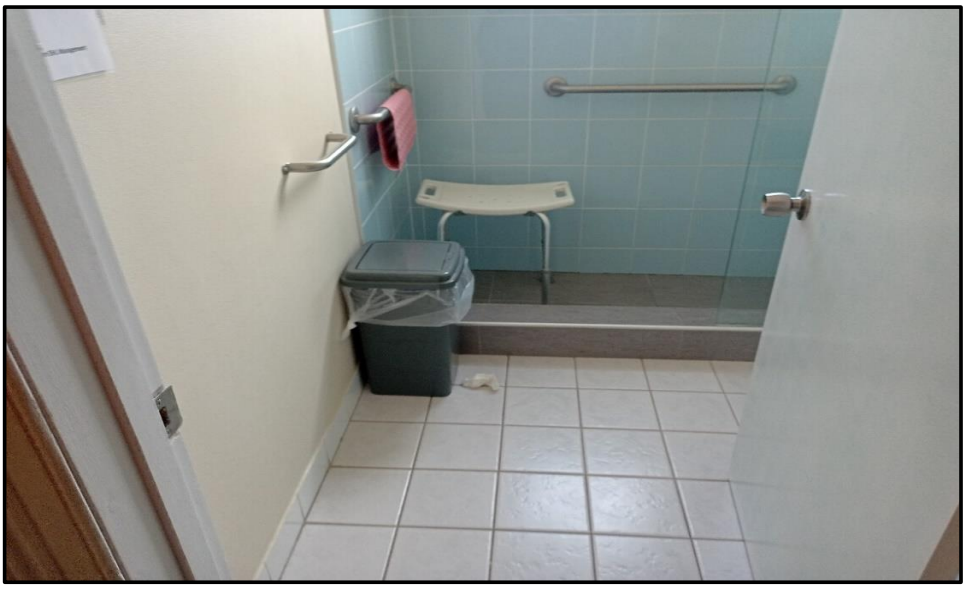


Photograph 15: 123 Birell Street, main dwelling, bathroom, ceiling, fibre cement sheeting, suspected asbestos.

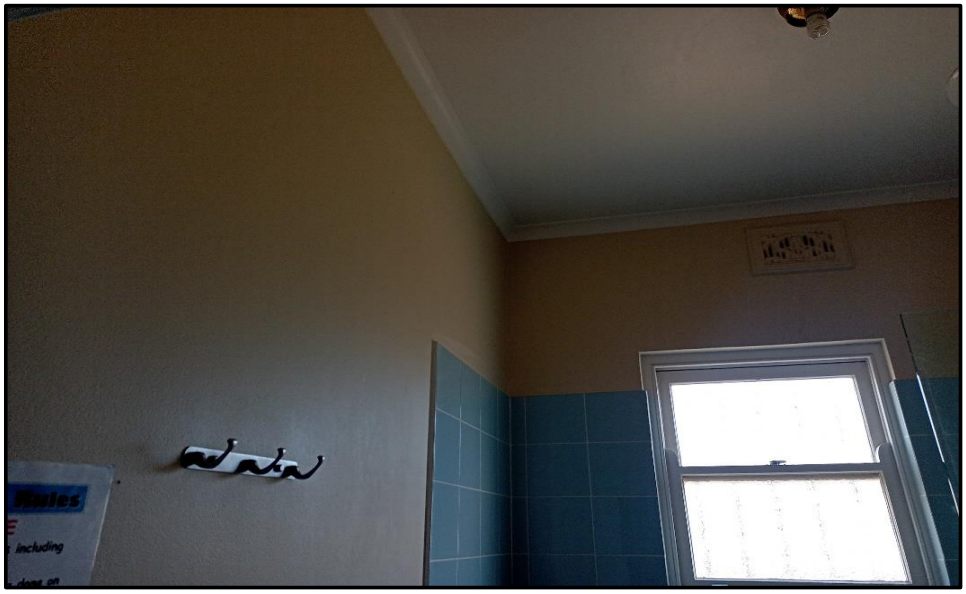


Photograph 16: 123 Birell Street, main dwelling, bathroom, wet walls / behind tiles, fibre cement, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: 123 Birell Street, main dwelling, bathroom, floor / under tiles, possible fibre cement, inaccessible.



Photograph 18: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 123 Birell Street, main dwelling, toilet, wall cladding, possible fibre cement sheet, suspected asbestos. Floor (under tiles), inaccessible.

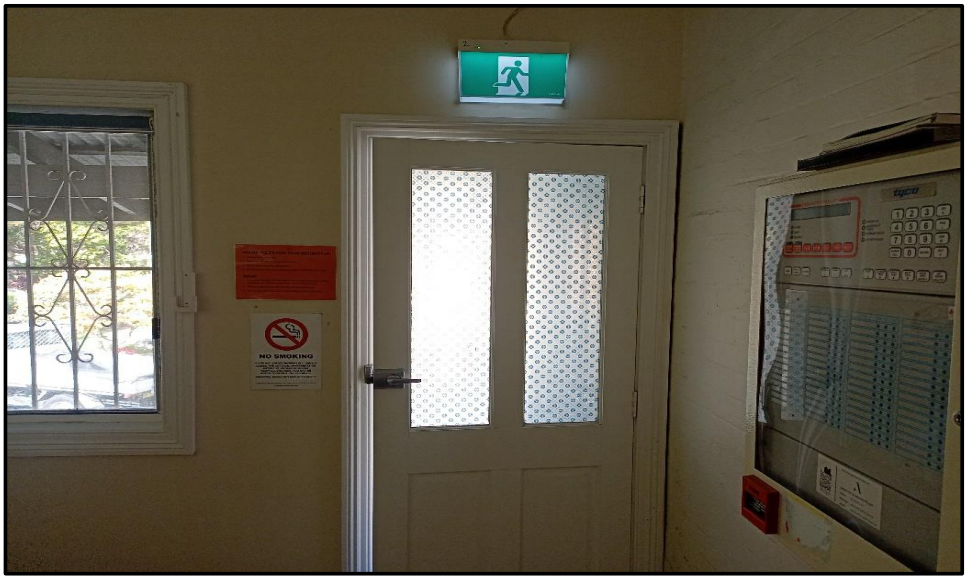


Photograph 20: 123 Birell Street, main dwelling, toilet, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 22: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 123 Birell Street, main dwelling, exterior, ground floor, ground surface, southeast, telecom pit, moulded fibre cement, asbestos detected by analysis.



Photograph 24: 123 Birell Street, main dwelling, exterior southern extension, wall cladding, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 26: 123 Birell Street, lower ground, western storage, throughout, materials in general, inaccessible (locked).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: 123 Birell Street, main dwelling, exterior southern extension, wall cladding, fibre cement sheeting, suspected asbestos.



Photograph 28: 123 Birell Street, main dwelling, exterior, electrical box, internal components (e.g., backing board, fuses etc), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

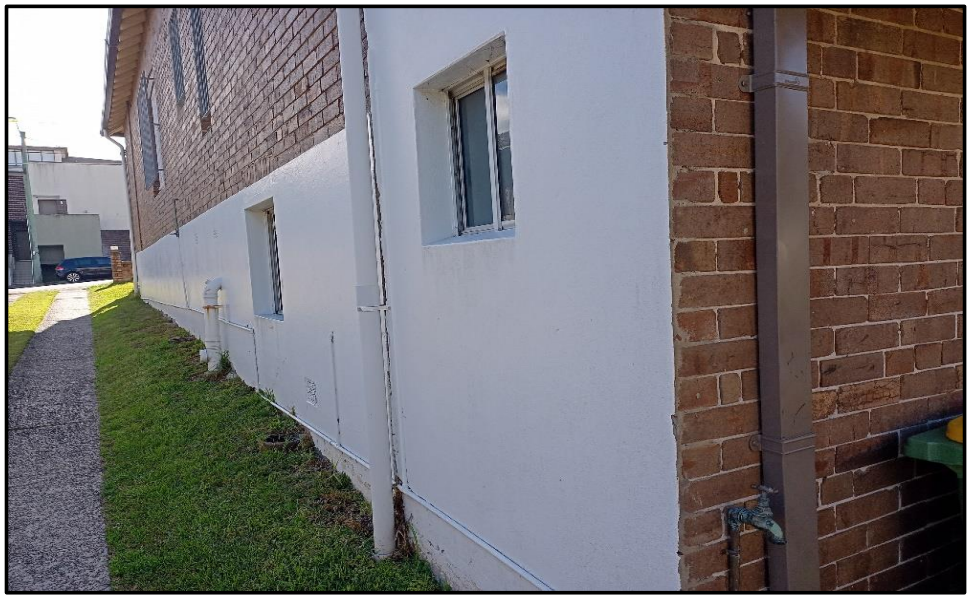


Photograph 29: 123 Birell Street, main dwelling, exterior, ground floor, front veranda, ceiling lining, fibre cement sheeting, suspected asbestos.



Photograph 30: 123 Birell Street, main dwelling, exterior, ground floor, front veranda, east and west, infill panels, fibre cement sheeting, no asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

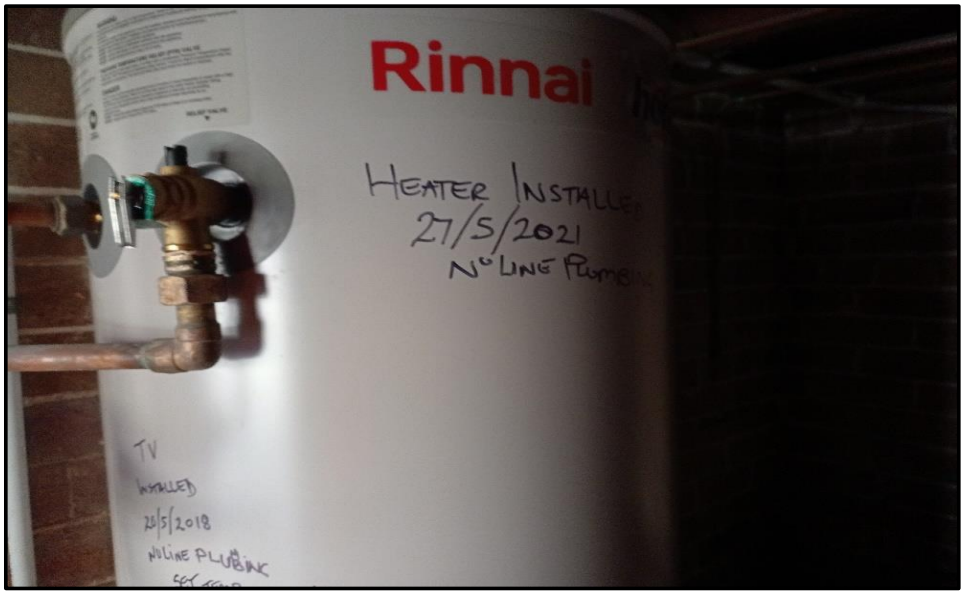


Photograph 31: 123 Birell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 32: 123 Birell Street, lower ground, western storage, throughout, materials in general, inaccessible (locked).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: 123 Birell Street, main dwelling, interior, ground floor, subfloor, south, hot water unit, insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix I

HAZMAT Register – 123A Birrell Street

DP Project No: **204088.02**
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
123A Birrell Street	Unit 28, balcony	ceiling / awning	fibrous cement	N/A	**suspected asbestos**	1	0	1	2	2	0	6	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	Unit 28, balcony	window set	glazing putty / mastic	N/A	**suspected asbestos**	0	1	1	1	2	0	5	Low	3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	Unit 28, kitchen	bulkhead above cabinet	internal areas	N/A	Inaccessible (requires destructive inspection).	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2	Inaccessible (requires destructive inspection). Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
123A Birrell Street	Unit 28, kitchen	wall lining behind tiles	possible fibre cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	2	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	Unit 28, kitchen	floor	linoleum and / or possible fibrous backing	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	unit 28 generally	floor (below exposed linings e.g., carpet, linoleum)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	14	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
123A Birrell Street	Unit 28, bathroom	wall lining below ceramic tiles	possible fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	Unit 28, bathroom	flooring below ceramic tiles	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	Unit 28, ceiling cavity	area in general	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
123A Birrell Street	Unit 27, balcony	ceiling / awning	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	similar 3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
123A Birrell Street	stairwell	window	mastic	N/A	**suspected asbestos**	0	0	1	1	2	1	5	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	stairwell	entrance ledge	pebble-crete	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	10	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
123A Birrell Street	stairwell	electrical box	plastic	n/a	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	7	suspected non-asbestos
123A Birrell Street	exterior	south-eastern eaves	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	11	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
123A Birrell Street	Unit 27	interior area in general	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
123A Birrell Street	garage	interior area in general	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
123A Birrell Street	exterior	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
123A Birrell Street	interior, level one	bathroom - south, window frame(s)	mastic / sealant	NAA 83707-300073-A-6	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos identified via sample analysis in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010).
123A Birrell Street	exterior, ground floor	adjacent to fence - west, meter enclosure	fibre cement product / lining	NAA 83707-300073-A-7	**asbestos detected by analysis**	1	1	1	2	2	0	7	Low	15	Asbestos identified via sample analysis in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010). Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
123A Birrell Street	exterior, level two	front veranda, awning	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	16	Material suspected to contain asbestos as outlined in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010). Material may be analogous to other items in this register. Conduct confirmatory sampling and analysis for asbestos prior to disturbance. Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
123A Birrell Street	ground floor, garage - east	door	light green paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
123A Birrell Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	3, 5, 12, 13,	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
123A Birrell Street	Unit 28	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
123A Birrell Street	Unit 27	ceiling cavities (if present)	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
123A Birrell Street	Unit 28	ceiling cavity	bulk insulation where present	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
123A Birrell Street	Unit 27	throughout	materials in general	N/A	**not accessed**	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
123A Birrell Street	Unit 28, balcony	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	6	Inaccessible area/material. Internal components suspected to contain PCB as a precaution. Confirm presence/absence of PCB by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
123A Birrell Street	Unit 27, balcony	fluorescent light fittings (if present)	internal components (e.g. capacitors, ballasts etc.)	N/A	**not accessed**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.
123A Birrell Street	garage	fluorescent light fittings (if present)	internal components (e.g. capacitors, ballasts etc.)	N/A	**not accessed**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.



Photograph 1: 123A Birrell Street, Unit 28, kitchen, floor, linoleum, suspected asbestos.

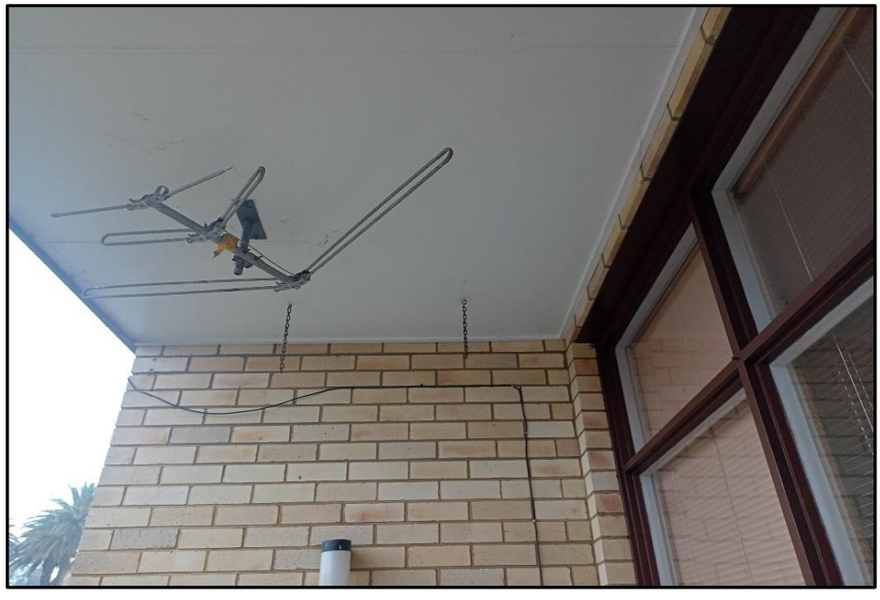


Photograph 2: 123A Birrell Street, Unit 28, kitchen, interior of bulkhead above cabinet (inaccessible) and wall lining below ceramic tile surfaces (suspected asbestos).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: 123A Birrell Street, Unit 28, balcony, window set, glazing putty / mastic, suspected asbestos. Pants generally, may comprise lead paints.



Photograph 4: 123A Birrell Street, Unit 28, balcony, ceiling / awning, fibrous cement, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: 123A Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

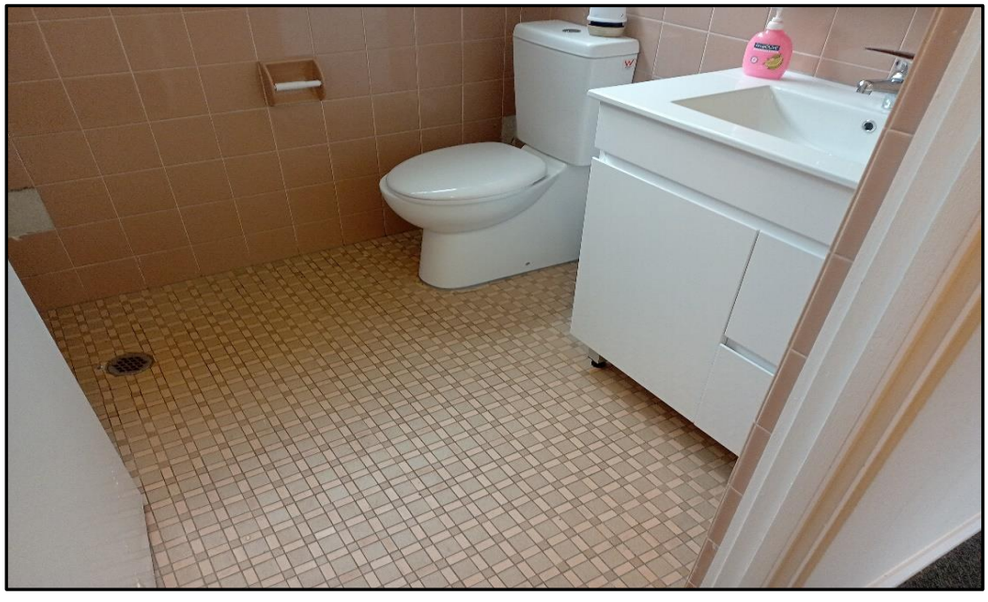


Photograph 6: 123A Birrell Street, unit 28, balcony, typical fluorescent light fitting, interior components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	3
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 7: 123A Birrell Street, stairwell, electrical box, plastic, suspected non-asbestos.



Photograph 8: 123A Birrell Street, Unit 28, bathroom, wall and floor linings below ceramic tiles, possible fibrous cement, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: 123A Birrell Street, stairwell, window, mastic, suspected asbestos.

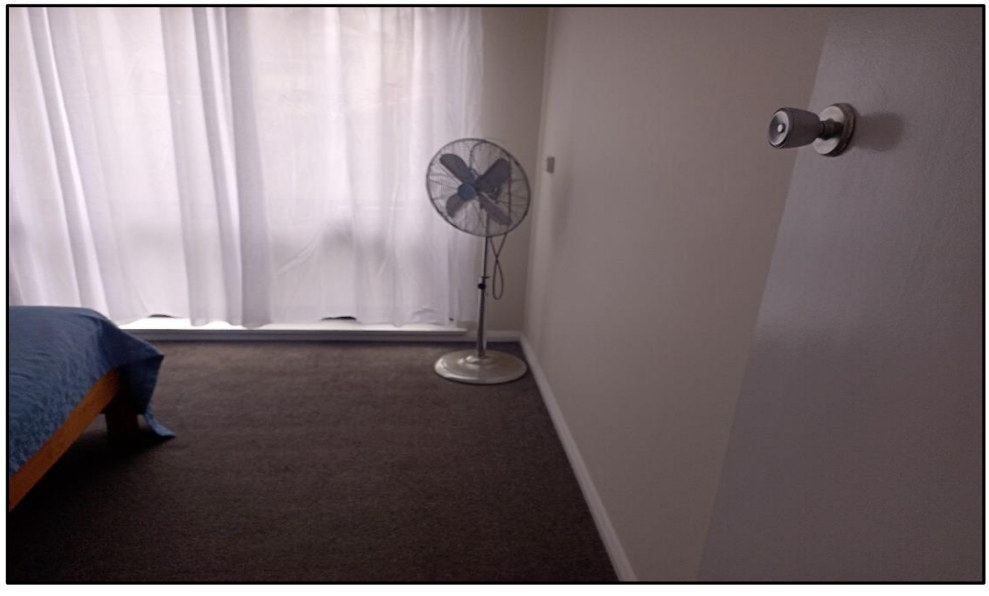


Photograph 10: 123A Birrell Street, stairwell, entrance ledge, pebble-crete, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: 123A Birrell Street, exterior, south-eastern eaves, fibrous cement, suspected asbestos.



Photograph 12: 123A Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 123A Birrell Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 14: 123A Birrell Street, unit 28, lounge, floor (below exposed linings e.g., carpet, linoleum), substrate(s), limited access (due occupation).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 123A Birrell Street, exterior, ground floor, adjacent to fence - west, meter enclosure, fibre cement product / lining, asbestos detected by analysis.



Photograph 16: 123A Birrell Street, exterior, level two, front veranda, awning, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix J

HAZMAT Register – Seniors Gym

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Senior's Gym	exterior	walls generally, weatherboard linings	fibre cement product	NAA 83707-3000073-B-49 and 51	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	16, 17, 23	Asbestos not detected in two samples previously collected during a previous assessment of the building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, prior to any disturbance . Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	exterior	eave linings generally	fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	18, 19, 20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	exterior, north façade	gable lining	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	exterior, north façade	gable generally	textured paint	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	22	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Senior's Gym	exterior, north façade	awning	fibre cement sheeting	NAA 83707-3000073-B-51	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Asbestos not detected in one sample previously collected from by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	exterior, southern awning	ceiling lining generally	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	26, 29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	exterior, southern awning	roof cavity	materials in general	N/A	inaccessible (height)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	25	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Senior's Gym	exterior, south façade	gable lining	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	31	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Senior's Gym	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	28	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Senior's Gym	roof (tiled portion)	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	subfloor (via southern access hatch)	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	24, 33 to 36	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Senior's Gym	subfloor (via southern access hatch)	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	24, 33 to 36	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Senior's Gym	subfloor (via southern access hatch)	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	24, 33 to 36	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Senior's Gym	western exterior, maintenance / utility area	infill panel above entrance door	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	37	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	western exterior, maintenance / utility area	walls generally, weatherboard linings	fibre cement product	NAA 83707-3000073-B-49 and 51	**suspected non-asbestos**	1	1	1	3	2	0	8	Low	56, 57	Asbestos not detected in two samples previously collected during a previous assessment of the building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, prior to any disturbance . Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Senior's Gym	western exterior, maintenance / utility area	hot water pipe work	fibrous insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	59 to 64	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Senior's Gym	western exterior, maintenance / utility area	subfloor (via 2 x hatches)	materials in general	N/A	inaccessible (labelled as confined space)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2, 3	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Senior's Gym	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	27, 32, 53	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Senior's Gym	interior, southern store room	wall linings generally	fibre cement product	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	8, 9, 11	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	interior, toilet adjacent southern store room	wall / ceiling linings generally	fibre cement product	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	13, 14, 15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	rooms and areas in general	floor below exposed linings (e.g., vinyl , carpet)	floor substrate(s)	N/A	generally inaccessible (due occupation, requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	38, 40, 44, 49, 50	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
Senior's Gym	kitchen	fire place, lining above fire box	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	47	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	kitchen	fire place	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	46	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Senior's Gym	kitchen	below ceramic tiles	substrate	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	5	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Day Centre (adjoining Senior's Gym)	rooms and areas in general	throughout	materials in general	N/A	not assessed	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not included in survey scope. Materials similar to those identified in the Senior's Gym are likely present. Inspect Day Centre for HAZMAT prior to any disturbance (e.g., renovation, demolition or maintenance work).

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Senior's Gym	exterior, ground floor	window frame	cream paint	N/A	**Lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Senior's Gym	interior, ground floor	door frame	cream paint	N/A	**Lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Senior's Gym	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	1, 4, 12, 21, 41 to 43, 47, 52	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Senior's Gym	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
Senior's Gym	exterior, southern awning	roof cavity	materials in general	N/A	inaccessible (height) **elevated lead concentration suspected**	refer 25	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Senior's Gym	western exterior, maintenance / utility area	Raypak hot water unit	bulk insulation	N/A	**SMF or foam (suspected)**	55, 58	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Senior's Gym	western exterior, maintenance / utility area	underside of roof	bulk insulation	N/A	**SMF (suspected)**	54	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Senior's Gym	building area in general	ceiling / roof cavities	suspected bulk insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Senior's Gym	interior, kitchen (above sink)	boiling water unit	bulk insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Senior's Gym	interior, southern store room	Rheem Optima hot water unit (circa 1996)	bulk insulation	N/A	**SMF or foam (suspected)**	6	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Senior's Gym	interior, ceiling generally	ceiling fans	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	39	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Senior's Gym	interior, ceiling generally	fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	39	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Senior's Gym	kitchen area	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	45	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

DP Project No: 204088.02
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Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Senior's Gym	office and cleaner's store at southwestern side of kitchen	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	51	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Senior's Gym	interior, toilet adjacent southern store room	fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	14	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Senior's Gym	interior, southern store room	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	7, 10	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

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Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Senior's Gym	exterior, southern awning	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	29, 30	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

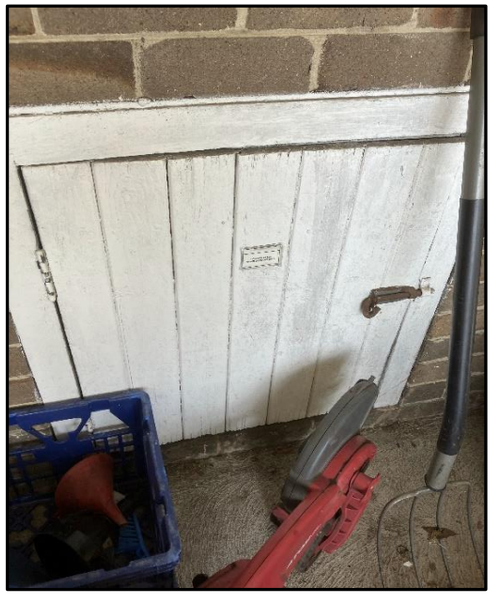


Photograph 1: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 2: Senior's Gym, western exterior, maintenance / utility area, subfloor (via 2 x hatches), materials in general, inaccessible (labelled as confined space).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	1
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

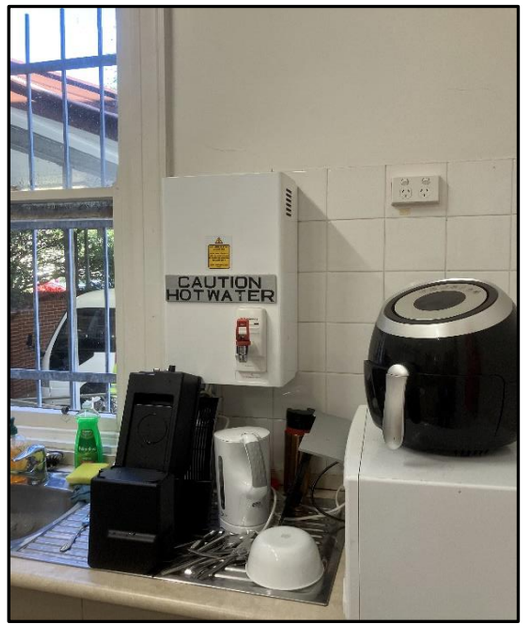


Photograph 3: Senior's Gym, western exterior, maintenance / utility area, subfloor (via 2 x hatches), materials in general, inaccessible (labelled as confined space).



Photograph 4: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: Senior's Gym, kitchen, below ceramic tiles, substrate, suspected asbestos.



Photograph 6: Senior's Gym, interior, southern store room, Rheem Optima hot water unit (circa 1996), bulk insulation, SMF or foam (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

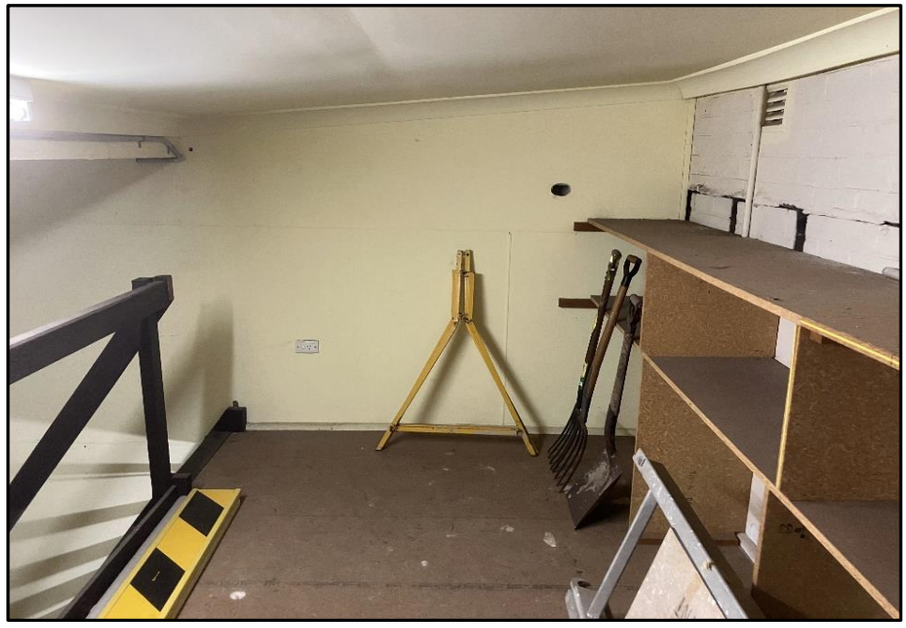


Photograph 7: Senior's Gym, interior, southern store room, fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).



Photograph 8: Senior's Gym, interior, southern store room, wall linings generally, fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

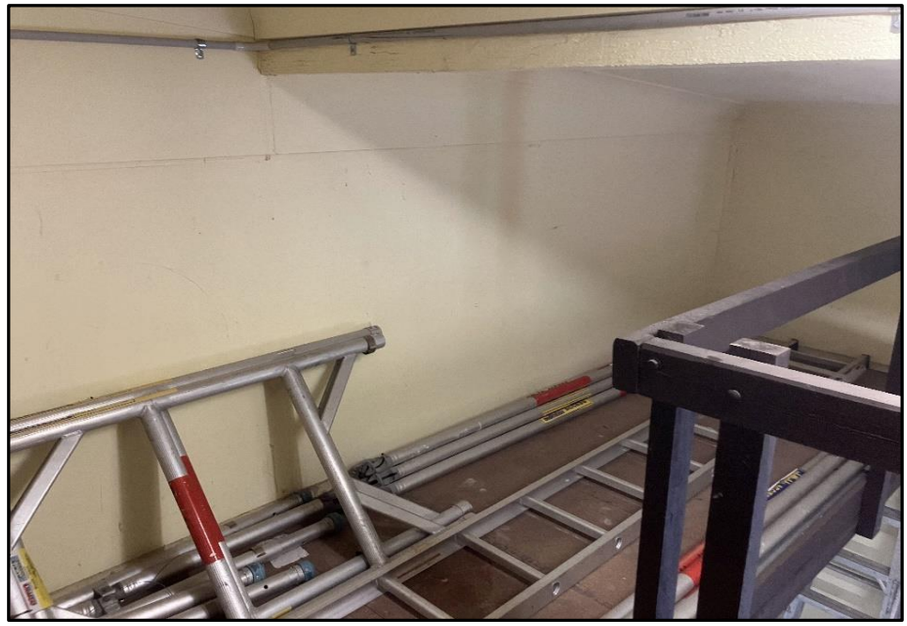


Photograph 9: Senior's Gym, interior, southern store room, wall linings generally, fibre cement product, suspected asbestos.



Photograph 10: Senior's Gym, interior, southern store room, fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

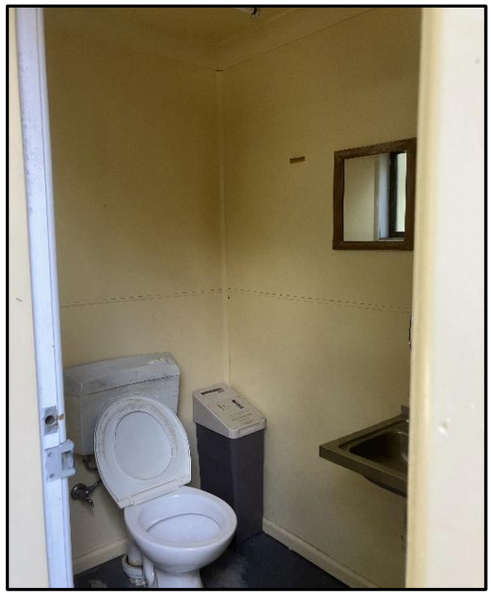


Photograph 11: Senior's Gym, interior, southern store room, wall linings generally, fibre cement product, suspected asbestos.

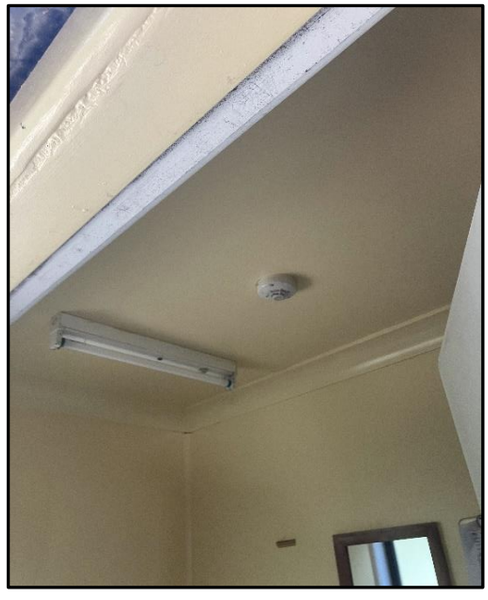


Photograph 12: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	6
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 13: Senior's Gym, interior, toilet adjacent southern store room, wall / ceiling linings generally, fibre cement product, suspected asbestos.



Photograph 14: Senior's Gym, interior, toilet adjacent southern store room, wall / ceiling linings generally, fibre cement product, suspected asbestos. Fluorescent light fitting (PCB suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: Senior's Gym, interior, toilet adjacent southern store room, wall / ceiling linings generally, fibre cement product, suspected asbestos.



Photograph 16: Senior's Gym, exterior, walls generally, weatherboard linings, fibre cement product, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

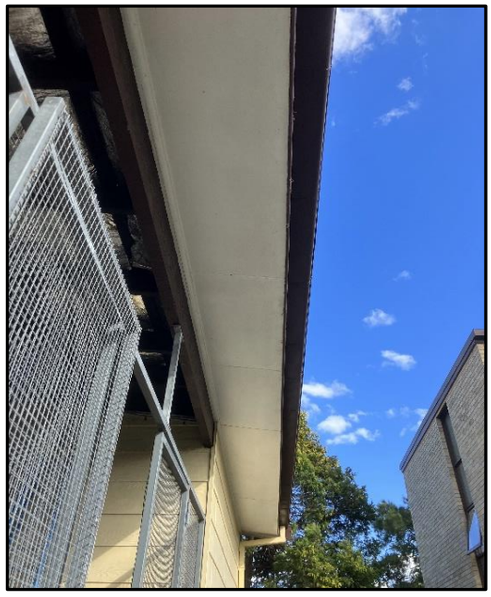


Photograph 17: Senior's Gym, exterior, walls generally, weatherboard linings, fibre cement product, suspected non-asbestos.



Photograph 18: Senior's Gym, exterior, eave linings generally, fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: Senior's Gym, exterior, eave linings generally, fibre cement product, suspected asbestos.



Photograph 20: Senior's Gym, exterior, eave linings generally, fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 22: Senior's Gym, exterior, north façade, gable lining, suspected fibre cement sheeting, suspected asbestos. Texture render, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

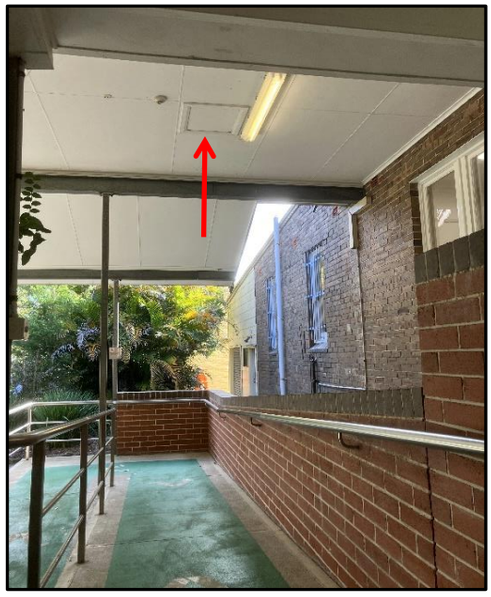


Photograph 23: Senior's Gym, exterior, walls generally, weatherboard linings, fibre cement product, suspected non-asbestos.

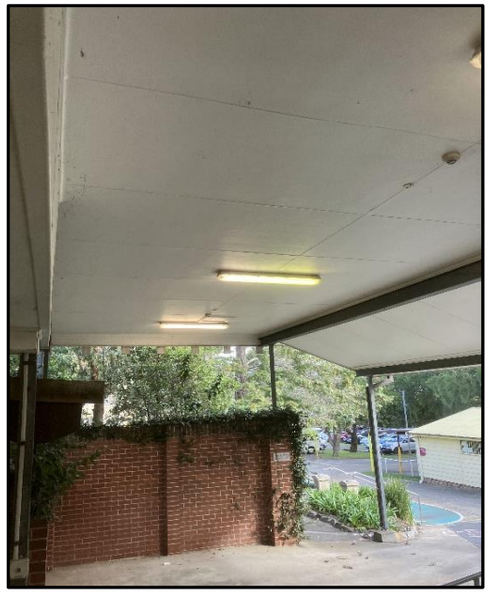


Photograph 24: Senior's Gym, subfloor (via southern access hatch), throughout, materials in general, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

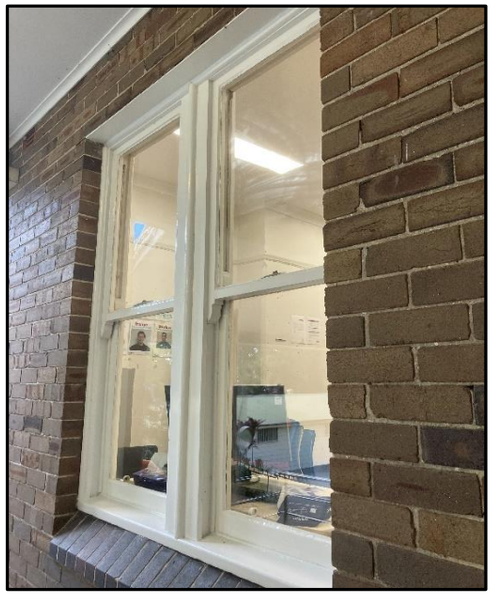


Photograph 25: Senior's Gym, exterior, southern awning, roof cavity, materials in general, inaccessible (height).



