



COMPLIANCE HAZARDOUS MATERIAL INSPECTION AND RISK ASSESSMENT

JULY 2023

Report Reference:

J053229

Client:

ADC112253 Wesley Mission

Address:

40 Stewart St
Ermington NSW (P027)
2115

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Document Control

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Site Details:	40 Stewart St, Ermington NSW (P027) 2115	
Property ID:	P027	
Project Number:	J053229 V2	
Client Name:	ADC112253 Wesley Mission	
Signatures:	Prepared By: Samuel Crofts  Consultant NSW LAA002041 25 Sep 2023	Reviewed and Authorised By: Ben Morgan  Team Manager NSW & ACT NSW LAA001340 25 Sep 2023

Glossary of Terms / Acronyms

AC	<i>Asbestos Cement</i>
ACM	<i>Asbestos-containing Material</i>
Asbestos Insulation Board (AIB)	<i>Low Density Board (LDB)</i>
Assumed	<i>Item status is based on a visual assessment</i>
Class A Unrestricted Licensed Removalist	<i>Can remove any amount or quantity of friable, non-friable asbestos and asbestos-containing dust</i>
Class B Restricted Licensed Removalist	<i>Can remove any amount or quantity of non-friable asbestos and any amount of asbestos-containing dust associated with the removal of non-friable asbestos</i>
Controlled Conditions	<i>Use of PPE, RPE & Appropriate Controls</i>
Friable Asbestos	<i>ACM in powder form, or able to be crumbled, pulverised, or reduced to a powder by hand pressure when it is dry</i>
Fully Controlled Conditions	<i>Within an Enclosure Under Negative Pressure</i>
LAA	<i>Licensed Asbestos Assessor</i>
LARC	<i>Licensed Asbestos Removal Contractor</i>
Non-Friable Asbestos	<i>Material containing asbestos fibres reinforced with a bonding compound</i>
ODS	<i>Ozone Depleting Substance</i>
PCB	<i>Polychlorinated Biphenyls</i>
Strongly Assumed	<i>Item is similar in appearance to another already sampled item and therefore its item status</i>
SMF	<i>Synthetic Mineral Fibre</i>

Introduction

This report presents the findings of a Hazardous Materials Risk Assessment conducted for ADC112253 Wesley Mission of the site 40 Stewart St, Ermington NSW (P027). The site Hazardous Materials Risk Assessment was undertaken by Samuel Crofts on 25 July 2023 to 11 August 2023.

The objective of the assessment was to identify and assess the risks associated with the suspected hazardous materials at the site and develop an Hazardous Materials Register.

This report was performed in accordance with:

- | Work Health and Safety Regulation 2017 (NSW)
- | Code of Practice How to manage and control asbestos in the workplace, SafeWork NSW, 2022
- | AS/NZS 4361.2:2017 Guide to hazardous paint management - Part 2: Lead paint in residential, public and commercial buildings, Standards Australia/New Zealand, 2017
- | The Australian and New Zealand Environment and Conservation Council (ANZECC) Polychlorinated Biphenyls Management Plan, Revised Edition 2003.
- | Code of Practice for the safe use of Synthetic Mineral Fibres, NOHSC, 2006 (1990)
- | National Environment Protection (Assessment of Site Contamination) Measure, Schedule B1 - Guideline on Investigation Levels for Soil and Groundwater (2011)

Please note this report replaces the previous version issued on 22/09/2023.

Update to item sample reference J154849-01-005-008

Scope of Works

The scope of works for this project was as follows:

- | Asbestos/Hazardous Materials Reinspection and sampling regime - A visual inspection of all identified ACMs and inspection of the site.
- | Inspect representative and accessible areas of the site to identify the following hazardous materials:
 - Asbestos
 - Lead Paint
 - Lead Dust
 - Polychlorinated Biphenyls
 - Synthetic Mineral Fibre
- | Identify the likelihood of hazardous materials in inaccessible areas
- | Identify the types of hazardous materials, their location, friability, extent, condition and disturbance potential
- | Assess the risks posed by the hazardous materials
- | Collect samples of suspected asbestos containing materials
- | Collection of representative dust samples for analysis of lead concentration (reported as mg/kg)
- | Collection of paint chip samples for analysis of percentage lead content (reported as % w/w)
- | Take photographs of suspected hazardous materials
- | Compile an Hazardous Materials Register for the site
- | Recommend control measures and actions necessary to manage any hazardous material related risks

Refer to *Methodology* section of report for full details.

Site Description

The site consists of 2 building/s.

Building Reference	P027-H01
Building Description	Lottie Stewart Hospital Building - 40 Stewart St, Ermington NSW 2115
Construction Type	Concrete floor slab, brick & plasterboard walls, tile roof
Est. Building Construction Date	1954
Est. Total Area Surveyed (m ²)	3000

Building Reference	P027-S01
Building Description	Cumberland Cottage - 40 Stewart St, Ermington NSW 2115
Construction Type	Concrete floor slab, brick & plasterboard walls, rendered concrete, tile roof
Est. Building Construction Date	1986
Est. Total Area Surveyed (m ²)	430

Site Asbestos Risk Profile

The following table provides a summary of the Asbestos Risk Assessment for the site; item-specific findings are presented in the Asbestos Materials Register.

Area	Number of Items by Risk Rating			
	High	Medium	Low	Very Low
P027-H01 - 1st Floor	1	1	4	2
P027-H01 - 2nd Floor	0	0	6	8
P027-H01 - External	0	0	0	2
P027-H01 - Ground Floor	0	0	0	2
P027-H01 - Subfloor	0	0	0	1
P027-S01 - External	0	0	0	1
TOTAL	1	1	10	16

Site Asbestos Control Priority Profile

The following table provides a summary of the Asbestos Control Priority Risk Assessment for the site; item-specific findings are presented in the Asbestos Materials Register.

Area	Number of Items by Priority Risk Rating			
	P1	P2	P3	P4
P027-H01 - 1st Floor	0	2	1	5
P027-H01 - 2nd Floor	0	0	6	8
P027-H01 - External	0	0	2	0
P027-H01 - Ground Floor	0	0	0	2
P027-H01 - Subfloor	0	0	0	1
P027-S01 - External	0	0	0	1
TOTAL	0	2	9	17

Summary of Identified Items

The following table provides a general overview of the types of hazardous materials identified on site; specific findings are presented in the Hazardous Materials Register.

Area	Asbestos		Hazardous Materials				
	Friable	Non Friable	Lead Dust	Lead Paint	ODS	PCB	SMF
P027-H01 - 1st Floor	YES	YES	No	No	N/A	YES	YES
P027-H01 - 2nd Floor	YES	YES	No	YES	N/A	No	YES
P027-H01 - All Levels	No	No	No	YES	N/A	YES	YES
P027-H01 - Basement Level	No	No	No	No	N/A	No	YES
P027-H01 - External	No	YES	No	YES	N/A	No	No
P027-H01 - Ground Floor	No	YES	No	No	N/A	No	YES
P027-H01 - Subfloor	No	YES	No	No	N/A	No	YES
P027-S01 - External	No	YES	No	YES	N/A	No	No
P027-S01 - Ground Floor	No	No	YES	YES	N/A	No	YES

Items Requiring Remediation

The following items were found to be either damaged or in a condition which require control measures to reduce the risk of exposure to hazardous materials.

Item No.	Hazard Type	Item Location and Description	Recommendations
Item 111	Lead Paint	P027-H01, External, All Levels, Eaves - Throughout , Paint Systems - White (1.6% w/w)	Encapsulate / Repair & Manage In Situ
Item 112	Lead Paint	P027-H01, External, All Levels, Timber Works - Fascias & Various Frames , Upper & Lower Paint Systems - Light Green (1.1% w/w)	Encapsulate / Repair & Manage In Situ
Item 114	Lead Paint	P027-H01, External, All Levels, Window & Frames - Throughout , Paint Systems - Dark Green (4.7% w/w)	Encapsulate / Repair & Manage In Situ
Item 6	Asbestos	P027-H01, 2nd Floor, Ceiling Space, Wall Lining - Old Comms Room - Throughout, Fibre Cement Sheeting	Encapsulate / Repair & Manage In Situ
Item 7	Asbestos	P027-H01, 2nd Floor, Ceiling Space, Ceiling Lining - Old Comms Room - Throughout , Fibre Cement Sheeting	Encapsulate / Repair & Manage In Situ
Item 126	Asbestos	P027-H01, 2nd Floor, North-South Corridor, South & opposite main entrance lobby - Assumed beneath modern floor covering, Fibrous backed Sheet vinyl - Cream cobblestone pattern	Remove Under Suitably Controlled Conditions or Manage In Situ if not disturbed by works
Item 96	Asbestos	P027-H01, 2nd Floor, Training Centre - Cleaners Cupboard, Ceiling Lining - Throughout, Fibre Cement Sheeting	Encapsulate / Repair & Manage In Situ
Item 93	Asbestos	P027-H01, 2nd Floor, Training Centre - Verandah, Ceiling Lining - Throughout, Fibre Cement Sheeting	Encapsulate / Repair & Manage In Situ
Item 95	Lead Paint	P027-H01, 2nd Floor, Training Centre - Verandah, Ceiling Lining - Central , Paint Systems - White (1.6% w/w)	Encapsulate / Repair & Manage In Situ
Item 25	Asbestos	P027-H01, 2nd Floor, Western Verandah - Adjacent Dining, Ceiling Lining - Throughout, Fibre Cement Sheeting	Encapsulate / Repair & Manage In Situ
Item 27	Lead Paint	P027-H01, 2nd Floor, Western Verandah - Adjacent Dining, Ceiling Lining - Central , Paint Systems - White (1.6% w/w)	Encapsulate / Repair & Manage In Situ
Item 119	Asbestos	P027-H01, 1st Floor, Main Kitchen, Various Throughout, Fibre cement sheeting - debris within ceiling space - not accessible at time of 2023 inspection.	Restrict Access & Remove Under Suitably Controlled Conditions
Item 62	SMF	P027-H01, 1st Floor, Therapy Unit - All Areas, Ceiling - Throughout , Compressed Ceiling Tiles	Encapsulate / Repair & Manage In Situ
Item 58	Asbestos	P027-H01, 1st Floor, Therapy Unit - Kitchen, Access hatch - North, Fibre Cement Sheeting	Remove Under Suitably Controlled Conditions
Item 54	Asbestos	P027-H01, 1st Floor, Therapy Unit - Occ Therapy - Riser Cupboard, Pipework - throughout, Lagging - (Not Sampled to prevent disturbance)	Restrict Access & Remove Under Suitably Controlled Conditions
Item 65	SMF	P027-H01, Subfloor, Pbax, Debris - Various Throughout, Insulation Material	Remove Under Suitably Controlled Conditions
Item 71	Asbestos	P027-H01, Ground Floor, Electrical Switchboard,	Encapsulate / Repair & Manage In Situ

		Ceiling Lining - Throughout , Fibre Cement Sheeting	
Item 116	Lead Paint	P027-H01, All Levels, All Areas, Windows & Frames - Throughout, Paint Systems - White	Encapsulate / Repair & Manage In Situ
Item 85	Lead Dust	P027-S01, Ground Floor, Ceiling Space, North-Eastern Room, on top of ceiling - throughout, Lead dust (1,100mg/kg)	Remove Under Suitably Controlled Conditions 1100mg/kg
Item 87	Lead Paint	P027-S01, Ground Floor, North Bathroom, Window frame - West, Paint System, white (3.5% w/w)	Encapsulate / Repair & Manage In Situ 3.5% w/w

Refer to [Recommendations](#) section of this report for further Asbestos Materials management details.

Recommendations

Greencap can assist with the implementation of any of the below recommendations:

- | Immediately restrict access to riser cupboard within 1st Floor (possibly ground floor on site plans) – Therapy unit – Occ Therapy – Riser Cupboard - Pipework lagging suspected of containing friable asbestos is in poor condition. Organise removal through Class A Licenced Asbestos Removal Contractor (LARC) or repair and encapsulate.
- | It is recommended to signpost all subfloor areas at the access points to warn of asbestos-containing materials within (such as packers to piers).
- | It is recommended keep access restricted to the ceiling cavity about the Main kitchen - This area is suspected of containing non-friable asbestos-cement sheeting debris.
- | Develop or update the Hazardous Materials Management Plan (HMMP) to manage the risks associated with remaining in-situ hazardous materials located at the site and ensure compliance with relevant Legislation, Codes of Practice and Australian Standard. *Greencap can assist with preparation and review of HMMP with practical control measures for hazardous materials and clearly assigned responsibilities.*
- | Areas Not Accessed highlighted in this report must be assumed to contain hazardous materials. Appropriate management planning should be implemented to control access to and maintenance activities in these areas, until such a time as they can be inspected, and the presence or absence of hazardous materials can be confirmed.
- | Prior to demolition or refurbishment works, engage a competent person to undertake a destructive hazardous materials inspection of the premises as per relevant Legislation, Codes of Practice and Australian Standards.

Asbestos

- | Organise remedial/removal works of all P2 items as soon as practical (within 3 months) by an appropriately licensed asbestos removal contractor under appropriate controlled conditions.
- | Organise asbestos air monitoring and a clearance certificate for all remedial/removal works. Engage an independent asbestos consultant/Licensed Asbestos Assessor to undertake asbestos fibre air monitoring during and after the works and to issue a Clearance Certificate to validate the works have been undertaken satisfactorily. *Greencap can assist with the provision of Clearance Certificates and NATA endorsed air-monitoring.*
- | In-situ Asbestos-containing materials must be labelled appropriately to warn of the dangers of disturbing these materials, in accordance with the requirements of relevant Legislation and Codes of Practice.
- | Provide Asbestos Awareness training to staff and site personnel to inform them of how to work safely alongside asbestos in accordance with the requirements of relevant Legislation and Codes of Practice. *Greencap offers a variety of onsite and online asbestos training options <https://www.greencap.com.au/training/muddy-boots-asbestos-training>.*
- | Consult with staff and health and safety representatives on the findings of this risk assessment and this report must be made available upon request, in accordance with the requirements of relevant Legislation and Codes of Practice.
- | Schedule minimum five yearly periodic reinspection by a competent person of the identified and assumed asbestos-containing materials to confirm the risk assessment in accordance with relevant Legislation and Codes of Practice.
- | Should removal/remediation of asbestos items occur it must be conducted by an appropriately licensed asbestos removal contractor under appropriate controlled conditions.
- | Asbestos-related work activities including maintenance plus unusual and infrequent activities such as emergency activities must be undertaken by appropriately trained personnel using safe work procedures in accordance with relevant Legislation and Codes of Practice

Lead in Dust

- | Implement control measures to minimise dust disturbance and ingestion/inhalation pathways for dust containing lead.
- | Prior to works that may disturb accumulated dust, undertake further investigative sampling and analysis of the area to develop a lead in dust management plan for the site.
- | Prior to works that may disturb accumulated dust a risk assessment should be undertaken and at a minimum housekeeping and hygiene controls should be implemented such as dust suppression, use of PPE including nitrile gloves and suitable decontamination such as hand washing.
- | Removal of dust containing lead >300mg/kg may be undertaken by an appropriately experienced contractor prior to disturbance, using suitable controls and PPE. *Greencap can assist with the development of a Lead Removal Plan.*
- | Lead Air Monitoring is recommended to be undertaken during removal to verify that the controls in place are adequate. *Greencap can assist with monitoring.*
- | Lead waste must be disposed of according to the relevant state or territory waste regulations.

Lead Paint

- | Undertake stabilisation or removal works of high damage paint systems as soon as possible. Engage an lead abatement contractor with appropriate experience and removal controls in accordance with AS/NZS 4361.2:2017 Guide to hazardous paint management - Part 2: Lead paint in residential, public and commercial buildings. In the interim, access should be restricted until remedial works take place.
- | Maintain in good condition all identified lead paint systems.
- | Conduct further testing prior to any refurbishment, remedial or demolition works on painted surfaces that is likely to generate dust or fumes. All surfaces painted prior to 1997 should be assumed to contain lead above 0.1% w/w (AS/NZS 4361.2:2017).
- | Demolition/refurbishment works should be undertaken by a Lead abatement contractor with appropriate experience and controls in accordance with AS/NZS 4361.2:2017 Guide to hazardous paint management - Part 2: Lead paint in residential, public and commercial buildings.
- | Consider engaging an independent hygiene consultant/Lead specialist to undertake Lead air monitoring, clearance inspection and clearance sampling during any removal works to ensure works are conducted safely.

Polychlorinated Biphenyls

- | Maintain in good condition all Polychlorinated Biphenyls items.
- | Consider removal during routine maintenance under controlled conditions items identified as containing Polychlorinated Biphenyls. Capacitors and electrical components items must be de-energised by a licensed electrician. Appropriately experienced contractors should use appropriate Personal Protective Equipment (PPE) including face shield, gloves, skin and eye protection.
- | Appropriately dispose of item identified as containing Polychlorinated Biphenyls in accordance with waste and environmental protection guidelines.

Synthetic Mineral Fibre

- | Remove/remediate Synthetic Mineral Fibres items in poor condition as soon as possible, under controlled conditions, by appropriately experienced contractor in accordance with the requirements of the Code of Practice for the Safe Use of Synthetic Mineral Fibres NOHSC:2006(1990). In the interim, access should be restricted until remedial works take place.
- | Consider engaging an independent hygiene consultant to undertake SMF air monitoring during any removal works to ensure works are conducted safely.