Photograph 26: Senior's Gym, exterior, southern awning, ceiling lining generally, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: Senior's Gym, interior generally, sash windows, woven cord, suspected non-asbestos.



Photograph 28: Senior's Gym, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: Senior's Gym, exterior, southern awning, fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

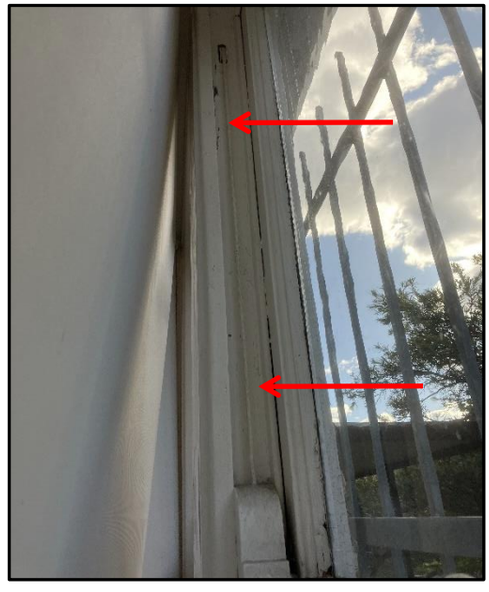


Photograph 30: Senior's Gym, exterior, southern awning, fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: Senior's Gym, exterior, south façade, gable lining, suspected fibre cement sheeting, suspected asbestos.



Photograph 32: Senior's Gym, interior generally, sash windows, woven cord, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	16
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 33: Senior's Gym, subfloor (via southern access hatch).



Photograph 34: Senior's Gym, subfloor (via southern access hatch).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: Senior's Gym, subfloor (via southern access hatch).

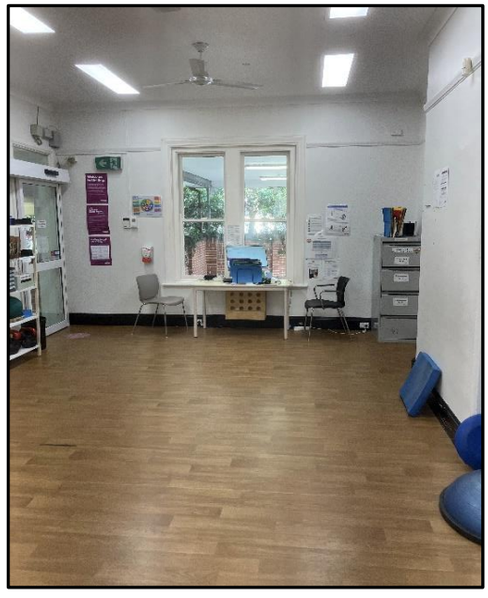


Photograph 36: Senior's Gym, subfloor (via southern access hatch).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: Senior's Gym, western exterior, maintenance / utility area, infill panel above entrance door, suspected fibre cement sheeting, suspected asbestos.

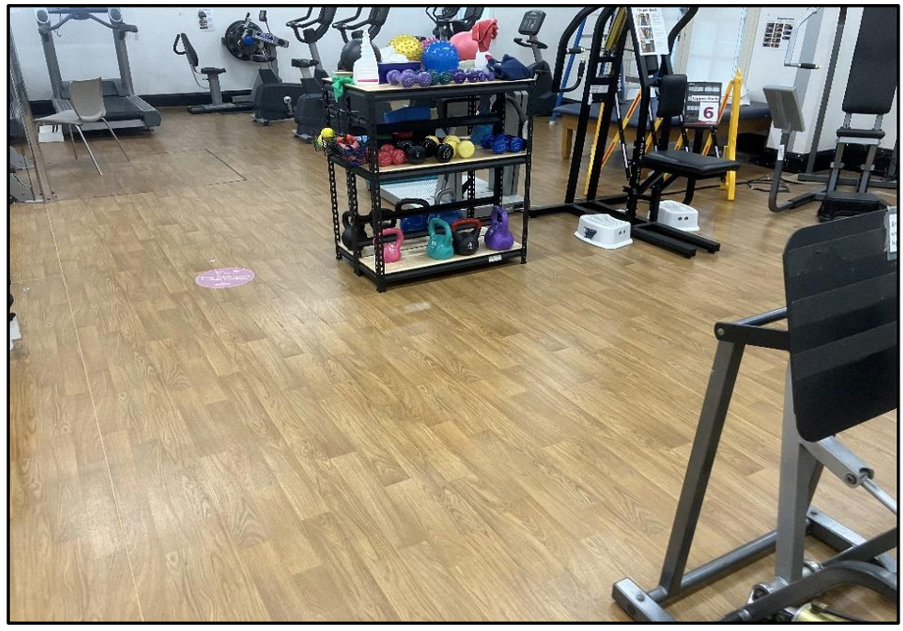


Photograph 38: Senior's Gym, rooms and areas in general, floor below exposed linings (e.g., vinyl , carpet), floor substrate(s), generally inaccessible (due occupation, requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: Senior's Gym, interior, ceiling generally, ceiling fans, internal components (e.g. capacitors, ballasts etc.), PCB (suspected). Fluorescent light fittings (nil PCB suspected)



Photograph 40: Senior's Gym, rooms and areas in general, floor below exposed linings (e.g., vinyl , carpet), floor substrate(s), generally inaccessible (due occupation, requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	20
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 41: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

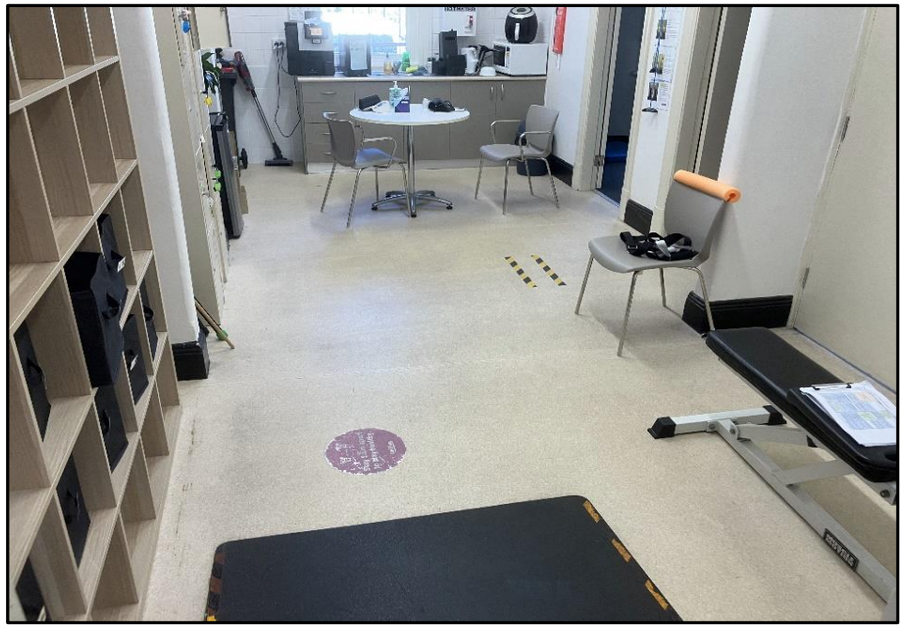


Photograph 42: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

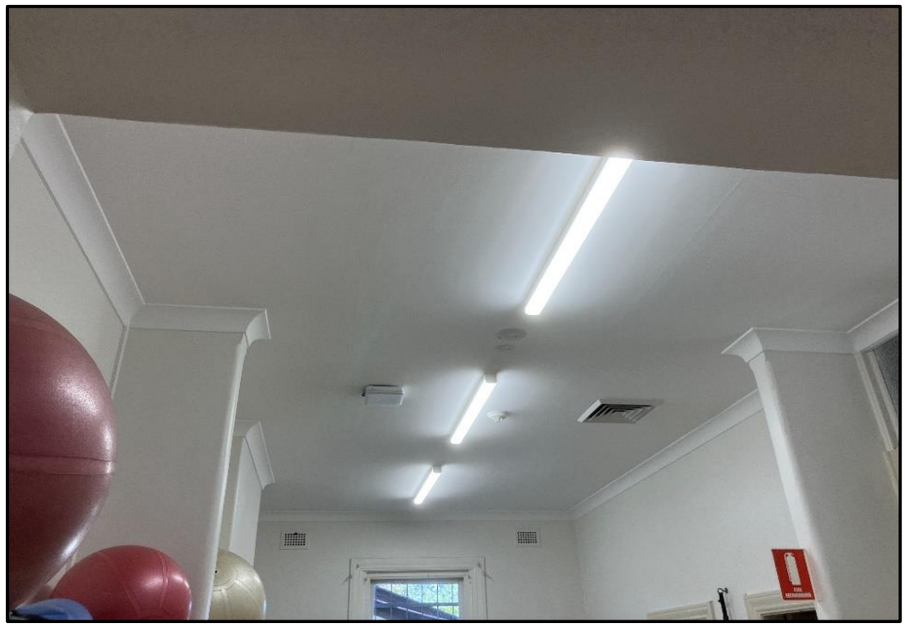


Photograph 43: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 44: Senior's Gym, rooms and areas in general, floor below exposed linings (e.g., vinyl , carpet), floor substrate(s), generally inaccessible (due occupation, requires destructive inspection).

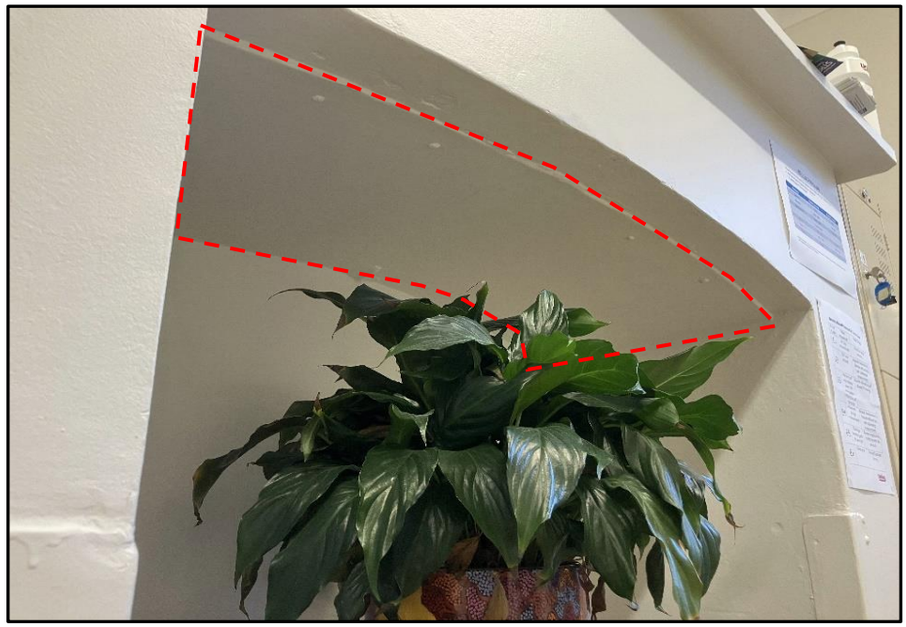
Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	22
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 45: Senior's Gym, kitchen area, fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 46: Senior's Gym, kitchen, fire place, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc)., suspected asbestos.

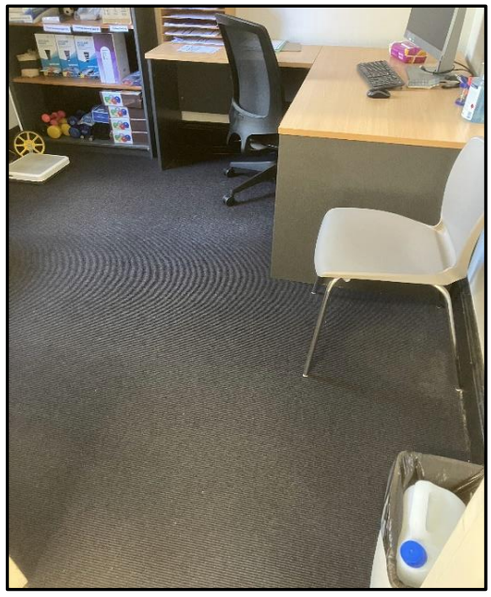


Photograph 47: Senior's Gym, kitchen, fire place, lining above fire box, suspected fibre cement sheeting, suspected asbestos.



Photograph 48: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 49: Senior's Gym, rooms and areas in general, floor below exposed linings (e.g., vinyl , carpet), floor substrate(s), generally inaccessible (due occupation, requires destructive inspection).



Photograph 50: Senior's Gym, rooms and areas in general, floor below exposed linings (e.g., vinyl , carpet), floor substrate(s), generally inaccessible (due occupation, requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 25 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

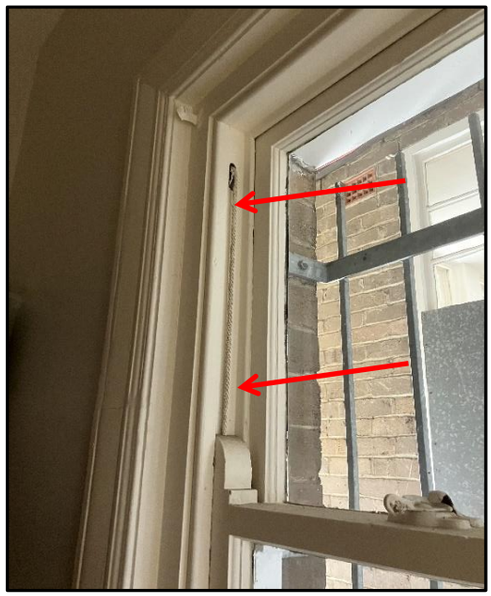


Photograph 51: Senior's Gym, cleaner's store at southwestern side of kitchen, fluorescent light fitting(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 52: Senior's Gym, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 26 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

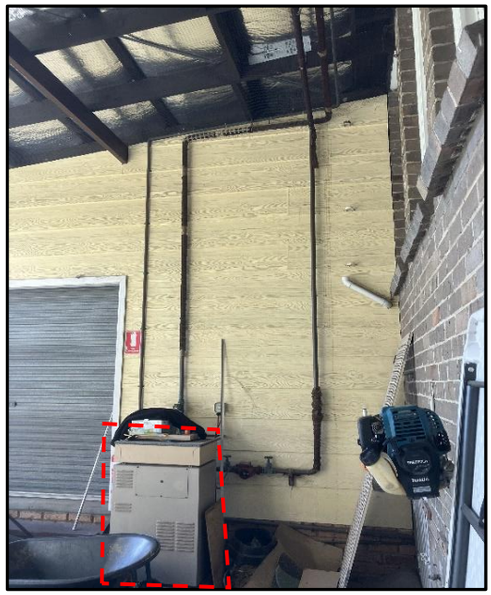


Photograph 53: Senior's Gym, interior generally, sash windows, woven cord, suspected non-asbestos.

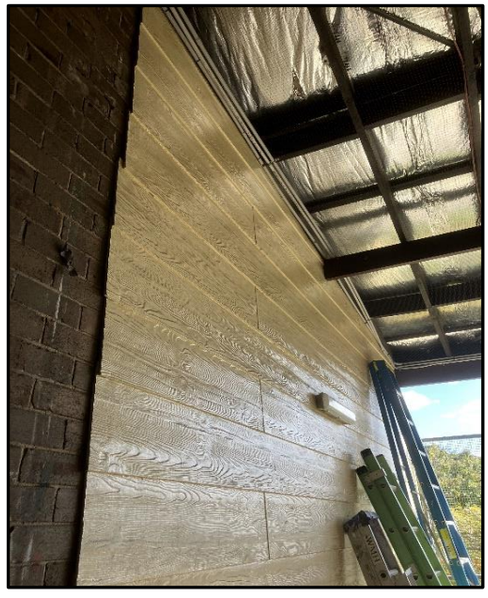


Photograph 54: Senior's Gym, western exterior, maintenance / utility area, underside of roof, bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 27 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 55: Senior's Gym, western exterior, maintenance / utility area, Raypak hot water unit, bulk insulation, SMF or foam (suspected).



Photograph 56: Senior's Gym, western exterior, maintenance / utility area, walls generally, weatherboard linings, fibre cement product, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 28 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

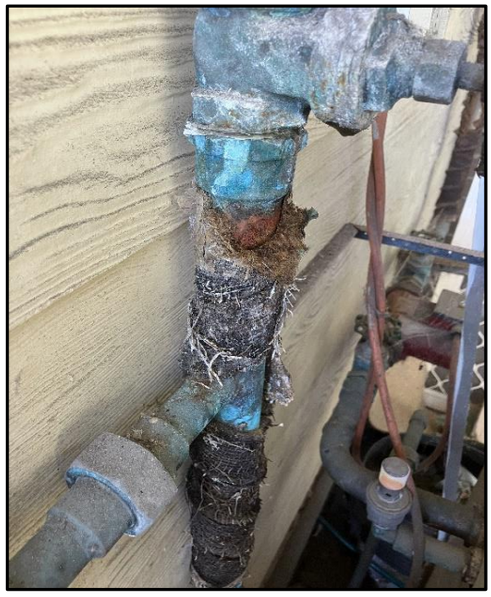


Photograph 57: Senior's Gym, western exterior, maintenance / utility area, walls generally, weatherboard linings, fibre cement product, suspected non-asbestos.



Photograph 58: Senior's Gym, western exterior, maintenance / utility area, Raypak hot water unit, bulk insulation, SMF or foam (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	29
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 59: Senior's Gym, western exterior, maintenance / utility area, hot water pipe work, fibrous insulation, suspected non-asbestos.



Photograph 60: Senior's Gym, western exterior, maintenance / utility area, hot water pipe work, fibrous insulation, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 30 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 61: Senior's Gym, western exterior, maintenance / utility area, hot water pipe work, fibrous insulation, suspected non-asbestos.



Photograph 62: Senior's Gym, western exterior, maintenance / utility area, hot water pipe work, fibrous insulation, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 31 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 63: Senior's Gym, western exterior, maintenance / utility area, hot water pipe work, fibrous insulation, suspected non-asbestos.



Photograph 64: Senior's Gym, western exterior, maintenance / utility area, hot water pipe work, fibrous insulation, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 32 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix K

HAZMAT Register – 2 & 4 Church Street

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
2 Church Street	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in other areas of the same building are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
2 Church Street	main dwelling, interior, ground floor	laundry, floor throughout	red vinyl floor tiles and adhesive	NAA 83707-3001755-1	**asbestos detected by analysis**	Not accessed for assessment by DP							Suspected Low to Moderate	53	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	main dwelling, interior, ground floor	laundry, floor throughout	cream vinyl floor tiles and adhesive	NAA 83707-300175-2	**asbestos detected by analysis**	Not accessed for assessment by DP							Suspected Low to Moderate	53	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	main dwelling, interior, ground floor	laundry, floor throughout	green vinyl floor tiles and adhesive	NAA 83707-3001755-3	**asbestos detected by analysis**	Not accessed for assessment by DP							Suspected Low to Moderate	53	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	main dwelling, interior, ground floor	kitchen, floor throughout	sheet vinyl	NAA 83707-3001755-4	**asbestos detected by analysis**	Not accessed for assessment by DP.							Suspected Low to Moderate	54	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance. **Caution advised since sheet vinyl may incorporate friable asbestos backing material.**
2 Church Street	main dwelling, interior, ground floor	extension, floor throughout (below carpet)	vinyl tiles	NAA 83707-3001755-5	no asbestos detected by analysis	Not accessed for assessment by DP							N/A	N/A	Property not accessed by DP during this assessment. Asbestos not identified during a previous assessment by Noel Arnold & Associates in 2011.
2 Church Street	main dwelling, exterior, ground floor	extension throughout, wall cladding	fibre cement sheet	NAA 83707-3001755-6	**asbestos detected by analysis**	Not accessed for assessment by DP							Suspected Low to Moderate	55	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	main dwelling, interior, ground floor	extension throughout, wall cladding	fibre cement sheet	similar NAA 83707-3001755-6	**suspected asbestos**	Not accessed for assessment by DP							Suspected Low to Moderate	56	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
2 Church Street	garage / carport, throughout	ceiling	fibre cement sheet	NAA 83707-3001755-7	**asbestos detected by analysis**	Not accessed for assessment by DP							Suspected Low to Moderate	58	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	garage / carport, throughout	fascia	fibre cement sheet	refer NAA 83707-3001755-7	**suspected asbestos**	Not accessed for assessment by DP							Suspected Low to Moderate	59	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	garage / carport, throughout	eaves	fibre cement sheet	refer NAA 83707-3001755-7	**suspected asbestos**	Not accessed for assessment by DP							Suspected Low to Moderate	60	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of asbestos when access available and prior to any disturbance.
2 Church Street	external shed / store	throughout	materials in general	N/A	no asbestos reported in NAA register	Not accessed for assessment by DP							N/A	N/A	Property not accessed by DP during this assessment. Asbestos not identified during a previous assessment by Noel Arnold & Associates in 2011.
4 Church Street	exterior, western façade	gable lining above round window	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	2	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	exterior, northern façade	gable lining above balcony	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	5	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	exterior generally	gable linings generally	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	30	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	exterior, roof	linings below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	upper level	southern façade, wall cladding	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
4 Church Street	upper level	eave linings generally	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	6, 44	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	upper level	northern balcony, ceiling lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	43	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	ground level	northern façade, head lining above window / door set	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	ground level	northern façade, lining to underside of balcony	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	exterior generally	timber window frames	glazing putty	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	8, 9	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
4 Church Street	exterior	glass brick windowlight	mortar	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
4 Church Street	exterior, eastern façade	new electrical cabinet	contents generally	N/A	no asbestos identified visually	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	18	No asbestos identified visually.
4 Church Street	interior generally	floor below exposed linings (e.g., vinyl)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	20	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
4 Church Street	interior generally	blue vinyl sheeting	fibrous backing (if present)	N/A	**suspected asbestos**	3	1	1	1	2	1	9	Low	20, 22, 23	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
4 Church Street	interior, ground level	rear toilet, ceiling	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	21	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior, ground level, shower	ceiling lining	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior, ground level, shower	floor and walls below ceramic tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior, ground level, kitchen	substrate below splashback / cabinetry	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior generally	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	28, 32, 34, 35	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	33, 37	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
4 Church Street	interior	ceiling cavities generally	materials in general	N/A	access limited	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Access limited due to number, height, location and size of access points. Conduct further confirmatory inspection, sampling and analysis for asbestos upon vacant possession and prior to any disturbance (including from renovation, demolition and maintenance work).
4 Church Street	interior, upper level	ceiling cavity access hatch	fibre cement sheeting	N/A	**suspected asbestos**	1	1	2	2	2	1	9	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

DP Project No: 204088.02
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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
4 Church Street	interior, upper level	ceiling cavity, eave linings or similar	fibre cement sheeting	N/A	**suspected asbestos**	1	1	3	1	0	1	7	Low	31, 49, 50	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior, upper level	attic, eave linings or similar	fibre cement sheeting	N/A	**suspected asbestos**	1	1	3	1	2	1	9	Low	38, 39	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior, upper level, bathroom	ceiling lining	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	40, 41	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	interior, upper level, bathroom area	floor and walls below ceramic tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	1	1	6	Low	40, 41, 42	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
4 Church Street	exterior	façade generally	textured paint	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	25	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
4 Church Street	subfloor	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
4 Church Street	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
4 Church Street	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
2 Church Street	main dwelling, exterior, ground floor	windows and door frames	cream paint system	NAA 83707-3001755-2546	**positive for lead**	N/A	N/A	57	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2011. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
2 Church Street	external shed / store	throughout	materials in general	N/A	N/A	N/A	N/A	N/A	No lead paint reported in a previous assessment by Noel Arnold & Associates in 2011 which indicates structure was built circa 2000's. Confirm status of HAZMAT prior to any disturbance.
2 Church Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	N/A	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
4 Church Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	7, 10, 15, 16, 17, 29	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
2 Church Street	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
2 Church Street	external shed / store	ceiling cavities	materials in general	N/A	not accessed by DP	N/A	No lead containing dust reported in a previous assessment by Noel Arnold & Associates in 2011 which indicates structure was built circa 2000's. Confirm status of HAZMAT prior to any disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
4 Church Street	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	36, 48	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
2 Church Street	main dwelling, interior	ceiling space, central, hot water unit	insulation	N/A	**SMF (suspected)**	51	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of material when access available and prior to any disturbance.
2 Church Street	main dwelling, interior, ground floor	laundry, northeast, hot water unit	insulation	N/A	**SMF (suspected)**	52	Property not accessed by DP during this assessment however asbestos identified during a previous assessment by Noel Arnold & Associates in 2011. Material suspected to remain in place. Confirm status of material when access available and prior to any disturbance.
2 Church Street	rooms and areas in general	throughout	materials in general	N/A	not accessed	N/A	Area not accessed. SMF insulation similar to that identified in other areas of the same building is generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).
2 Church Street	external shed / store	throughout	materials in general	N/A	not accessed by DP	N/A	No SMF reported in a previous assessment by Noel Arnold & Associates in 2011 which indicates structure was built circa 2000's. Confirm status of HAZMAT prior to any disturbance.

DP Project No: 204088.02
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Uniting Waverley Campus Redevelopment

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
4 Church Street	ceiling cavity	top of ceiling throughout	bulk insulation	N/A	**SMF identified visually**	46, 47	SMF identified visually. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
4 Church Street	ceiling cavity	underside of roof	bulk insulation	N/A	**SMF (suspected)**	46, 47	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

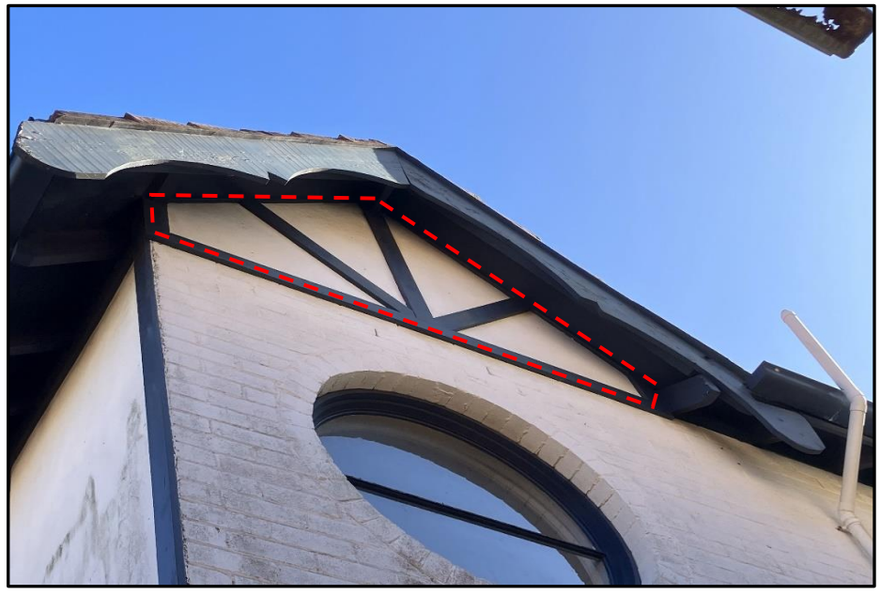
DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
2 Church Street	throughout	older fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	not accessed by DP	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.
2 Church Street	external shed / store	throughout	materials in general	N/A	not accessed by DP	N/A	No PCB reported in a previous assessment by Noel Arnold & Associates in 2011 which indicates structure was built circa 2000's. Confirm status of HAZMAT prior to any disturbance.
4 Church Street	throughout	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB identified	24	No fluorescent light fittings observed during inspection. Confirm presence / absence of PCB by further inspection upon vacant possession and prior to any disturbance.



Photograph 1: 4 Church Street, exterior, roof, linings below verge tiles, suspected fibre cement sheeting, suspected asbestos.



Photograph 2: 4 Church Street, exterior, western façade, gable lining above round window, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

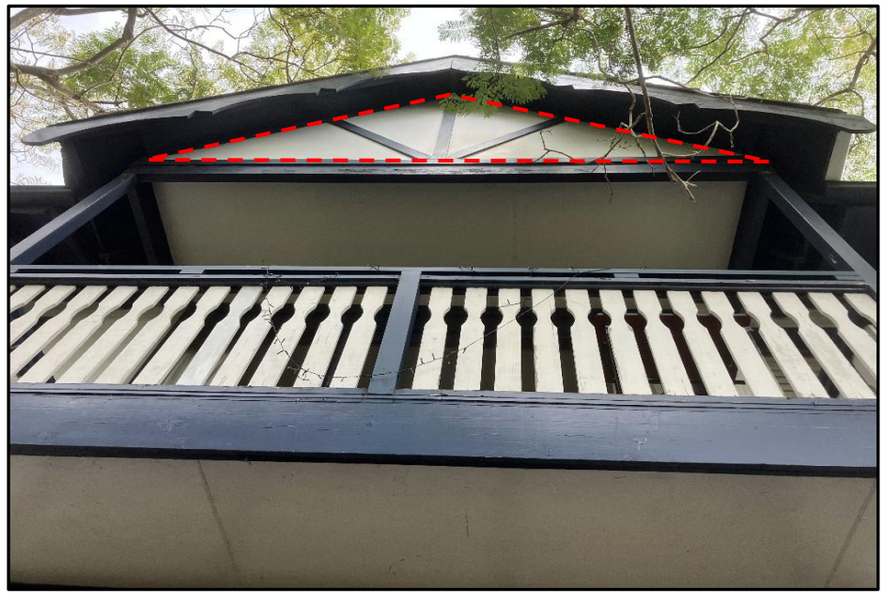


Photograph 3: 4 Church Street, exterior, northern façade.



Photograph 4: 4 Church Street, ground level, northern façade, head lining above window / door set and lining to underside of balcony, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

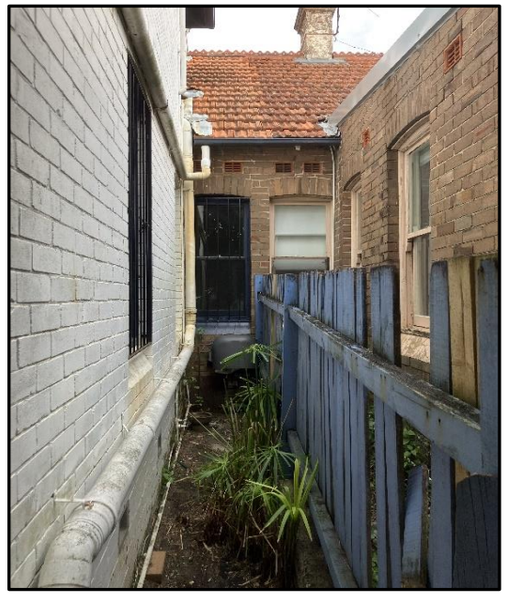


Photograph 5: 4 Church Street, exterior, northern façade, gable lining above balcony, suspected fibre cement sheeting, suspected asbestos.



Photograph 6: 4 Church Street, upper level, eave linings generally, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	3
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

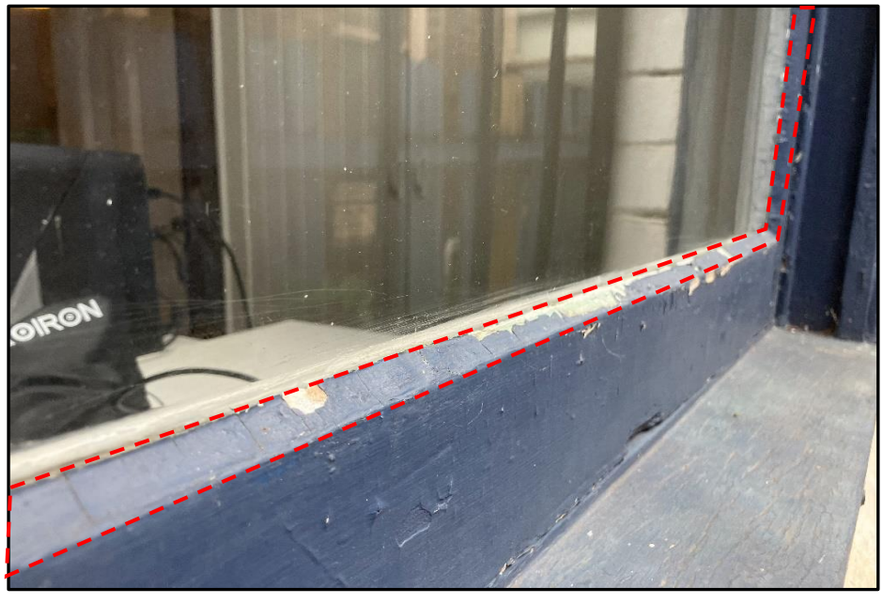


Photograph 7: 4 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.



Photograph 8: 4 Church Street, exterior generally, timber window frames, glazing putty, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: 4 Church Street, exterior generally, timber window frames, glazing putty, suspected non-asbestos.



Photograph 10: 4 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	5
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 11: 4 Church Street, exterior, glass brick windowlight, mortar, suspected non-asbestos.



Photograph 12: 4 Church Street, exterior, side passageway.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: 4 Church Street, interior, ground level, kitchen, substrate below splashback / cabinetry, possible fibre cement product, suspected asbestos.



Photograph 14: 4 Church Street, upper level, southern façade, wall cladding, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 4 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.



Photograph 16: 4 Church Street, exterior generally, timber window frames, glazing putty, suspected non-asbestos. Paints, may comprise lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: 4 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

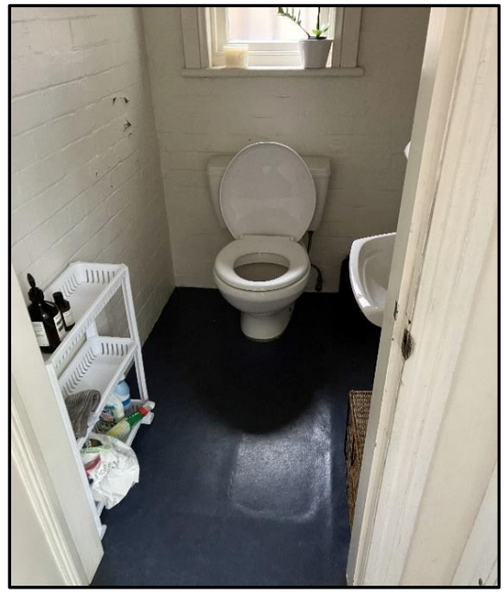


Photograph 18: 4 Church Street, exterior, eastern façade, new electrical cabinet, contents generally, no asbestos identified visually.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	9
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 19: 4 Church Street, exterior, lower level, eaves.

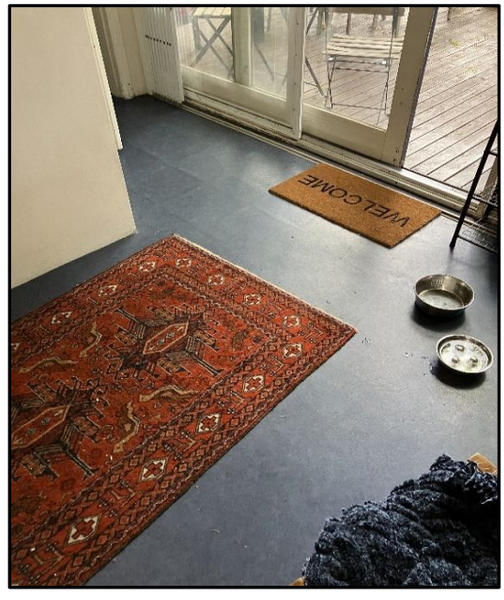


Photograph 20: 4 Church Street, interior generally, blue vinyl sheeting, fibrous backing (if present), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 4 Church Street, interior, ground level, rear toilet, ceiling, suspected fibre cement sheeting, suspected asbestos.



Photograph 22: 4 Church Street, interior generally, blue vinyl sheeting, fibrous backing (if present), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 4 Church Street, interior generally, blue vinyl sheeting, fibrous backing (if present), suspected asbestos.



Photograph 24: 4 Church Street, interior generally, typical light fitting.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 4 Church Street, exterior, façade generally, textured paint, suspected non-asbestos.



Photograph 26: 4 Church Street, interior, ground level, shower, ceiling and floor / walls (below ceramic tiles), suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: 4 Church Street, interior, upper level, ceiling cavity access hatch, fibre cement sheeting, suspected asbestos.



Photograph 28: 4 Church Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	14
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 29: 4 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paints.

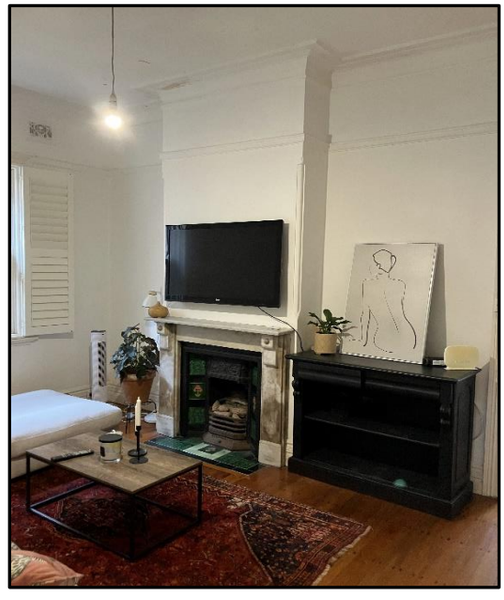


Photograph 30: 4 Church Street, exterior generally, gable linings generally, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: 4 Church Street, interior, upper level, ceiling cavity, eave linings or similar, fibre cement sheeting, suspected asbestos.

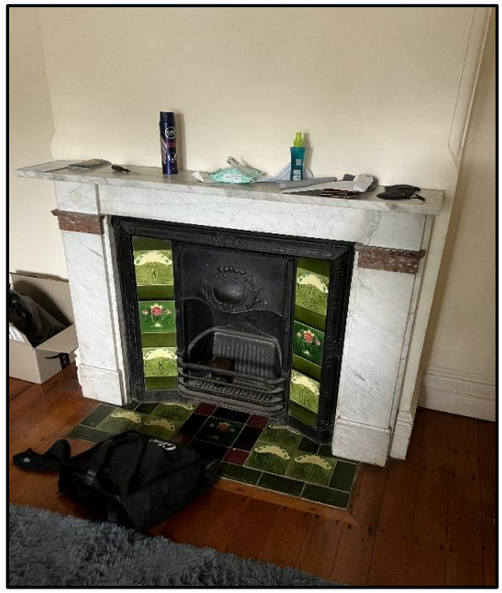


Photograph 32: 4 Church Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: 4 Church Street, interior generally, sash windows, woven cord, suspected non-asbestos.



Photograph 34: 4 Church Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: 4 Church Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc.), suspected asbestos.



Photograph 36: 4 Church Street, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: 4 Church Street, interior generally, sash windows, woven cord, suspected non-asbestos.

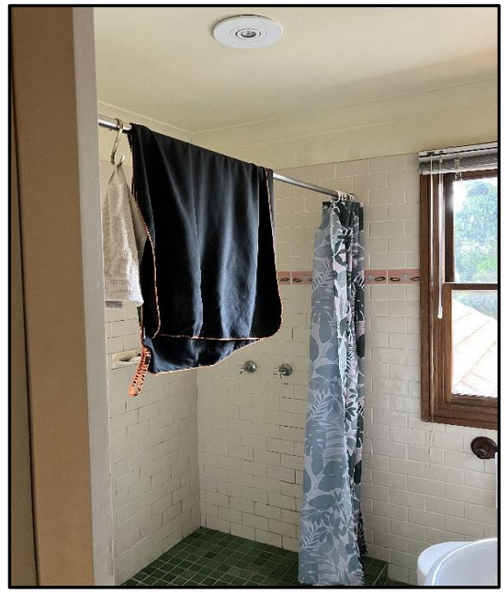


Photograph 38: 4 Church Street, interior, upper level, attic, eave linings or similar, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: 4 Church Street, interior, upper level, attic, eave linings or similar, fibre cement sheeting, suspected asbestos.

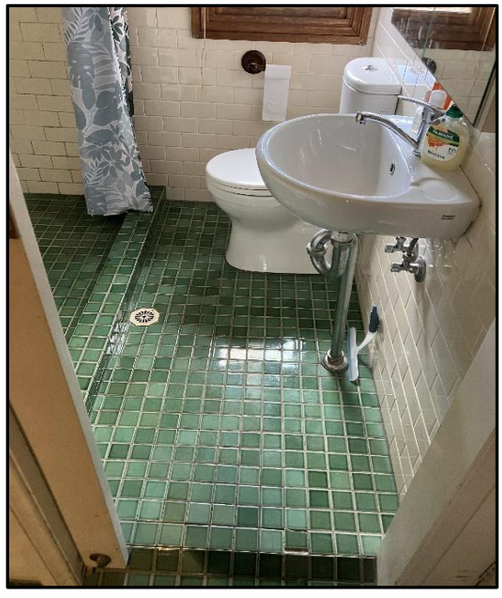


Photograph 40: 4 Church Street, interior, upper level, bathroom area, ceiling and floor / walls (below ceramic tiles), suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 41: 4 Church Street, interior, upper level, bathroom area, ceiling and floor / walls (below ceramic tiles), suspected fibre cement product, suspected asbestos.



Photograph 42: 4 Church Street, interior, upper level, bathroom area, floor / walls (below ceramic tiles), suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 43: 4 Church Street, upper level, northern balcony, ceiling lining, fibre cement sheeting, suspected asbestos.

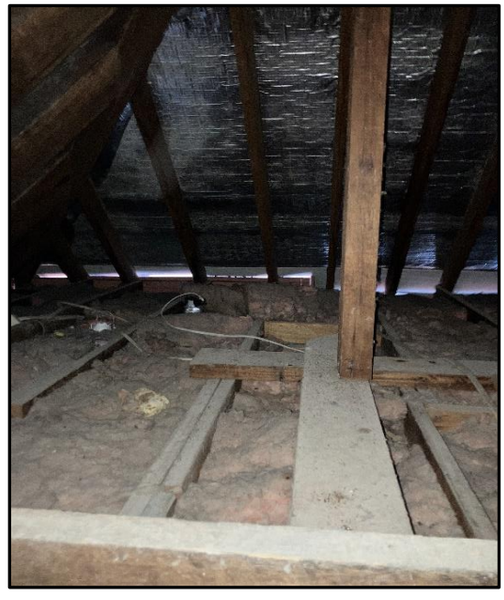


Photograph 44: 4 Church Street, upper level, eave linings generally, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: 4 Church Street, view of rear yard.



Photograph 46: 4 Church Street, ceiling cavity, top of ceiling throughout, bulk insulation, SMF identified visually. Underside of roof, bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	23
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 47: 4 Church Street, ceiling cavity, top of ceiling throughout, bulk insulation, SMF identified visually. Underside of roof, bulk insulation, SMF (suspected).



Photograph 48: 4 Church Street, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 49: 4 Church Street, interior, upper level, ceiling cavity, eave linings or similar, fibre cement sheeting, suspected asbestos.



Photograph 50: 4 Church Street, interior, upper level, ceiling cavity, eave linings or similar, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 25 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 51: 2 Church Street, main dwelling, interior, ceiling space, central, hot water unit, insulation, SMF (suspected).

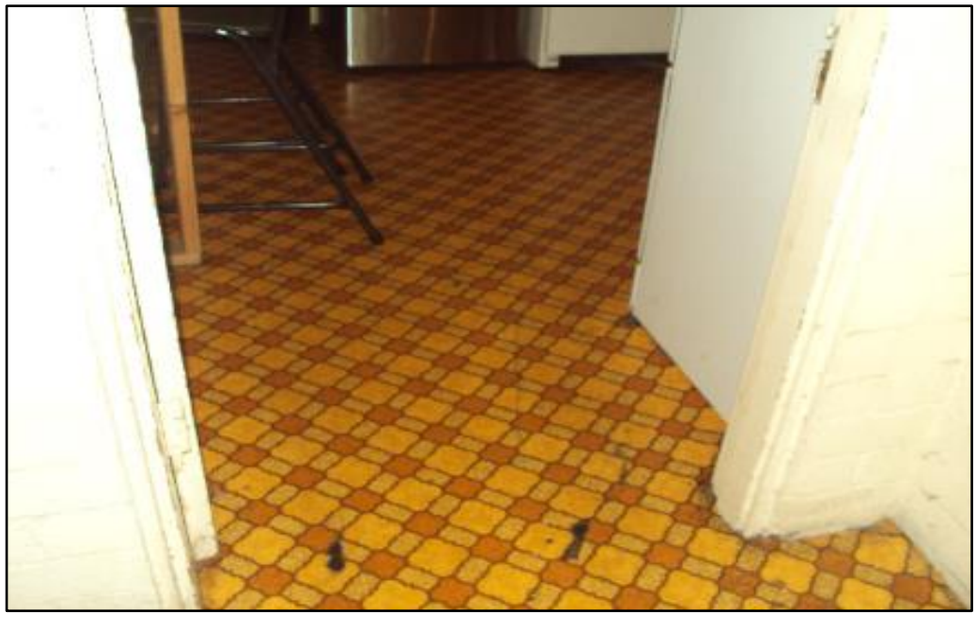


Photograph 52: 2 Church Street, main dwelling, interior, ground floor, laundry, northeast, hot water unit, insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 26 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 53: 2 Church Street, main dwelling, interior, ground floor, laundry, floor tiles throughout, asbestos detected by analysis.



Photograph 54: 2 Church Street, main dwelling, interior, ground floor, kitchen, floor throughout, sheet vinyl, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 27 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 55: 2 Church Street, main dwelling, exterior, ground floor, extension throughout, wall cladding, fibre cement sheet, asbestos detected by analysis.



Photograph 56: 2 Church Street, main dwelling, interior, ground floor, extension throughout, wall cladding, fibre cement sheet, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 28 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 57: 2 Church Street, main dwelling, exterior, ground floor, windows and door frames, cream paint system, may comprise lead paints.



Photograph 58: 2 Church Street, garage / carport, throughout, ceiling, fibre cement sheet, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 29 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 59: 2 Church Street, garage / carport, throughout, fascia, fibre cement sheet, suspected asbestos.



Photograph 60: 2 Church Street, garage / carport, throughout, eaves, fibre cement sheet, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 30 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix L

HAZMAT Register – 6 & 8 Church Street

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
6 Church Street	exterior, rear yard	throughout	materials in general	N/A	limited access (overgrown vegetation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	1	Limited access available for inspection due to overgrown vegetation. Consider conducting a further assessment when improved access is available.
6 Church Street	semi-detached unit in rear yard	linings in general (walls, ceilings and exterior cladding)	fibre cement product(s)	N/A	**suspected asbestos**	1	1	2	2	2	0	8	Low	2, 4 to 8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	semi-detached unit in rear yard	floor below ceramic tiles	suspected fibre cement board	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	exterior, rear sunroom	wall linings	fibre cement sheeting	N/A	**suspected asbestos**	1	2	1	1	3	1	9	Low	3, 13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	exterior, rear sunroom	adjacent ground surfaces	fibre cement sheeting fragments suspected	N/A	**suspected asbestos**	1	3	3	2	2	0	11	Moderate	58	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	rear sunroom	packing at various building joints	fibre cement sheeting fragments	N/A	**suspected asbestos**	1	3	2	1	2	0	9	Low	14, 15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	subfloor	throughout	materials in general	N/A	limited access	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	16, 17, 21	Limited access - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
6 Church Street	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	refer 14, 15	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
6 Church Street	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	2	0	2	11	Moderate	18	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
6 Church Street	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	20	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
6 Church Street	interior, rear sunroom	wall and ceiling linings generally	fibre cement sheeting	N/A	**suspected asbestos**	1	2	1	2	2	1	9	Low	24, 25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, rear sunroom	floor, between floor slabs / panels	mastic / sealant	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	29	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
6 Church Street	interior, rear bathroom and toilet	ceiling linings	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	26, 28	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, rear bathroom and toilet	hot water enclosure, linings (in-situ and ex-situ)	"Hardiflex" fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, rear bathroom and toilet	substate below ceramic floor / wall tiles	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, northwestern bedroom	throughout	materials in general	N/A	inaccessible (floor collapse)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	30, 31	Room generally inaccessible due to floor collapse, Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
6 Church Street	interior, northwestern bedroom	underside of sink unit	suspected bituminous lining	N/A	**suspected asbestos**	0	1	1	1	2	1	6	Low	32	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, northwestern bedroom and kitchen	benchtops	fibrous backing to vinyl sheeting (if present)	N/A	**suspected asbestos**	3	2	1	1	2	1	10	Moderate	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, northwestern bedroom	substate below ceramic wall tiles	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	33	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, centre bedroom	fire place	fibre cement fragments	N/A	**suspected asbestos**	1	3	2	2	2	1	11	Moderate	42	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
6 Church Street	interior, centre bedroom	fire place, infill panel	fibre cement sheeting	N/A	**suspected asbestos**	1	1	2	2	2	1	9	Low	43	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, centre bedroom	fire place, hidden linings / construction waste	moulded fibre cement sheeting	N/A	**suspected asbestos**	1	1	2	2	2	1	9	Low	41	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior generally	fire place(s)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	40, 48	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
6 Church Street	interior, kitchen and adjacent room to east / southeast	floor (inc. below carpet)	fibrous backing to vinyl sheeting	N/A	**suspected asbestos**	3	1	2	2	2	1	11	Moderate	38, 39, 44, 45	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior, southeastern bedroom	sink cabinet	paper lining	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	49	Suspected non-asbestos. Conduct confirmatory sampling and analysis for asbestos prior to disturbance.
6 Church Street	interior, southwestern bedroom	walls generally	wall paper	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	50, 51	Suspected non-asbestos. Conduct confirmatory sampling and analysis for asbestos prior to disturbance.
6 Church Street	interior areas in general	floor below exposed covering materials (e.g., carpet)	substrate(s)	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	47	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
6 Church Street	exterior	southern façade	gable lining	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	52	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	interior / exterior	façade generally	gable linings generally	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	refer 52	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
6 Church Street	exterior, front yard	letter box, top of aperture	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	55, 56	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	exterior, front sidewalk	Telstra pit	fibre cement product	N/A	**suspected asbestos**	1	1	1	3	3	0	9	Low	57	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	roof	below verge tiles	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
6 Church Street	ceiling cavity	throughout	materials in general	N/A	inaccessible (unstable area)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
8 Church Street	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Area not accessed. HAZMAT similar to that identified in 6 and 8 Church Street are generally suspected present. Conduct further assessment for HAZMAT when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
6 Church Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	10, 11, 19, 34 to 37, 46, 53	May comprise lead paint. Conduct confirmatory sampling and analysis prior to any disturbance. **Paints generally in a profoundly deteriorated condition. Ensure access is suitably restricted and conduct confirmatory sampling and analysis prior to any disturbance.** Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
8 Church Street	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	N/A	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
6 Church Street	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
8 Church Street	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
6 Church Street	exterior	western passageway	loose insulation	N/A	**SMF (suspected)**	22, 23	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
6 Church Street	interior, rear bathroom	hot water unit	bulk insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
6 Church Street	interior	ceiling cavity	bulk insulation material	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
8 Church Street	rooms and areas in general	throughout	materials in general	N/A	**not accessed**	N/A	Area not accessed. SMF insulation similar to that identified in 6 and 8 Church Street are generally suspected present. Conduct further assessment for SMF when access available and prior to any disturbance (e.g., renovation, demolition and maintenance work).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
6 Church Street	rooms and areas in general	typical fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	no fluorescent light fittings identified.
8 Church Street	rooms and areas in general	fluorescent light fitting(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	not accessed	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.



Photograph 1: 6 Church Street, exterior, rear yard, throughout, materials in general, limited access (overgrown vegetation).



Photograph 2: 6 Church Street, semi-detached unit in rear yard, linings in general (walls, ceilings and exterior cladding), fibre cement product(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: 6 Church Street, exterior, rear sunroom, wall linings, fibre cement sheeting, suspected asbestos.



Photograph 4: 6 Church Street, semi-detached unit in rear yard, linings in general (walls, ceilings and exterior cladding), fibre cement product(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: 6 Church Street, semi-detached unit in rear yard, linings in general (walls, ceilings and exterior cladding), fibre cement product(s), suspected asbestos.



Photograph 6: 6 Church Street, semi-detached unit in rear yard, linings in general (walls, ceilings and exterior cladding), fibre cement product(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: 6 Church Street, semi-detached unit in rear yard, linings in general (walls, ceilings and exterior cladding), fibre cement product(s), suspected asbestos.



Photograph 8: 6 Church Street, semi-detached unit in rear yard, linings in general (walls, ceilings and exterior cladding), fibre cement product(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: 6 Church Street, semi-detached unit in rear yard, floor below ceramic tiles, suspected fibre cement board, suspected asbestos.



Photograph 10: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 12:

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	6
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 13: 6 Church Street, exterior, rear sunroom, wall linings, fibre cement sheeting, suspected asbestos.



Photograph 14: 6 Church Street, rear sunroom, packing at various building joints, fibre cement sheeting fragments, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 6 Church Street, rear sunroom, packing at various building joints, fibre cement sheeting fragments, suspected asbestos.



Photograph 16: 6 Church Street, subfloor, throughout, materials in general, limited access.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

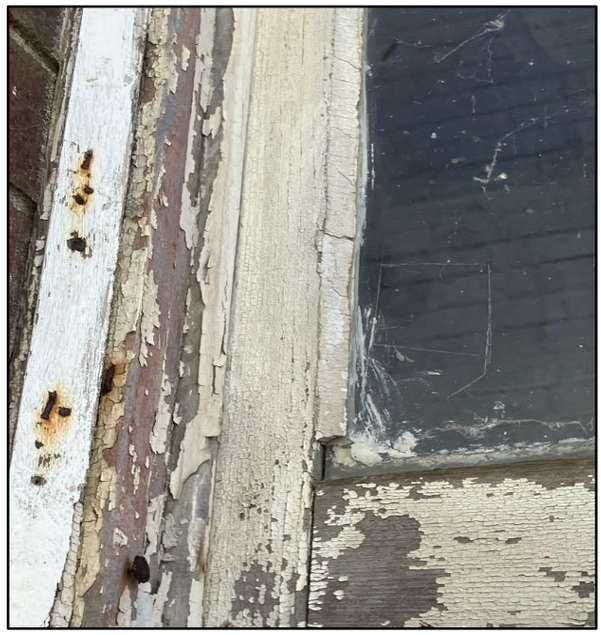


Photograph 17: 6 Church Street, subfloor, throughout, materials in general, limited access.

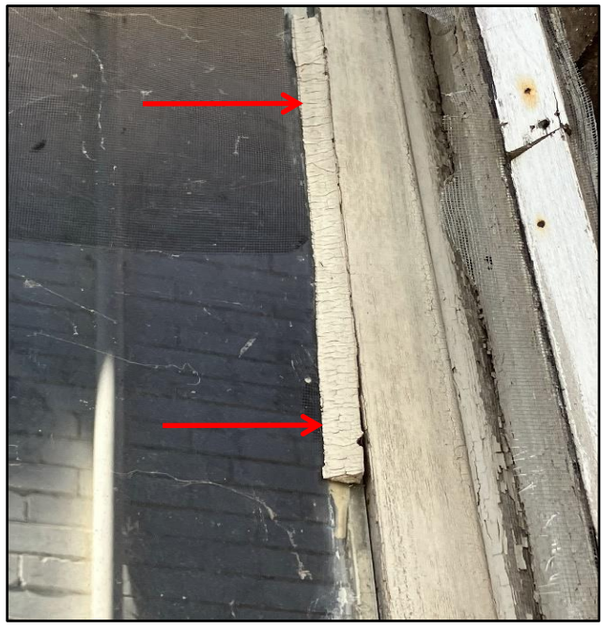


Photograph 18: 6 Church Street, subfloor, ground surfaces in general, suspected fibre cement waste materials / fragments, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 20: 6 Church Street, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 6 Church Street, subfloor, throughout, materials in general, limited access.



Photograph 22: 6 Church Street, exterior, western passageway, loose insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 6 Church Street, exterior, western passageway, loose insulation, SMF (suspected).



Photograph 24: 6 Church Street, interior, rear sunroom, wall and ceiling linings generally, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 6 Church Street, interior, rear sunroom, wall and ceiling linings generally, fibre cement sheeting, suspected asbestos.

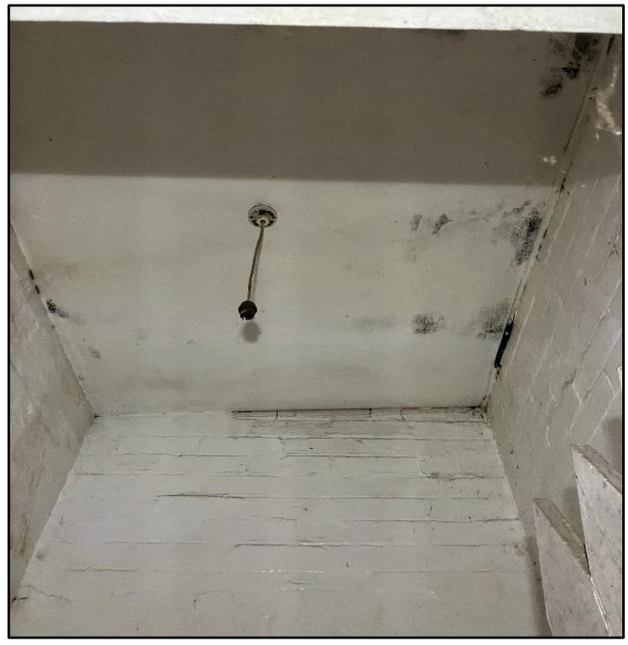


Photograph 26: 6 Church Street, interior, rear bathroom and toilet, ceiling linings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: 6 Church Street, interior, rear bathroom and toilet, hot water enclosure, linings (in-situ and ex-situ) and substrate below ceramic tiles, suspected asbestos.



Photograph 28: 6 Church Street, interior, rear bathroom and toilet, ceiling linings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: 6 Church Street, interior, rear sunroom, floor, between floor slabs / panels, mastic / sealant, suspected non-asbestos.



Photograph 30: 6 Church Street, interior, northwestern bedroom, throughout, materials in general, inaccessible (floor collapse).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: 6 Church Street, interior, northwestern bedroom, throughout, materials in general, inaccessible (floor collapse).



Photograph 32: 6 Church Street, interior, northwestern bedroom, underside of sink unit, suspected bituminous lining, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: 6 Church Street, interior, northwestern bedroom, substate below ceramic wall tiles, possible fibre cement product, suspected asbestos.



Photograph 34: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

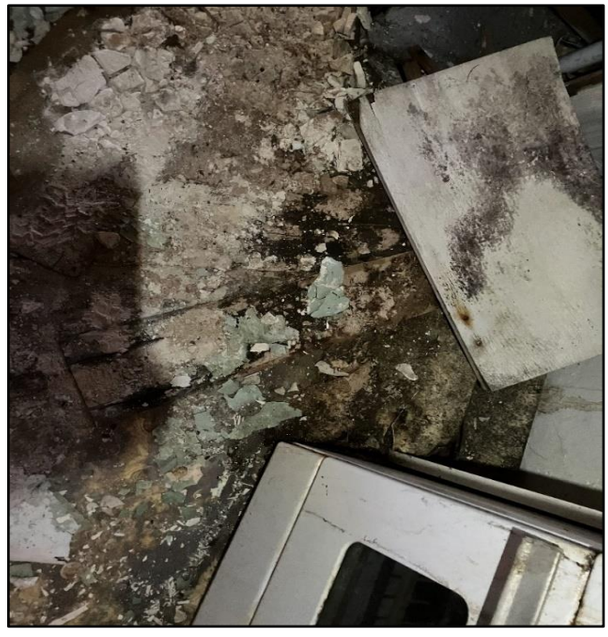


Photograph 36: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 38: 6 Church Street, interior, kitchen and adjacent room to east / southeast, floor (inc. below carpet), fibrous backing to vinyl sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	19
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 39: 6 Church Street, interior, kitchen and adjacent room to east / southeast, floor (inc. below carpet), fibrous backing to vinyl sheeting, suspected asbestos.



Photograph 40: 6 Church Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 41: 6 Church Street, interior, centre bedroom, fire place, hidden linings / construction waste, moulded fibre cement sheeting, suspected asbestos.



Photograph 42: 6 Church Street, interior, centre bedroom, fire place, fibre cement fragments, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 43: 6 Church Street, interior, centre bedroom, fire place, infill panel, fibre cement sheeting, suspected asbestos.

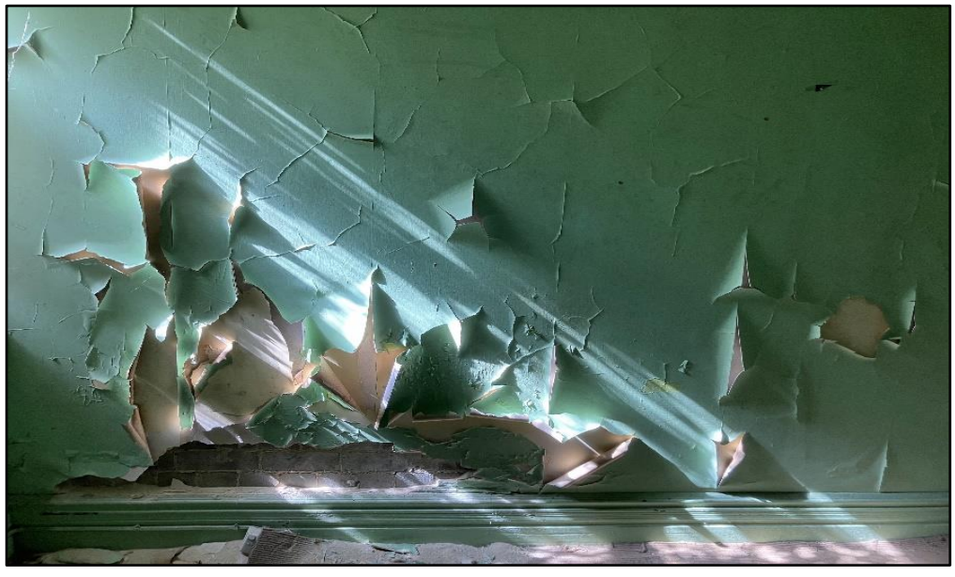


Photograph 44: 6 Church Street, interior, kitchen and adjacent room to east / southeast, floor (inc. below carpet), fibrous backing to vinyl sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: 6 Church Street, interior, kitchen and adjacent room to east / southeast, floor (inc. below carpet), fibrous backing to vinyl sheeting, suspected asbestos.



Photograph 46: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 47: 6 Church Street, interior areas in general, floor below exposed covering materials (e.g., carpet), substrate(s), inaccessible (requires destructive inspection).



Photograph 48: 6 Church Street, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 49: 6 Church Street, interior, southeastern bedroom, sink cabinet, paper lining, suspected non-asbestos.



Photograph 50: 6 Church Street, interior, southwestern bedroom, walls generally, wall paper, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 25 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 51: 6 Church Street, interior, southwestern bedroom, walls generally, wall paper, suspected non-asbestos.

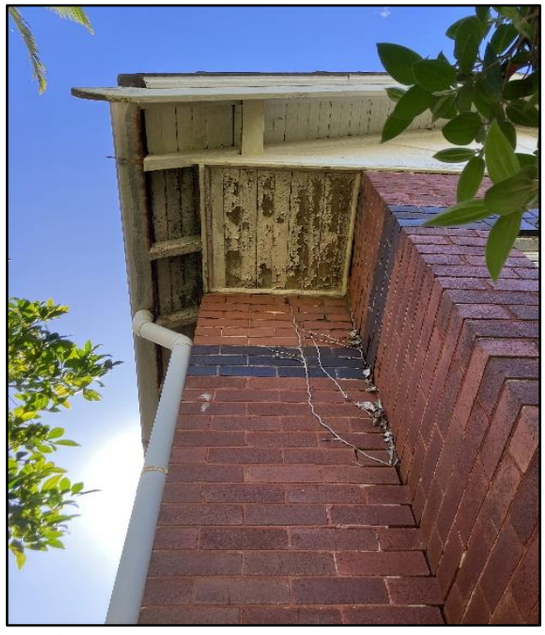


Photograph 52: 6 Church Street, exterior, southern façade, gable lining, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 26 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 53: 6 Church Street, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

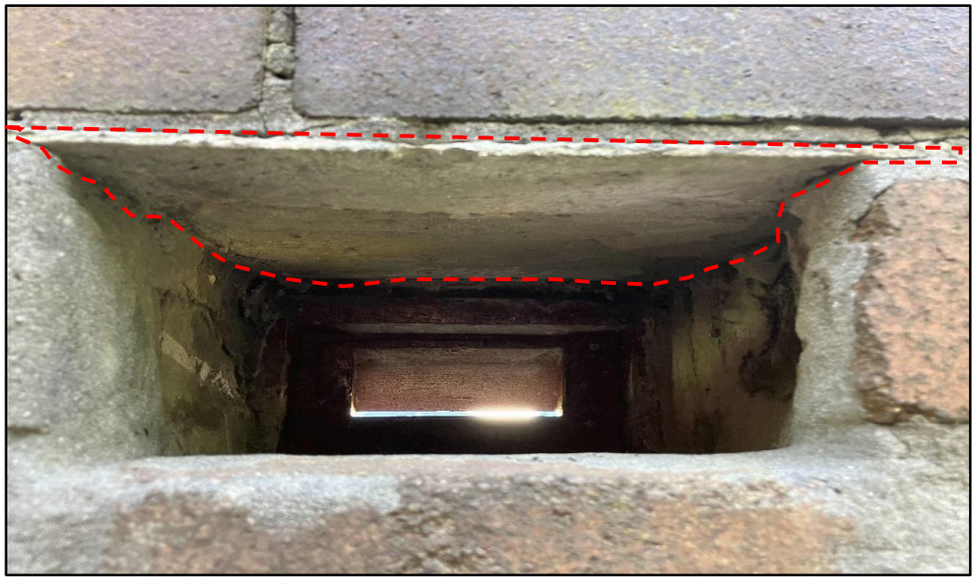


Photograph 54: 6 Church Street, typical eave linings.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	27
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 55: 6 Church Street, exterior, front yard, letter box, top of aperture, fibre cement sheeting, suspected asbestos.



Photograph 56: 6 Church Street, exterior, front yard, letter box, top of aperture, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	28
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 57: 6 Church Street, exterior, front sidewalk, Telstra pit, fibre cement product, suspected asbestos.



Photograph 58: 6 Church Street, exterior, rear sunroom, adjacent ground surfaces, fibre cement sheeting fragments suspected, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	29
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

Appendix M

HAZMAT Register – 162 & 164 Bronte Avenue

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
162 Bronte Road	rooms and areas in general	floor below exposed floor coverings (e.g., vinyl, carpet)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
162 Bronte Road	interior, laundry at rear	below ceramic wall tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, rear section of house	kitchen, portion of walls	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, rear section of house	kitchen, walls behind ceramic tiles and cabinetry generally	possible fibre cement substrate	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, rear section of house	kitchen, ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, rear section of house	living / dining, ceiling	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, bathroom	ceiling	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, bathroom	portion of walls	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior, bathroom	below ceramic floor and wall tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
162 Bronte Road	interior generally	fire place(s) (including any enclosed / hidden)	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4, 5	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
162 Bronte Road	exterior	front porch, ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	1	0	6	Low	21	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	exterior	roof, lining below verge tiles	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	1	0	5	Low	24	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	exterior	electrical cabinet	resinous board	N/A	**suspected asbestos**	0	1	1	2	1	0	5	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior / exterior	flue to laundry at rear of property	internal components	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	interior generally	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
162 Bronte Road	ceiling cavity	water tank	bulk insulation	N/A	**suspected asbestos**	3	1	1	1	1	2	9	Low	23	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
162 Bronte Road	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	28	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
162 Bronte Road	subfloor	throughout	materials in general	N/A	inaccessible (padlocked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
162 Bronte Road	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
162 Bronte Road	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
164 Bronte Road	rooms and areas in general	floor below exposed floor coverings (e.g., vinyl, carpet)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	37, 39	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
164 Bronte Road	interior, laundry at rear	below ceramic wall tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	33	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	interior, bathroom	below ceramic floor and wall tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	34	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	interior, bathroom	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	35	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	interior, bathroom	surrounds of bath	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	34	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	interior, toilet	below ceramic floor tiles	suspected fibre cement board	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	36	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	interior, toilet	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
164 Bronte Road	interior, rear hallway	below ceramic floor / wall tiles	suspected fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	exterior, front porch	electrical cabinet	resinous board	N/A	**suspected asbestos**	0	1	1	2	1	0	5	Low	43	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	exterior	eave linings	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	44, 45, 46	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	ceiling cavity	water tank	bulk insulation	N/A	**suspected asbestos**	3	1	1	1	1	2	9	Low	48	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
164 Bronte Road	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	38	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
164 Bronte Road	subfloor	throughout	materials in general	N/A	inaccessible (padlocked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
164 Bronte Road	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
164 Bronte Road	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

DP Project No: 204088.02
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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
162 Bronte Road	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	1, 2, 3, 9, 10	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
164 Bronte Road	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	30, 31, 32, 47	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
162 Bronte Road	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	17 to 20	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
164 Bronte Road	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	41, 42	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

DP Project No: 204088.02
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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
162 Bronte Road	exterior laundry / toilet	hot water unit (circa 2010)	bulk insulation	N/A	**SMF (suspected)**	8	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
162 Bronte Road	interior, ceiling cavity	underside of roof	bulk insulation	N/A	**SMF (suspected)**	15, 16	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
162 Bronte Road	interior, ceiling cavity	air handling duct work	bulk insulation	N/A	**SMF (suspected)**	18	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
164 Bronte Road	ceiling cavity	air handling ductwork	bulk insulation	N/A	**SMF (suspected)**	40	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
164 Bronte Road	ceiling cavity	underside of roof	bulk insulation	N/A	**SMF (suspected)**	40	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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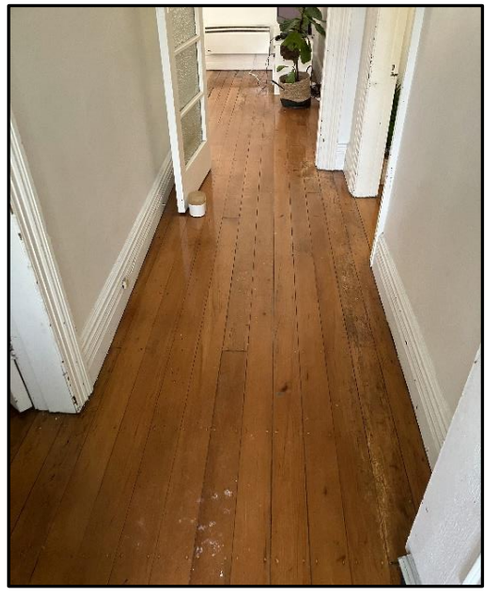
DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
162 Bronte Road	rooms and areas in general	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No fluorescent light fittings identified during inspection.
164 Bronte Road	rooms and areas in general	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No fluorescent light fittings identified during inspection.



Photograph 1: 162 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 2: 162 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

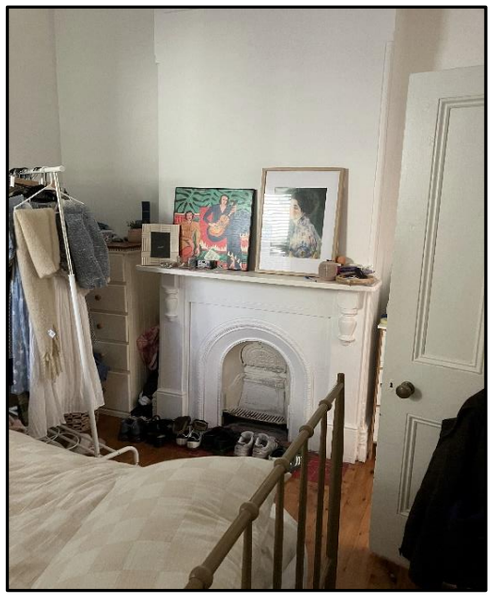


Photograph 3: 162 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 4: 162 Bronte Road, interior generally, fire place(s), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	2
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 5: 162 Bronte Road, interior generally, fire place(s) (including any enclosed / hidden), various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 6: 162 Bronte Road, rooms and areas in general, floor below exposed floor coverings (e.g., vinyl, carpet), substrate(s), limited access (due occupation).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: 162 Bronte Road, interior, rear section of house, living / dining, ceiling, suspected fibre cement product, suspected asbestos.



Photograph 8: 162 Bronte Road, exterior laundry / toilet, hot water unit (circa 2010), bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	4
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 9: 162 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 10: 162 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	5
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

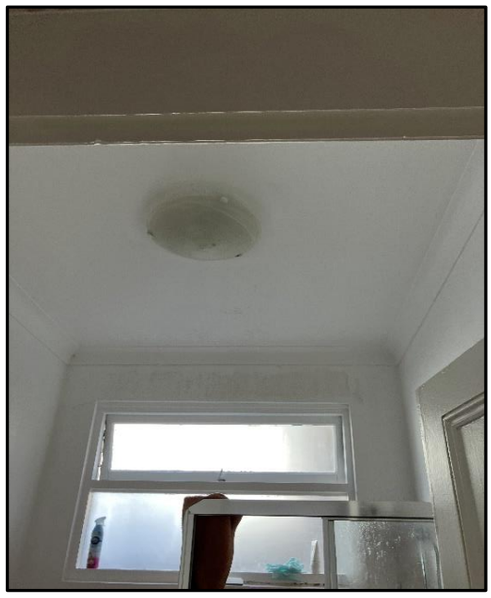


Photograph 11: 162 Bronte Road, exterior, windows frames generally, between window panes and frames, glazing putties / sealants, suspected non-asbestos.

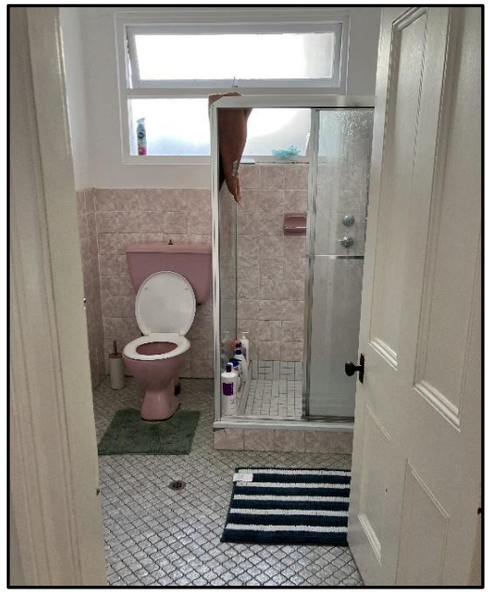


Photograph 12: 162 Bronte Road, interior, bathroom, portion of walls, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	6
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 13: 162 Bronte Road, interior, bathroom, ceiling, suspected fibre cement product, suspected asbestos.



Photograph 14: 162 Bronte Road, interior, bathroom, below ceramic floor and wall tiles, suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: 162 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected. Underside of roof, bulk insulation, SMF (suspected).



Photograph 16: 162 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected. Underside of roof, bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: 162 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.



Photograph 18: 162 Bronte Road, interior, ceiling cavity, air handling duct work, bulk insulation, SMF (suspected). Settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: 162 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.



Photograph 20: 162 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: 162 Bronte Road, exterior, front porch, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 22: 162 Bronte Road, exterior, electrical cabinet, resinous board, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: 162 Bronte Road, ceiling cavity, water tank, bulk insulation, suspected asbestos.

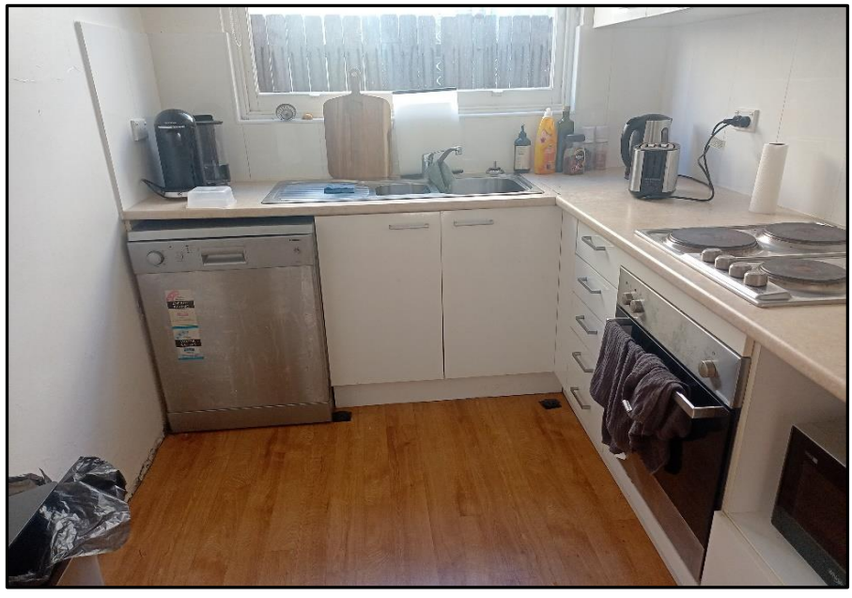


Photograph 24: 162 Bronte Road, exterior, roof, lining below verge tiles, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: 162 Bronte Road, interior, rear section of house, kitchen, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 26: 162 Bronte Road, interior, rear section of house, kitchen, walls behind ceramic tiles and cabinetry generally, possible fibre cement substrate, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	13
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 27: 162 Bronte Road, interior / exterior, flue to laundry at rear of property, internal components, suspected asbestos.