How to use: Greencap Compliance Hazardous Materials Register

Item No.	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Reinspection Comments
	Building – Level – Room – Location												
	Building – Level – Room – Location												

The register is sectioned by building, level, room, location
 Sample Identifier (current or previous), AS Sample (Referred to another sampled item) or Visual Assessment.
 Estimated quantity of material present (m²/linear m. unit/s)
 Condition of the material at the time of inspection
 Calculated from product type, extent of damage, surface treatment & asbestos type Very Low, Low, Medium, High
 Recommended management action for the item.
 Identifying number that can be used to reference the item
 The feature and type of material
 Label visible at time of inspection
 Calculated from occupancy, disturbance, exposure & maintenance factors, Very Low, Low, Medium, High
 Any information relating to this reinspection, or remedial/ removal works since last inspection.

This indicates if the material contains asbestos / hazardous materials:

Identified Positive	Item directly sampled and analysis confirms positive result for asbestos/hazardous materials
Identified Negative	Item directly sampled and analysis confirms negative result for asbestos/hazardous materials
Strongly Assumed Positive	Item has not been sampled, but is visually similar to another positive sample
Assumed Positive	Item status is based on a visual assessment
Strongly Assumed Negative	Item has not been sampled, but is visually similar to another negative sample
Assumed Negative	Item status is based on a visual assessment

The scores from the Asbestos material risk assessment are added to the scores of the Asbestos disturbance risk assessment to give the overall control priority risk assessment. The control priority risk is adopted to assist in the programming and budgeting for the control of asbestos risk identified in the assessment.

P1/High	Immediate action should be taken, engage a licensed asbestos removal contractor. In the interim restrict access
P2/Medium	Removal/encapsulation of materials with minor damage required. Increased frequency of inspections required for damaged materials or items in good condition in high traffic areas.
P3/Low	Materials should be identified, and warning labels affixed. Minor repairs or removal may be required in some situations
P4/Very Low	Materials should be identified, and warning labels affixed. Minor repairs or removal may be required in some situations
P*	Item is inaccessible and/or risk assessment could not be completed. Further investigation required

Hazardous Materials Register

40 Stewart St, Ermington NSW (P027), 2115

Audit Date 25 Jul 2023

In Line with Asbestos regulations Greencap recommends this register is reviewed every 5 years at a minimum.

Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
1	P027-H01 - 2nd Floor - Ceiling Space, Insulation Batts - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	800m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
2	P027-H01 - 2nd Floor - Ceiling Space, Flexible Ductwork - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	100m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
3	P027-H01 - 2nd Floor - Ceiling Space, Ductwork - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	40m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
4	P027-H01 - 2nd Floor - Ceiling Space, Fire Door - East Adjacent Ladder Entrance												
	Fire Door Core (tagged metalbilt 1973)	Asbestos	J146168-01-005-004 {SO001912}	Identified, Positive	1no.	Yes	Good Condition	Friable	Very Low	Low	P3	Manage In Situ	
5	P027-H01 - 2nd Floor - Ceiling Space, Hot Water Heater (copper) - Central												
	Insulation Material	SMF	Visual	Assumed, Positive	2no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
6	P027-H01 - 2nd Floor - Ceiling Space, Wall Lining - Old Comms Room - Throughout												
	Fibre Cement Sheeting	Asbestos	J146168-01-005-005 {SO001913}	Identified, Positive	20m ²	Yes	Medium Damage	Non-friable	Very Low	Low	P3	Encapsulate / Repair & Manage In Situ	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
7	P027-H01 - 2nd Floor - Ceiling Space, Ceiling Lining - Old Comms Room - Throughout												
	Fibre Cement Sheeting	Asbestos	As J146168-01-005-005 {SO001913}	Strongly Assumed, Positive	4m ²	Yes	Medium Damage	Non-friable	Very Low	Low	P3	Encapsulate / Repair & Manage In Situ	
8	P027-H01 - 2nd Floor - Safe, Safe Insulation - Central												
	Safe - Not Sampled - Encased Material	Asbestos	Visual	Assumed, Positive	1no.	Yes	Good Condition	Friable	Very Low	Low	P3	Conduct Further Investigations/Sampling Prior to Disturbance	
9	P027-H01 - 2nd Floor - Account, Floor Covering - Throughout												
	Vinyl Tiles (hessian backed) - black	Asbestos	SO001914	Identified, Negative	-	-	-	-	-	-	-	No further action required	
10	P027-H01 - 2nd Floor - Account, Floor Covering - Throughout												
	Vinyl tiles (hessian backed) - Grey	Asbestos	SO001915	Identified, Negative	-	-	-	-	-	-	-	No further action required	
11	P027-H01 - 2nd Floor - Account, Floor Covering - Throughout												
	Adhesive - Amber	Asbestos	SO001916	Identified, Negative	-	-	-	-	-	-	-	No further action required	
12	P027-H01 - 2nd Floor - Account, Floor Covering - Beneath Vinyl Tiles												
	Hessian	Asbestos	SO001917	Identified, Negative	-	-	-	-	-	-	-	No further action required	
13	P027-H01 - 2nd Floor - Manager Administration Services, Floor Covering - Throughout												
	Vinyl Tiles (hessian backed) - Olive Green	Asbestos	SO001918	Identified, Negative	-	-	-	-	-	-	-	No further action required	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
16	P027-H01 - 2nd Floor - Manager Administration Services, Floor Covering - Beneath Vinyl Tiles												
	Hessian	Asbestos	As SO001917	Strongly Assumed, Negative	-	-	-	-	-	-	-	No further action required	
17	P027-H01 - 2nd Floor - Director Of Nursing, Floor Covering - Beneath Carpet Tiles - Throughout												
	Sheet Vinyl (Fibrous Backing) - White marble pattern	Asbestos	SO001919	Identified, Negative	-	-	-	-	-	-	-	No further action required	
18	P027-H01 - 2nd Floor - Director Of Nursing, Floor Covering - Underside Of Sheet Vinyl - Throughout												
	Fibrous Backing	Asbestos	SO001920	Identified, Negative	-	-	-	-	-	-	-	No further action required	
19	P027-H01 - 2nd Floor - Director Of Nursing, Floor Covering - Underside Of Carpet Tiles												
	Adhesive (amber)	Asbestos	SO001921	Identified, Negative	-	-	-	-	-	-	-	No further action required	
20	P027-H01 - 2nd Floor - Chaplin, Floor Covering - Beneath Carpet Tiles - Throughout												
	Sheet Vinyl (Fibrous Backing) - White marble pattern	Asbestos	As SO001919	Strongly Assumed, Negative	-	-	-	-	-	-	-	No further action required	
21	P027-H01 - 2nd Floor - Chaplin, Floor Covering - Underside Of Sheet Vinyl - Throughout												
	Fibrous Backing	Asbestos	As SO001920	Strongly Assumed, Negative	-	-	-	-	-	-	-	No further action required	
22	P027-H01 - 2nd Floor - Chaplin, Floor Covering - Underside Of Carpet Tiles												
	Adhesive (amber)	Asbestos	As SO001921	Strongly Assumed, Negative	-	-	-	-	-	-	-	No further action required	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
23	P027-H01 - 2nd Floor - Eastern Verandah - Adjacent Canteen, Ceiling Lining - Throughout												
	Fibre Cement Sheeting	Asbestos	J146168-01-005-007 {SO001922}	Identified, Positive	50m ²	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Manage In Situ	
24	P027-H01 - 2nd Floor - Eastern Verandah - Adjacent Canteen, Ductwork - Southeast												
	Insulation Material	SMF	Visual	Assumed, Positive	20m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
25	P027-H01 - 2nd Floor - Western Verandah - Adjacent Dining, Ceiling Lining - Throughout												
	Fibre Cement Sheeting	Asbestos	As J146168-01-005-007 {SO001922}	Strongly Assumed, Positive	100m ²	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Encapsulate / Repair & Manage In Situ	
26	P027-H01 - 2nd Floor - Western Verandah - Adjacent Dining, Ductwork - Southeast												
	Insulation Material	SMF	Visual	Assumed, Positive	40m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
27	P027-H01 - 2nd Floor - Western Verandah - Adjacent Dining, Ceiling Lining - Central												
	Paint Systems - White	Lead Paint	J154849-01-005-L P-009 {SO001923}	Identified, Positive	60m ²	-	Medium Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	
28	P027-H01 - 2nd Floor - Relatives Tea Room, Hot Water Heater - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
29	P027-H01 - 2nd Floor - Lift Motor Room, Lift Motor - Central												
	Friction Pads - Not Sampled - Live Electrical Hazard	Asbestos	Visual	Assumed, Positive	1no.	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Manage In Situ	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
30	P027-H01 - 2nd Floor - Lift Motor Room, Electrical Distribution Board - Entry Landing												
	Compressed Bituminous Panel - Not Sampled - Live Electrical Hazard	Asbestos	Visual	Assumed, Positive	2no.	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Manage In Situ	
31	P027-H01 - 2nd Floor - Lift Motor Room, Electrical Distribution Board - North												
	Compressed Bituminous Panel - Not Sampled - Live Electrical Hazard	Asbestos	Visual	Assumed, Positive	1no.	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Conduct Further Investigations/Sampling Prior to Disturbance	
32	P027-H01 - 2nd Floor - Lift Motor Room, Electrical Distribution Board - Arc Shields - Throughout												
	Compressed Bituminous Material - Not Sampled - live Electrical Hazard	Asbestos	Visual	Assumed, Positive	4no.	No	Good Condition	Non-friable	Very Low	Very Low	P4	Conduct Further Investigations/Sampling Prior to Disturbance	
33	P027-H01 - 2nd Floor - Lift Motor Room, Pipework Insulation - West												
	Insulation Material	SMF	Visual	Assumed, Positive	10m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
34	P027-H01 - 2nd Floor - Lift Motor Room, Water Tanks/Boilers - West												
	Insulation Material	SMF	Visual	Assumed, Positive	4no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
35	P027-H01 - 2nd Floor - Bright Futures - Kitchen, Hot Water Heater (zip tudor) - Below Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
36	P027-H01 - 2nd Floor - Bright Futures - Kitchen, Hot Water Heater (zip econbol) - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
93	P027-H01 - 2nd Floor - Training Centre - Verandah, Ceiling Lining - Throughout												
	Fibre Cement Sheeting	Asbestos	As J146168-01-005-007 {SO001922}	Strongly Assumed, Positive	60m ²	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Encapsulate / Repair & Manage In Situ	
95	P027-H01 - 2nd Floor - Training Centre - Verandah, Ceiling Lining - Central												
	Paint Systems - White	Lead Paint	As J154849-01-005-L P-009 {SO001923}	Strongly Assumed, Positive	100m ²	-	Medium Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	
96	P027-H01 - 2nd Floor - Training Centre - Cleaners Cupboard, Ceiling Lining - Throughout												
	Fibre Cement Sheeting	Asbestos	As J146168-01-005-007 {SO001922}	Strongly Assumed, Positive	10m ²	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Encapsulate / Repair & Manage In Situ	
97	P027-H01 - 2nd Floor - Training Centre - Kitchenette, Hot Water Heater - Below Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
98	P027-H01 - 2nd Floor - Training Centre - Main Kitchen, Hot Water Heater - Below Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
126	P027-H01 - 2nd Floor - North-South Corridor, South & opposite main entrance lobby - Assumed beneath modern floor covering												
	Fibrous backed Sheet vinyl - Cream cobblestone pattern	Asbestos	J154849-01-005-008 {TPS000323}	Identified, Positive	100m ²	No	Low Damage	Friable	Low	Low	P3	Remove Under Suitably Controlled Conditions or Manage In Situ if not disturbed by works	Unable to Locate
127	P027-H01 - 2nd Floor - Old Nurse Educator Office, Entry landing												
	Fire Door Core - Metabilt 1975 - appears removed/replaced. No Clearance certificate provided.	Asbestos	J146168-01-005-006 {TPS000324}	Identified, Positive	1no.	No	Good Condition	Friable	Very Low	Low	P3	Conduct Further Investigations/Sampling Prior to Disturbance	Unable to Locate