Photograph 28: 162 Bronte Road, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

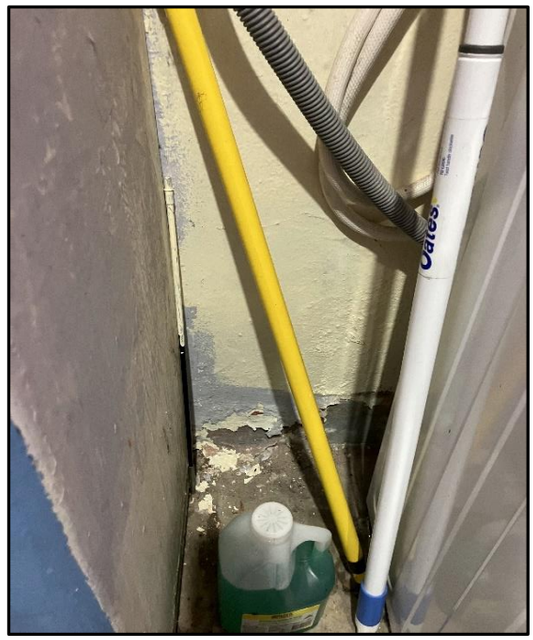


Photograph 29: 164 Bronte Road, exterior, rear yard.



Photograph 30: 164 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

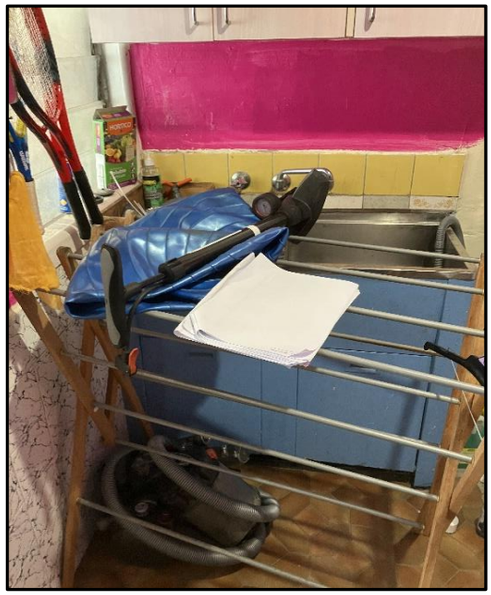


Photograph 31: 164 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 32: 164 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: 164 Bronte Road, interior, laundry at rear, below ceramic wall tiles, suspected fibre cement product, suspected asbestos.



Photograph 34: 164 Bronte Road, interior, bathroom, below ceramic floor and wall tiles, suspected fibre cement product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: 164 Bronte Road, interior, bathroom, ceiling, fibre cement sheeting, suspected asbestos.

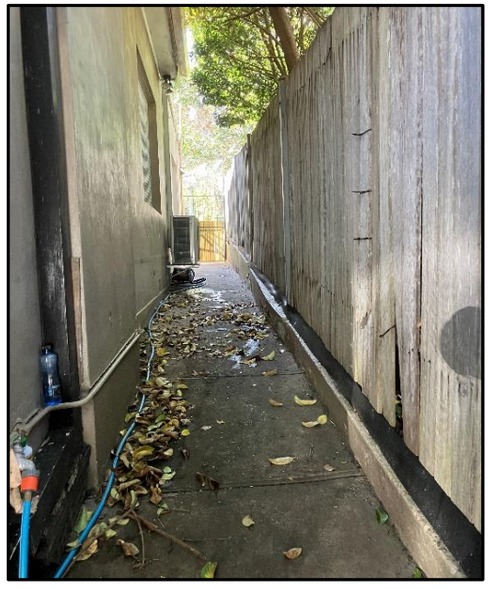


Photograph 36: 164 Bronte Road, interior, toilet, below ceramic floor tiles, suspected fibre cement board, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: 164 Bronte Road, rooms and areas in general, floor below exposed floor coverings (e.g., vinyl, carpet), substrate(s), limited access (due occupation).



Photograph 38: 164 Bronte Road, exterior generally, pavement, expansion gaps, bitumastic, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: 164 Bronte Road, rooms and areas in general, floor below exposed floor coverings (e.g., vinyl, carpet), substrate(s), limited access (due occupation).



Photograph 40: 164 Bronte Road, ceiling cavity, air handling ductwork, bulk insulation, SMF (suspected). Underside of roof, bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 41: 164 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

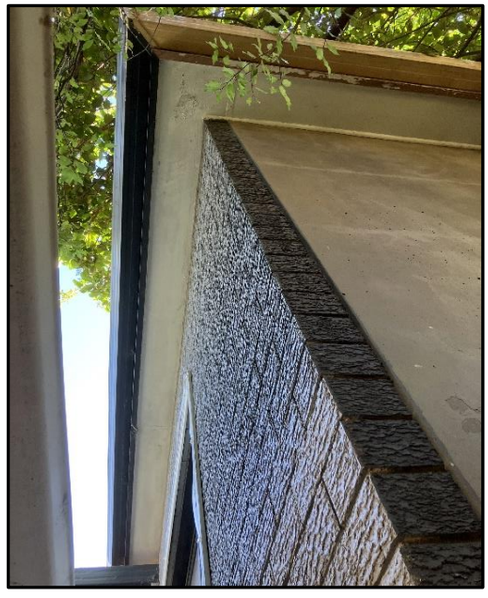


Photograph 42: 164 Bronte Road, throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

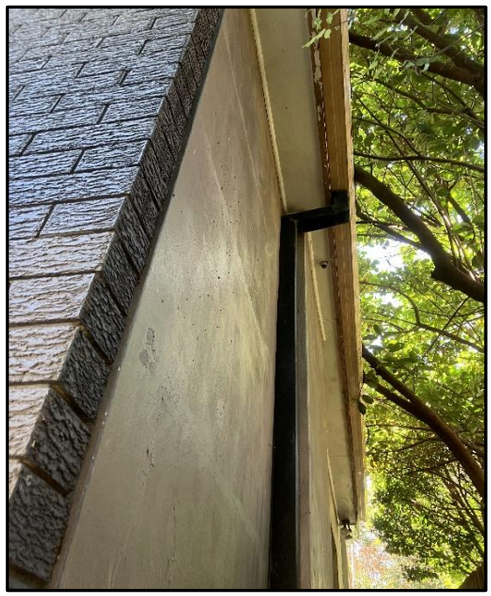


Photograph 43: 164 Bronte Road, exterior, front porch, electrical cabinet, resinous board, suspected asbestos.



Photograph 44: 164 Bronte Road, exterior, eave linings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: 164 Bronte Road, exterior, eave linings, fibre cement sheeting, suspected asbestos.



Photograph 46: 164 Bronte Road, exterior, eave linings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 47: 164 Bronte Road, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 48: 164 Bronte Road, ceiling cavity, water tank, bulk insulation, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix N

HAZMAT Register – Ellerslie Building

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	exterior	windows generally	putty	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	exterior	entry awning, linings	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	exterior	south-eastern side of building	service pit linings	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	18	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	exterior	roof	tiles	N/A	**suspected asbestos**	1	1	1	1	1	0	5	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	exterior	south-western side of building	service pit linings	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	11	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	exterior	south-western corner of building	service pit linings	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	exterior	rear extension	wall lining	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, foyer	infill panels	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	21	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, foyer	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	ground level, rear zone	infill panels	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, rear zone	awning ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, rear zone	underneath hot water unit, packing	fibre cement sheeting	N/A	**suspected asbestos**	1	2	1	2	1	1	8	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, cleaner's room	floor	vinyl tiles	N/A	**suspected asbestos**	0	1	1	2	2	1	7	Low	23	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, rear storeroom 1 & 2	floor	vinyl tiles	N/A	**suspected asbestos**	0	1	1	2	2	1	7	Low	24	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, rear storeroom 3	exterior lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	16	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, admin office	cupboard	electrical panel, internal components (inaccessible)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, admin office	cupboard	base sheeting and infill panels	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, admin office	cupboard	ceiling	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	ground level, printing room	former fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, office	wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	ground level, bathroom at rear	infill panels	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	level 1, balcony office	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, balcony office	wall	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, office 1	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, office 2, and meeting room	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, meeting room balcony	awning	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	level 1, old shower	wall	substrate below tiles	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, old shower	floor	substrate below tiles	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, old shower	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, rear room	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Ellerslie Building (Winston O'Reilly)	level 1, toilet(s)	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, office	wall paper	fibrous material	N/A	**suspected asbestos**	2	0	2	2	2	1	9	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Ellerslie Building (Winston O'Reilly)	level 1, CEO Secretary's Office	wall lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	ceiling cavity	via access hatch at top of stairs	stored fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	1	1	6	Low	N/A	Identified as suspected asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, level 1	wall lining above front external windows	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	N/A	Identified as suspected asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, level 1	eastern enclosed veranda - east, infill panels	fibre cement sheeting	NAA 83707-3000073-B-39	**asbestos detected by analysis**	1	1	1	2	2	1	8	Low	28	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, level 1	eastern enclosed veranda - north and south, walls	fibre cement sheeting	similar to NAA 83707-3000073-B-39	**suspected asbestos**	1	1	1	2	2	1	8	Low	29	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, level 1	eastern enclosed veranda , ceiling	fibre cement sheeting	NAA 83707-3000073-B-40	**asbestos detected by analysis**	1	1	1	1	2	1	7	Low	30	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	interior, level 1	ceiling space, "on ground" (sic)	fibre cement sheeting	NAA 83707-3000073-B-41	**asbestos detected by analysis**	1	2	1	1	1	2	8	Low	31	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, ground floor, medical records section - southwest	walls	corrugated fibre cement sheeting	NAA 83707-3000073-B-42	**asbestos detected by analysis**	1	1	1	2	2	1	8	Low	32	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, ground floor, medical records section - southwest	ceiling	fibre cement sheeting	NAA 83707-3000073-B-43	**asbestos detected by analysis**	1	1	1	1	2	1	7	Low	33	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, ground floor, west	infill panels	fibre cement sheeting	NAA 83707-3000073-B-44	**asbestos detected by analysis**	1	1	1	2	2	0	7	Low	34	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, ground floor, between O'Reilly Building and Medical Records section - west	ceiling	fibre cement sheeting	NAA 83707-3000073-B-45	**asbestos detected by analysis**	1	1	1	1	2	1	7	Low	35	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	exterior, level 1, west	high level infill panels	fibre cement sheeting	NAA 83707-3000073-B-46	**asbestos detected by analysis**	1	2	1	1	2	0	7	Low	36	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, level 1, western veranda	awning	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	37	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, ground floor, Medical Records Section - southwest	cladding	fibre cement sheeting	similar to NAA 83707-3000073-B-42	**suspected asbestos**	1	1	1	2	2	0	7	Low	38	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, level 1	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	39	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, level 1, eastern enclosed veranda - north and south	walls	fibre cement sheeting	similar to NAA 83707-3000073-B-39	**suspected asbestos**	1	1	1	2	2	0	7	Low	40	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	exterior, level 1, eastern enclosed veranda - east	high level infill panels	fibre cement sheeting	similar to NAA 83707-3000073-B-39	**suspected asbestos**	1	1	1	1	2	0	6	Low	41	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	exterior, ground floor - east	awning	fibre cement sheeting	NAA 83707-3000073-B-47	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Asbestos not detected in sample of the material as reported in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Caution advised due to potential variation in material type.
Ellerslie Building (Winston O'Reilly)	interior, ground floor	subfloor, packing material	fibre cement sheeting	NAA 83707-3000073-B-48	**asbestos detected by analysis**	1	2	1	1	1	2	8	Low	42	Asbestos detected in a sample of the material as previously reported by Noel Arnold & Associates (NAA) in 2010. Material may also be analogous to others identified in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Ellerslie Building (Winston O'Reilly)	interior, ground floor	subfloor, ground surface	fibre cement sheeting fragments	similar to NAA 83707-3000073-B-48	**suspected asbestos**	1	3	2	1	1	2	10	Moderate	43	Identified as assumed / suspected asbestos in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Ellerslie Building (Winston O'Reilly)	interior, ground floor / level 1	skirting board	white paint	N/A	**Lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Ellerslie Building (Winston O'Reilly)	interior, ground floor / level 1	door frame	white paint	N/A	**Lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Ellerslie Building (Winston O'Reilly)	interior, ground floor / level 1	window frame	white paint	N/A	**Lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Ellerslie Building (Winston O'Reilly)	interior, ground floor, Medical Records section	door frame	white paint	N/A	**Lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Ellerslie Building (Winston O'Reilly)	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	2, 5, 10	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Ellerslie Building (Winston O'Reilly)	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Ellerslie Building (Winston O'Reilly)	ground level, rear zone	hot water unit	bulk insulation	N/A	**SMF (suspected)**	12	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Ellerslie Building (Winston O'Reilly)	interior, level 1, kitchen, above sink	hot water unit	bulk insulation	N/A	**SMF (suspected)**	3400	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Ellerslie Building (Winston O'Reilly)	ceiling cavity	throughout	bulk insulation	N/A	**SMF (suspected)**	N/A	SMF suspected. Conduct further investigation(s) as required to confirm the status of the material prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Ellerslie Building (Winston O'Reilly)	interior, kitchen	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Ellerslie Building (Winston O'Reilly)	interior generally	older fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	**may contain PCB**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.



Photograph 1: Ellerslie Building (Winston O'Reilly), level 1, office, wall paper, fibrous material, suspected asbestos.



Photograph 2: Ellerslie Building (Winston O'Reilly), interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

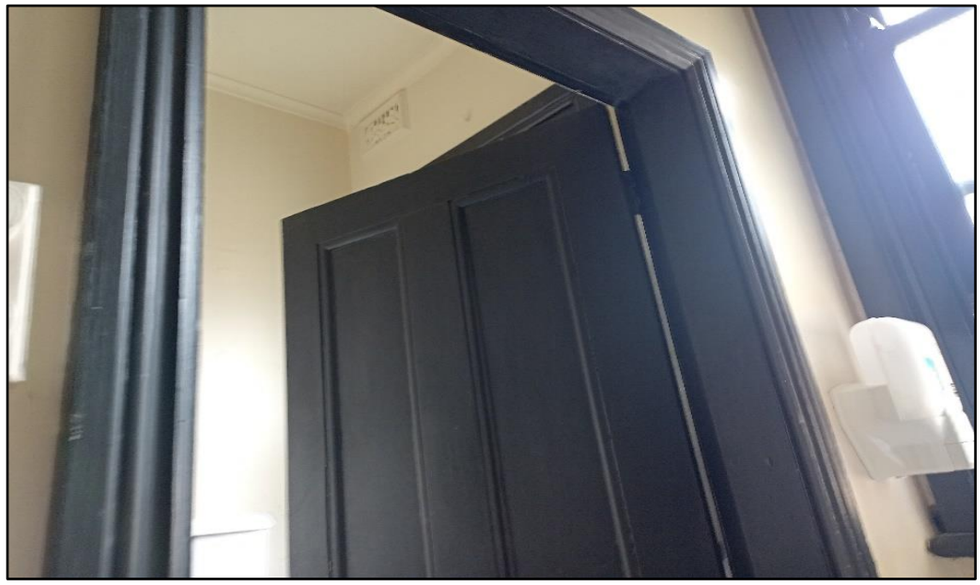


Photograph 3: Ellerslie Building (Winston O'Reilly), level 1, old shower, floor, substrate below tiles, suspected asbestos.



Photograph 4: Ellerslie Building (Winston O'Reilly), level 1, old shower, wall, substrate below tiles, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: Ellerslie Building (Winston O'Reilly), interior and exterior generally, building surfaces in general, paints, may comprise lead paint.



Photograph 6: Ellerslie Building (Winston O'Reilly), level 1, rear room, throughout, materials in general, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
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Photograph 7: Ellerslie Building (Winston O'Reilly), ground level, admin office, wall cupboard, electrical panel, internal components (inaccessible), suspected asbestos.



Photograph 8: Ellerslie Building (Winston O'Reilly), ground level, admin office, cupboard, base sheeting and infill panels, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: Ellerslie Building (Winston O'Reilly), ground level, admin office, cupboard, ceiling, suspected asbestos.



Photograph 10: Ellerslie Building (Winston O'Reilly), interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
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Photograph 11: Ellerslie Building (Winston O'Reilly), exterior, south-western side of building, service pit linings, suspected asbestos.



Photograph 12: Ellerslie Building (Winston O'Reilly), ground level, rear zone, hot water unit, bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
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Photograph 13: Ellerslie Building (Winston O'Reilly), ground level, rear zone, underneath hot water unit, packing, fibre cement sheeting, suspected asbestos.



Photograph 14: Ellerslie Building (Winston O'Reilly), ground level, rear zone, awning ceiling / infill panel(s), fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
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Photograph 15: Ellerslie Building (Winston O'Reilly), exterior, rear extension, wall lining, suspected asbestos.



Photograph 16: Ellerslie Building (Winston O'Reilly), ground level, rear storeroom 3, exterior lining, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
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Photograph 17: Ellerslie Building (Winston O'Reilly), exterior, south-western corner of building, service pit linings, suspected asbestos.



Photograph 18: Ellerslie Building (Winston O'Reilly), exterior, south-eastern side of building, service pit linings, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
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Photograph 19: Ellerslie Building (Winston O'Reilly), exterior, entry awning, linings, fibre cement sheeting, suspected asbestos.



Photograph 20: Ellerslie Building (Winston O'Reilly), exterior, windows generally, putty, suspected asbestos. Roof tiles, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: Ellerslie Building (Winston O'Reilly), ground level, foyer, infill panels, fibre cement sheeting, suspected asbestos.



Photograph 22: Ellerslie Building (Winston O'Reilly), ground level, foyer, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

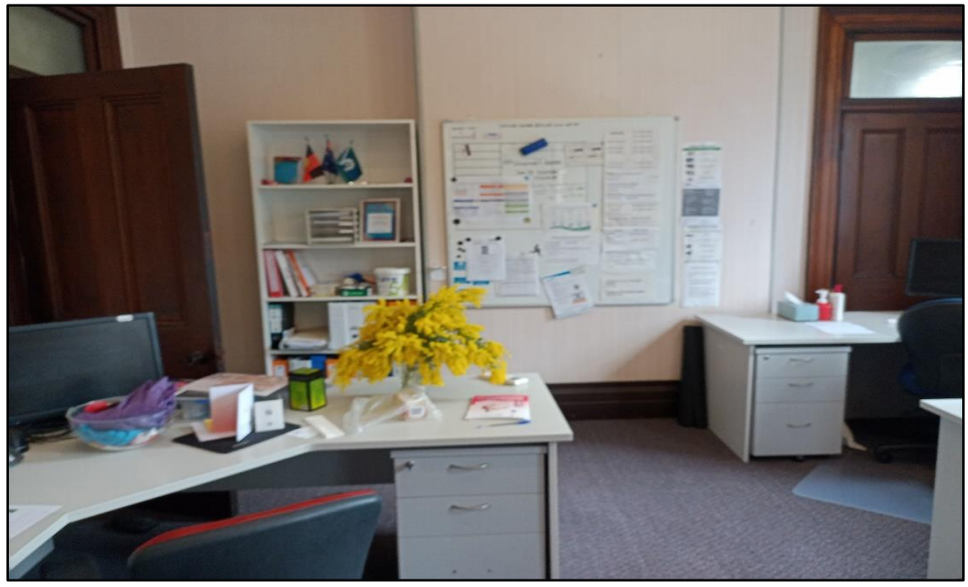


Photograph 23: Ellerslie Building (Winston O'Reilly), ground level, cleaner's room, floor, vinyl tiles, suspected asbestos.



Photograph 24: Ellerslie Building (Winston O'Reilly), ground level, rear storeroom 1 & 2, floor, vinyl tiles, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: Ellerslie Building (Winston O'Reilly), level 1, office 2, and meeting room, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc)., suspected asbestos.



Photograph 26: Ellerslie Building (Winston O'Reilly), ground level, office, wall, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
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Photograph 27: Ellerslie Building (Winston O'Reilly), level 1, female toilet, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 28: Ellerslie Building (Winston O'Reilly), interior, level 1, eastern enclosed veranda - east, infill panels, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: Ellerslie Building (Winston O'Reilly), interior, level 1, eastern enclosed veranda - north and south, walls, fibre cement sheeting, suspected asbestos.

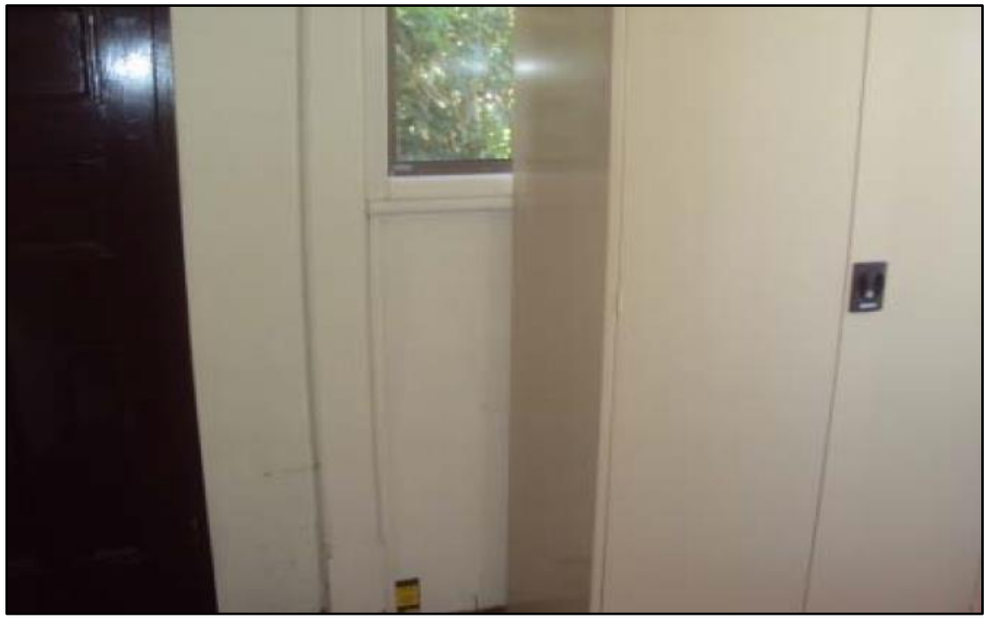


Photograph 30: Ellerslie Building (Winston O'Reilly), interior, level 1, eastern enclosed veranda , ceiling, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: Ellerslie Building (Winston O'Reilly), interior, level 1, ceiling space, "on ground" (sic), fibre cement sheeting, asbestos detected by analysis.



Photograph 32: Ellerslie Building (Winston O'Reilly), interior, ground floor, medical records section - southwest, walls, corrugated fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
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Photograph 33: Ellerslie Building (Winston O'Reilly), interior, ground floor, medical records section - southwest, ceiling, fibre cement sheeting, asbestos detected by analysis.



Photograph 34: Ellerslie Building (Winston O'Reilly), exterior, ground floor, west, infill panels, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: Ellerslie Building (Winston O'Reilly), interior, ground floor, between O'Reilly Building and Medical Records section - west, ceiling, fibre cement sheeting, asbestos detected by analysis.



Photograph 36: Ellerslie Building (Winston O'Reilly), exterior, level 1, west, high level infill panels, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
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Photograph 37: Ellerslie Building (Winston O'Reilly), exterior, level 1, western veranda, awning, fibre cement sheeting, suspected asbestos.



Photograph 38: Ellerslie Building (Winston O'Reilly), exterior, ground floor, Medical Records Section - southwest, cladding, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: Ellerslie Building (Winston O'Reilly), exterior, level 1, eaves, fibre cement sheeting, suspected asbestos.



Photograph 40: Ellerslie Building (Winston O'Reilly), exterior, level 1, eastern enclosed veranda - north and south, walls, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
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Photograph 41: Ellerslie Building (Winston O'Reilly), exterior, level 1, eastern enclosed veranda - east, high level infill panels, fibre cement sheeting, suspected asbestos.



Photograph 42: Ellerslie Building (Winston O'Reilly), interior, ground floor, subfloor, packing material, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 43: Ellerslie Building (Winston O'Reilly), interior, ground floor, subfloor, ground surface, fibre cement sheeting fragments, suspected asbestos.

Appendix O

HAZMAT Register – Banksia and Wych Hazel

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	internal, windows	throughout	fibrous rope	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
LE King Building (Banksia and Wych Hazel)	exterior, roof	tiles throughout	suspected fibre cement	N/A	**suspected asbestos**	1	2	1	0	0	2	6	Low	33	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	exterior, level 1	throughout, verge lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	0	0	4	Low	38	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	exterior, grounds	south-west of building, service pits	fibre cement product	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	39	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	exterior, level 1	western balcony, ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	exterior, level 1	western balcony, wall	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	27	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.01	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.02	wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	18 & 19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.02	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	18	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.03	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	level 1, 1.04	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.05	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, southern hall (east end)	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	24 and 25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, southern hall (east end), toilet	wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, southern hall (east end) toilet	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	23	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, southern hall (west end)	ceiling cavity	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	16	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
LE King Building (Banksia and Wych Hazel)	level 1, northern hall (east end)	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	37	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, northern hall (east end)	wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	36	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.10	wall	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	41	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.10	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	42	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	level 1, 1.10	floor	substrate below carpet	N/A	no asbestos identified visually	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	21	No asbestos identified. Access limited due to non-destructive / non-intrusive inspection methods, building occupation etc. Conduct further destructive / intrusive inspection for confirmatory purposes prior to disturbance.
LE King Building (Banksia and Wych Hazel)	level 1, 1.11	building enclosure, linings	fibre cement sheeting	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	28	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
LE King Building (Banksia and Wych Hazel)	level 1, 1.11	building enclosure, internal components	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	refer 28	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
LE King Building (Banksia and Wych Hazel)	level 1, 1.11	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	28	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.12	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1,13	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	30	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.14	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	31 & 32	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.16	manhole cover	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	35	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	level 1, 1.17	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	43	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, southern hall	eastern electrical board	internal components (inaccessible)	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	ground level, northern hall	eastern electrical board	internal components (inaccessible)	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	15	Suspected non-asbestos. Consider confirmatory inspection, sampling and analysis for asbestos prior to disturbance.
LE King Building (Banksia and Wych Hazel)	ground level, G.01	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.02	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.03	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.04/05	wall lining	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.04/05	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	44	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.06	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.07	room throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
LE King Building (Banksia and Wych Hazel)	ground level, G.08	room throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
LE King Building (Banksia and Wych Hazel)	ground level, G.10/11	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	ground level, G.12	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.13	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	46	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.14	fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	45	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	ground level, G.17	floor substrate	flooring	N/A	no asbestos identified visually	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6	No asbestos identified. Access limited due to non-destructive / non-intrusive inspection methods, building occupation etc. Conduct further destructive / intrusive inspection for confirmatory purposes prior to disturbance.
LE King Building (Banksia and Wych Hazel)	ground level, G.18	ceiling space	materials in general	N/A	inaccessible (access hatch sealed shut)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	13	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
LE King Building (Banksia and Wych Hazel)	interior, ground floor	toilets - east, access hatch	fibre cement sheeting	NAA 83707-3000073-B-1	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	exterior, level 1	east, infill panels, low level	fibre cement sheeting	NAA 83707-3000073-B-2	**asbestos detected by analysis**	1	1	1	1	2	0	6	Low	48	Asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010. Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	interior, ground floor	eastern external laundry - southeast	lagging to pipe work	NAA 83707-3000073-B-3	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior, level 1	southern built-in veranda, throughout, ceiling	fibre cement sheeting	NAA 83707-3000073-B-4	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior, level 1	toilet foyer, throughout, celling	fibre cement sheeting	similar NAA 83707-3000073-B-4	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	interior, level 1	toilets throughout, celling	fibre cement sheeting	refer NAA 83707-3000073-B-4	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
LE King Building (Banksia and Wych Hazel)	interior, level 1	western veranda - west, infill panels, low level	fibre cement sheeting	NAA 83707-3000073-B-5	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	exterior, level 1	rooms adjacent to western veranda - west, infill panels	fibre cement sheeting	NAA 83707-3000073-B-6	**asbestos detected by analysis**	1	1	1	1	2	0	6	Low	47	Asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010. Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.
LE King Building (Banksia and Wych Hazel)	interior, level 1	western veranda - west, awning	fibre cement sheeting	NAA 83707-3000073-B-7	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior, level 1	western veranda, northwest	fibre cement sheeting debris	refer NAA 83707-3000073-B-7	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Assumed Negative" during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior, level 1	room 1.10 - west, infill panels - low level	fibre cement sheeting	NAA 83707-3000073-B-8	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior , level 1	northern built-in veranda - throughout, ceiling	fibre cement sheeting	NAA 83707-3000073-B-9	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior , level 1	northern built-in veranda - south and east, infill panels	fibre cement sheeting	similar NAA 83707-3000073-B-9	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Assumed Negative" during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior , level 1	office - central, access hatch	fibre cement sheeting	NAA 83707-3000073-B-10	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010.
LE King Building (Banksia and Wych Hazel)	interior , level 1	east, infill panels - high level	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	49	Asbestos detected in a sample collected and analysed during a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) in 2010. Remove asbestos material prior to any disturbance and prior to general demolition work proceeding. Removal should be undertaken by a licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	interior generally	wet areas (e.g. bathrooms)	substrates below ceramic tiles	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	14	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
LE King Building (Banksia and Wych Hazel)	exterior	infill panels above and below windows on level 1	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
LE King Building (Banksia and Wych Hazel)	exterior, ground floor	window frame	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	exterior, ground floor - west	door	light red paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	interior	door	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	interior, typical room	skirting board	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	interior, typical room	window / door frame	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	interior, stairwell	wall	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	1, 40	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
LE King Building (Banksia and Wych Hazel)	level 1, north	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	34	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
LE King Building (Banksia and Wych Hazel)	level 1, south	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
LE King Building (Banksia and Wych Hazel)	level G, north	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	13	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
LE King Building (Banksia and Wych Hazel)	throughout	building cavities in general	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
LE King Building (Banksia and Wych Hazel)	interior, ground floor	kitchen, above sink, boiling water unit	insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
LE King Building (Banksia and Wych Hazel)	interior, ground floor	subfloor, throughout	loose insulation	N/A	**SMF identified visually**	N/A	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	exterior, ground floor, east	air conditioning duct work	insulation	N/A	**SMF identified visually**	N/A	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
LE King Building (Banksia and Wych Hazel)	interior, ground floor	eastern external laundry - southeast	hot water unit	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
LE King Building (Banksia and Wych Hazel)	interior, ground floor and level 1	ceiling space, air conditioning ductwork	insulation	N/A	**SMF (suspected)**	50	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

DP Project No: 204088.02
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Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
LE King Building (Banksia and Wych Hazel)	interior throughout	typical fluorescent light fitting in general	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	2, 5, 11 and 12	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).



Photograph 1: LE King Building (Banksia and Wych Hazel), interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

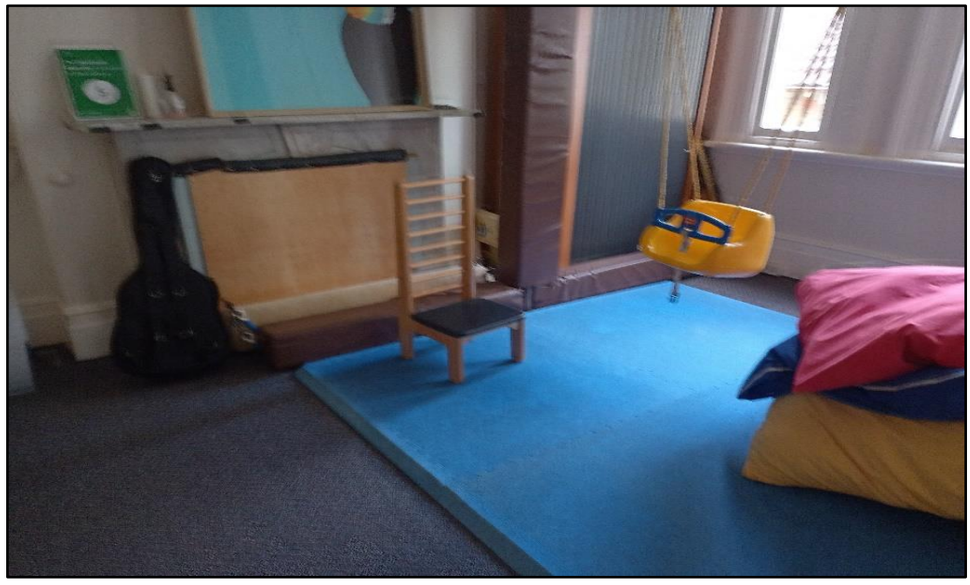


Photograph 2: LE King Building (Banksia and Wych Hazel), interior throughout, typical fluorescent light fitting in general, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: LE King Building (Banksia and Wych Hazel), ground level, G.01, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc)., suspected asbestos.



Photograph 4: LE King Building (Banksia and Wych Hazel), ground level, G.01, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: LE King Building (Banksia and Wych Hazel), interior throughout, typical fluorescent light fitting in general, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 6: LE King Building (Banksia and Wych Hazel), ground level, G.17, floor substrate, flooring, no asbestos identified visually.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: LE King Building (Banksia and Wych Hazel), ground level, southern hall, eastern electrical board, internal components (inaccessible), suspected asbestos.



Photograph 8: LE King Building (Banksia and Wych Hazel), ground level, G.04/05, wall lining, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: LE King Building (Banksia and Wych Hazel), ground level, G.10/11, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 10: LE King Building (Banksia and Wych Hazel), ground level, G.03, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: LE King Building (Banksia and Wych Hazel), interior throughout, typical fluorescent light fitting in general, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

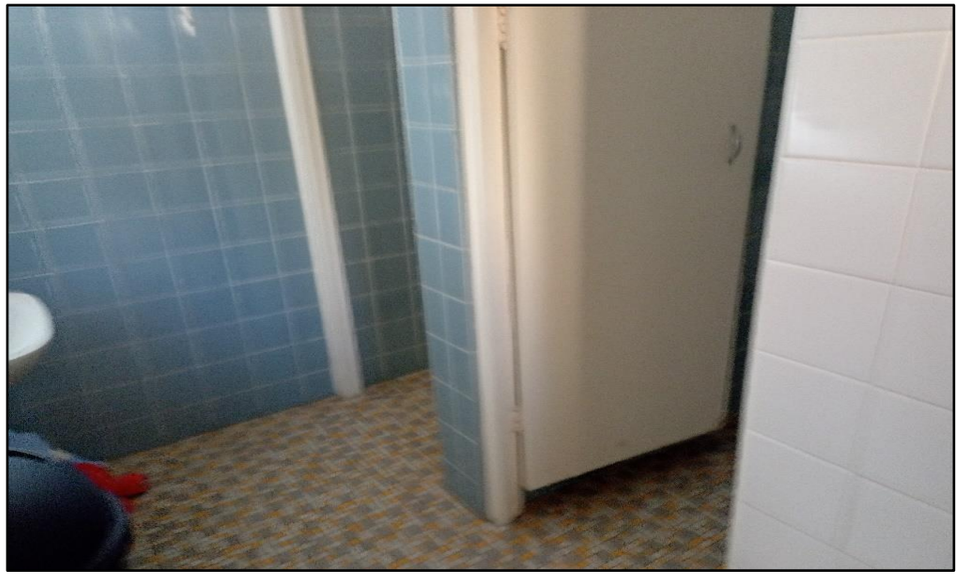


Photograph 12: LE King Building (Banksia and Wych Hazel), interior throughout, typical fluorescent light fitting in general, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: LE King Building (Banksia and Wych Hazel), ground level, G.18, ceiling space, materials in general, inaccessible (access hatch sealed shut).



Photograph 14: LE King Building (Banksia and Wych Hazel), interior generally, wet areas (e.g. bathrooms), substrates below ceramic tiles, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: LE King Building (Banksia and Wych Hazel), ground level, northern hall, eastern electrical board, internal components (inaccessible), suspected non-asbestos.



Photograph 16: LE King Building (Banksia and Wych Hazel), level 1, southern hall (west end) , ceiling, various materials (e.g. pipe, packing material etc), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: LE King Building (Banksia and Wych Hazel), level 1, 1.01, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 18: LE King Building (Banksia and Wych Hazel), level 1, 1.02, wall and ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: LE King Building (Banksia and Wych Hazel), level 1, 1.02, wall, fibre cement sheeting, suspected asbestos.



Photograph 20: LE King Building (Banksia and Wych Hazel), level 1, 1.03, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

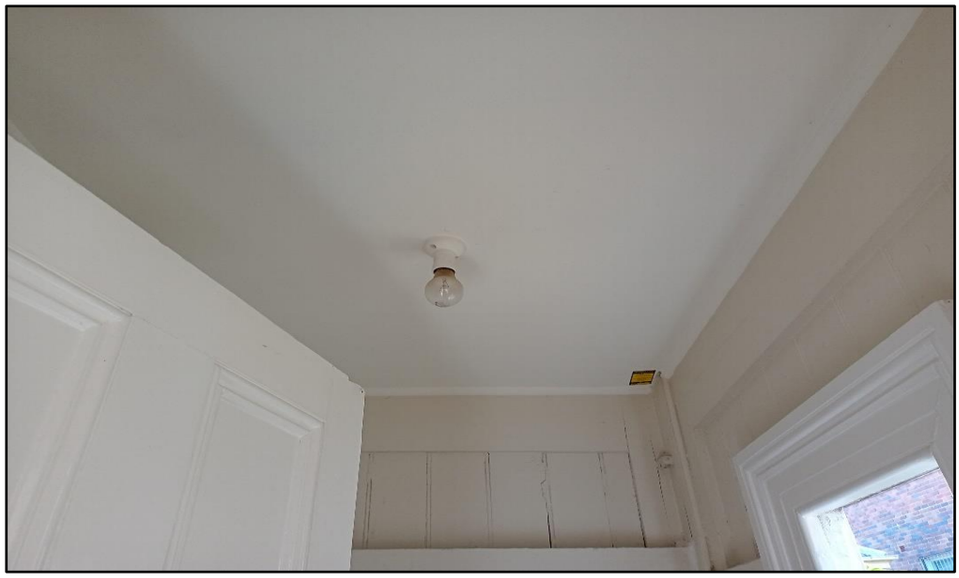


Photograph 21: LE King Building (Banksia and Wych Hazel), level 1, 1.10, floor, substrate below carpet, no asbestos identified visually.



Photograph 22: LE King Building (Banksia and Wych Hazel), level 1, southern hall (east end), toilet, wall, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: LE King Building (Banksia and Wych Hazel), level 1, southern hall (east end) toilet, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 24: LE King Building (Banksia and Wych Hazel), level 1, southern hall (east end), ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: LE King Building (Banksia and Wych Hazel), level 1, southern hall (east end), ceiling, fibre cement sheeting, suspected asbestos.