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37	P027-H01 - 1st Floor - Bright Futures - Plantroom 3, Ductwork - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	20m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
38	P027-H01 - 1st Floor - Bright Futures - Plantroom 3, Stored Item - Central												
	Compressed Ceiling Tiles	SMF	Visual	Assumed, Positive	2m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
39	P027-H01 - 1st Floor - Bright Futures - Kitchen, Hot Water Heater (zip hydrotap)- Below Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
40	P027-H01 - 1st Floor - Bright Futures - All Areas, Ceiling - Throughout												
	Compressed Ceiling Tiles	SMF	Visual	Assumed, Positive	80m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
41	P027-H01 - 1st Floor - Bright Futures - All Areas, Ductwork - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	30m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
43	P027-H01 - 1st Floor - Bright Futures - Fire Hose Reel, Stored Item - Central												
	Compressed Ceiling Tiles	SMF	Visual	Assumed, Positive	2m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
44	P027-H01 - 1st Floor - Residents Relatives Tea Room, Hot Water Heater (zip) - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
45	P027-H01 - 1st Floor - Kitchen - Adjacent Catering Manager, Electrical Distribution Board - South												
	Internal Components	Asbestos	Visual	Assumed, Positive	1no.	Yes	Good Condition	Friable	Very Low	Low	P4	Conduct Further Investigations/Sampling Prior to Disturbance	
46	P027-H01 - 1st Floor - Main Kitchen, Hot Water Heater (autoboil) - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
48	P027-H01 - 1st Floor - Main Kitchen, Ceiling lining - Throughout												
	Fibre Cement Sheeting	Asbestos	J154849-01-005-004 {SO001924}	Identified, Positive	400m ²	No	Good Condition	Non-friable	Very Low	Low	P4	Manage In Situ	
49	P027-H01 - 1st Floor - Main Kitchen, Ductwork Insulation - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	30m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
50	P027-H01 - 1st Floor - Main Kitchen, Insulation Batts - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	200m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
51	P027-H01 - 1st Floor - Main Kitchen, Double Tube Capacitor - Throughout												
	Fluorescent light fitting	PCB	Visual	Assumed, Positive	10no.	-	Good Condition	-	-	-	-	Manage In Situ	
119	P027-H01 - 1st Floor - Main Kitchen, Various Throughout												
	Fibre cement sheeting - debris within ceiling space - not accessible at time of 2023 inspection.	Asbestos	As J154849-01-005-004 {SO001924}	Strongly Assumed, Positive	400m ²	No	High Damage / Poor Condition	Non-friable	Very Low	Medium	P2	Restrict Access & Remove Under Suitably Controlled Conditions	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
47	P027-H01 - 1st Floor - Kitchen - Adjacent Coolroom, Electrical Distribution Board - South												
	Internal Components - HRC fuses	Asbestos	Visual	Assumed, Positive	1no.	Yes	Good Condition	Friable	Very Low	Low	P4	Conduct Further Investigations/Sampling Prior to Disturbance	
52	P027-H01 - 1st Floor - Utility (Main Hallway)- Adjacent Kitchen, Wall - Throughout												
	Paint Systems - White	Lead Paint	SO001925	Identified, Negative - (0.095% w/w)	-	-	-	-	-	-	-	No further action required	
53	P027-H01 - 1st Floor - Utility (Main Hallway)- Adjacent Plantroom 5, Wall - Throughout												
	Paint Systems - White	Lead Paint	As SO001925	Strongly Assumed, Negative - (0.095% w/w)	-	-	-	-	-	-	-	No further action required	
54	P027-H01 - 1st Floor - Therapy Unit - Occ Therapy - Riser Cupboard, Pipework - throughout												
	Lagging - (Not Sampled to prevent disturbance)	Asbestos	Visual	Assumed, Positive	20m	Yes	Medium Damage	Friable	Low	High	P2	Restrict Access & Remove Under Suitably Controlled Conditions	
55	P027-H01 - 1st Floor - Therapy Unit - Electrical Cupboard, Electrical Distribution Board - South												
	Internal Components (live electrical hazard)	Asbestos	Visual	Assumed, Positive	1no.	Yes	Good Condition	Friable	Very Low	Low	P4	Conduct Further Investigations/Sampling Prior to Disturbance	
56	P027-H01 - 1st Floor - Therapy Unit - Physio - Adjacent Fire Hose, Wall - Throughout												
	Upper & Lower Paint Systems - Blue on Cream	Lead Paint	SO001926	Identified, Negative - (0.077% w/w)	-	-	-	-	-	-	-	No further action required	
57	P027-H01 - 1st Floor - Therapy Unit - Kitchen, Hot Water Heater (zip) - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	

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58	P027-H01 - 1st Floor - Therapy Unit - Kitchen, Access hatch - North												
	Fibre Cement Sheeting	Asbestos	SO001927	Identified, Positive	1m ²	Yes	Good Condition	Non-friable	Low	Very Low	P3	Remove Under Suitably Controlled Conditions	
59	P027-H01 - 1st Floor - Therapy Unit - Ceiling Space, Ductwork - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	20m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
60	P027-H01 - 1st Floor - Therapy Unit - Ceiling Space, Sarking - Roof Lining - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	180m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
61	P027-H01 - 1st Floor - Therapy Unit - Kitchenette, Sink Pad - Beneath Sink												
	Bituminous Material	Asbestos	SO001928	Identified, Negative	-	-	-	-	-	-	-	No further action required	
62	P027-H01 - 1st Floor - Therapy Unit - All Areas, Ceiling - Throughout												
	Compressed Ceiling Tiles	SMF	Visual	Assumed, Positive	120m ²	-	Medium Damage	Bonded	-	-	-	Encapsulate / Repair & Manage In Situ	
102	P027-H01 - 1st Floor - Home Modifications - Cleaners Cupboard, Hot Water Heater - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
103	P027-H01 - 1st Floor - Home Modifications - Kitchen, Hot Water Heater - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	