Photograph 26: LE King Building (Banksia and Wych Hazel), exterior, level 1, western balcony, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: LE King Building (Banksia and Wych Hazel), exterior, level 1, western balcony, wall, fibre cement sheeting, suspected asbestos.

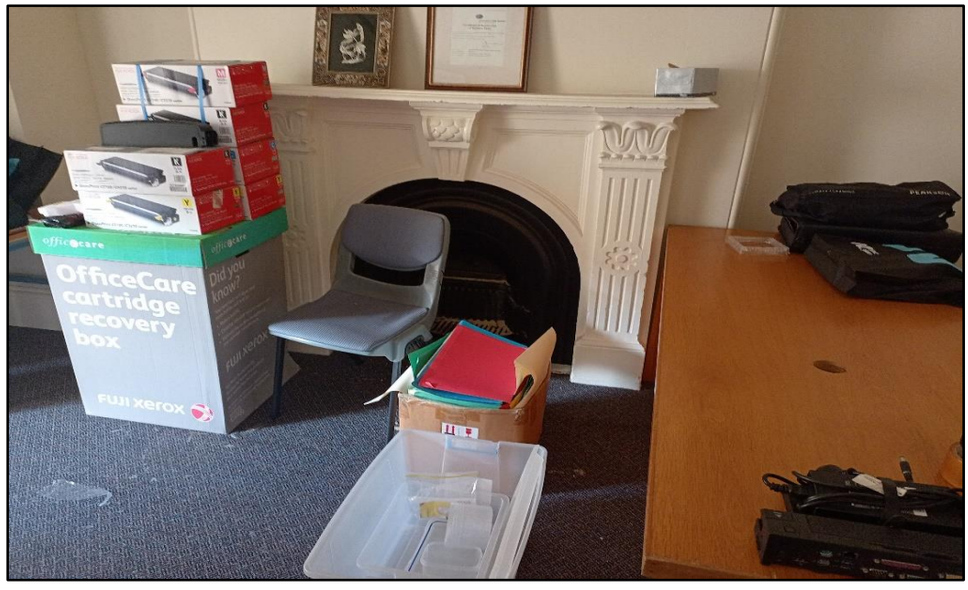


Photograph 28: LE King Building (Banksia and Wych Hazel), level 1, 1.11, building enclosure, linings, fibre cement sheeting, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: LE King Building (Banksia and Wych Hazel), level 1, 1.12, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 30: LE King Building (Banksia and Wych Hazel), level 1, 1,13, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: LE King Building (Banksia and Wych Hazel), level 1, 1.14, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 32: LE King Building (Banksia and Wych Hazel), level 1, 1.14, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics | Environment | Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: LE King Building (Banksia and Wych Hazel), exterior, roof, tiles throughout, suspected fibre cement, suspected asbestos.



Photograph 34: LE King Building (Banksia and Wych Hazel), level 1, north, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics | Environment | Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: LE King Building (Banksia and Wych Hazel), level 1, 1.16, manhole cover, fibre cement sheeting, suspected asbestos.



Photograph 36: LE King Building (Banksia and Wych Hazel), level 1, northern hall (east end), wall, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: LE King Building (Banksia and Wych Hazel), level 1, northern hall (east end), ceiling, fibre cement sheeting, suspected asbestos.

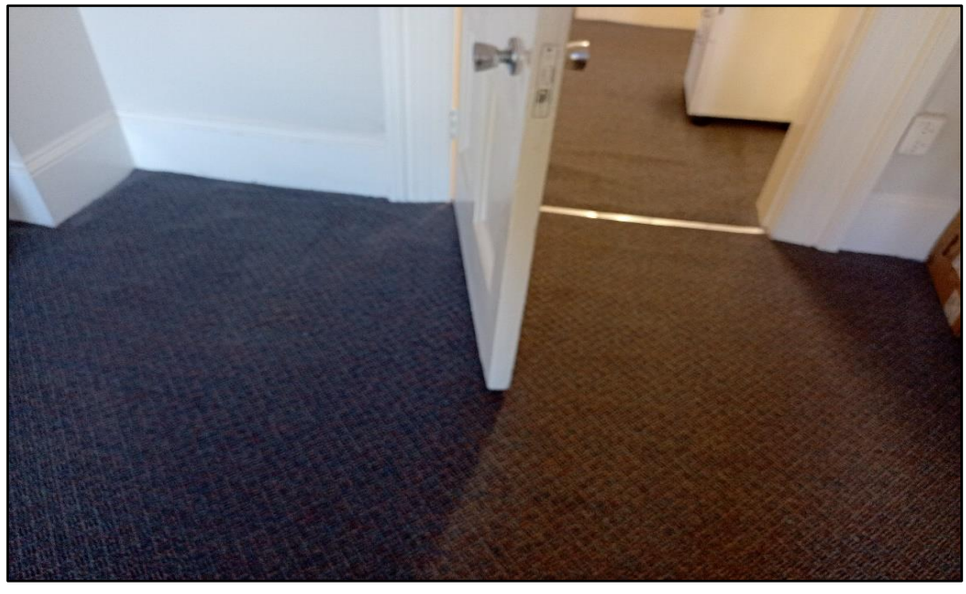


Photograph 38: LE King Building (Banksia and Wych Hazel), exterior, level 1, throughout, verge lining, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: LE King Building (Banksia and Wych Hazel), exterior, grounds, south-west of building, service pits, fibre cement product, suspected asbestos.



Photograph 40: LE King Building (Banksia and Wych Hazel), interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 20 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

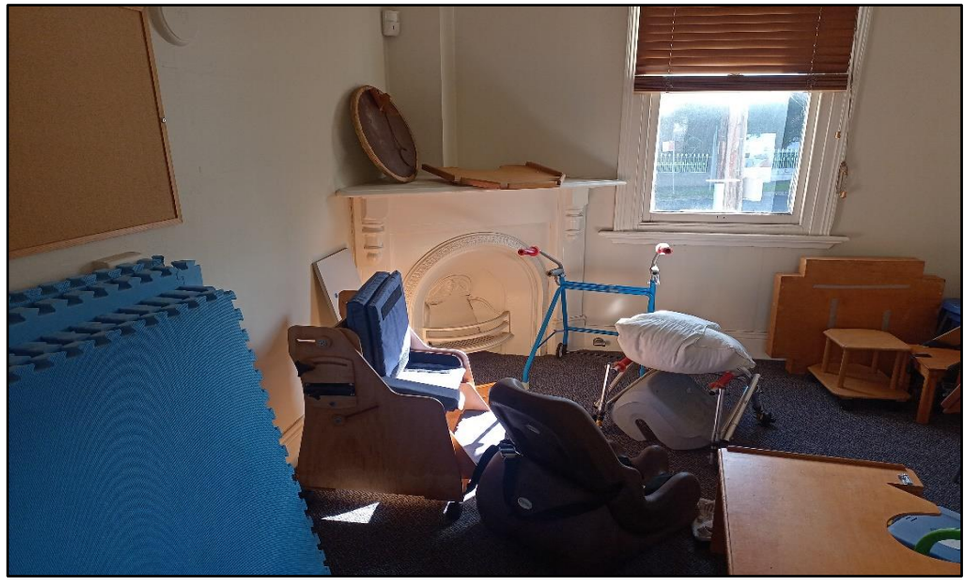


Photograph 41: LE King Building (Banksia and Wych Hazel), level 1, 1.10, wall, fibre cement sheeting, suspected asbestos.



Photograph 42: LE King Building (Banksia and Wych Hazel), level 1, 1.10, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

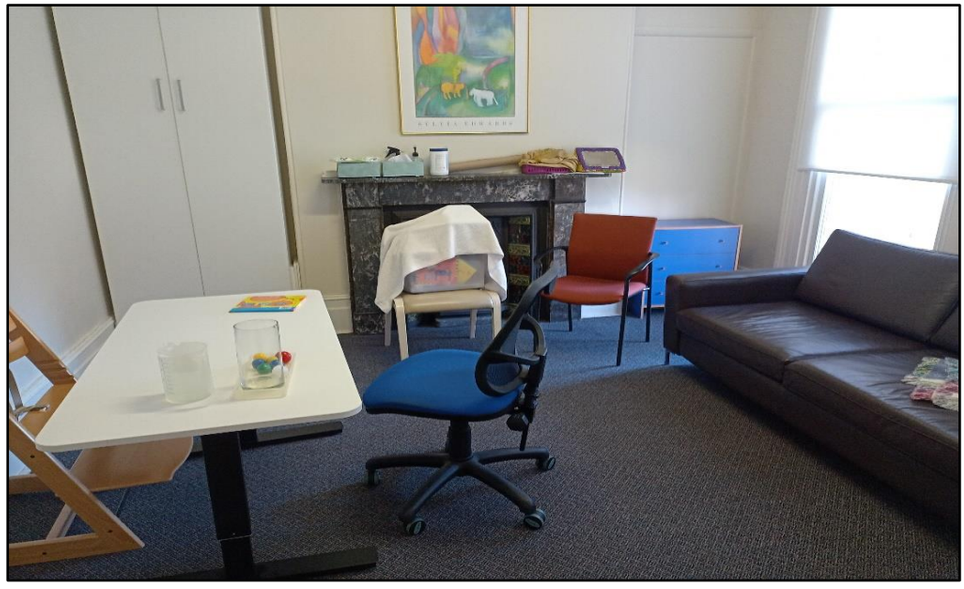


Photograph 43: LE King Building (Banksia and Wych Hazel), level 1, 1.17, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

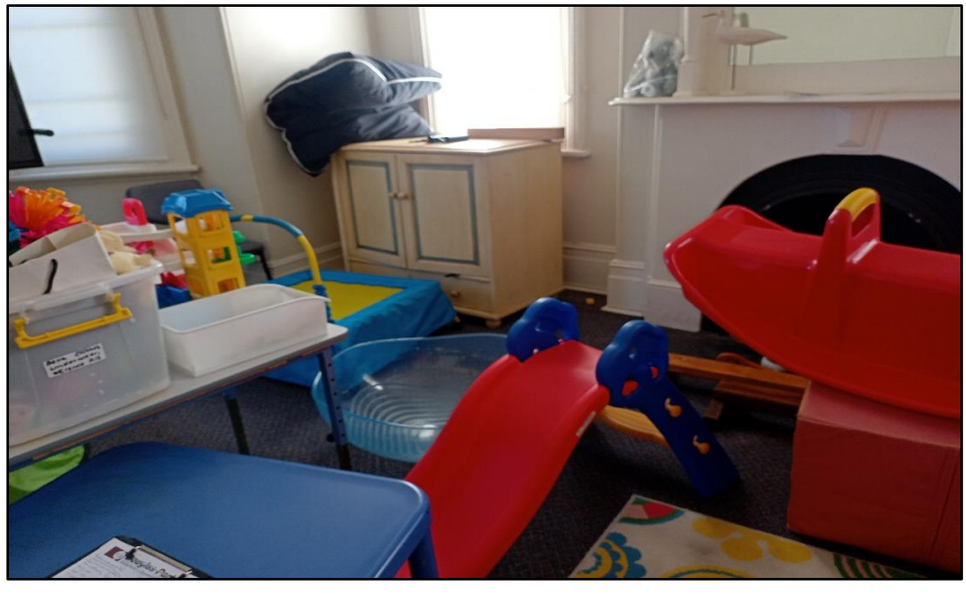


Photograph 44: LE King Building (Banksia and Wych Hazel), ground level, G.04/05, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 22 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 45: LE King Building (Banksia and Wych Hazel), ground level, G.14, fireplace lining, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 46: LE King Building (Banksia and Wych Hazel), ground level, G.13, fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 47: LE King Building (Banksia and Wych Hazel), exterior, level 1, rooms adjacent to western veranda - west, infill panels, fibre cement sheeting, asbestos detected by analysis.



Photograph 48: LE King Building (Banksia and Wych Hazel), exterior, level 1, east, infill panels, low level, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 49: LE King Building (Banksia and Wych Hazel), interior , level 1, east, infill panels - high level, fibre cement sheeting, suspected asbestos.



Photograph 50: LE King Building (Banksia and Wych Hazel), interior, ground floor and level 1, ceiling space, air conditioning ductwork, insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 25 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix P

HAZMAT Register – Hunters Lodge

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	ceiling cavity	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Hunter Lodge	level 2, balcony	eaves	fibrous cement	N/A	**suspected asbestos**	1	0	0	1	2	0	4	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 2, balcony	palisade, internal area	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Hunter Lodge	level 2, dining room / sun room	ceiling	fibrous cement	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 2, dining room / sun room	wall cladding	fibrous cement	N/A	**suspected asbestos**	1	0	1	2	3	1	8	Low	3 & 4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 2, lounge room	ceiling	plaster	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	level 2, kitchen	ceiling	plaster	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	level 2, staff room	ceiling	fibrous cement	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	5	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 2, staff room	wall(s)	fibrous cement	N/A	**suspected asbestos**	1	0	1	2	3	1	8	Low	6	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 2, store room	interior	materials in general	N/A	**inaccessible**	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	level 2, thoroughfare	ceiling	plaster	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	stairwell	floor	terrazzo-style product	N/A	**suspected asbestos**	1	0	1	3	3	1	9	Low	7	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	doors in general	core	insulation material(s)	N/A	**suspected asbestos**	2	0	0	1	2	1	6	Low	8	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Hunter Lodge	level 1, room 19	internal area in general	materials in general	N/A	no asbestos identified	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos identified.
Hunter Lodge	level 1, fire escape	floor	vinyl tiles	N/A	**suspected asbestos**	1	1	1	3	2	1	9	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 1, bathroom / toilets	partition walls	terrazzo-style product	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	level 1, bathroom / toilets	hot water pipes	possible fibrous insulation / packing	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	10	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Hunter Lodge	level G, room 9	interior	materials in general	N/A	no asbestos identified	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos identified.
Hunter Lodge	level G, dining / living room	floor	linoleum	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	level G, kitchen	floor	linoleum	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	12	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	level G, office	internal area in general	materials in general	N/A	no asbestos identified	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	No asbestos identified.
Hunter Lodge	level G, entry foyer	bulkhead interior	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Hunter Lodge	level G, laundry	ceiling	plaster	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	level G, laundry toilet	ceiling	plaster	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	level G, shower / toilet	ceiling	plaster	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	level G, shower / toilet	partition walls	terrazzo-style product	N/A	**suspected asbestos**	0	0	1	2	2	1	6	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	exterior, courtyard awning	ceiling lining	fibrous cement	N/A	**suspected asbestos**	1	0	1	1	3	1	7	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	exterior	windows generally	glazing putty	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	subfloor	throughout	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	15	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	refer 15	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Hunter Lodge	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	refer 15	Fibre cement sheeting fragments identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material inaccessible and assumed to remain in place. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Hunter Lodge	exterior, services box	wall lining	fibrous cement	N/A	**suspected asbestos**	1	1	1	2	1	0	6	Low	16	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	exterior, south-west corner	exhaust pipe	fibrous cement	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	ground level, near Research Unit	pipes	fibrous cement	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material may be analogous to previous line item in this register and is assumed to remain in place. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	internal, wall cavities	exhaust pipe(s)	suspected fibrous cement	N/A	**suspected asbestos**	1	1	1	0	0	2	5	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Hunter Lodge	exterior	electrical cupboard	internal components (e.g., resinous board, ceiling / wall linings)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	19	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Hunter Lodge	interior	below exposed floor coverings (e.g., carpet, vinyl)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
Hunter Lodge	interior	sash windows	woven cord	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	interior	walls / floors below ceramic tiles	building substrate(s)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Hunter Lodge	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Hunter Lodge	ground level, external awning(s)	ceiling lining	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place and may be analogous to other line items in this register. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	cleaner's room	ceiling lining	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	rooms adjacent cleaner's room	ceiling linings, above plaster ceilings	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place and may be present in other similar locations throughout the building. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	all levels	balcony awning linings	fibrous cement	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Identified as containing asbestos in a previous Asbestos Survey conducted by MPL Group (2001) reported in Walton Construction (2008). Material assumed to remain in place and may be analogous to other line items in this register. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, basement 1, plant room - west	flue	moulded fibre cement	NAA 83707 - 3000073-B-11	**asbestos detected by analysis**	1	1	1	2	2	1	8	Low	28	Reported as "Asbestos Positive" in a previous assessment by Noel Arnold & Associates (NAA) in 2010. Remove asbestos material prior to any disturbance including from renovation, demolition and maintenance work. Removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, basement 1, plant room - west	pipe work	insulation	NAA 83707 - 3000073-B-12	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Negative" in a previous assessment by Noel Arnold & Associates in 2010.
Hunter Lodge	interior, basement 1, plant room - west	unspecified surface(s)	insulation debris	similar to NAA 83707 - 3000073-B-12	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Assumed Negative" in a previous assessment by Noel Arnold & Associates in 2010.
Hunter Lodge	exterior, ground floor and level one - west	flue	moulded fibre cement	similar to NAA 83707 - 3000073-B-11	**suspected asbestos**	1	1	1	2	2	1	8	Low	29	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	exterior, ground floor	lining to gas meter housing - south	fibre cement sheeting	similar to NAA 83707 - 3000073-B-13	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Negative" in a previous assessment by Noel Arnold & Associates in 2010.
Hunter Lodge	interior, ground floor, ceiling space - south	ceiling (above laundry and toilet)	fibre cement sheeting	NAA 83707 - 3000073-B-14	**asbestos detected by analysis**	1	2	1	1	2	1	8	Low	23	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	interior, ground floor, ceiling space - south	ceiling (in vicinity of laundry and toilet)	fibre cement sheeting debris	similar to NAA 83707 - 3000073-B-14	**suspected asbestos**	1	3	2	0	2	1	9	Low	24	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, ground floor, storage room - throughout	ceiling	fibre cement sheeting	similar to NAA 83707 - 3000073-B-14	**suspected asbestos**	1	1	1	1	2	1	7	Low	25	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, level 1, foyer - north	floor	vinyl tiles and adhesive	NAA 83707 - 3000073-B-15	**asbestos detected by analysis**	0	1	2	3	2	1	9	Low	26	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, level 1, foyer - north	fire door	core insulation	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	27	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, level 2, dining room - throughout	ceiling	fibre cement sheeting	NAA 83707 - 3000073-B-16	**asbestos detected by analysis**	1	1	1	1	2	1	7	Low	30	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	interior, level 2, lounge room - throughout	ceiling	fibre cement sheeting	Similar to NAA 83707 - 3000073-B-16	**suspected asbestos**	1	1	1	1	2	1	7	Low	31	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, level 2, lounge room - west	wall	fibre cement sheeting	NAA 83707 - 3000073-B-17	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Negative" in a previous assessment by Noel Arnold & Associates in 2010.
Hunter Lodge	exterior, level 2, southern roof area - southwest	flue	moulded fibre cement	Similar to NAA 83707 - 3000073-B-11	**suspected asbestos**	1	1	1	1	1	0	5	Low	32	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	exterior, level 2, southern roof area - northwest	wall	moulded fibre cement	NAA 83707 - 3000073-B-18	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Negative" in a previous assessment by Noel Arnold & Associates in 2010.
Hunter Lodge	exterior, level 2, southern roof area - north	eaves	fibre cement sheeting	NAA 83707 - 3000073-B-19	**asbestos detected by analysis**	1	1	1	1	2	0	6	Low	33	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	interior, ground floor	subfloor, throughout	stored fibre cement sheeting and fibre cement debris	NAA 83707 - 3000073-B-20	**asbestos detected by analysis**	1	3	3	1	1	1	10	Moderate	34	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	exterior, level 1	southeast, awning	fibre cement sheeting	Similar to NAA 83707 - 3000073-B-19	**suspected asbestos**	1	1	1	1	2	0	6	Low	35	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	exterior, ground floor	east, awning	fibre cement sheeting	Similar to NAA 83707 - 3000073-B-19	**suspected asbestos**	1	1	1	1	2	0	6	Low	36	Identified as "Asbestos Assumed Positive" in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Consider conducting confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Hunter Lodge	exterior, ground floor	west, awning	fibre cement sheeting	NAA 83707 - 3000073-B-21	**asbestos detected by analysis**	1	1	1	1	2	0	6	Low	37	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) in 2010. Material may be analogous to other line items in this register. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Hunter Lodge	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	18	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Hunter Lodge	level 2	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
Hunter Lodge	level 1	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Hunter Lodge	level ground	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Hunter Lodge	level 2	ceiling cavity	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Hunter Lodge	level 1	ceiling cavity	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Hunter Lodge	level ground	ceiling cavity	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Hunter Lodge	interior, basement 1, plant room - west	hot water heater	bulk insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Hunter Lodge	interior, basement 1, plant room - throughout	pipework	insulation	N/A	**SMF identified visually**	N/A	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Hunter Lodge	interior, ground floor, kitchen - north	hot water heater	bulk insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Hunter Lodge	units in general	dresser, fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	20	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Hunter Lodge	level 2, sunroom	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	3	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Hunter Lodge	level 2, staff room	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	5	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Hunter Lodge	level ground, kitchen	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	21	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

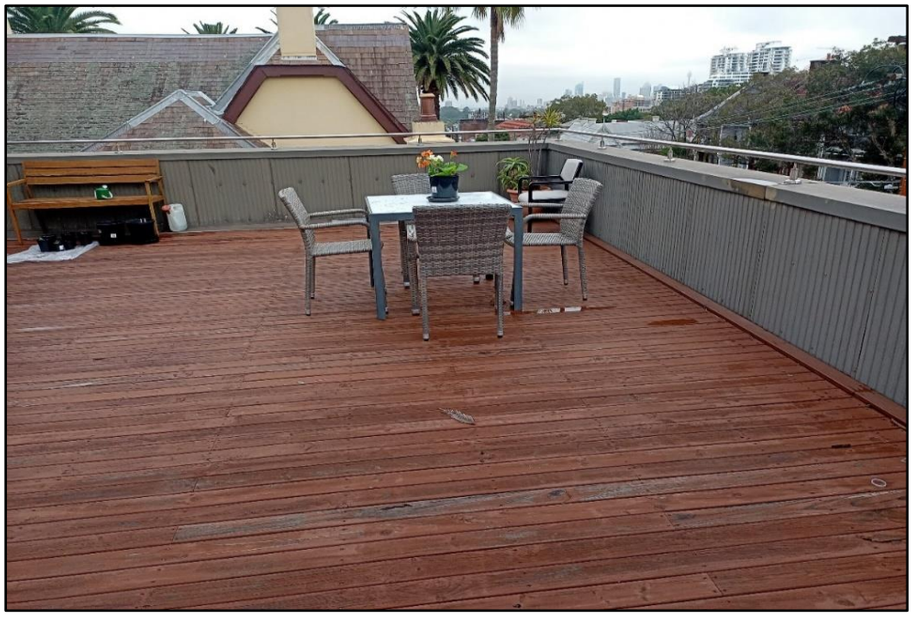
DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Hunter Lodge	exterior	typical fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	22	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Hunter Lodge	rooms and areas in general	older fluorescent light fitting	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	N/A	Internal components of older fluorescent light fittings (1950's to 1970's) may contain PCB. Confirm presence/absence of PCB by further inspection and / or sampling and analysis when safe access is available and prior to any disturbance.



Photograph 1: Hunter Lodge, level 2, balcony, eaves, fibrous cement, suspected asbestos.



Photograph 2: Hunter Lodge, level 2, balcony, palisade, internal area, materials in general, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: Hunter Lodge, level 2, dining room / sun room, ceiling and wall cladding, fibrous cement, suspected asbestos. Fluorescent light fitting, PCB (suspected).

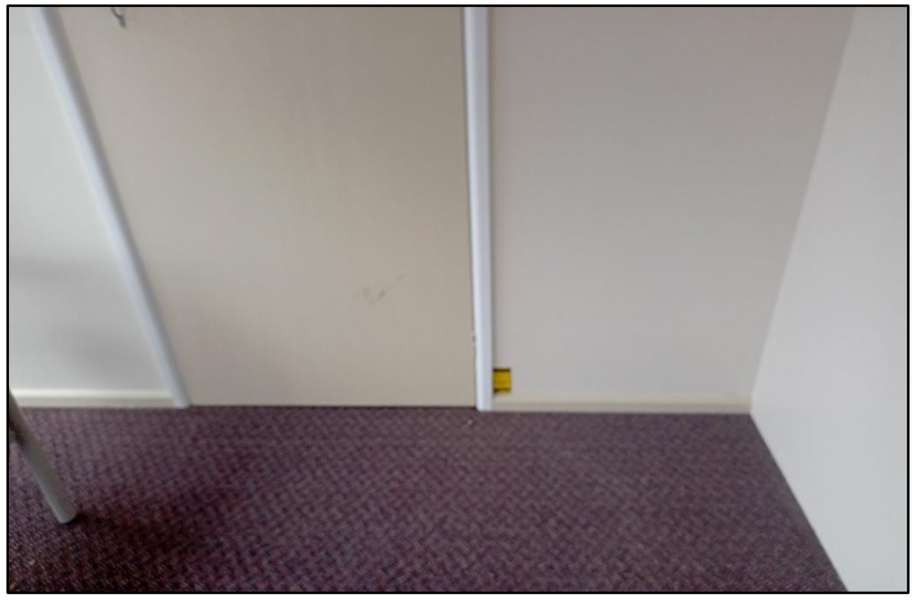


Photograph 4: Hunter Lodge, level 2, dining room / sun room, wall cladding, fibrous cement, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	2
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 5: Hunter Lodge, level 2, staff room, ceiling, fibrous cement, suspected asbestos. Fluorescent light fitting, PCB (suspected).

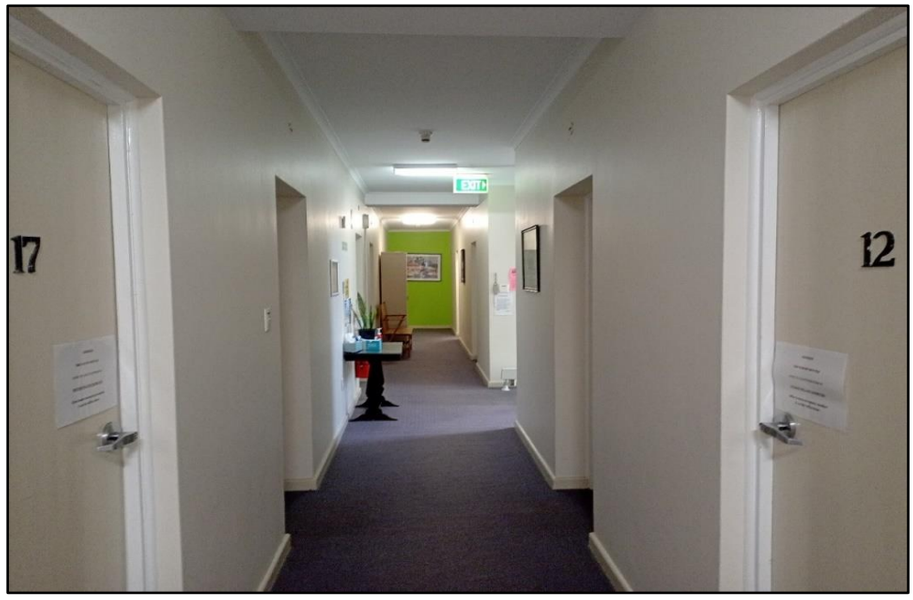


Photograph 6: Hunter Lodge, level 2, staff room , wall(s), fibrous cement, suspected asbestos. Store room (via door) inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: Hunter Lodge, stairwell, floor, terrazzo-style product, suspected asbestos.



Photograph 8: Hunter Lodge, doors in general, core, insulation material(s), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
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Photograph 9: Hunter Lodge, level 1, fire escape, floor, vinyl tiles, suspected asbestos



Photograph 10: Hunter Lodge, level 1, bathroom / toilets, partition walls, terrazzo-style product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

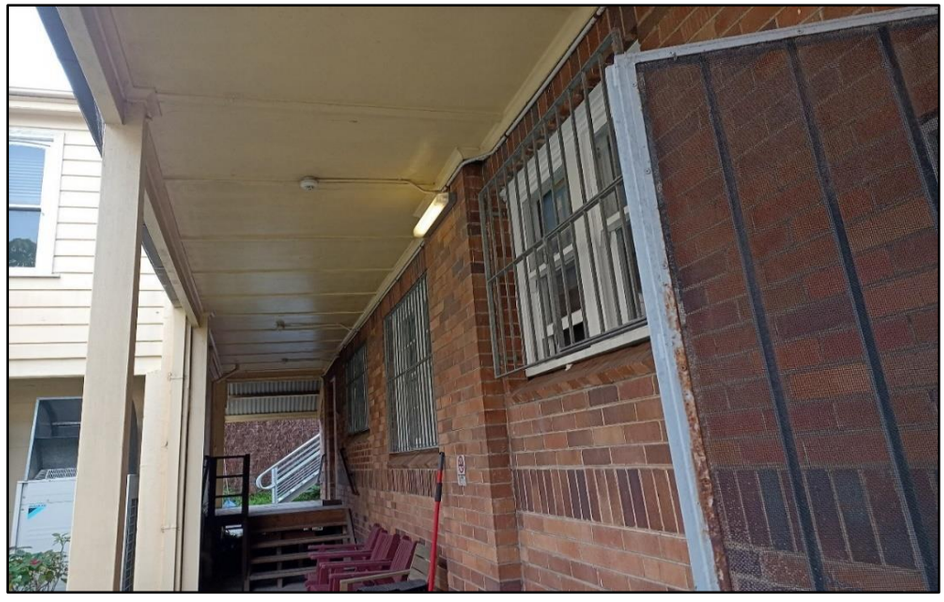


Photograph 11: Hunter Lodge, level G, dining / living room, floor, linoleum, suspected non-asbestos.



Photograph 12: Hunter Lodge, level G, kitchen, floor, linoleum, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
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Photograph 13: Hunter Lodge, exterior, courtyard awning, ceiling lining, fibrous cement, suspected asbestos.



Photograph 14: Hunter Lodge, exterior, windows generally, glazing putty, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

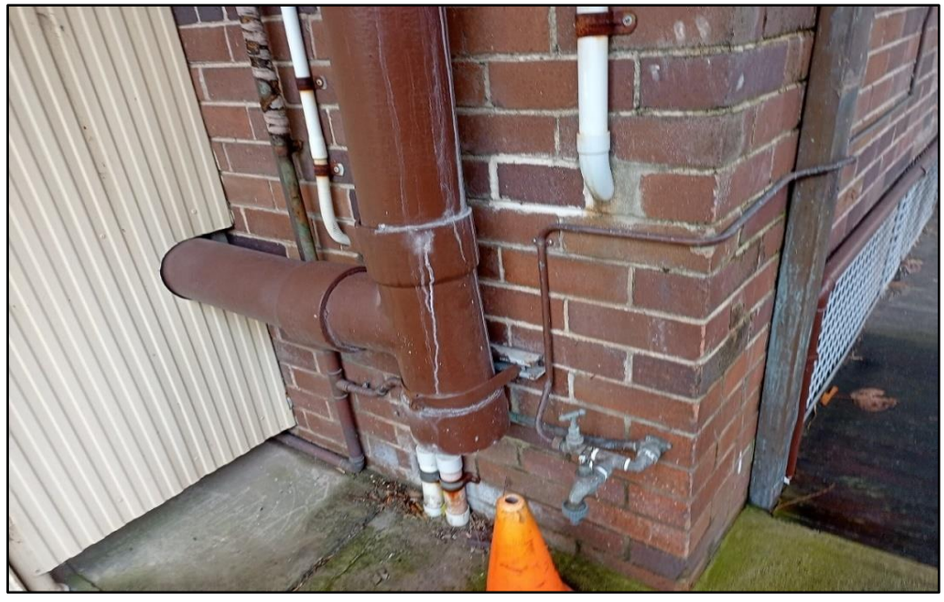


Photograph 15: Hunter Lodge, subfloor, throughout, materials in general, inaccessible.



Photograph 16: Hunter Lodge, exterior, service box, wall lining, fibrous cement, suspected asbestos

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

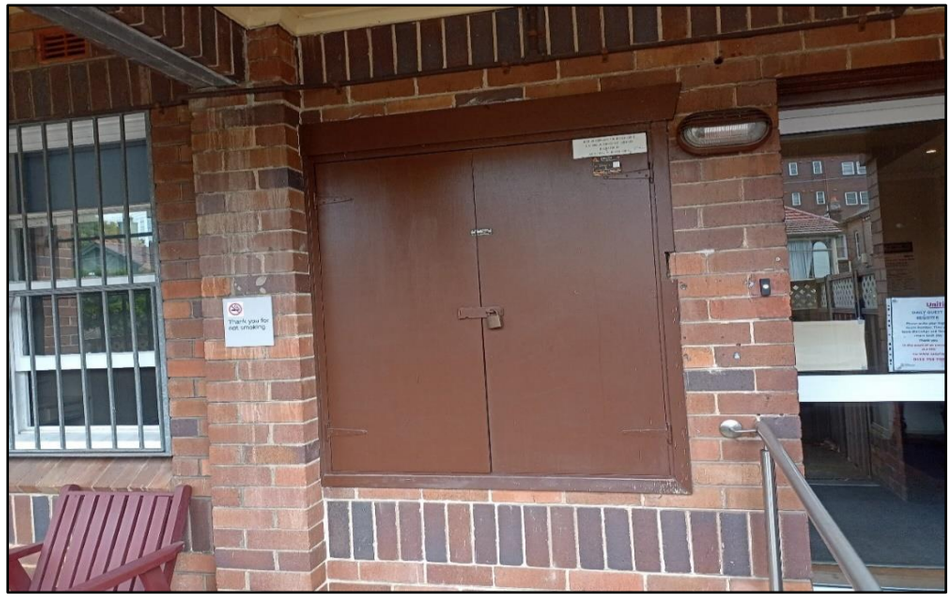


Photograph 17: Hunter Lodge, exterior, south-west corner, exhaust pipe, fibrous cement, suspected asbestos.



Photograph 18: Hunters Lodge, interior and exterior generally, building surfaces in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

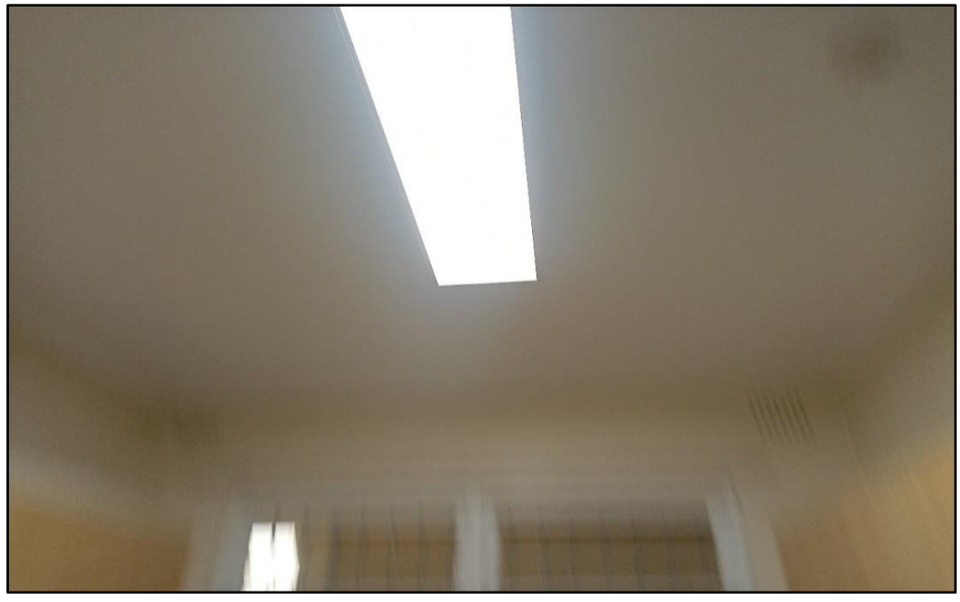


Photograph 19: Hunter Lodge, exterior, electrical cupboard, internal components, inaccessible

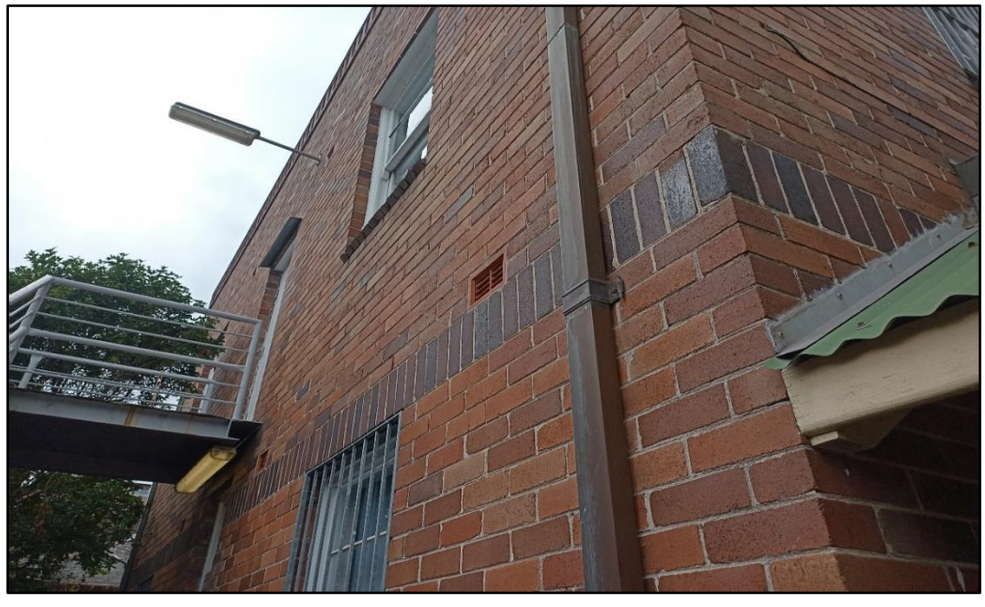


Photograph 20: Hunter Lodge, units in general, dresser, fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: Hunter Lodge, level ground, kitchen, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 22: Hunter Lodge, exterior, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	11
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 23: Hunter Lodge, interior, ground floor, ceiling space - south, ceiling (above laundry and toilet), fibre cement sheeting, asbestos detected by analysis.



Photograph 24: Hunter Lodge, interior, ground floor, ceiling space - south, ceiling (in vicinity of laundry and toilet), fibre cement sheeting debris, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: Hunter Lodge, exterior, ground floor, storage room - throughout, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 26: Hunter Lodge, interior, level 1, foyer - north, floor, vinyl tiles and adhesive, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	13
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 27: Hunter Lodge, interior, level 1, foyer - north, fire door, core insulation, suspected asbestos.



Photograph 28: Hunter Lodge, interior, basement 1, plant room - west, flue, moulded fibre cement, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: Hunter Lodge, exterior, ground floor and level one - west, flue, moulded fibre cement, suspected asbestos.