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124	P027-H01 - 1st Floor - HMMS - Workshop, Wall Lining - West												
	Fibre Cement Sheeting	Asbestos	As J146168-01-005-005 {SO001913}	Strongly Assumed, Positive	<10m²	Yes	Good Condition	Non-friable	Very Low	Very Low	P4	Manage In Situ	
63	P027-H01 - Subfloor - Pbax, Pipework - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	100m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
64	P027-H01 - Subfloor - Pbax, Ductwork - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	10m²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
65	P027-H01 - Subfloor - Pbax, Debris - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	20m²	-	Medium Damage	Bonded	-	-	-	Remove Under Suitably Controlled Conditions	
66	P027-H01 - Subfloor - Pbax, Packers - Between Brickwork - Throughout												
	Fibre Cement Sheeting	Asbestos	J154849-01-005-001 {SO001929}	Identified, Positive	2m²	No	Good Condition	Non-friable	Very Low	Very Low	P4	Manage In Situ	
67	P027-H01 - Ground Floor - Laundry, Wall Lining - Southeast Beneath Sheet Vinyl												
	Fibre Cement Sheeting	Asbestos	SO001930	Identified, Negative	-	-	-	-	-	-	-	No further action required	
68	P027-H01 - Ground Floor - Laundry, Wall - Southern Boundary												
	Paint Systems - White	Lead Paint	As SO001925	Strongly Assumed, Negative - (0.095% w/w)	-	-	-	-	-	-	-	No further action required	

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69	P027-H01 - Ground Floor - Laundry, Ductwork - Hot Water Service												
	Insulation Material	SMF	Visual	Assumed, Positive	2m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
70	P027-H01 - Ground Floor - Laundry Sorting, Wall Lining - Southeast Beneath Sheet Vinyl												
	Fibre Cement Sheeting	Asbestos	As SO001930	Strongly Assumed, Negative	-	-	-	-	-	-	-	No further action required	
71	P027-H01 - Ground Floor - Electrical Switchboard, Ceiling Lining - Throughout												
	Fibre Cement Sheeting	Asbestos	J154849-01-005-002 {SO001931}	Identified, Positive	4m ²	Yes	Low Damage	Non-friable	Very Low	Very Low	P4	Encapsulate / Repair & Manage In Situ	
125	P027-H01 - Ground Floor - Electrical Switchboard, On wall												
	Electrical Switch Box components (live electrical hazard)	Asbestos	Visual	Assumed, Positive	1no.	No	Good Condition	Non-friable	Very Low	Very Low	P4	Conduct Further Investigations/Sampling Prior to Disturbance	
72	P027-H01 - Ground Floor - Sewing Room, Partition Wall - West												
	Fibre Cement Sheeting	Asbestos	SO001932	Identified, Negative	-	-	-	-	-	-	-	No further action required	
99	P027-H01 - Basement Level - Toilet, Hot Water Heater - Central												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
100	P027-H01 - Basement Level - Kitchen, Hot Water Heater - Above Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
101	P027-H01 - Basement Level - Kitchen, Hot Water Heater - Below Sink												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
105	P027-H01 - Basement Level - Kitchen, Ceiling - Throughout												
	Vermiculite	Asbestos	J146168 -01-005-011 {SO001948}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
106	P027-H01 - Basement Level - Plant Room, Boiler - Various Throughout												
	Woven Gasket	Asbestos	J146168 -01-005-002 {SO001949}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
107	P027-H01 - Basement Level - Plant Room, Hot Water Heater - Various												
	Millboard Insulation	Asbestos	J146168 -01-005-003 {SO001950}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
108	P027-H01 - Basement Level - Plant Room, Pipework - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	10m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
109	P027-H01 - Basement Level - Plant Room, Hot Water Heater - Central												
	Insulation Material	SMF	Visual	Assumed, Positive	1no.	-	Good Condition	Bonded	-	-	-	Manage In Situ	
110	P027-H01 - Basement Level - Workshop Corridor, Internal Door Lining - Switchboard												
	Fibre Cement Sheeting	Asbestos	J146168 -01-005-001 {SO001951}	Identified, Negative	-	-	-	-	-	-	-	No further action required	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
116	P027-H01 - All Levels - All Areas, Windows & Frames - Throughout												
	Paint Systems - White	Lead Paint	J154849-01-005-L P-001 {SO001975}	Identified, Positive	120no.	-	Low Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	
117	P027-H01 - All Levels - All Areas, Fluorescent Light Fitting - Throughout												
	Single Tube Capacitor	PCB	Visual	Assumed, Positive	120no.	-	Good Condition	-	-	-	-	Manage In Situ	
118	P027-H01 - All Levels - Riser Cupboards, Pipework Insulation - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	1000m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
120	P027-H01 - All Levels - Riser Cupboards, Inaccessible												
	Pipework Insulation - lagging	Asbestos	Visual	Assumed, Positive	Inaccessible	-	Unknown	Unknown	-	-	P*	Conduct Further Investigations/Sampling Prior to Disturbance	

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Item No	Location / Description	Hazard Type	Sample No.	Item Status	Est. Extent	Current Label	Condition	Friability	Disturbance Risk	Material Risk	Control Priority	Recommended Action	Record of Works
73	P027-H01 - External - Ground Level - All Areas, Eaves - Throughout												
	Fibre Cement Sheeting	Asbestos	J146168-01-005-008 {SO001933}	Identified, Positive	80m ²	Yes	Good Condition	Non-friable	Low	Very Low	P3	Manage In Situ	
115	P027-H01 - External - Ground Level - All Areas, Awning - Throughout												
	Fibre Cement Sheeting	Asbestos	As J146168-01-005-008 {SO001933}	Strongly Assumed, Positive	100m ²	Yes	Good Condition	Non-friable	Low	Very Low	P3	Manage In Situ	
74	P027-H01 - External - Ground Level - Assembly Point 1, Roof - Cabana												
	Fibre Cement Sheeting	Asbestos	SO001934	Identified, Negative	-	-	-	-	-	-	-	No further action required	
111	P027-H01 - External - All Levels, Eaves - Throughout												
	Paint Systems - White (1.6% w/w)	Lead Paint	J154849-01-005-L P-009 {SO001971}	Identified, Positive	40m ²	-	Low Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	
112	P027-H01 - External - All Levels, Timber Works - Fascias & Various Frames												
	Upper & Lower Paint Systems - Light Green (1.1% w/w)	Lead Paint	J154849-01-005-L P-008 {SO001972}	Identified, Positive	100m	-	Low Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	
113	P027-H01 - External - All Levels, Window Caulking - Throughout												
	Window Beading - White	Asbestos	J154849-01-005-009 {SO001973}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
114	P027-H01 - External - All Levels, Window & Frames - Throughout												
	Paint Systems - Dark Green (4.7% w/w)	Lead Paint	J154849-01-005-L P-007 {SO001974}	Identified, Positive	100m ²	-	Low Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	

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121	P027-S01 - Ground Floor - All areas, Windows and frames - throughout												
	Paint systems - light tan (0.65% w/w)	Lead Paint	J154849-01-P005-LP-001 {TPS000469}	Identified, Positive	40m ²	-	Good Condition	-	-	-	-	Manage In Situ	
122	P027-S01 - Ground Floor - All areas, Doors and frames - throughout												
	Paint systems - Light tan (0.65% w/w)	Lead Paint	As J154849-01-P005-LP-001 {TPS000469}	Strongly Assumed, Positive	50m ²	-	Good Condition	-	-	-	-	Manage In Situ	
85	P027-S01 - Ground Floor - Ceiling Space, North-Eastern Room, on top of ceiling - throughout												
	Lead dust (1,100mg/kg)	Lead Dust	J154849-01-P005-LD-001 {SO001943}	Identified, Positive	240m ²	-	High Damage / Poor Condition	-	-	-	-	Remove Under Suitably Controlled Conditions	
91	P027-S01 - Ground Floor - Ceiling Space, Sarking - Roof Lining - Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	300m ²	-	Good Condition	Bonded	-	-	-	Manage In Situ	
92	P027-S01 - Ground Floor - Ceiling Space, Flexible Ductwork - Various Throughout												
	Insulation Material	SMF	Visual	Assumed, Positive	4m	-	Good Condition	Bonded	-	-	-	Manage In Situ	
86	P027-S01 - Ground Floor - North-Eastern Room, Ceiling access- West adjacent entry door												
	Fibre Cement Sheet	Asbestos	J154849-01-005-005 {SO001944}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
87	P027-S01 - Ground Floor - North Bathroom, Window frame - West												
	Paint System, white (3.5% w/w)	Lead Paint	J154849-01-005-LP-004 {SO001945}	Identified, Positive	1m ²	-	Medium Damage	-	-	-	-	Encapsulate / Repair & Manage In Situ	

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81	P027-S01 - External - Entrance, Front Entrance Door & Frame - Throughout												
	Upper & Lower Paint Systems - Green (0.67% w/w)	Lead Paint	J154849-01-005-L P-002 {SO001940}	Identified, Positive	2m ²	-	Good Condition	-	-	-	-	Manage In Situ	
82	P027-S01 - External - Entrance, Door - South Entrance												
	Paint Systems - Pale Blue (0.553% w/w)	Lead Paint	J154849-01-005-L P-003 {SO001941}	Identified, Positive	4m ²	-	Good Condition	-	-	-	-	Manage In Situ	
88	P027-S01 - External - Entrance, Verandah - Throughout - Ceiling												
	Fibre Cement Sheet	Asbestos	J14616 8-01-005-009 {SO001946}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
89	P027-S01 - External - Entrance, Verandah - Ceiling - Throughout												
	Upper & Lower Paint Systems- Cream (0.02% w/w)	Lead Paint	J154849-01-005-LP-005 {SO001947}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
76	P027-S01 - External - East & West, Gable End - Throughout												
	Fibre Cement Sheeting	Asbestos	J154849-01-005-006 {SO001935}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
77	P027-S01 - External - East & West, Gable Verge Lining - Throughout												
	Fibre Cement Sheeting	Asbestos	J154849-01-005-007 {SO001937}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
78	P027-S01 - External - East & West, Gable End												
	Upper and lower- paint systems- white (0.02 % w/w)	Lead Paint	J154849-01-005-L P-005 {SO001938}	Identified, Negative	-	-	-	-	-	-	-	No further action required	

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123	P027-S01 - External - East & West, Gable End - Wood												
	Upper & Lower Paint Systems - Green on Brown (1/.1% w/w)	Lead Paint	J154849-005-LP-008 {TPS000470}	Identified, Positive	>60m ²	-	Good Condition	-	-	-	-	Manage In Situ	
79	P027-S01 - External - Surroundings, Eaves - Throughout												
	Fibre Cement Sheeting	Asbestos	J154849-01-005-L P-009 {SO001939}	Identified, Negative	-	-	-	-	-	-	-	No further action required	
90	P027-S01 - External - Subfloor, Packer - Columns												
	Fibre Cement Sheet - Not Sampled - Restricted Access	Asbestos	Visual	Assumed, Positive	0.25m ²	No	Low Damage	Non-friable	Very Low	Very Low	P4	Manage In Situ	

Areas not Accessed

It is noted that hazardous materials may be contained within or behind those areas identified in the below table. Caution should be exercised when accessing these areas, particularly in relation to potential disturbance of the building fabric or concealed spaces.

Area Not Accessed	Comments
P027-H01, All Levels, Riser Cupboards, Various throughout riser cupboards - (see item 54), Pipework Insulation - lagging	

The following areas were either partially accessed with representative areas inspected or were considered outside the scope of works and not accessed. Caution should be exercised when accessing these areas, particularly in relation to potential disturbance of the building fabric or concealed spaces.

P027-H01		
ITEM	NOT ACCESSED	COMMENT
Behind Ceramic Wall Tiles and Wall Cladding	All	Outside scope of works for non-destructive survey
Beneath Floor Coverings	Some	Random carpet tiles lifted throughout. No access beneath all other fixed floor coverings
Ceiling Spaces	Some	Visually inspected from ceiling space access hatches
Culverts, Floor Trenches & Tunnels	Some	Limited access to all areas of sub-floor
Electrical Switchboards, Fuse Boards, Meter Boards and Distribution Boards	All	Plant was live at time of inspection
Fire Door Cores & Fire Rated Door Frames	All	Integrity of fire doors not compromised
Gaskets, Mastics & Sealants to Pipework, Ductwork, Mechanical Equipment	All	Plant was live at time of inspection
Height Restricted Areas	All	Areas above 2.7m
Inside Mechanical Equipment	All	Plant was live at time of inspection
Lift Shaft, Landing Doors, Cabin Fittings and Doors to All Levels	All	No safe access at time of inspection
Roof	All	No safe access at time of inspection
Wall Cavities	Some	Outside scope of works for non-destructive survey
Waterproof Membranes and Sealants	All	Enclosed access hatch

P027-S01		
ITEM	NOT ACCESSED	COMMENT
Behind Ceramic Wall Tiles and Wall Cladding	All	Outside scope of works for non-destructive survey
Beneath Floor Coverings	All	Outside scope of works for non-destructive survey. Fixed floor coverings
Ceiling Spaces	All	Visually inspected from access hatches only
Electrical Switchboards, Fuse Boards, Meter Boards and Distribution Boards	Some	Plant was live at time of inspection
Height Restricted Areas	All	Areas above 2.7m
Roof	All	No safe access at time of inspection
Wall Cavities	All	Outside scope of works for non-destructive surveys

Register Item Details

Location	P027-H01 - External - Ground Level - All Areas - Eaves - Throughout - Fibre Cement Sheeting				
Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Non-friable	Product Type	1	Occupancy	1
Sample No.	J146168-01-005-008 {SO001933}	Extent of damage	0	Disturbance	2
Result	Positive Chrysotile	Surface Treatment	1	Exposure	2
		Asbestos Type	1	Maintenance	1
Item Number	73	Material Score	3	Disturbance Score	6
		Priority Score	9	Low	

Location	P027-H01 - External - Ground Level - All Areas - Awning - Throughout - Fibre Cement Sheeting				
Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Non-friable	Product Type	1	Occupancy	1
Sample No.	As J146168-01-005-008 {SO001933}	Extent of damage	0	Disturbance	2
Result	Strongly Assumed Positive Chrysotile	Surface Treatment	1	Exposure	2
		Asbestos Type	1	Maintenance	1
Item Number	115	Material Score	3	Disturbance Score	6
		Priority Score	9	Low	

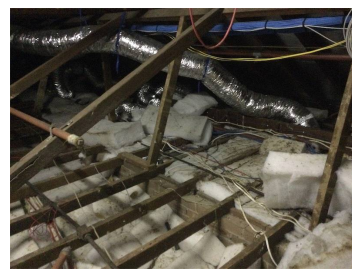
Location	P027-H01 - External - All Levels - Eaves - Throughout - Paint Systems - White (1.6% w/w)				
Hazard Type	Lead Paint	Material Assessment		Disturbance Assessment	
Friability	-	Product Type	-	Occupancy	-
Sample No.	J154849-01-005-L P-009 {SO001971}	Extent of damage	-	Disturbance	-
Result	Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	111	Material Score	-	Disturbance Score	-
		Priority Score	-	-	

Location	P027-H01 - External - All Levels - Timber Works - Fascias & Various Frames - Upper & Lower Paint Systems - Light Green (1.1% w/w)				
Hazard Type	Lead Paint	Material Assessment		Disturbance Assessment	
Friability	-	Product Type	-	Occupancy	-
Sample No.	J154849-01-005-L P-008 {SO001972}	Extent of damage	-	Disturbance	-
Result	Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	112	Material Score	-	Disturbance Score	-
		Priority Score	-	-	

Location	P027-H01 - External - All Levels - Window & Frames - Throughout - Paint Systems - Dark Green (4.7% w/w)				
Hazard Type	Lead Paint	Material Assessment		Disturbance Assessment	
Friability	-	Product Type	-	Occupancy	-
Sample No.	J154849-01-005-L P-007 {SO001974}	Extent of damage	-	Disturbance	-
Result	Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	114	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



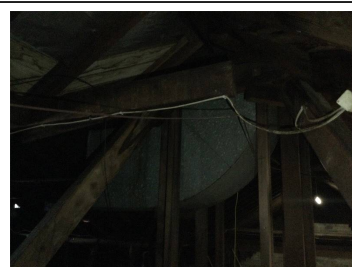
Location	P027-H01 - 2nd Floor - Ceiling Space - Insulation Batts - Throughout - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	1	Material Score	Disturbance Score
		Priority Score	-



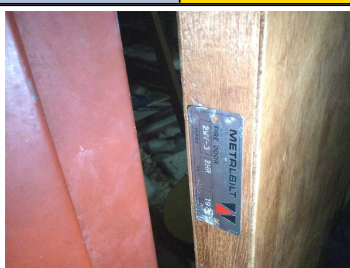
Location	P027-H01 - 2nd Floor - Ceiling Space - Flexible Ductwork - Various Throughout - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	2	Material Score	Disturbance Score
		Priority Score	-



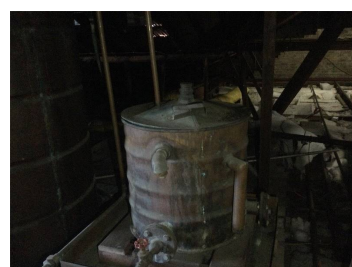
Location	P027-H01 - 2nd Floor - Ceiling Space - Ductwork - Various Throughout - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	3	Material Score	Disturbance Score
		Priority Score	-