Photograph 30: Hunter Lodge, interior, level 2, dining room - throughout, ceiling, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: Hunter Lodge, interior, level 2, lounge room - throughout, ceiling, fibre cement sheeting, suspected asbestos.



Photograph 32: Hunter Lodge, exterior, level 2, southern roof area - southwest, flue, moulded fibre cement, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: Hunter Lodge, exterior, level 2, southern roof area - north, eaves, fibre cement sheeting, asbestos detected by analysis.



Photograph 34: Hunter Lodge, interior, ground floor, subfloor, throughout, stored fibre cement sheeting and fibre cement debris, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 35: Hunter Lodge, exterior, level 1, southeast, awning, fibre cement sheeting, suspected asbestos.



Photograph 36: Hunter Lodge, exterior, ground floor, east, awning, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 18 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 37: Hunter Lodge, exterior, ground floor, west, awning, fibre cement sheeting, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix Q

HAZMAT Register – Early Onset Dementia Clinic

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Early Onset Dementia Care (Cadi Building)	manager's office	former fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	0	0	1	2	1	5	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	manager's office	upper wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	meeting room 1	former fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	18	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	meeting room 1	upper wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	store room	upper wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	counselling room	upper wall	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	kitchen	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	kitchen	floor	vinyl product	N/A	**suspected asbestos**	0	0	1	3	2	1	7	Low	21	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	toilets	manhole cover	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	toilets	cubicle walls	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	5 and 6	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Early Onset Dementia Care (Cadi Building)	toilets	floor	vinyl sheeting	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	7	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Early Onset Dementia Care (Cadi Building)	server room	infill panels	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	2	2	1	7	Low	8	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	server room	floor	vinyl product	N/A	**suspected asbestos**	0	0	1	3	2	1	7	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	thoroughfare / hall	skylight linings	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	1	6	Low	11	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	living room	former fireplace	various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc).	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	exterior	awning linings	fibre cement sheeting	N/A	**suspected asbestos**	1	0	1	1	2	0	5	Low	14 and 15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	exterior	windows	glazing putty	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	exterior	electrical distribution board	internal components (e.g. resinous board, fuse insulation)	N/A	**suspected asbestos**	2	0	1	1	2	1	7	Low	16	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	sub-floor	area in general	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	12	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Early Onset Dementia Care (Cadi Building)	subfloor	building joints	suspected packing materials	N/A	**suspected asbestos**	1	3	2	1	0	2	9	Low	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

DP Project No: 204088.02
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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Early Onset Dementia Care (Cadi Building)	subfloor	ground surfaces in general	suspected fibre cement waste materials / fragments	N/A	**suspected asbestos**	1	3	3	1	0	2	10	Moderate	N/A	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Early Onset Dementia Care (Cadi Building)	rooms and areas in general	below exposed floor coverings (e.g., carpets, vinyl)	building substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
Early Onset Dementia Care (Cadi Building)	roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	exterior	gable lining	possible fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Early Onset Dementia Care (Cadi Building)	exterior generally	gable and / or similar surfaces	textured render	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Early Onset Dementia Care (Cadi Building)	rooms and areas in general	materials in general	paints	N/A	N/A	N/A	N/A	10,23	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Early Onset Dementia Care (Cadi Building)	server room	raised floor cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	9	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.
Early Onset Dementia Care (Cadi Building)	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	24	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

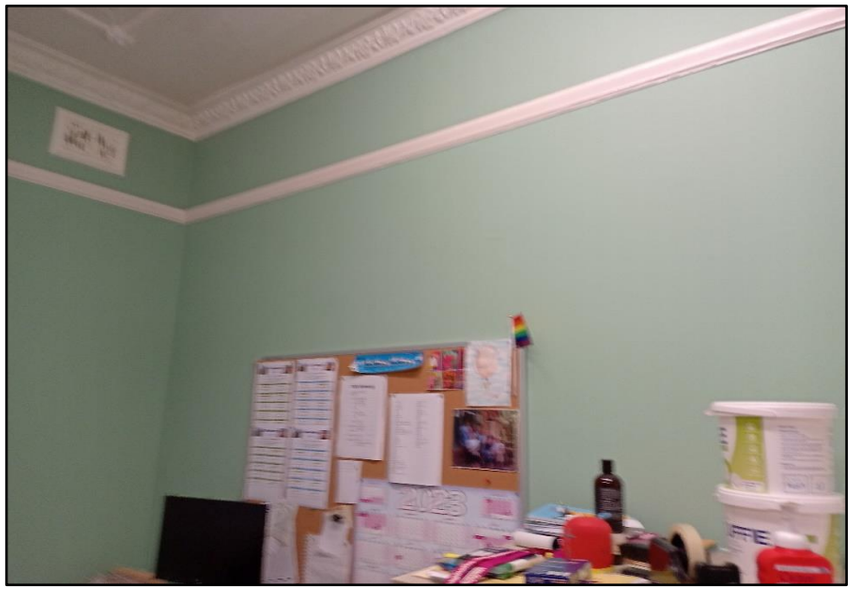
Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Early Onset Dementia Care (Cadi Building)	ceiling cavity	area in general	bulk insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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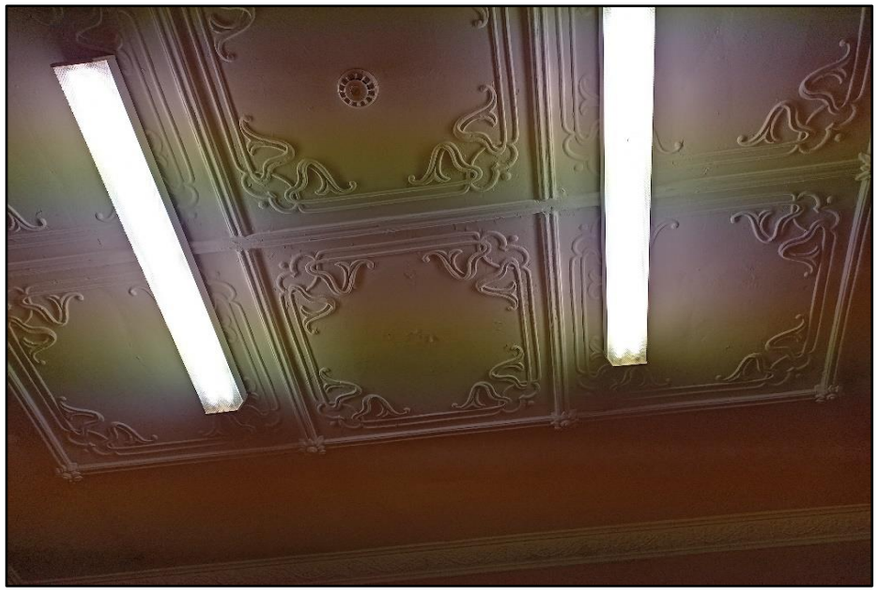
DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Early Onset Dementia Care (Cadi Building)	rooms and areas in general	older fluorescent light fittings in general	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	2	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

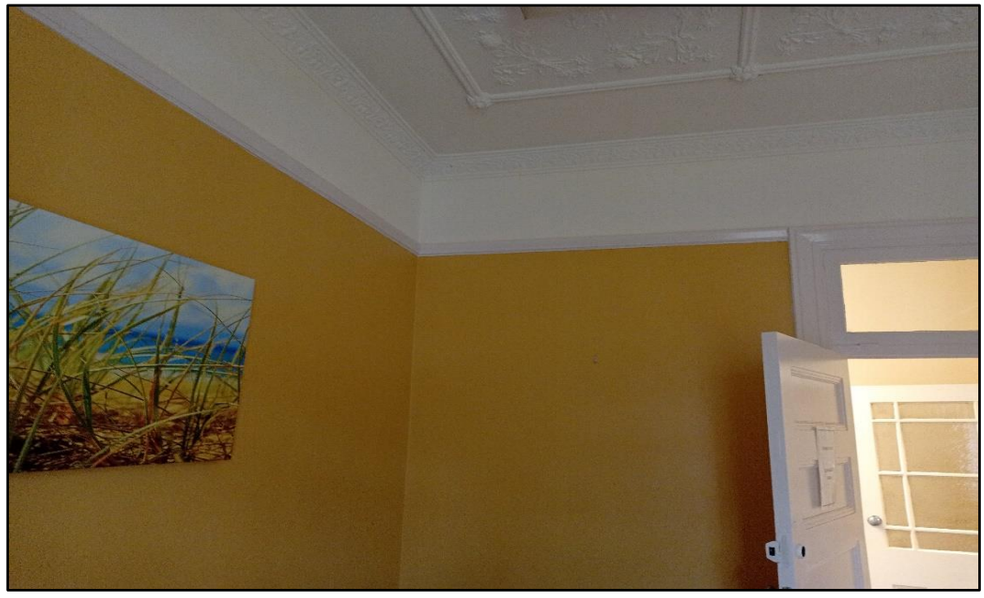


Photograph 1: Early Onset Dementia Care (Cadi Building), manager's office, upper wall, fibre cement sheeting, suspected asbestos.



Photograph 2: Early Onset Dementia Care (Cadi Building), rooms and areas in general, older fluorescent light fittings in general, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 3: Early Onset Dementia Care (Cadi Building), counselling room, upper wall, fibre cement sheeting, suspected asbestos.



Photograph 4: Early Onset Dementia Care (Cadi Building), toilets, manhole cover, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

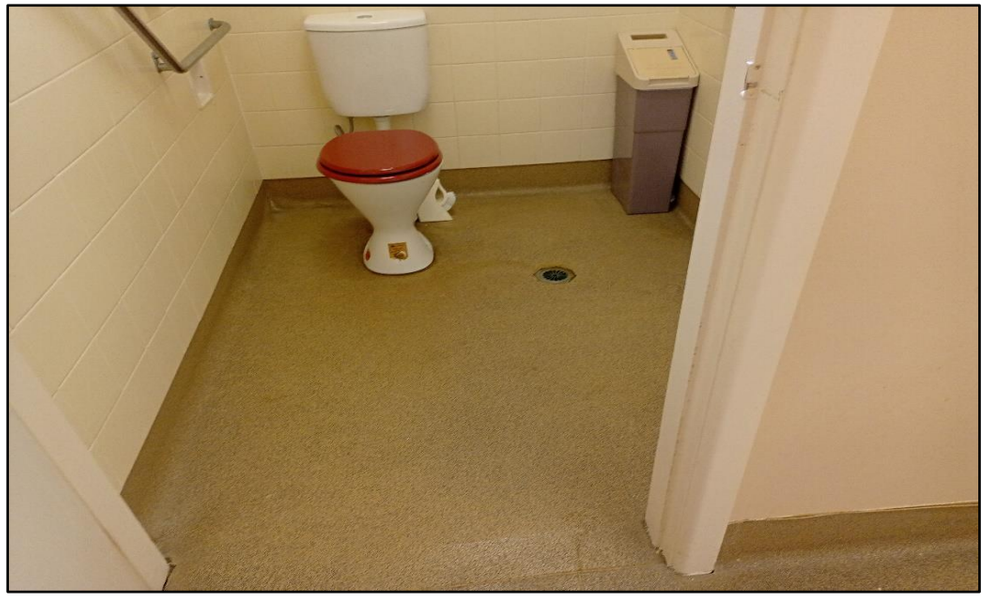


Photograph 5: Early Onset Dementia Care (Cadi Building), toilets, cubicle walls, fibre cement sheeting, suspected asbestos.

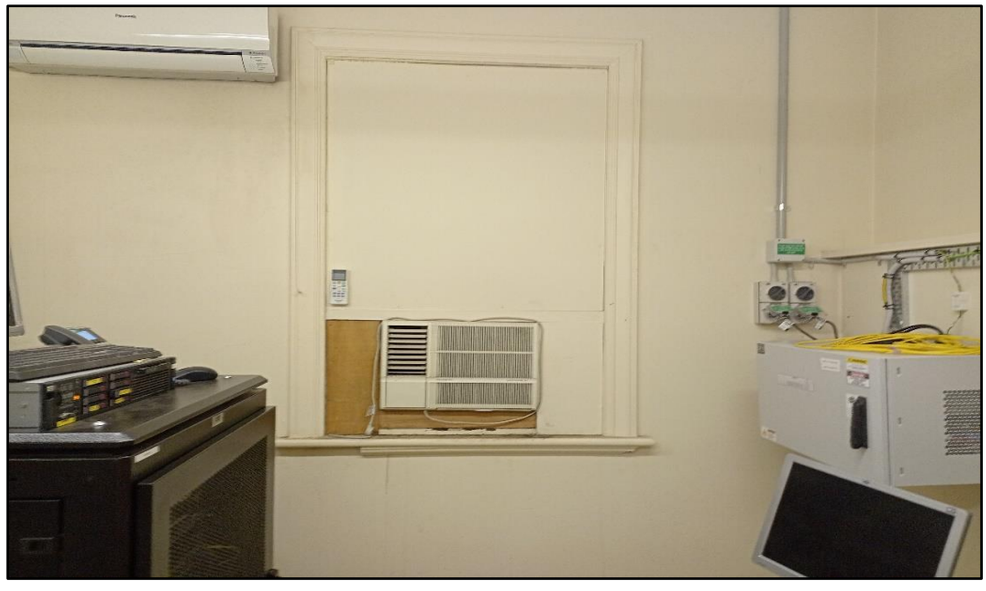


Photograph 6: Early Onset Dementia Care (Cadi Building), toilets, cubicle walls, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: Early Onset Dementia Care (Cadi Building), toilets, floor, vinyl sheeting, suspected non-asbestos.

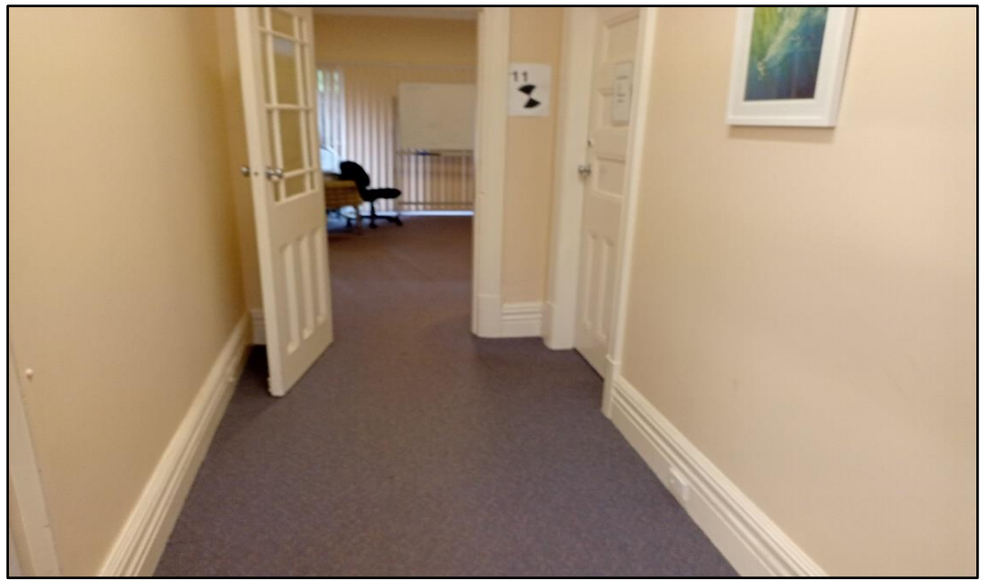


Photograph 8: Early Onset Dementia Care (Cadi Building), server room, infill panels, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: Early Onset Dementia Care (Cadi Building), server room, floor, vinyl product, suspected asbestos. Raised floor cavity, settled dust/debris, elevated lead concentration suspected.



Photograph 10: Early Onset Dementia Care (Cadi Building), rooms and areas in general, materials in general, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: Early Onset Dementia Care (Cadi Building), thoroughfare / hall, skylight linings, fibre cement sheeting, suspected asbestos.



Photograph 12: Early Onset Dementia Care (Cadi Building), sub-floor, area in general, materials in general, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 13: Early Onset Dementia Care (Cadi Building), exterior, windows, glazing putty, suspected asbestos.



Photograph 14: Early Onset Dementia Care (Cadi Building), exterior, awning linings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 15: Early Onset Dementia Care (Cadi Building), exterior, awning linings, fibre cement sheeting, suspected asbestos.

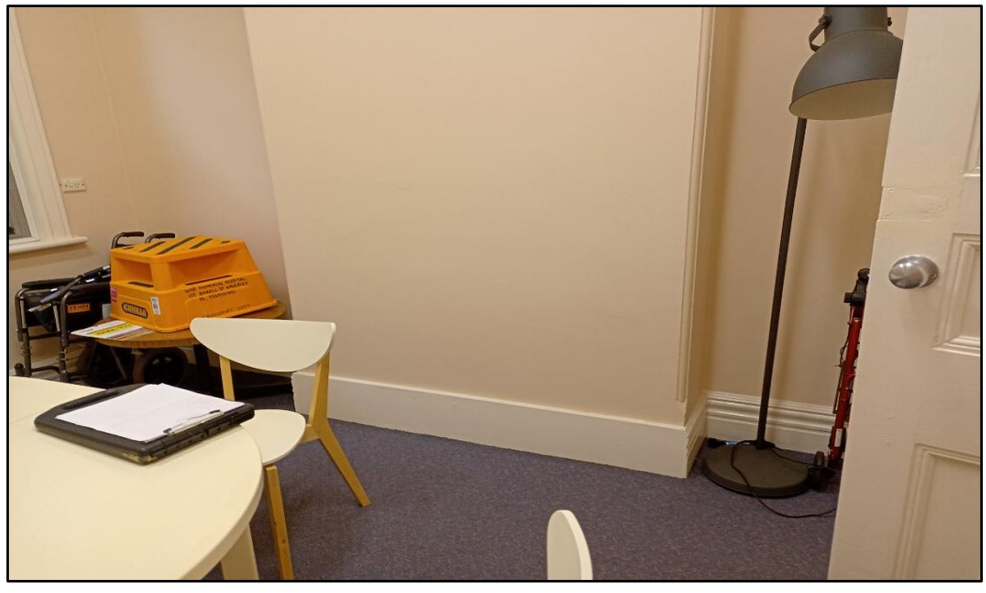


Photograph 16: Early Onset Dementia Care (Cadi Building), exterior, electrical distribution board, internal components (e.g. resinous board, fuse insulation), suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	8
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 17: Early Onset Dementia Care (Cadi Building), manager's office, former fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.



Photograph 18: Early Onset Dementia Care (Cadi Building), meeting room 1, former fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: Early Onset Dementia Care (Cadi Building), meeting room 1, upper wall, fibre cement sheeting, suspected asbestos.



Photograph 20: Early Onset Dementia Care (Cadi Building), kitchen, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: Early Onset Dementia Care (Cadi Building), kitchen, floor, vinyl product, suspected asbestos.



Photograph 22: Early Onset Dementia Care (Cadi Building), living room, former fireplace, various materials (e.g., floor and wall substrates, flue lining, packing, shuttering, loose fragments etc). , suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: Early Onset Dementia Care (Cadi Building), rooms and areas in general, materials in general, paints, may comprise lead paint.



Photograph 24: Early Onset Dementia Care (Cadi Building), throughout, ceiling cavities, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix R

HAZMAT Register - Men’s Shed

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Men's Shed	exterior	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	1	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Men's Shed	exterior	wall cladding	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	2	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Men's Shed	interior	internal gable lining	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	3, 4 & 5	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Men's Shed	interior	northern room	bituminous board	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

DP Project No: **204088.02**
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Men's shed	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	2, 9	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

DP Project No: **204088.02**
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Men's Shed	interior	building cavities generally	N/A	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Men's shed	rooms and areas in general	building cavities generally	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus Redevelopment

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Men's shed	interior	fluorescent light fittings generally	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	6, 7 & 8	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).



Photograph 1: Men's Shed, exterior, eaves, fibre cement sheeting, suspected asbestos.

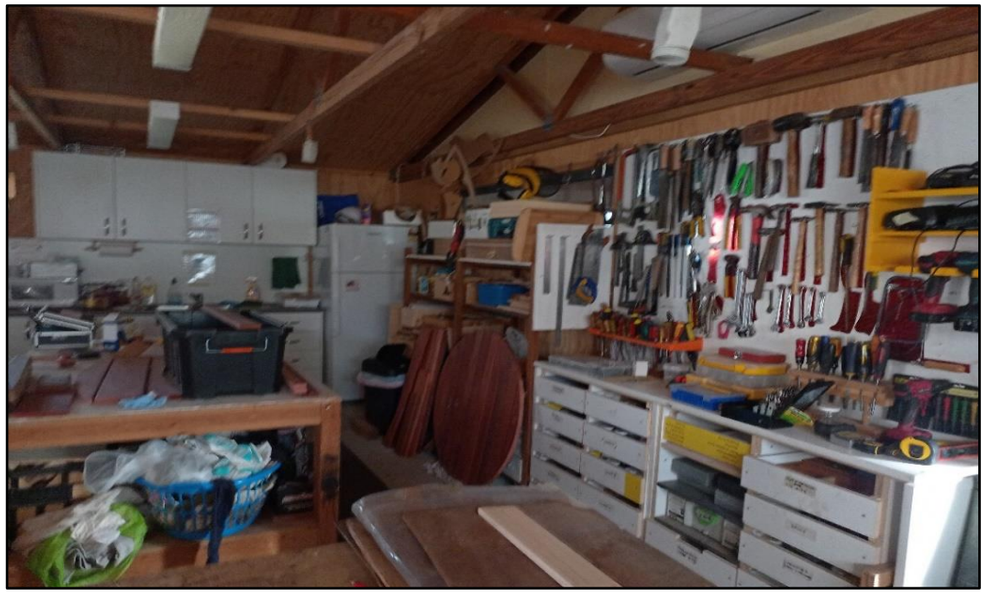


Photograph 2: Men's Shed, exterior, wall cladding, fibre cement sheeting, suspected asbestos. Paints generally, suspected lead paints.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

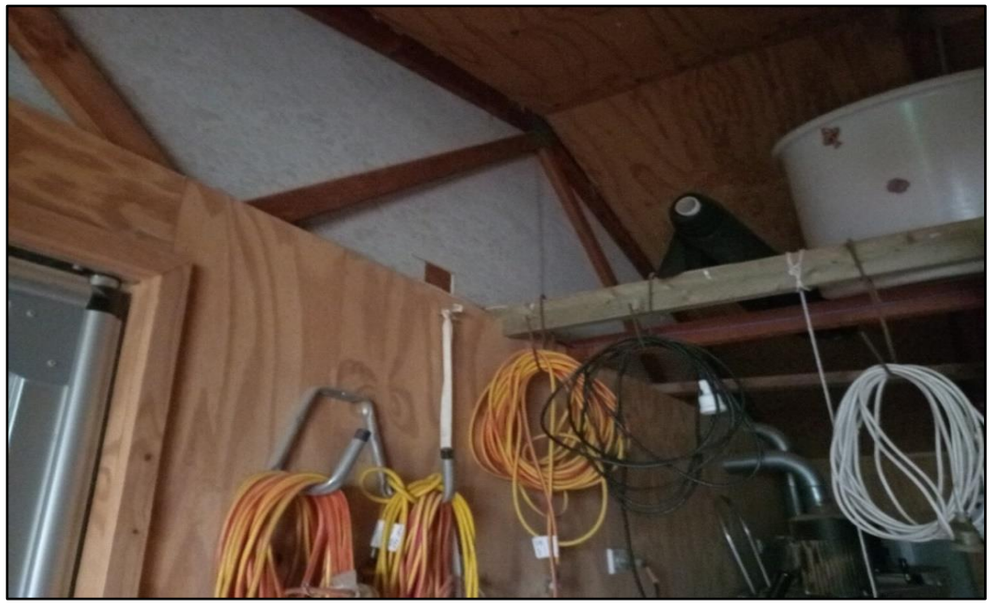


Photograph 3: Men's Shed, interior, internal gable lining, fibre cement sheeting, suspected asbestos.



Photograph 4: Men's Shed, interior, internal gable lining, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: Men's Shed, interior, internal gable lining, fibre cement sheeting, suspected asbestos.

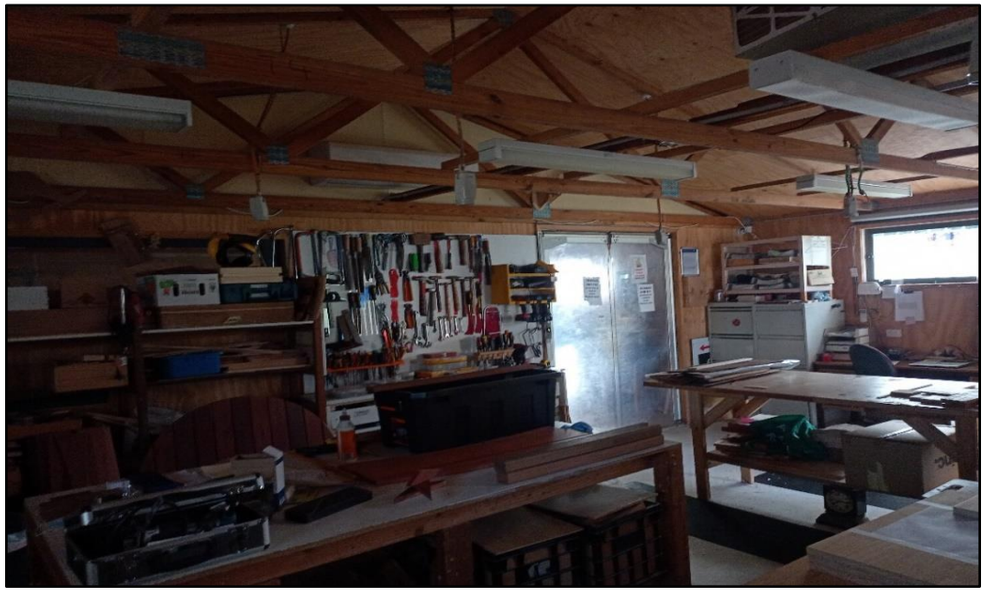


Photograph 6: Men's shed, interior, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: Men's shed, interior, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).



Photograph 8: Men's shed, interior, typical fluorescent light fitting, internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: Men's shed, paints generally, suspected lead paint

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix S

HAZMAT Register – Edina Residential Aged Care

DP Project No: **204088.02**
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	exterior façade in general	pavement, expansion gaps	bitumastic sealant(s)	N/A	**suspected asbestos**	0	1	1	2	3	0	7	Low	59	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior façade in general	building walls, expansion gaps	putties / sealants	N/A	**suspected asbestos**	0	1	1	2	2	0	6	Low	78	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior façade in general	eave linings generally	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	0	6	Low	72, 75, 80	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior northern façade, balcony to Level 1	ceiling lining	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	56	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior northwestern corner of building	partition wall to bin storage area	fibre cement sheeting	N/A	**suspected asbestos**	1	1	2	3	2	0	9	Low	68	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior northern façade, sprinkler pump room	exterior linings generally	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	67	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior northern façade, sprinkler pump room	interior	not confirmed	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	refer 67	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	exterior western façade	enclosure for main gas cut-off valve, wall linings generally	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	70, 77	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior western façade	enclosure for main gas cut-off valve, plant and pipework generally	gaskets	N/A	**suspected asbestos**	1	1	1	1	1	0	5	Low	71	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior, Hostel Annex (east of main building)	portion of rooftop	suspected bituminous membrane(s)	N/A	inaccessible (height)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	73	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

DP Project No: **204088.02**
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	exterior façade generally	various locations	materials in general	N/A	inaccessible (vegetation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	5, 80	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	exterior eastern façade of main building	substrate to various murals (e.g., dove, butterfly, fish, parrot, toucan)	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	3	2	0	8	Low	74, 76	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, building in general	floors below faux-timber vinyl and various floor linings	substrate(s) generally	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, resident rooms generally	original ceiling (above false ceilings)	suspected vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	2	1	9	Low	similar 3	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, resident rooms generally	enclosed service ducts / risers generally	internal materials	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	similar 17, 28, 57, 59	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, resident rooms generally	service risers (where accessed)	gaskets in pipework	N/A	**suspected asbestos**	2	1	1	1	1	1	7	Low	similar 4, 15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, rooms generally	heaters, enclosed sections of pipe work	insulation	N/A	limited access (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	9, 34, 82	Limited access due to storage in areas. Confirm status of hazardous material(s) upon vacant possession and prior to any disturbance.
Edina Residential Aged Care	interior, resident rooms generally	throughout	materials in general	N/A	limited access due storage	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	1, 2, 6	Limited access due to storage in areas. Confirm status of hazardous material(s) upon vacant possession and prior to any disturbance.
Edina Residential Aged Care	interior, Room 1	original ceiling above false ceiling	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	2	2	1	10	Moderate	3	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, stairwell adjacent Room 5	throughout	materials in general	N/A	inaccessible (locked, women's refuge)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, storage room below southeastern stairwell	"Halona" fire doors	internal insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos (manufactured circa 2000's)
Edina Residential Aged Care	interior, storage room below southeastern stairwell	floor	vinyl sheeting	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Edina Residential Aged Care	interior, Bathroom B3	window	glazing putty	N/A	**suspected asbestos**	0	1	1	1	2	1	6	Low	similar 85	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Bathroom B3	building substrate(s) below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	98	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Bathroom B3	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Rooms 8, 9, 10, 11	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Bathroom B4	building substrate(s) below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	12	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Bathroom B4	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Room 10, bathroom	window	glazing putty	N/A	**suspected asbestos**	0	1	1	1	2	1	6	Low	similar 85	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Room 10, bathroom	building substrate(s) below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, Room 10, bathroom	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Room 11, bathroom	window	glazing putty	N/A	**suspected asbestos**	0	1	1	1	2	1	6	Low	similar 85	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Room 11, bathroom	building substrate(s) below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Room 11, bathroom	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Room 11, bathroom	service cupboard	internal components	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Reception and D.O.N.	throughout	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	23	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, kitchen	joints in air handling ductwork	putty / sealant	N/A	**suspected asbestos**	0	1	1	1	2	1	6	Low	86	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, kitchen	floor, below ceramic tiles	substrate(s) generally	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, kitchen	eastern entrance, "Bismac" fire door	internal insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos (manufactured circa 2000's).
Edina Residential Aged Care	interior, kitchen	service riser(s)	internal components	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	17	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, kitchen	cool room	ceiling lining	N/A	**suspected asbestos**	0	1	1	1	2	1	6	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, kitchen	cool room	floor below tiles	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	20	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, kitchen	southwestern office, eastern electrical room / board "K"	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, kitchen	southwestern office, eastern electrical room / board "K"	entry door, internal insulation	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, kitchen	southwestern office, western electrical room / board	entry door, internal insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos (manufactured circa 2000's)
Edina Residential Aged Care	interior, kitchen	southwestern office, western electrical room / board	materials in general	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Limited access due to electrical hazard. Confirm extent of HAZMAT when safe access is available and prior to any disturbance.
Edina Residential Aged Care	interior, kitchen	small goods lift and lift well	materials in general	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	21, 22	Limited access due to electrical hazard. Confirm extent of HAZMAT when safe access is available and prior to any disturbance.
Edina Residential Aged Care	interior, northern stairwell	throughout	materials in general	N/A	not accessed (women's refuge)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, northern stairwell	floor	substrate(s) below brown vinyl sheeting	N/A	inaccessible (women's refuge, requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, northern entrance vestibule	fire doors	internal insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos (manufactured circa 2000's)
Edina Residential Aged Care	interior, northern entrance vestibule, toilet	walls below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, D.D.O.N., north end of building	ceiling	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, D.D.O.N., north end of building	service riser	internal components	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	28	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, mortuary	throughout	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Recreation Office	throughout	wallpaper	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	87	Confirmatory sampling and analysis for asbestos is recommended prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Recreation Office	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Dining Room	original ceiling (above false ceiling)	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	2	2	1	10	Moderate	31, 32, 33	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, Dining Room	northern entrance door	internal insulation	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Oxidising Gas store, adjacent west of Dining Room	floor	vinyl tiles	N/A	**suspected asbestos**	1	1	1	3	1	1	8	Low	36	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, fire hose reel, adjacent west of Dining Room	ceiling	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	1	1	8	Low	N/A	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, fire hose reel, adjacent west of Dining Room	floor	substrate(s) below brown vinyl sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	37	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, MDF room, adjacent west of Dining Room	floor	vinyl tiles	N/A	**suspected asbestos**	1	1	1	3	1	1	8	Low	46	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, MDF room, adjacent west of Dining Room	ceiling (above false ceiling)	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	1	1	8	Low	N/A	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, western entry vestibule, adjacent Room 14	ceiling	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	1	1	8	Low	N/A	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, bathrooms (between Rooms 1 and 16)	substrate below ceramic tiles surfaces (walls and floor)	possible fibre cement products	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	38, 39, 40	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, bathrooms (between Rooms 1 and 16)	ceiling cavity	fire damper(s)	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	45	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Chemical Store and Staff Locker Room	throughout	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	49	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, cupboards in hallway adjacent Chemical Store	shelf lining	vinyl sheeting	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	48	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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Edina Residential Aged Care	interior, cupboards in hallway adjacent Chemical Store	ceiling	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	1	1	8	Low	N/A	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Nurses station	main switch panel	internal components (e.g., electrical boards)	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	55	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Treatment Room	service risers / ducts	internal components	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	57	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Treatment Room	floor, walls and interior of cupboards	vinyl sheeting	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Edina Residential Aged Care	interior, Bathroom B5	building substrate(s) below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Bathroom B5	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Staff Toilet (adjacent Bathroom B5)	substrate below ceramic tiles	possible fibre cement product	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Laundry	fire door(s)	internal insulation	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	61	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Laundry	walls	small quantity of vinyl tiles	N/A	**suspected asbestos**	0	1	1	2	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Laundry	northeast corner, enclosure linings	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	3	2	1	9	Low	59	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, Laundry	northeast corner, inside enclosure	fibre cement sheeting fragments	N/A	**suspected asbestos**	1	3	1	3	2	1	11	Moderate	60	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Laundry	service risers / ducts	internal components	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	62	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Laundry	pipework	gaskets	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, fire hose reel (opposite Room 5)	internal wall and ceiling linings	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	88	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, cleaners room (opposite Room 5)	flue	fibre cement pipe	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	89	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, Bathroom B2	building substrate(s) below ceramic tiles	possible fibre cement sheeting	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Bathroom B2	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Bathroom B2	service ducts	internal components	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Pan Room	entry door	possible insulating core	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, Pan Room	building substrate(s) below ceramic floor and wall tiles	possible fibre cement products	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, electrical switchboard room (adjacent Pan Room)	internal components	materials in general	N/A	inaccessible (locked)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	interior, hallways	accessible service risers, pipework	gaskets	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	similar 4, 15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, hallways	service risers / ducts generally	materials in general	N/A	inaccessible (requires destructive inspection)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Edina Residential Aged Care	interior, hallways	"Halona" fire doors	internal insulation	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Edina Residential Aged Care	interior, hallways	service riser near Room 8. ceiling	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	2	1	9	Low	N/A	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, hallways	service riser near Room 8, walls	vermiculite overspray	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	2	1	9	Low	N/A	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	interior, hallways	original ceiling generally, above false ceiling	vermiculite	refer NAA 83707-3001753-B-3	**may comprise asbestos**	3	1	1	1	2	1	9	Low	64, 65, 66	Asbestos not detected in one sample of vermiculite previously collected from the entire building by Noel Arnold & Associates (NAA) in 2010. Conduct additional confirmatory sampling and analysis for asbestos as a precautionary measure, and due to potential variation in material composition, prior to any disturbance. Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Edina Residential Aged Care	exterior, Level 1	covered walkway north	fibre cement sheeting	NAA 83707-3001753-B-1	no asbestos detected by analysis	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Reported as "Asbestos Negative" in a previous assessment by Noel Arnold & Associates in 2010. Consider conducting further confirmatory sampling and analysis for asbestos prior to any disturbance due to potential variation in material type.
Edina Residential Aged Care	exterior, Level 1	veranda north	fibre cement sheeting	NAA 83707-3001753-B-2	**asbestos detected by analysis**	1	1	1	2	2	0	7	Low	93	Remove asbestos material prior to any disturbance including from renovation, demolition and maintenance work. Removal should be undertaken by a licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	exterior, Level 2	plant room - west, boiler	gasket	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	96	Reported as "Asbestos Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Consider conducting further confirmatory sampling and analysis for asbestos prior to any disturbance due to potential variation in material type. Remove asbestos material prior to any disturbance including from renovation, demolition and maintenance work. Removal should be undertaken by a licensed asbestos removalist
Edina Residential Aged Care	interior, Levels 1 and 2	stairs and landings - central	vinyl floor tiles and adhesive	NAA 83707-3001753-B-4	**asbestos detected by analysis**	0	1	1	3	3	1	9	Low	90	Reported as "Asbestos Positive" in a previous assessment by Noel Arnold & Associates in 2010. Remove asbestos material prior to any disturbance including from renovation, demolition and maintenance work. Removal should be undertaken by a licensed asbestos removalist
Edina Residential Aged Care	interior, Levels 1 and 2	stairs and landings - south	vinyl floor tiles and adhesive	similar to NAA 83707-3001753-B-4	**suspected asbestos**	0	2	1	3	3	1	10	Moderate	91	Reported as "Asbestos Assumed Positive" in a previous assessment by Noel Arnold & Associates in 2010. Consider conducting further confirmatory sampling and analysis for asbestos prior to any disturbance due to potential variation in material type. Remove asbestos material prior to any disturbance including from renovation, demolition and maintenance work. Removal should be undertaken by a licensed asbestos removalist
Edina Residential Aged Care	northern end of building	associated with incinerator	unspecified (may comprise, for example, internal components / and / or various associated wastes)	N/A	**suspected asbestos**	2	1	1	1	2	0	7	Low	98	Asbestos previously noted as a contaminant of potential concern per Table 4.1 in JBS&G *Phase 1 Environmental Site Assessment, War Memorial; Hospital, 125 Birrell Street, Waverley NSW 2024* (12 April 2017). Reference to the potential contamination is provided here for informative purposes only. The asbestos risk assessment scores, and action priority, are speculative only.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Edina Residential Aged Care	exterior, level 1, plant room - south	door, lower paint system	white paint	N/A	**positive for lead**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	rooms and areas in general	building surfaces generally	paints	N/A	N/A	N/A	N/A	14, 26, 30, 35, 83	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	rooms and areas in general	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
Edina Residential Aged Care	staff office, north end building	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	24, 25	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	Dining Room	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
Edina Residential Aged Care	Bathrooms (between Rooms 1 and 16)	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	41 to 44, 47	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	TV Room	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	51, 53	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
Edina Residential Aged Care	Treatment Room	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	58	No designated ceiling cavity access points identified. Ensure access to building cavity(s) remains adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	Staff Toilet (adjacent Bathroom B5)	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work
Edina Residential Aged Care	Hallways	ceiling cavity	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Consider removing lead contamination if reasonably practicable to do so and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Bathroom B4	service riser, pipe work	insulation	N/A	**SMF identified visually**	10	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	interior, Kitchen	southwestern corner, pipework to ceiling	insulation	N/A	**SMF or foam**	N/A	Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal.
Edina Residential Aged Care	interior, Kitchen	southwestern office, pipework to ceiling	insulation	N/A	**SMF or foam**	N/A	Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal.
Edina Residential Aged Care	interior, Bathrooms (between Rooms 1 and 16)	ceiling cavity	pipe insulation	N/A	**SMF or foam**	N/A	Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal.
Edina Residential Aged Care	interior, entry vestibule / toilet at entrance to Staff Locker Room / Chemical Store	minor pipework	insulation	N/A	**SMF (suspected)**	50	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Edina Residential Aged Care	interior, TV Room, ceiling cavity	pipework	insulation	N/A	**SMF identified visually**	52, 54	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Treatment Room	pipework	insulation	N/A	**SMF identified visually**	N/A	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	interior, Laundry and adjacent store	accessible pipework	insulation	N/A	**SMF or foam**	N/A	Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal.
Edina Residential Aged Care	interior, service riser near Room 8	accessible pipework	insulation	N/A	**SMF identified visually**	N/A	SMF identified. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	exterior, ground floor, west	pipe work	insulation	N/A	**SMF identified visually**	92	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Level 2, plant room - east	hot water units (x4)	insulation	N/A	**SMF (suspected)**	94	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	interior, Levels 1 and 2, plant rooms	pipe work	insulation	N/A	**SMF identified visually**	95	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	interior, ground floor, kitchen (above sink)	small boiling water unit(s)	insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Level 1, kitchen (above sink)	small boiling water unit(s)	insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	interior, ground floor, ceiling space throughout	pipe work	insulation	N/A	**SMF identified visually**	97	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).
Edina Residential Aged Care	interior, ground floor, ceiling space (central)	penetrations	loose insulation	N/A	**SMF identified visually**	N/A	Reported as "SMF Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, ground floor, ceiling space (central)	interior of air conditioning duct work	insulation	N/A	**SMF (suspected)**	N/A	Reported as "SMF Suspected Positive" in a previous assessment by Noel Arnold & Associates in 2010. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any SMF abatement activity and any building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	exterior, façade generally	minor fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	exterior, western façade, entrance stairs	small fluorescent light fitting(s) set in brickwork	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	79	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, resident rooms generally	ceiling fans (where present)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	8	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, resident rooms generally	wall-mounted fluorescent lights	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	7	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Room 10, bathroom	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	13	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Ground Floor, Room 11, bathroom	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, kitchen, ceiling	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	16, 18	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, kitchen, extraction hood	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	27	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, kitchen, cool room	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	19	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, northern entrance vestibule and toilet	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Ground Floor, staff office, north end building	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Recreation Office	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Dining Room	fluorescent lights and fans generally	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Dining Room	fluorescent lights in ceiling cavity	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	84	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Oxidising Gas store, adjacent west of Dining Room	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Ground Floor, MDF room, adjacent west of Dining Room	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, entry vestibule / toilet at entrance to Staff Locker Room / Chemical Store	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, TV Room	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Nurses Station	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, Laundry and adjacent store room	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Edina Residential Aged Care	interior, Ground Floor, Pan Room	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	N/A	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, hallways, ceilings	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	nil PCB (suspected)	63	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	interior, Ground Floor, hallways, lower walls. footlights	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	81	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).
Edina Residential Aged Care	building generally	fluorescent light(s)	internal components (e.g. capacitors, ballasts etc.)	N/A	**may contain PCB**	98	Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).



Photograph 1: Edina Residential Aged Care, interior, resident rooms generally, throughout, materials in general, limited access due storage.

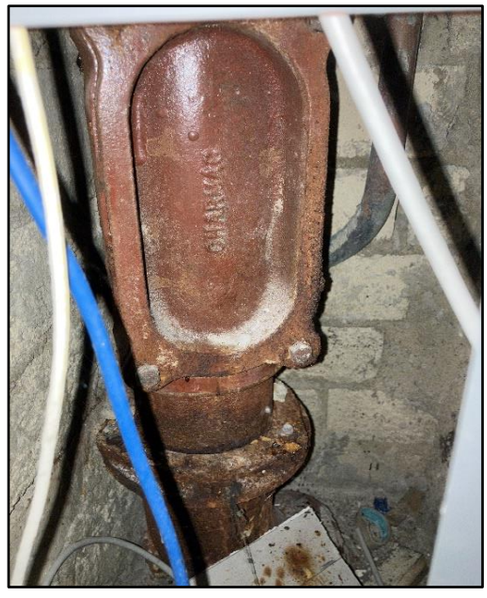


Photograph 2: Edina Residential Aged Care, interior, resident rooms generally, throughout, materials in general, limited access due storage.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
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Photograph 3: Edina Residential Aged Care, interior, Room 1, original ceiling above false ceiling, vermiculite, suspected asbestos.



Photograph 4: Edina Residential Aged Care, interior, service risers (where accessed), gaskets in pipework, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: Edina Residential Aged Care, exterior façade generally, various locations, materials in general, inaccessible (vegetation).



Photograph 6: Edina Residential Aged Care, interior, resident rooms generally, throughout, materials in general, limited access due storage.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	3
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

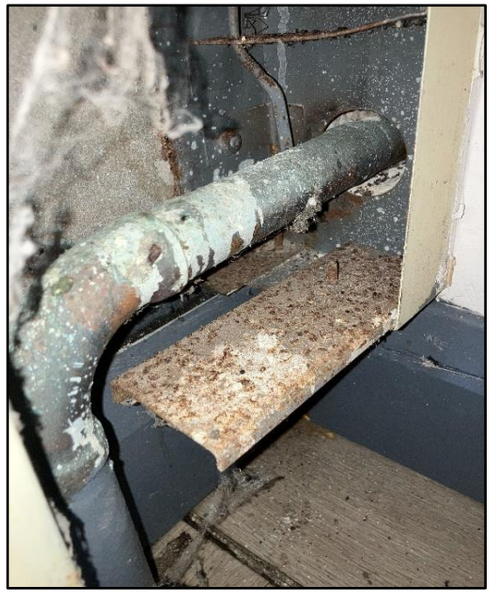


Photograph 7: Interior, Ground Floor, interior, Ground Floor, resident rooms generally, wall-mounted fluorescent lights, internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).



Photograph 8: Interior, Ground Floor, interior, Ground Floor, resident rooms generally, ceiling fans (where present), internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
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Photograph 9: Edina Residential Aged Care, interior, resident rooms generally, heaters, enclosed sections of pipe work, insulation, limited access (requires destructive inspection).



Photograph 10: Interior, Bathroom B4, service riser, pipe work, insulation, SMF identified visually.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: Edina Residential Aged Care, interior, Bathroom B4, entry door, possible insulating core, inaccessible (requires destructive inspection).



Photograph 12: Edina Residential Aged Care, interior, Bathroom B4, building substrate(s) below ceramic tiles, possible fibre cement sheeting, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
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Photograph 13: Edina Residential Aged Care, interior, Ground Floor, Room 10, bathroom, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 14: Edina Residential Aged Care, rooms and areas in general, building surfaces generally, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

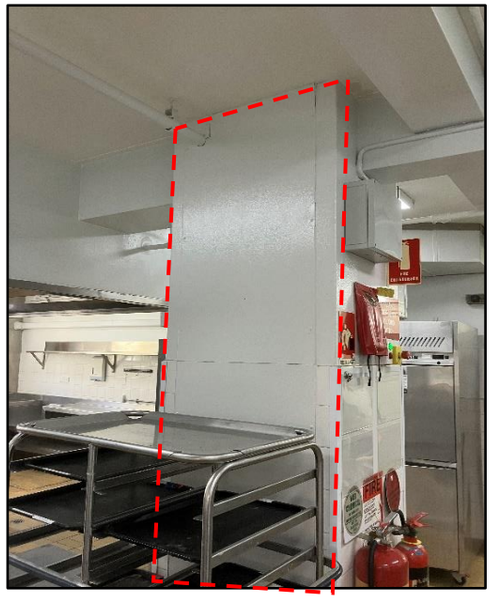


Photograph 15: Edina Residential Aged Care, interior, service risers (where accessed), gaskets in pipework, suspected asbestos.



Photograph 16: Interior, Ground Floor, interior, Ground Floor, kitchen, ceiling, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 17: Edina Residential Aged Care, interior, kitchen, service riser(s), internal components, inaccessible (requires destructive inspection).



Photograph 18: Interior, Ground Floor, interior, Ground Floor, kitchen, ceiling, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 19: Interior, Ground Floor, interior, Ground Floor, kitchen, cool room, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 20: Edina Residential Aged Care, interior, kitchen, cool room, floor below tiles, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: Edina Residential Aged Care, interior, kitchen, small goods lift and lift well, materials in general, suspected non-asbestos.



Photograph 22: Edina Residential Aged Care, interior, kitchen, small goods lift and lift well, materials in general, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 23: Edina Residential Aged Care, interior, Reception and D.O.N., throughout, materials in general, inaccessible (locked).



Photograph 24: Edina Residential Aged Care, staff office, north end building, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: Edina Residential Aged Care, staff office, north end building, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

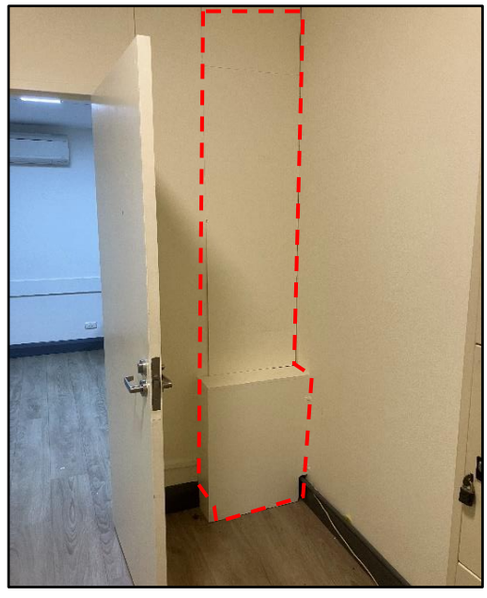


Photograph 26: Edina Residential Aged Care, rooms and areas in general, building surfaces generally, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
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Photograph 27: Edina Residential Aged Care, interior, Ground Floor, kitchen, extraction hood, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 28: Edina Residential Aged Care, interior, D.D.O.N., north end of building, service riser, internal components, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: Edina Residential Aged Care, interior, Dining Room, northern entrance door, internal insulation, suspected asbestos.



Photograph 30: Edina Residential Aged Care, rooms and areas in general, building surfaces generally, paints, may comprise lead paint.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: Edina Residential Aged Care, interior, Dining Room, original ceiling (above false ceiling), vermiculite, suspected asbestos.



Photograph 32: Edina Residential Aged Care, interior, Dining Room, original ceiling (above false ceiling), vermiculite, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 33: Edina Residential Aged Care, interior, Dining Room, original ceiling (above false ceiling), vermiculite, suspected asbestos.



Photograph 34: Edina Residential Aged Care, interior, rooms generally, heaters, enclosed sections of pipe work, insulation, limited access (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 17 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

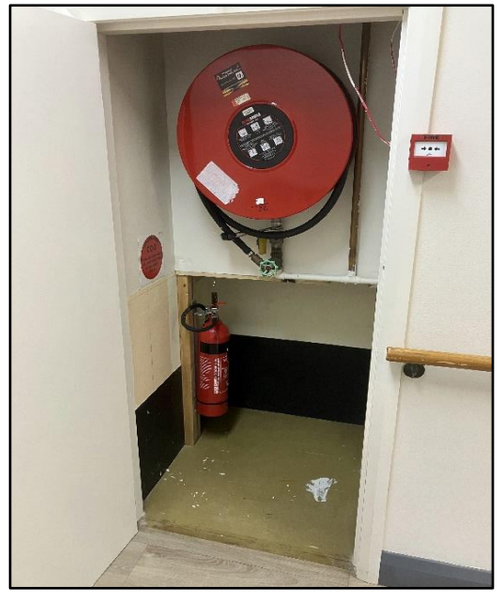


Photograph 35: Edina Residential Aged Care, rooms and areas in general, building surfaces generally, paints, may comprise lead paint.

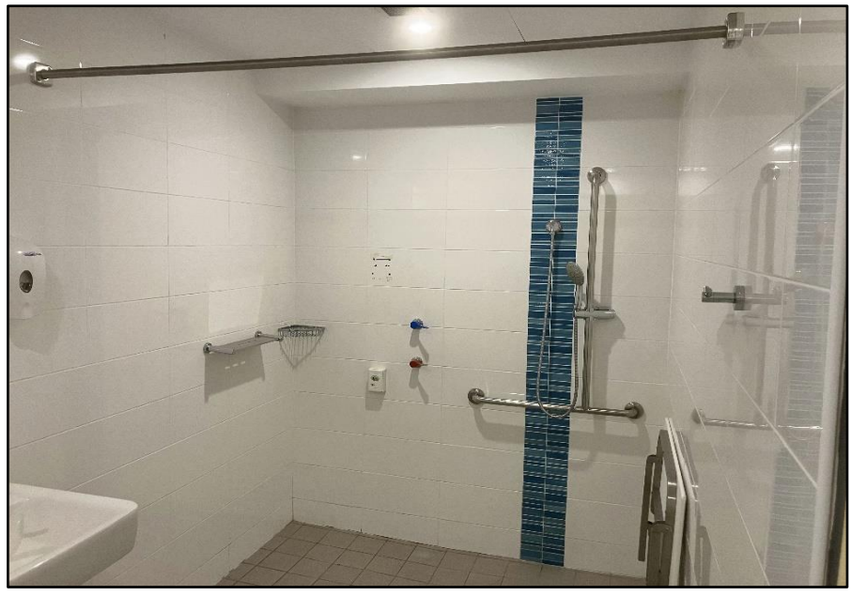


Photograph 36: Edina Residential Aged Care, interior, Oxidising Gas store, adjacent west of Dining Room, floor, vinyl tiles, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	18
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23

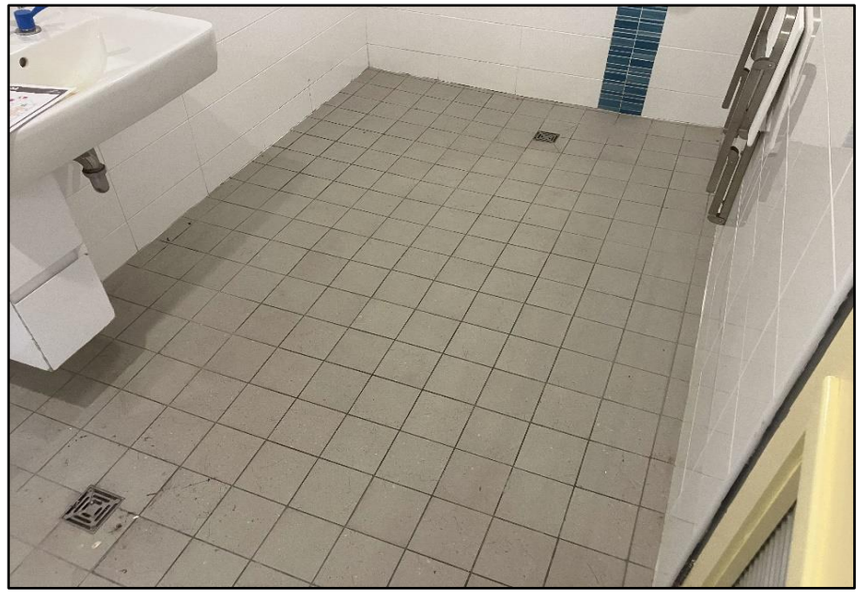


Photograph 37: Edina Residential Aged Care, interior, fire hose reel, adjacent west of Dining Room, floor, substrate(s) below brown vinyl sheeting, inaccessible (requires destructive inspection).



Photograph 38: Edina Residential Aged Care, interior, bathrooms (between Rooms 1 and 16), substrate below ceramic tiles surfaces (walls and floor), possible fibre cement products, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 19 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 39: Edina Residential Aged Care, interior, bathrooms (between Rooms 1 and 16), substrate below ceramic tiles surfaces (walls and floor), possible fibre cement products, inaccessible (requires destructive inspection).



Photograph 40: Edina Residential Aged Care, interior, bathrooms (between Rooms 1 and 16), substrate below ceramic tiles surfaces (walls and floor), possible fibre cement products, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	20
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 41: Edina Residential Aged Care, Bathrooms (between Rooms 1 and 16), ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 42: Edina Residential Aged Care, Bathrooms (between Rooms 1 and 16), ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 21 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 43: Edina Residential Aged Care, Bathrooms (between Rooms 1 and 16), ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 44: Edina Residential Aged Care, Bathrooms (between Rooms 1 and 16), ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	22
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 45: Edina Residential Aged Care, interior, bathrooms (between Rooms 1 and 16), ceiling cavity, fire damper(s), inaccessible (requires destructive inspection).



Photograph 46: Edina Residential Aged Care, interior, MDF room, adjacent west of Dining Room, floor, vinyl tiles, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 23 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 47: Edina Residential Aged Care, Bathrooms (between Rooms 1 and 16), ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 48: Edina Residential Aged Care, interior, cupboards in hallway adjacent Chemical Store, shelf lining, vinyl sheeting, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 24 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 49: Edina Residential Aged Care, interior, Chemical Store and Staff Locker Room, throughout, materials in general, inaccessible (locked).

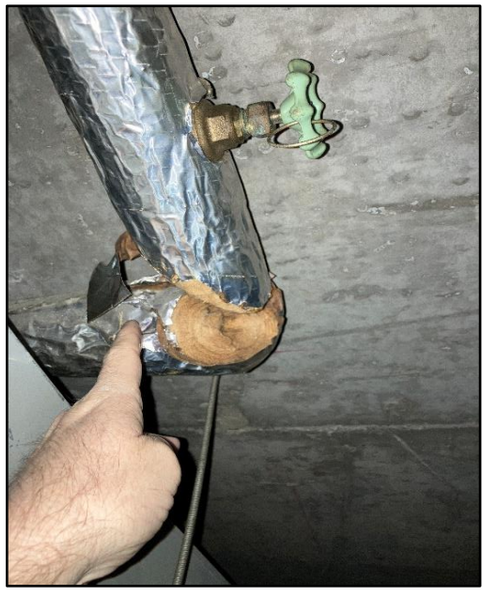


Photograph 50: Interior, interior, entry vestibule / toilet at entrance to Staff Locker Room / Chemical Store, minor pipework, insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 25 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 51: Edina Residential Aged Care, TV Room, ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 52: Interior, interior, TV Room, ceiling cavity, pipework, insulation, SMF identified visually.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	26
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 53: Edina Residential Aged Care, TV Room, ceiling cavity, settled dust / debris, elevated lead concentration suspected.



Photograph 54: Interior, interior, TV Room, ceiling cavity, pipework, insulation, SMF identified visually.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 27 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

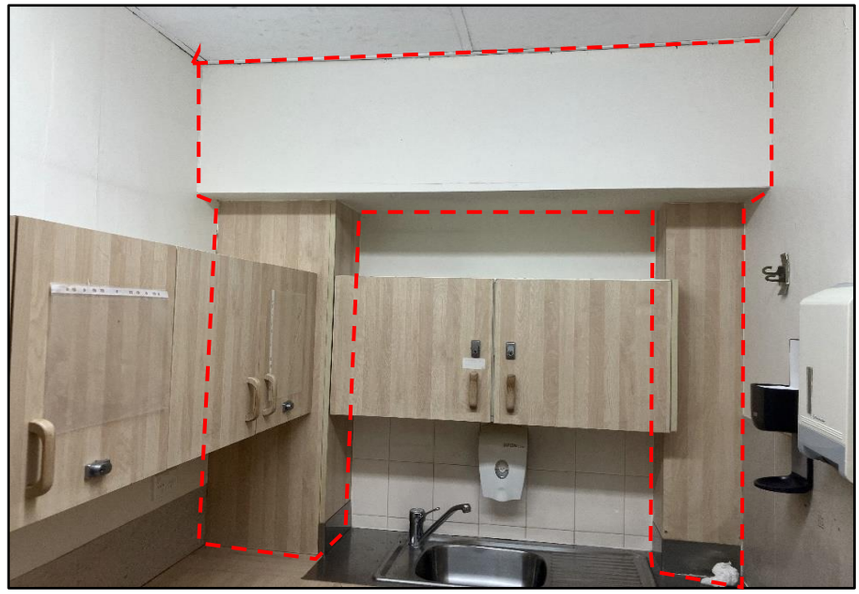


Photograph 55: Edina Residential Aged Care, interior, Nurses station, main switch panel, internal components (e.g., electrical boards), suspected asbestos.



Photograph 56: Edina Residential Aged Care, exterior northern façade, balcony to Level 1, ceiling lining, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 28 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

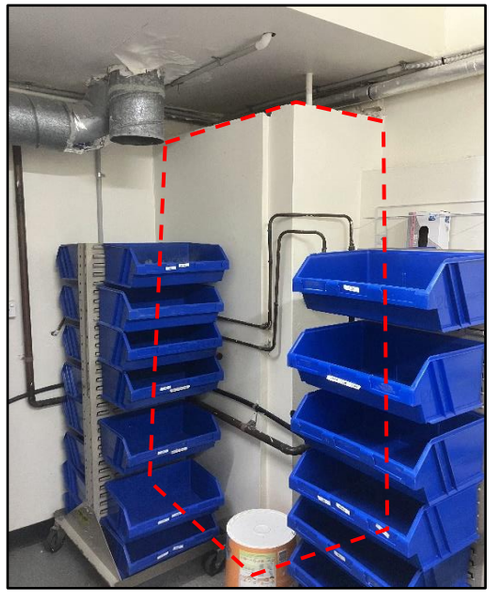


Photograph 57: Edina Residential Aged Care, interior, Treatment Room, service risers / ducts, internal components, inaccessible (requires destructive inspection).



Photograph 58: Edina Residential Aged Care, Treatment Room, ceiling cavity, settled dust / debris, elevated lead concentration suspected.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 29 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 59: Edina Residential Aged Care, interior, Laundry, northeast corner, enclosure linings, fibre cement sheeting, suspected asbestos.



Photograph 60: Edina Residential Aged Care, interior, Laundry, northeast corner, inside enclosure , fibre cement sheeting fragments, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 30 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

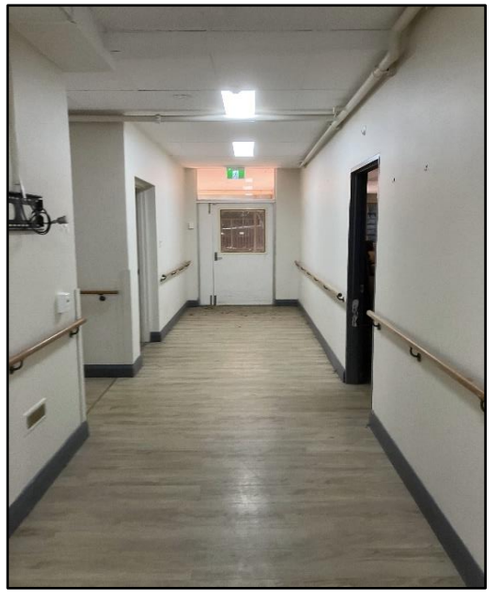


Photograph 61: Edina Residential Aged Care, interior, Laundry, fire door(s), internal insulation, suspected asbestos.

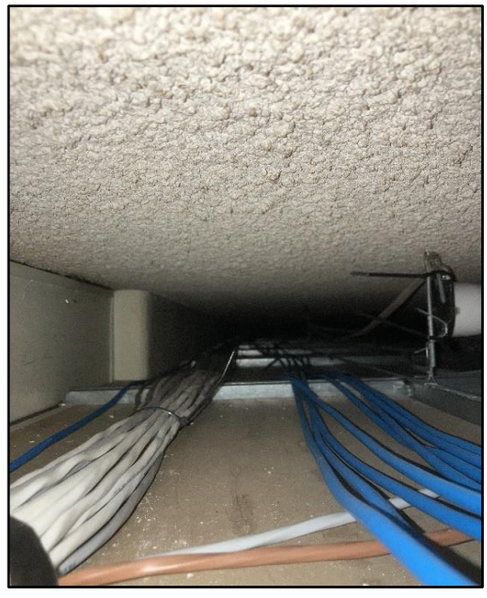


Photograph 62: Edina Residential Aged Care, interior, Laundry, service risers / ducts, internal components, inaccessible (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 31 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

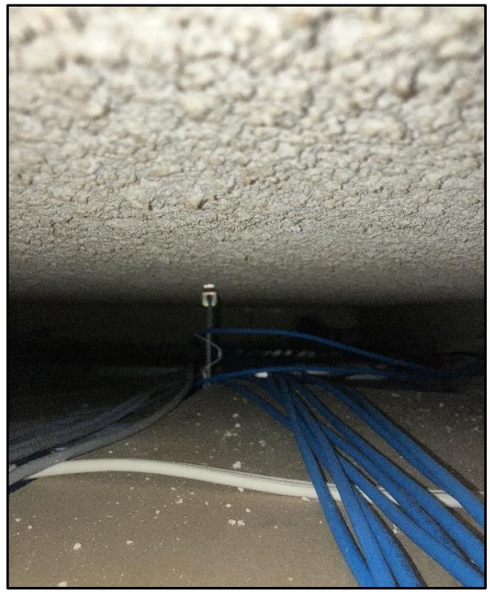


Photograph 63: Interior, Ground Floor, interior, Ground Floor, hallways, ceilings, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), nil PCB (suspected).



Photograph 64: Edina Residential Aged Care, interior, hallways, original ceiling generally, above false ceiling, vermiculite, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 32 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 65: Edina Residential Aged Care, interior, hallways, original ceiling generally, above false ceiling, vermiculite, suspected asbestos.



Photograph 66: Edina Residential Aged Care, interior, hallways, original ceiling generally, above false ceiling, vermiculite, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 33 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

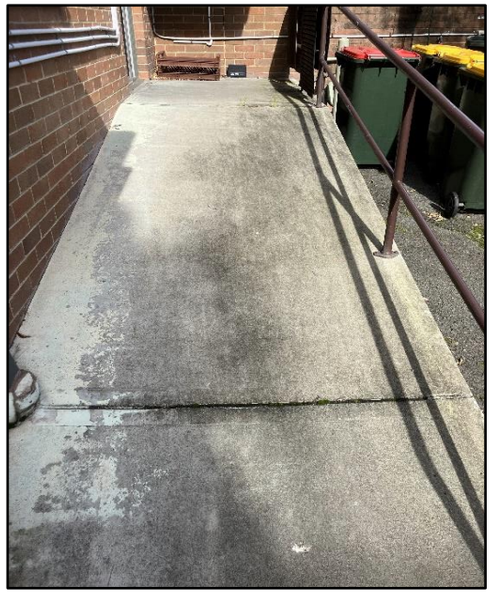


Photograph 67: Edina Residential Aged Care, exterior northern façade, sprinkler pump room, exterior linings generally, fibre cement sheeting, suspected asbestos.



Photograph 68: Edina Residential Aged Care, exterior northwestern corner of building, partition wall to bin storage area, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	34
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 69: Edina Residential Aged Care, exterior façade in general, pavement, expansion gaps, bitumastic sealant(s), suspected asbestos.



Photograph 70: Edina Residential Aged Care, exterior western façade, enclosure for main gas cut-off valve, wall linings generally, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 35 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 71: Edina Residential Aged Care, exterior western façade, enclosure for main gas cut-off valve, plant and pipework generally, gaskets, suspected asbestos.



Photograph 72: Edina Residential Aged Care, exterior façade in general, eave linings generally, suspected fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT:	204088.02
		PLATE No:	36
		REV:	A
	CLIENT: Uniting Church	DATE:	Aug-23



Photograph 73: Edina Residential Aged Care, exterior, Hostel Annex (east of main building), portion of rooftop, suspected bituminous membrane(s), inaccessible (height).



Photograph 74: Edina Residential Aged Care, exterior eastern façade of main building, substrate to various murals (e.g., dove, butterfly, fish, parrot, toucan), fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 37 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 75: Edina Residential Aged Care, exterior façade in general, eave linings generally, suspected fibre cement sheeting, suspected asbestos.



Photograph 76: Edina Residential Aged Care, exterior eastern façade of main building, substrate to various murals (e.g., dove, butterfly, fish, parrot, toucan), fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 38 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 77: Edina Residential Aged Care, exterior western façade, enclosure for main gas cut-off valve, wall linings generally, fibre cement sheeting, suspected asbestos.



Photograph 78: Edina Residential Aged Care, exterior façade in general, building walls, expansion gaps, putties / sealants, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 39 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 79: Exterior, exterior, western façade, entrance stairs, small fluorescent light fitting(s) set in brickwork, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

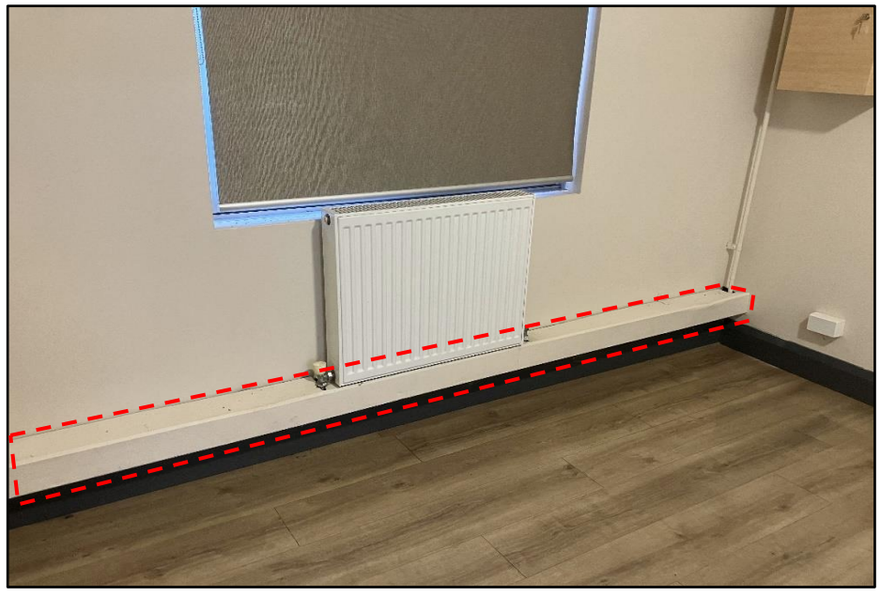


Photograph 80: Edina Residential Aged Care, exterior façade in general, eave linings generally, suspected fibre cement sheeting, suspected asbestos. Access also limited by vegetation.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 40 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 81: Interior, Ground Floor, interior, Ground Floor, hallways, lower walls. footlights, fluorescent light(s), internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

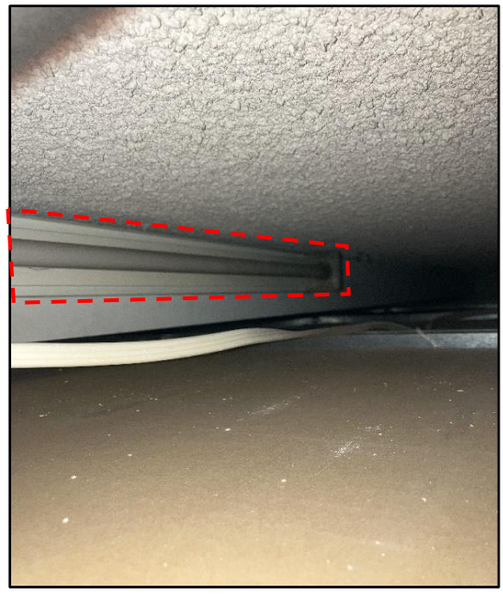


Photograph 82: Edina Residential Aged Care, interior, resident rooms generally, heaters, enclosed sections of pipe work, insulation, limited access (requires destructive inspection).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 41 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

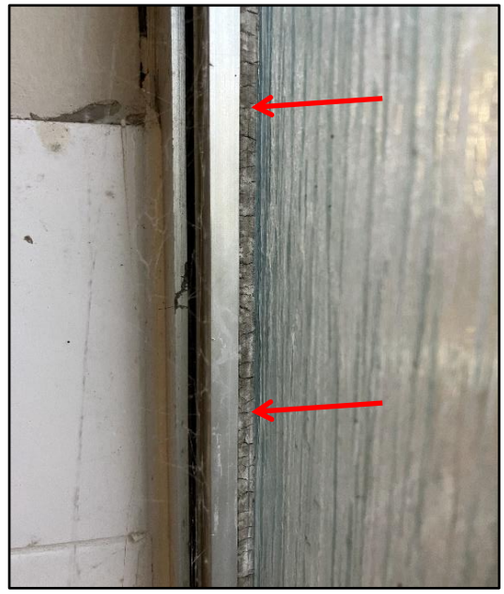


Photograph 83: Edina Residential Aged Care, rooms and areas in general, building surfaces generally, paints, may comprise lead paint.



Photograph 84: Edina Residential Aged Care, interior, Ground Floor, Dining Room, fluorescent lights in ceiling cavity, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 42 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

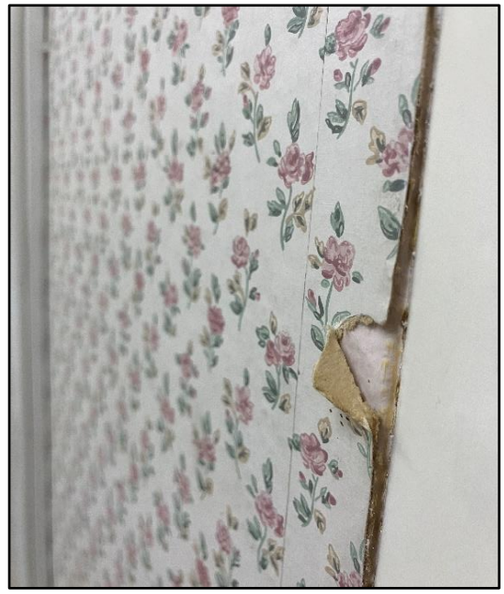


Photograph 85: Edina Residential Aged Care, interior, various bathrooms, window, glazing putty, suspected asbestos.



Photograph 86: Edina Residential Aged Care, interior, kitchen, joints in air handling ductwork, putty / sealant, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 43 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

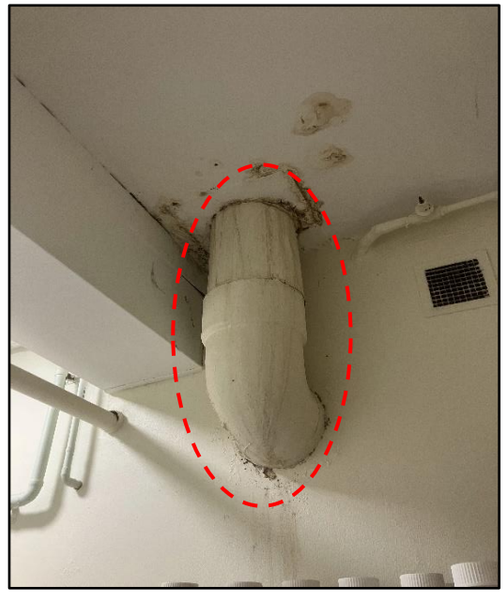


Photograph 87: Edina Residential Aged Care, interior, Recreation Office, throughout, wallpaper, suspected non-asbestos.



Photograph 88: Edina Residential Aged Care, interior, fire hose reel (opposite Room 5), internal wall and ceiling linings, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 44 REV: A
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Photograph 89: Edina Residential Aged Care, interior, cleaners room (opposite Room 5), flue, fibre cement pipe, suspected asbestos.



Photograph 90: Edina Residential Aged Care, interior, Levels 1 and 2, stairs and landings - central, vinyl floor tiles and adhesive, asbestos detected by analysis. Previously reported by NAA (2010).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 45 REV: A
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Photograph 91: Edina Residential Aged Care, interior, Levels 1 and 2, stairs and landings - south, vinyl floor tiles and adhesive, suspected asbestos. Previously reported by NAA (2010).



Photograph 92: Edina Residential Aged Care, exterior, ground floor, west, pipe work, insulation, SMF identified visually. Previously reported by NAA (2010).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 46 REV: A
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Photograph 93: Edina Residential Aged Care, exterior, Level 1, veranda north, fibre cement sheeting, asbestos detected by analysis. Previously reported by NAA (2010).



Photograph 94: Edina Residential Aged Care, interior, Level 2, plant room - east, hot water units (x4), insulation, SMF (suspected). Previously reported by NAA (2010).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 47 REV: A
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Photograph 95: Edina Residential Aged Care, interior, Levels 1 and 2, plant rooms, pipe work, insulation, SMF identified visually. Previously reported by NAA (2010).



Photograph 96: Edina Residential Aged Care, exterior, Level 2, plant room - west, boiler, gasket, suspected asbestos. Previously reported by NAA (2010).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 48 REV: A
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Photograph 97: Edina Residential Aged Care, interior, ground floor, ceiling space throughout, pipe work, insulation, SMF identified visually. Previously reported by NAA (2010).



Photograph 98: Edina Residential Aged Care, northern end of building, incinerator.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Assessment** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 49 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix T

HAZMAT Register – Conrad Beard Independent Living Units

DP Project No: 204088.02
Preliminary HAZMAT Assessment
Uniting Waverley Campus

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Conrad Beard Independent Living Units	level 4, communal room, toilet	floor	tiles	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 4, communal room, kitchen	wall(s) behind ceramic tiles	possible fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 4, communal room, kitchen	floor	vinyl product	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	10	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Conrad Beard Independent Living Units	level 4, communal room, storeroom	floor	vinyl product	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider conducting confirmatory sampling and analysis for asbestos prior to disturbance.
Conrad Beard Independent Living Units	level 3, U302, bathroom / laundry	wet wall(s)	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	15 and 16	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 3, U302, kitchen	wet wall(s)	possible fibre cement sheeting	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	11	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Conrad Beard Independent Living Units	level 3, U302, balcony	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 3, common areas	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	13 and 26	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 3, common areas	fire door(s)	core	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 3, thoroughfare	north-west ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	20	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Conrad Beard Independent Living Units	level 3, thoroughfare	south-west ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	21	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 3, thoroughfare	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	18	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 3, thoroughfare	windows	putty / sealant	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 2, drying area	fire door(s)	insulating core	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 2, thoroughfare	ceiling	textured coating	N/A	**suspected asbestos**	3	1	1	2	2	1	10	Moderate	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 2, thoroughfare	windows	putty / sealant	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 1 / ground, thoroughfare	ceiling	textured coating	N/A	**suspected asbestos**	3	1	1	2	2	1	10	Moderate	25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 1 / ground, thoroughfare	Approx. 6 x pits	internal components	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	23	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Conrad Beard Independent Living Units	level 1 / ground, courtyard	pavement, expansion joints	bituminous material	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	24	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.

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Preliminary HAZMAT Assessment
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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Conrad Beard Independent Living Units	level 1 / ground, courtyard	stormwater pit	lining(s) and / or pipework	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	level 1 / ground, lift motor room	older electrical distribution panel(s)	internal components	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	1 and 3	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Conrad Beard Independent Living Units	level 1 / ground, lift motor room	door	insulating core	N/A	**suspected asbestos**	2	1	1	2	2	1	9	Low	4	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	lift plant and shaft	interior	various components (e.g., brake pads, insulation materials)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2, 31	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Conrad Beard Independent Living Units	level 1 / ground, electrical cupboard	electrical panel(s)	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	5 and 6	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Conrad Beard Independent Living Units	level 1 / ground, garden storeroom	storeroom in general	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	9	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
Conrad Beard Independent Living Units	lift	floor	vinyl product	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	30	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Conrad Beard Independent Living Units	rooms and areas in general	older fire-doors generally	insulating core material	N/A	**suspected asbestos**	2	1	1	2	2	1	9	Low	17, 19	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	exterior, thoroughfare	awning / ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	27, 28 and 29	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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Preliminary HAZMAT Assessment
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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Conrad Beard Independent Living Units	interior, wet areas	walls and floors below ceramic tiles (inc. balconies)	building substrate	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	exterior, windows frames generally	between window panes and frames	glazing putties / sealants	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Conrad Beard Independent Living Units	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Conrad Beard Independent Living Units	rooms and areas in general	floor below exposed coverings (e.g., carpet, vinyl)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.

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Preliminary HAZMAT Assessment
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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Conrad Beard Independent Living Units	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	N/A	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Conrad Beard Independent Living Units	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Conrad Beard Independent Living Units	level 3, U302, service cupboard	hot water unit	bulk insulation	N/A	**SMF (suspected)**	14	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Conrad Beard Independent Living Units	rooms and areas in general	building cavities generally	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Conrad Beard Independent Living Units	rooms and areas in general	HVAC systems (plant and ductwork etc.	bulk insulation generally	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Conrad Beard Independent Living Units	rooms and areas in general	typical fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	7 and 8	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).

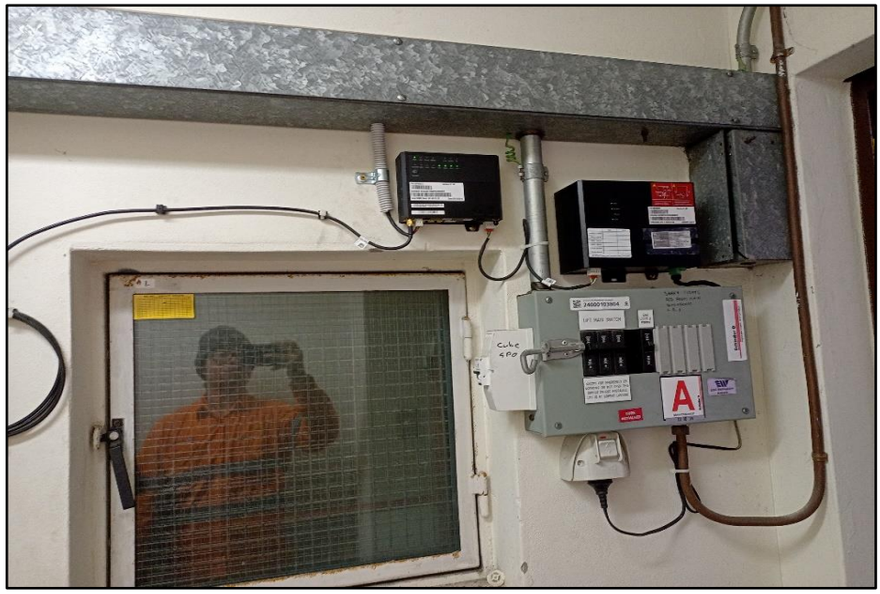


Photograph 1: Conrad Beard Independent Living Units, level 1 / ground, lift motor room, older electrical distribution panel(s), internal components, inaccessible.



Photograph 2: Conrad Beard Independent Living Units, lift plant and shaft, interior, various components (e.g., brake pads, insulation materials), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

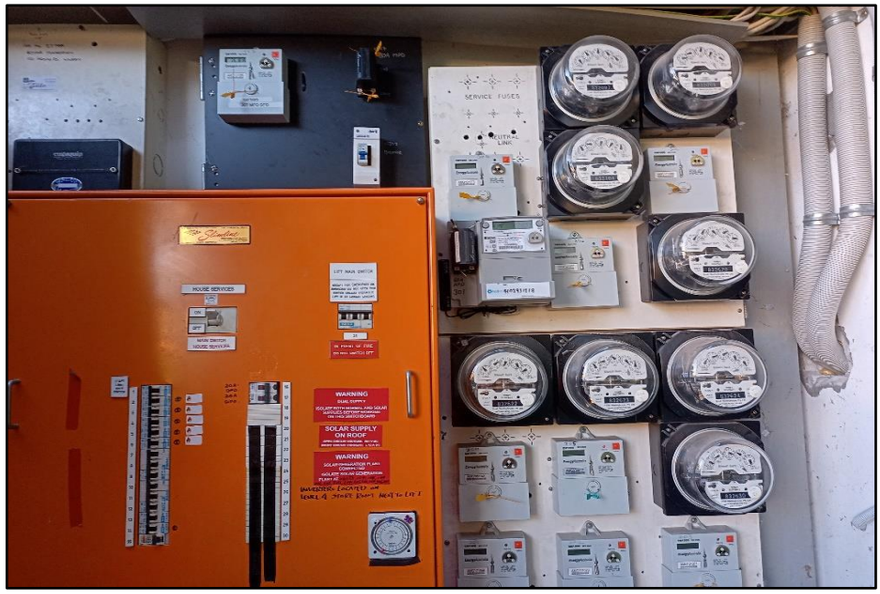


Photograph 3: Conrad Beard Independent Living Units, level 1 / ground, lift motor room, older electrical distribution panel(s), internal components, inaccessible.



Photograph 4: Conrad Beard Independent Living Units, level 1 / ground, lift motor room, door, insulating core, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 5: Conrad Beard Independent Living Units, level 1 / ground, electrical cupboard, electrical panel(s), materials in general, inaccessible.



Photograph 6: Conrad Beard Independent Living Units, level 1 / ground, electrical cupboard, electrical panel(s), materials in general, inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 7: Conrad Beard Independent Living Units, rooms and areas in general, typical fluorescent light fittings, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 8: Conrad Beard Independent Living Units, rooms and areas in general, typical fluorescent light fittings, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
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Photograph 9: Conrad Beard Independent Living Units, level 1 / ground, garden storeroom, storeroom in general, materials in general, inaccessible.



Photograph 10: Conrad Beard Independent Living Units, level 4, communal room, kitchen, wall(s) behind ceramic tiles, possible fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 5 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 11: Conrad Beard Independent Living Units, level 3, U302, kitchen, wet wall(s), fibre cement sheeting, inaccessible.

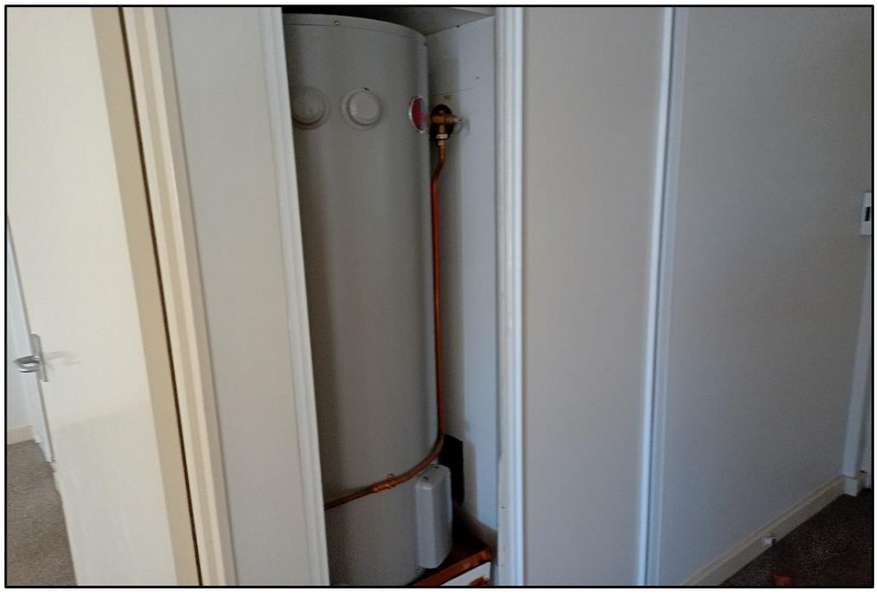


Photograph 12: Conrad Beard Independent Living Units, level 3, U302, balcony, eaves, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

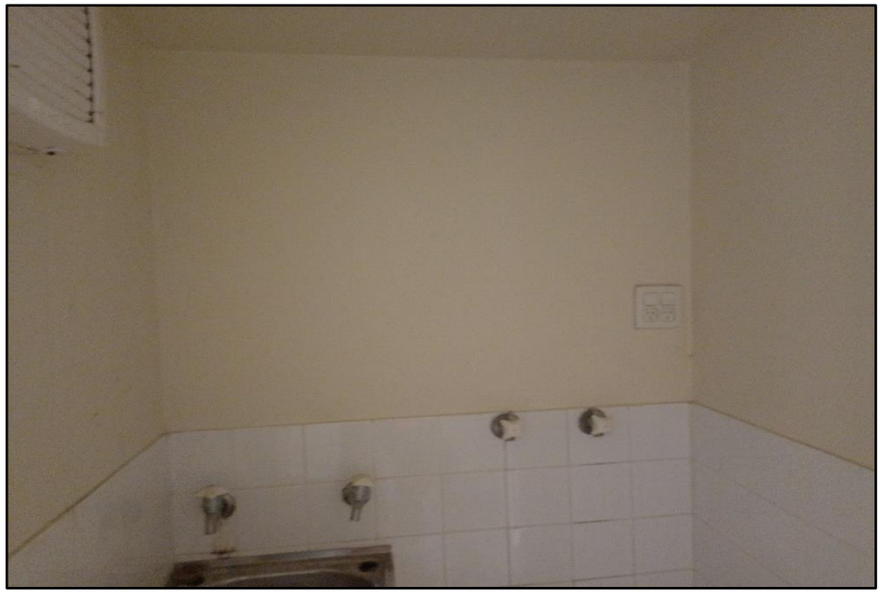


Photograph 13: Conrad Beard Independent Living Units, level 3, common areas, eaves, fibre cement sheeting, suspected asbestos.



Photograph 14: Conrad Beard Independent Living Units, level 3, U302, service cupboard, hot water unit, bulk insulation, SMF (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
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Photograph 15: Conrad Beard Independent Living Units, level 3, U302, bathroom / laundry, wet wall(s), fibre cement sheeting, suspected asbestos.



Photograph 16: Conrad Beard Independent Living Units, level 3, U302, bathroom / laundry, wet wall(s), fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
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Photograph 17: Conrad Beard Independent Living Units, rooms and areas in general, older fire-doors generally, insulating core material, suspected asbestos.

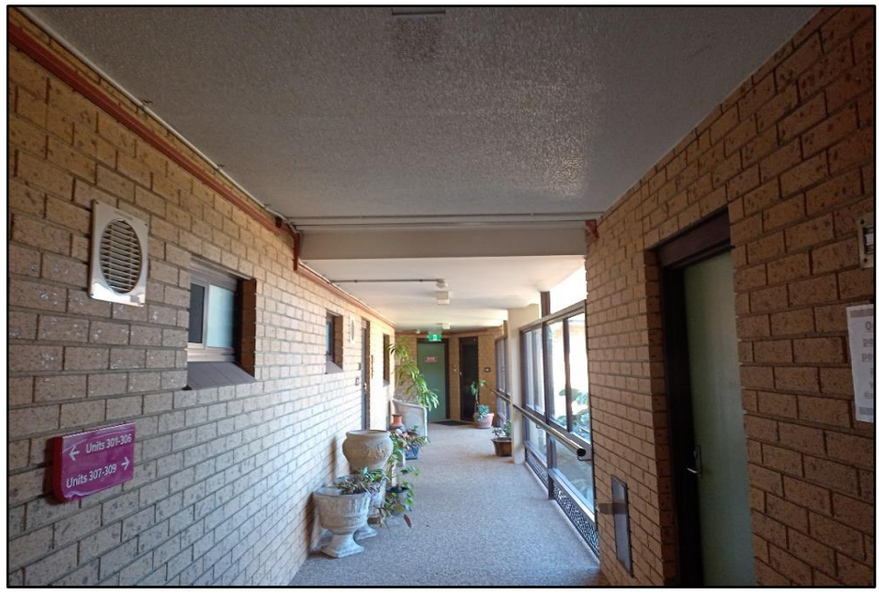


Photograph 18: Conrad Beard Independent Living Units, level 3, thoroughfare, eaves, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
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Photograph 19: Conrad Beard Independent Living Units, level 2, drying area, fire door(s), insulating core, suspected asbestos.



Photograph 20: Conrad Beard Independent Living Units, level 3, thoroughfare, north-west ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 21: Conrad Beard Independent Living Units, level 3, thoroughfare, south-west ceiling, fibre cement sheeting, suspected asbestos.



Photograph 22: Conrad Beard Independent Living Units, level 2, thoroughfare, ceiling, textured coating, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
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Photograph 23: Conrad Beard Independent Living Units, level 1 / ground, thoroughfare, Approx. 6 x pits, internal components, inaccessible.



Photograph 24: Conrad Beard Independent Living Units, level 1 / ground, courtyard, pavement, expansion joints, bituminous material, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 25: Conrad Beard Independent Living Units, level 1 / ground, thoroughfare, ceiling, textured coating, suspected asbestos.

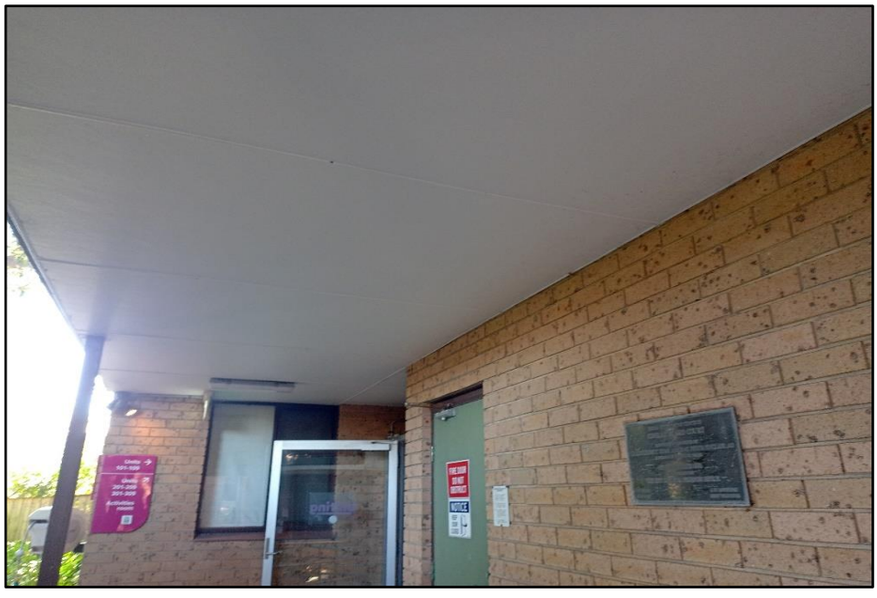


Photograph 26: Conrad Beard Independent Living Units, level 3, common areas, eaves, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 27: Conrad Beard Independent Living Units, exterior, thoroughfare, awning / ceiling, fibre cement sheeting, suspected asbestos.



Photograph 28: Conrad Beard Independent Living Units, exterior, thoroughfare, awning / ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 14 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 29: Conrad Beard Independent Living Units, exterior, thoroughfare, awning / ceiling, fibre cement sheeting, suspected asbestos.



Photograph 30: Conrad Beard Independent Living Units, lift, floor, vinyl product , suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 15 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 31: Conrad Beard Independent Living Units, lift plant and shaft, interior, various components (e.g., brake pads, insulation materials), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 16 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

Appendix U

HAZMAT Register – Bushell and Johnson Apartments

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Uniting Waverley Campus

RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Bushell and Johnson Apartments	exterior	eaves	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	3	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	exterior	window walls	putty / sealant	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	4	Asbestos was not detected in a sample (sample 83707-3001753-A-1) of window caulking previously collected by Noel Arnold & Associates (2010). Sampling was, however limited and only general location details were provided. Consider conducting further confirmatory sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Bushell and Johnson Apartments	exterior	stormwater pit	linings / pipework	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	19	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Bushell and Johnson Apartments	exterior	old furnace / incinerator	internal components throughout (e.g., linings, flue)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	18	Inaccessible area/material - asbestos suspected to be present as a precaution. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Bushell and Johnson Apartments	exterior, western area	green pipe	fibre cement product	N/A	**suspected asbestos**	1	1	1	2	2	0	7	Low	15	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	exterior	walls and similar surfaces	textured coating	NAA 83707-3001753-A-3	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	5 and 16	Asbestos was not detected in a single sample of the material as outlined in a previous Hazardous Materials assessment conducted by Noel Arnold & Associates (NAA) (2010). Sampling was, however, limited and the sample location details provide were general only. Consider further sampling and analysis of the material for asbestos prior to any disturbance. Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Bushell and Johnson Apartments	exterior	windows generally	putty / sealant	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	17	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Bushell and Johnson Apartments	ground level, thoroughfare	building surfaces	textured coating	N/A	**suspected asbestos**	2	1	1	2	2	1	9	Low	similar 5 and 16	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	ground level, electrical cupboard	electrical distribution panels	internal components (e.g., resinous boards, fuse insulation)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6, 7	Inaccessible area/material. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.
Bushell and Johnson Apartments	ground level, laundry	electrical panels	internal components (e.g., resinous boards, fuse insulation)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	14	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	level 2, thoroughfare(s)	ceiling	fibre cement sheeting	NAA 83707-3001753-A-5	**asbestos detected by analysis**	1	1	1	2	2	1	8	Low	20	Identified as containing asbestos in a previous Hazardous Materials Assessment conducted by Noel Arnold & Associates (NAA) (2010). Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Bushell and Johnson Apartments	level 2, thoroughfare	riser	fibre cement sheeting	NAA 83707-3001753-A-4	**asbestos detected by analysis**	1	1	1	2	2	1	8	Low	8	Identified as containing asbestos in a previous Hazardous Materials Assessment conducted by Noel Arnold & Associates (NAA) (2010). Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Bushell and Johnson Apartments	level 2, thoroughfare	palisade	textured coating	N/A	**suspected asbestos**	2	1	1	2	2	1	9	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	level 2, thoroughfare	floor, expansion joints	mastic / sealant	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	21	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	level 2, common room	ceiling	fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	22	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	level 2, common room	windows	putty / sealant	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	23	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Bushell and Johnson Apartments	U22, kitchen	floor	green and white vinyl tiles	N/A	**suspected asbestos**	0	1	1	3	2	1	8	Low	9	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U22, kitchen	cupboard	service pipe	N/A	**suspected asbestos**	1	1	2	2	2	1	9	Low	12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U22, lounge	windows	putty / sealant	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U22, bathroom	floor	vinyl tiles	N/A	**suspected asbestos**	0	1	1	3	2	1	8	Low	13	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U22, bathroom	below ceramic wall / floor tiles	building substrate	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	11	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	rooms and areas in general (e.g., bathrooms)	hot water pipework	insulation (if present)	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	similar 25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U8, manager's office	floor	vinyl product	N/A	**suspected asbestos**	0	1	1	3	2	1	8	Low	24	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U8, manager's office	hot water pipework	insulation (if present)	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	25	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	U12, kitchen	inside riser	internal components (e.g., pipe)	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material. Confirm status of asbestos material(s) when safe access available and prior to any disturbance.

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
Bushell and Johnson Apartments	U12, bathroom	hot water pipework	insulation (if present)	N/A	**suspected asbestos**	2	1	1	1	2	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	building in general	heating system pipe / duct work	fibre cement product(s)	N/A	**suspected asbestos**	1	1	1	2	2	1	8	Low	refer 12	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	interior, wet areas	walls and floors below ceramic tiles	building substrate	N/A	**suspected asbestos**	1	1	1	1	3	1	8	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	exterior, roof	below verge tiles	suspected fibre cement sheeting	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	exterior generally	pavement, expansion gaps	bitumastic	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Consider confirmatory sampling and analysis for asbestos prior to disturbance.
Bushell and Johnson Apartments	rooms and areas in general	floor below exposed coverings (e.g., carpet, vinyl)	substrate(s)	N/A	limited access (due occupation)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Confirm status of hazardous material(s) when full access available and prior to any disturbance.
Bushell and Johnson Apartments	rooms and areas in general	expansion gaps in building panels / brickwork	mastic / sealant	N/A	**suspected asbestos**	1	1	1	1	2	1	7	Low	N/A	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
Bushell and Johnson Apartments	exterior	north end of building	Telecom Pit or similar	NAA 83707-3001753-A-1	**asbestos detected by analysis**	1	2	1	2	2	0	8	Low	26	Identified as containing asbestos in a previous Asbestos Survey conducted by Noel Arnold & Associates (NAA) (2010). Remove asbestos prior to any disturbance including from renovation, demolition and maintenance work. Asbestos removal should be undertaken by a licensed asbestos removalist
Bushell and Johnson Apartments	interior, ground floor	lift motor components	materials in general	N/A	inaccessible	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
Bushell and Johnson Apartments	interior, level 1	lounge room wall	white paint	N/A	**lead paint positive**	N/A	N/A	N/A	Reported as "Lead Paint Positive" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Bushell and Johnson Apartments	unspecified	window / door frame	white paint	N/A	lead paint negative	N/A	N/A	N/A	Reported as "Lead Paint Negative" in a previous assessment by Noel Arnold & Associates in 2010. Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).
Bushell and Johnson Apartments	interior and exterior generally	building surfaces in general	paints	N/A	N/A	N/A	N/A	N/A	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Bushell and Johnson Apartments	throughout	ceiling cavities	settled dust / debris	N/A	**elevated lead concentration suspected**	N/A	Ensure access to building cavity(s) is adequately restricted and entry is only made under controlled conditions. Undertake confirmatory sampling and analysis for lead prior to any disturbance. Consider removing lead contamination if reasonably practicable to do so, and prior to any substantive disturbance. Classify material for disposal in accordance with relevant legislation and the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Implement appropriate controls to prevent exposure and dispersal including during building work.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Bushell and Johnson Apartments	U22, kitchen	hot water unit	bulk insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Bushell and Johnson Apartments	rooms and areas in general	hot / boiling water units	bulk insulation	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.
Bushell and Johnson Apartments	building cavities generally	throughout	bulk insulation (if present)	N/A	**SMF (suspected)**	N/A	Inaccessible area/material. Insulation suspected to comprise SMF as a precaution. Confirm insulation type by further inspection and/or sampling and analysis when safe access is available and prior to any disturbance.

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DP Project No: 204088.02
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RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
Bushell and Johnson Apartments	rooms and areas in general	older fluorescent light fittings	internal components (e.g. capacitors, ballasts etc.)	N/A	**PCB (suspected)**	1, 2	No access made to internal components due to electrical hazard etc. Conduct confirmatory inspection of internal components when safe access is available, and prior to any disturbance. Remove and dispose any confirmed and/or suspected PCB-containing components (e.g. metal capacitors and ballasts etc.) prior to disturbance (e.g. renovation, demolition or maintenance work).



Photograph 1: Bushell and Johnson Apartments, rooms and areas in general, older fluorescent light fittings, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).



Photograph 2: Bushell and Johnson Apartments, rooms and areas in general, older fluorescent light fittings, internal components (e.g. capacitors, ballasts etc.), PCB (suspected).

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
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Photograph 3: Bushell and Johnson Apartments, exterior, eaves, fibre cement sheeting, suspected asbestos.



Photograph 4: Bushell and Johnson Apartments, exterior, window walls, putty / sealant, suspected non-asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
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Photograph 5: Bushell and Johnson Apartments, exterior, walls and similar surfaces, textured coating, suspected asbestos.



Photograph 6: Bushell and Johnson Apartments, ground level, electrical cupboard, electrical distribution panels, internal components (e.g., resinous boards, fuse insulation), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
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Photograph 7: Bushell and Johnson Apartments, ground level, electrical cupboard, electrical distribution panels, internal components (e.g., resinous boards, fuse insulation), inaccessible.



Photograph 8: Bushell and Johnson Apartments, level 2, thoroughfare, riser, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
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Photograph 9: Bushell and Johnson Apartments, U22, kitchen, floor, green and white vinyl tiles, suspected asbestos.



Photograph 10: Bushell and Johnson Apartments, U22, lounge, windows, putty / sealant, suspected asbestos.

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Photograph 11: Bushell and Johnson Apartments, U22, bathroom, below ceramic wall / floor tiles, building substrate, suspected asbestos.



Photograph 12: Bushell and Johnson Apartments, U22, kitchen, cupboard, service pipe, suspected asbestos.

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Photograph 13: Bushell and Johnson Apartments, U22, bathroom, floor, vinyl tiles, suspected asbestos.



Photograph 14: Bushell and Johnson Apartments, ground level, laundry, electrical panels, internal components (e.g., resinous boards, fuse insulation), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 7 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

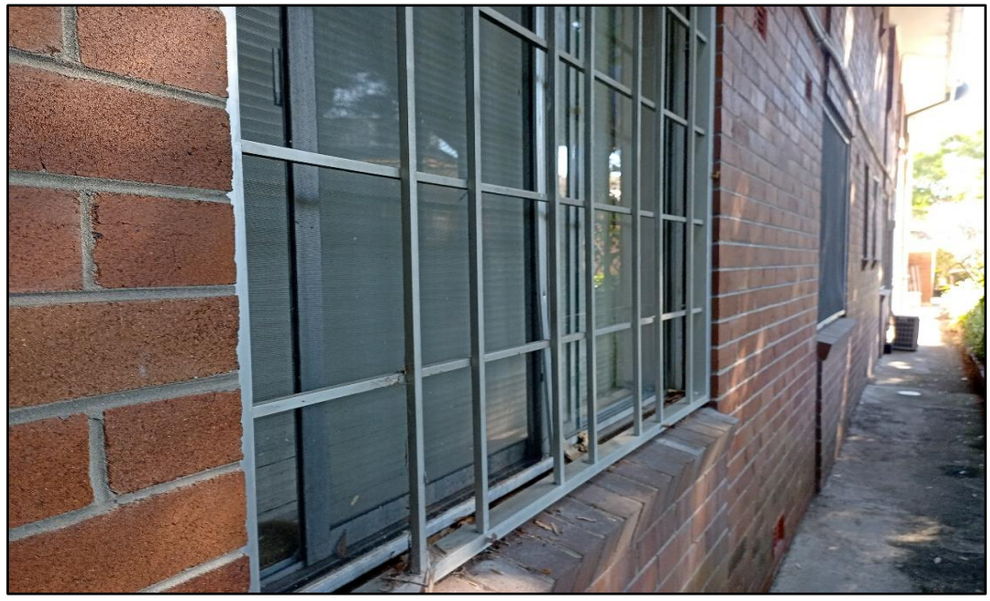


Photograph 15: Bushell and Johnson Apartments, exterior, western area, green pipe, fibre cement product, suspected asbestos.



Photograph 16: Bushell and Johnson Apartments, exterior, walls and similar surfaces, textured coating, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 8 REV: A
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Photograph 17: Bushell and Johnson Apartments, exterior, windows generally, putty / sealant, suspected asbestos.



Photograph 18: Bushell and Johnson Apartments, exterior, old furnace / incinerator, internal components throughout (e.g., linings, flue), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 9 REV: A
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Photograph 19: Bushell and Johnson Apartments, exterior, stormwater pit, linings / pipework, inaccessible.



Photograph 20: Bushell and Johnson Apartments, level 2, thoroughfare, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 10 REV: A
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Photograph 21: Bushell and Johnson Apartments, level 2, thoroughfare, floor, expansion joints, mastic / sealant, suspected asbestos.



Photograph 22: Bushell and Johnson Apartments, level 2, common room, ceiling, fibre cement sheeting, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 11 REV: A
	CLIENT: Uniting Church	DATE: Aug-23

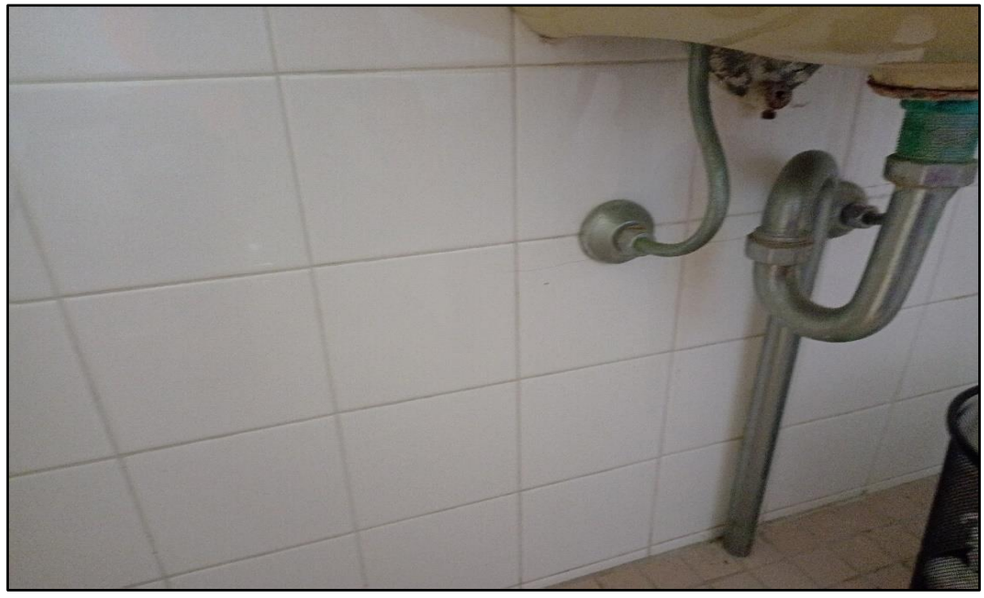


Photograph 23: Bushell and Johnson Apartments, level 2, common room, windows, putty / sealant, suspected asbestos.



Photograph 24: Bushell and Johnson Apartments, U8, manager's office, floor, vinyl product, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 12 REV: A
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Photograph 25: Bushell and Johnson Apartments, U8, manager's office, hot water pipework, insulation (if present), suspected asbestos.



Photograph 26: Bushell and Johnson Apartments, exterior, north end of building, Telecom Pit or similar, asbestos detected by analysis.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 13 REV: A
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Appendix V

HAZMAT Register – General Grounds

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RESULTS - ASBESTOS

						Asbestos Risk Assessment									
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample No.**	**Material Status**	**Friability**	**Condition**	**Treatment**	**Accessibility**	**Activity**	**Ventilation**	**Risk Score**	**Action Priority**	**Photo No.**	**Summary Comment/Recommendation**
General grounds	throughout site	in / on soil / fill or similar	fragments of asbestos cement and potentially other ACM	N/A	**suspected asbestos**	1	3	1	2	2	0	9	Low	N/A	Asbestos previously noted as a contaminant of potential concern in fill at the site. Refer Table 4.1 in JBS&G *Phase 1 Environmental Site Assessment, War Memorial; Hospital, 125 Birrell Street, Waverley NSW 2024* (12 April 2017). While assessment and management of HAZMAT in soil / fill was excluded from the scope of this Preliminary HAZMAT Survey, details of potential contamination are provided here for informative purposes. The asbestos risk assessment scores, and associated action priority, are speculative only.
General grounds	northwestern portion of 125 Birrell Street	associated with incinerator at northern end of the Edina Residential Aged Care building	unspecified (may comprise, for example, internal components / and / or various associated wastes)	N/A	**suspected asbestos**	2	2	1	2	2	0	9	Low	N/A	Asbestos previously noted as a contaminant of potential concern per Table 4.1 in JBS&G *Phase 1 Environmental Site Assessment, War Memorial; Hospital, 125 Birrell Street, Waverley NSW 2024* (12 April 2017). Reference to the potential contamination is provided here for informative purposes only. The asbestos risk assessment scores, and action priority, are speculative only.
General grounds	areas in general	sandstone block work (e.g., sections of fence line)	pointing	N/A	**suspected asbestos**	1	2	1	2	2	0	8	Low	5, 10	Asbestos suspected present as a precaution. Conduct confirmatory sampling and analysis for asbestos prior to any disturbance (including from renovation, demolition and maintenance work). Asbestos removal, if required, must be undertaken by a suitably licensed asbestos removalist.
General grounds	areas in general	pavement expansion gaps	mastic / sealant	N/A	suspected non-asbestos	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Suspected non-asbestos. Confirm status of asbestos via sampling and analysis prior to any disturbance.
General grounds	adjacent Church Street entrance	electrical enclosure	internal components	N/A	inaccessible (electrical hazard etc.)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	1	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
General grounds	areas in general	in-ground services generally (e.g., comms pits, pipes conduits and the like)	possible fibre cement products	N/A	**suspected asbestos**	1	1	2	2	2	0	8	Low	2	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.

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RESULTS - LEAD PAINT SCREENING ASSESSMENT

						Analytical Results			
Building	**Room / Area**	**Material Location**	**Material Type**	**Sample / Test No.**	**Spot Test Result**	**Analyte**	**% w/w**	**Photo No.**	**Summary Comment/Recommendation**
General grounds	areas in general	materials in general (e.g. cast iron decorative fencing)	paints	N/A	N/A	N/A	N/A	6, 7, 9	**May comprise lead paint.** Conduct confirmatory sampling and analysis prior to any disturbance. Classify material for disposal in accordance with the NSW EPA Waste Classification Guidelines and segregate material, if required, for disposal. Minimise disturbance and implement controls to prevent exposure and dispersal during any paint disturbance or building work (e.g. maintenance, refurbishment and demolition).

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RESULTS - LEAD IN CEILING CAVITY DUST

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
General grounds	areas in general	materials in general	ceiling and other similar building cavities	N/A	building cavities not part of general grounds	N/A	Ceiling and other similar building cavities generally suspected to contain elevated levels of lead, however, such cavities are not considered part of the general grounds of the site.

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RESULTS - SYNTHETIC MINERAL FIBRE (SMF)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
General grounds	areas in general	materials in general	bulk insulation	N/A	no substantial occurrences identified visually.	N/A	no substantial occurrences of bulk SMF insulation identified during walkover visual inspection of grounds.

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Uniting Waverley Campus

RESULTS - POLYCHLORINATED BIPHENYLS (PCBs)

Building	Room / Area	Material Location	Material Type	Sample No.	Material Status	Photo No.	Summary Comment/Recommendation
General grounds	adjacent Church Street entrance	electrical enclosure	internal components (e.g. capacitors, ballasts etc.)	N/A	inaccessible	1	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
General grounds	adjacent Church Street entrance	electrical services generally	internal components (e.g. capacitors, ballasts etc.)	N/A	inaccessible	N/A	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.
General grounds	areas in general	grounds lighting	internal components (e.g. capacitors, ballasts etc.)	N/A	inaccessible	8, 11	Inaccessible area/material - Confirm status of hazardous material(s) when safe access available and prior to any disturbance.



Photograph 1: General grounds, adjacent Church Street entrance, electrical enclosure, internal components (e.g. capacitors, ballasts etc.), inaccessible.



Photograph 2: General grounds, areas in general, in-ground services, pits, pipes conduits and the like, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 1 REV: A
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Photograph 3: General grounds, areas in general, in-ground services, pits, pipes conduits and the like, suspected asbestos.



Photograph 4: General grounds, areas in general, in-ground services, pits, pipes conduits and the like, suspected asbestos.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 2 REV: A
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Photograph 5: General grounds, areas in general, sandstone block work (e.g., sections of fence line), pointing, suspected asbestos.



Photograph 6: General grounds, areas in general, materials in general (e.g. cast iron decorative fencing), paints, N/A.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 3 REV: A
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Photograph 7: General grounds, areas in general, materials in general (e.g. cast iron decorative fencing), paints, N/A.

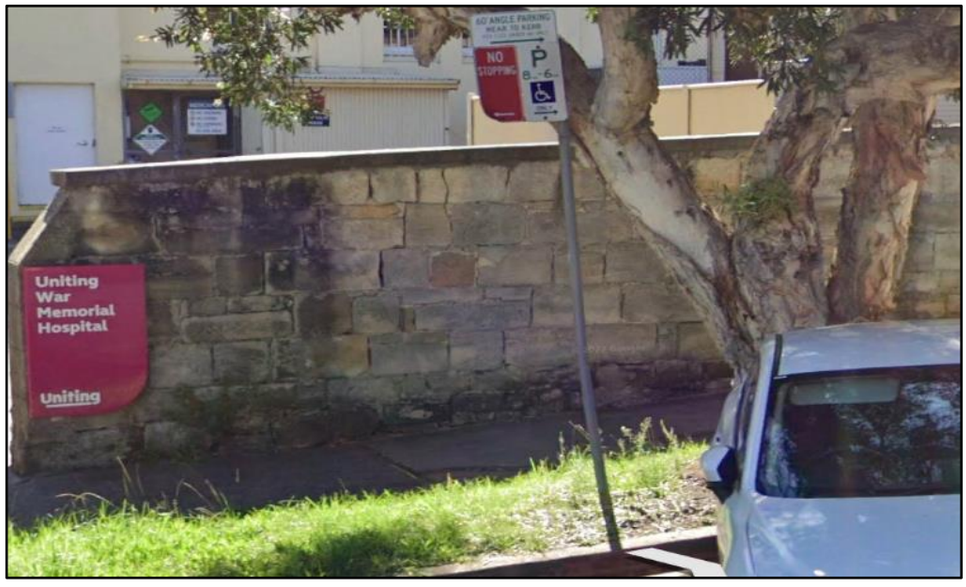


Photograph 8: General grounds, areas in general, grounds lighting, internal components (e.g. capacitors, ballasts etc.), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 4 REV: A
	CLIENT: Uniting Church	DATE: Aug-23



Photograph 9: General grounds, areas in general, materials in general (e.g. cast iron decorative fencing), paints, N/A.



Photograph 10: General grounds, areas in general, sandstone block work (e.g., sections of fence line), pointing, suspected asbestos.

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Photograph 11: General grounds, areas in general, grounds lighting, internal components (e.g. capacitors, ballasts etc.), inaccessible.

Douglas Partners Geotechnics / Environment / Groundwater	**Site Photographs** **Preliminary HAZMAT Survey** **Uniting Waverley**	PROJECT: 204088.02 PLATE No: 6 REV: A
	CLIENT: Uniting Church	DATE: Aug-23