Location	P027-H01 - 2nd Floor - Ceiling Space - Fire Door - East Adjacent Ladder Entrance - Fire Door Core (tagged metalbilt 1973)		
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Friable	Product Type	Occupancy
Sample No.	J146168-01-005-004 {SO001912}	Extent of damage	Disturbance
Result	Positive Amosite	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	4	Material Score	Disturbance Score
		Priority Score	Low



Location	P027-H01 - 2nd Floor - Ceiling Space - Hot Water Heater (copper) - Central - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	5	Material Score	Disturbance Score
		Priority Score	-





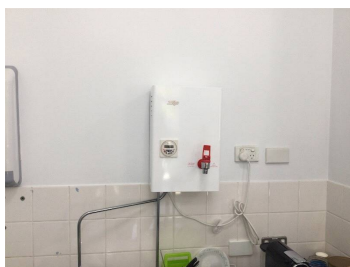
Location		P027-H01 - 2nd Floor - Ceiling Space - Wall Lining - Old Comms Room - Throughout - Fibre Cement Sheeting								
Hazard Type		Asbestos		Material Assessment			Disturbance Assessment			
Friability		Non-friable		Product Type			1	Occupancy	1	
Sample No.		J146168-01-005-005 {SO001913}		Extent of damage			2	Disturbance		2
Result		Positive Chrysotile		Surface Treatment			0	Exposure		1
				Asbestos Type			1	Maintenance		1
Item Number		6		Material Score			4	Disturbance Score		5
				Priority Score		9	Low			
										

Location		P027-H01 - 2nd Floor - Ceiling Space - Ceiling Lining - Old Comms Room - Throughout - Fibre Cement Sheeting			
Hazard Type		Asbestos		Material Assessment	
Friability		Non-friable		Disturbance Assessment	
Sample No.		As J146168-01-005-005 {SO001913}		Occupancy	
Result		Strongly Assumed Positive Chrysotile		1	
Item Number		7		2	
		Product Type		1	
		Extent of damage		2	
		Surface Treatment		0	
		Asbestos Type		1	
		Material Score		Exposure	
		Priority Score		1	
		Disturbance Score		5	
		Low			

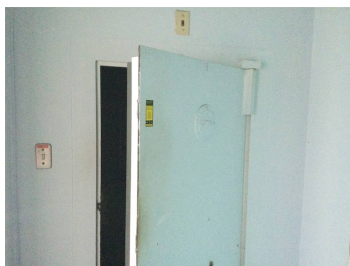
Location	P027-H01 - 2nd Floor - Bright Futures - Kitchen - Hot Water Heater (zip tudor) - Below Sink - Insulation Material				
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	35	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



Location		P027-H01 - 2nd Floor - Bright Futures - Kitchen - Hot Water Heater (zip econbol) - Above Sink - Insulation Material				
Hazard Type		SMF	Material Assessment		Disturbance Assessment	
Friability		Bonded	Product Type	-	Occupancy	-
Sample No.		Visual	Extent of damage	-	Disturbance	-
Result		Assumed Positive	Surface Treatment	-	Exposure	-
			Asbestos Type	-	Maintenance	-
Item Number		36	Material Score	-	Disturbance Score	-
			Priority Score	-	-	



Location	P027-H01 - 2nd Floor - Safe - Safe Insulation - Central - Safe - Not Sampled - Encased Material				
Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Friable	Product Type	2	Occupancy	1
Sample No.	Visual	Extent of damage	0	Disturbance	1
Result	Assumed Positive Amosite	Surface Treatment	1	Exposure	1
		Asbestos Type	2	Maintenance	1
Item Number	8	Material Score	5	Disturbance Score	4
		Priority Score	9	Low	





Location		P027-H01 - 2nd Floor - Eastern Verandah - Adjacent Canteen - Ceiling Lining - Throughout - Fibre Cement Sheeting					
Hazard Type		Asbestos		Material Assessment		Disturbance Assessment	
Friability		Non-friable		Product Type		1	
Sample No.		J146168-01-005-007 {SO001922}		Extent of damage		0	
Result		Positive Chrysotile		Surface Treatment		0	
				Asbestos Type		1	
Item Number		23		Material Score		2	
				Priority Score		7	
						Very Low	





Location	P027-H01 - 2nd Floor - Eastern Verandah - Adjacent Canteen - Ductwork - Southeast - Insulation Material				
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	24	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



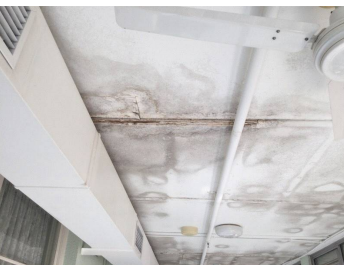
Location		P027-H01 - 2nd Floor - Western Verandah - Adjacent Dining - Ceiling Lining - Throughout - Fibre Cement Sheeting						
Hazard Type		Asbestos		Material Assessment			Disturbance Assessment	
Friability		Non-friable		Product Type			1	
Sample No.		As J146168-01-005-007 {SO001922}		Extent of damage			0	
Result		Strongly Assumed Positive Chrysotile		Surface Treatment			0	
				Asbestos Type			1	
Item Number		25		Material Score			2	
				Priority Score			7	

Occupancy		1	
Disturbance		2	
Exposure		1	
Maintenance		1	
Disturbance Score		5	
Very Low			

Location		P027-H01 - 2nd Floor - Western Verandah - Adjacent Dining - Ductwork - Southeast - Insulation Material						
Hazard Type		SMF	Material Assessment		Disturbance Assessment			
Friability		Bonded	Product Type		-	Occupancy	-	
Sample No.		Visual	Extent of damage		-	Disturbance	-	
Result		Assumed Positive		Surface Treatment		-	Exposure	-
				Asbestos Type		-	Maintenance	-
Item Number		26		Material Score		-	Disturbance Score	-
				Priority Score		-	-	

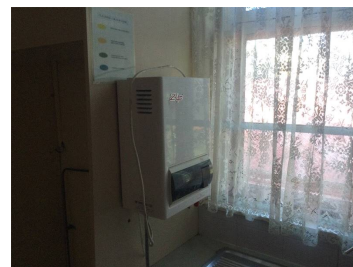


Location		P027-H01 - 2nd Floor - Western Verandah - Adjacent Dining - Ceiling Lining - Central - Paint Systems - White				
Hazard Type		Lead Paint	Material Assessment		Disturbance Assessment	
Friability		-	Product Type	-	Occupancy	-
Sample No.		J154849-01-005-L P-009 {SO001923}	Extent of damage	-	Disturbance	-
Result		Positive	Surface Treatment	-	Exposure	-
			Asbestos Type	-	Maintenance	-
Item Number	27	Material Score	-	Disturbance Score	-	



	Priority Score	-	-	
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Location		P027-H01 - 2nd Floor - Relatives Tea Room - Hot Water Heater - Above Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	28	Material Score	-
		Priority Score	-



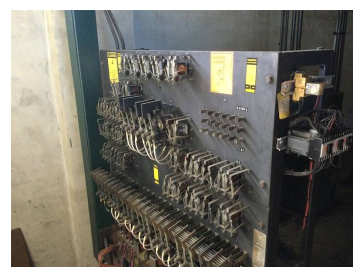
Location		P027-H01 - 2nd Floor - Lift Motor Room - Lift Motor - Central - Friction Pads - Not Sampled - Live Electrical Hazard	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	1
Sample No.	Visual	Extent of damage	0
Result	Assumed Positive Chrysotile	Surface Treatment	0
		Asbestos Type	1
Item Number	29	Material Score	2
		Priority Score	5



Location		P027-H01 - 2nd Floor - Lift Motor Room - Electrical Distribution Board - Entry Landing - Compressed Bituminous Panel - Not Sampled - Live Electrical Hazard	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	1
Sample No.	Visual	Extent of damage	0
Result	Assumed Positive Chrysotile	Surface Treatment	0
		Asbestos Type	1
Item Number	30	Material Score	2
		Priority Score	5



Location		P027-H01 - 2nd Floor - Lift Motor Room - Electrical Distribution Board - North - Compressed Bituminous Panel - Not Sampled - Live Electrical Hazard	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	1
Sample No.	Visual	Extent of damage	0
Result	Assumed Positive Chrysotile	Surface Treatment	0
		Asbestos Type	1
Item Number	31	Material Score	2
		Priority Score	7



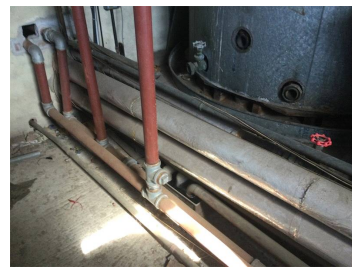


Location P027-H01 - 2nd Floor - Lift Motor Room - Electrical Distribution Board - Arc Shields - Throughout - Compressed Bituminous Material - Not Sampled - live Electrical Hazard

Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Non-friable	Product Type	1	Occupancy	1
Sample No.	Visual	Extent of damage	0	Disturbance	1
Result	Assumed Positive Chrysotile	Surface Treatment	0	Exposure	1
		Asbestos Type	1	Maintenance	1
Item Number	32	Material Score	2	Disturbance Score	4
		Priority Score	6	Very Low	



Location	P027-H01 - 2nd Floor - Lift Motor Room - Pipework Insulation - West - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	33	Material Score	Disturbance Score
		Priority Score	-



Location	P027-H01 - 2nd Floor - Lift Motor Room - Water Tanks/Boilers - West - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	34	Material Score	Disturbance Score
		Priority Score	-



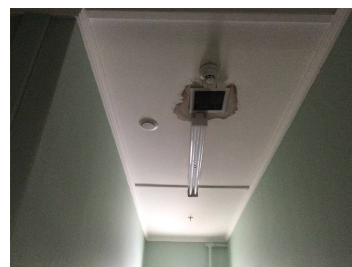
Location	P027-H01 - 2nd Floor - Training Centre - Verandah - Ceiling Lining - Throughout - Fibre Cement Sheeting		
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	Occupancy
Sample No.	As J146168-01-005-007 {SO001922}	Extent of damage	Disturbance
Result	Strongly Assumed Positive Chrysotile	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	93	Material Score	Disturbance Score
		Priority Score	7



Location	P027-H01 - 2nd Floor - Training Centre - Verandah - Ceiling Lining - Central - Paint Systems - White		
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment
Friability	-	Product Type	Occupancy
Sample No.	As J154849-01-005-L P-009 {SO001923}	Extent of damage	Disturbance
Result	Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	95	Material Score	Disturbance Score
		Priority Score	-



Location	P027-H01 - 2nd Floor - Training Centre - Cleaners Cupboard - Ceiling Lining - Throughout - Fibre Cement Sheeting		
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	Occupancy
Sample No.	As J146168-01-005-007 {SO001922}	Extent of damage	Disturbance
Result	Strongly Assumed Positive Chrysotile	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	96	Material Score	Disturbance Score
		Priority Score	7



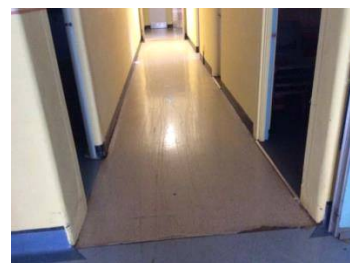
Location		P027-H01 - 2nd Floor - Training Centre - Kitchenette - Hot Water Heater - Below Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	97	Material Score	Disturbance Score
		Priority Score	-



Location		P027-H01 - 2nd Floor - Training Centre - Main Kitchen - Hot Water Heater - Below Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	98	Material Score	Disturbance Score
		Priority Score	-



Location		P027-H01 - 2nd Floor - North-South Corridor - South & opposite main entrance lobby - Assumed beneath modern floor covering - Fibrous backed Sheet vinyl - Cream cobblestone pattern	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Friable	Product Type	Occupancy
Sample No.	J154849-01-005-008 {TPS000323}	Extent of damage	Disturbance
Result	Positive Chrysotile	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	126	Material Score	Disturbance Score
		Priority Score	Low

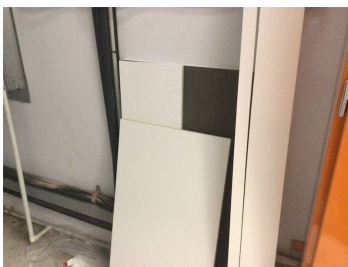


Location		P027-H01 - 2nd Floor - Old Nurse Educator Office - Entry landing - Fire Door Core - Metabilt 1975 - appears removed/replaced. No Clearance certificate provided.	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Friable	Product Type	Occupancy
Sample No.	J146168-01-005-006 {TPS000324}	Extent of damage	Disturbance
Result	Positive Amosite	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	127	Material Score	Disturbance Score
		Priority Score	Low

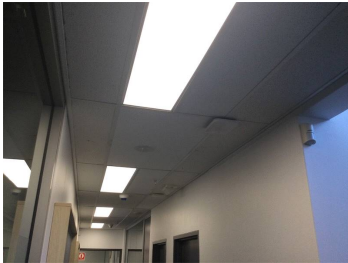


Location		P027-H01 - 1st Floor - Bright Futures - Plantroom 3 - Ductwork - Throughout - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	37	Material Score	Disturbance Score
		Priority Score	-



Location		P027-H01 - 1st Floor - Bright Futures - Plantroom 3 - Stored Item - Central - Compressed Ceiling Tiles		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	38	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-H01 - 1st Floor - Bright Futures - Kitchen - Hot Water Heater (zip hydrotap)- Below Sink - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	39	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-H01 - 1st Floor - Bright Futures - All Areas - Ceiling - Throughout - Compressed Ceiling Tiles		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	40	Material Score	Disturbance Score	
		Priority Score	-	

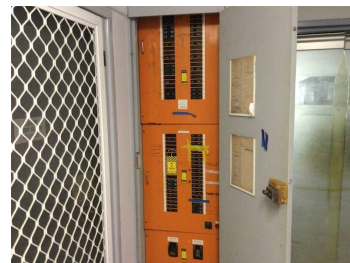
Location		P027-H01 - 1st Floor - Bright Futures - All Areas - Ductwork - Various Throughout - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	41	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-H01 - 1st Floor - Bright Futures - Fire Hose Reel - Stored Item - Central - Compressed Ceiling Tiles		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	43	Material Score	Disturbance Score	
		Priority Score	-	

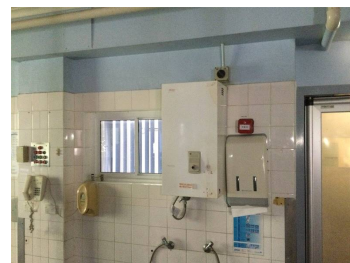
Location		P027-H01 - 1st Floor - Residents Relatives Tea Room - Hot Water Heater (zip) - Above Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	44	Material Score	Disturbance Score
		Priority Score	-



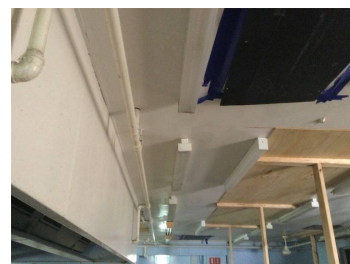
Location		P027-H01 - 1st Floor - Kitchen - Adjacent Catering Manager - Electrical Distribution Board - South - Internal Components	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Friable	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive Chrysotile	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	45	Material Score	Disturbance Score
		Priority Score	Very Low



Location		P027-H01 - 1st Floor - Main Kitchen - Hot Water Heater (autoboil) - Above Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	46	Material Score	Disturbance Score
		Priority Score	-



Location		P027-H01 - 1st Floor - Main Kitchen - Ceiling lining - Throughout - Fibre Cement Sheetting	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	Occupancy
Sample No.	J154849-01-005-004 {SO001924}	Extent of damage	Disturbance
Result	Positive Amosite + Chrysotile + Crocidolite	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	48	Material Score	Disturbance Score
		Priority Score	Very Low



Location		P027-H01 - 1st Floor - Main Kitchen - Ductwork Insulation - Various Throughout - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy
Sample No.	Visual	Extent of damage	Disturbance
Result	Assumed Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	49	Material Score	Disturbance Score
		Priority Score	-

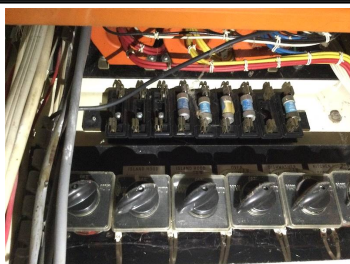


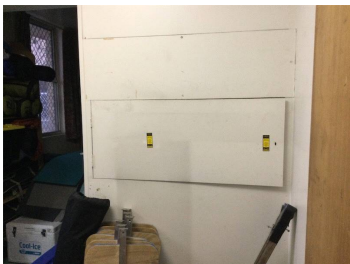
Location P027-H01 - 1st Floor - Main Kitchen - Insulation Batts - Throughout - Insulation Material				
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	-	
Sample No.	Visual	Extent of damage	-	
Result	Assumed Positive	Surface Treatment	-	
		Asbestos Type	-	
Item Number	50	Material Score	-	
		Priority Score	-	

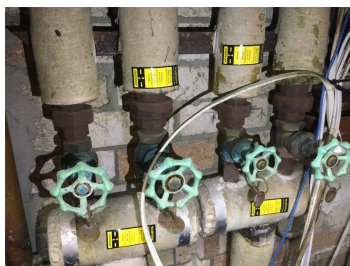
Location P027-H01 - 1st Floor - Main Kitchen - Double Tube Capacitor - Throughout - Fluorescent light fitting				
Hazard Type	PCB	Material Assessment	Disturbance Assessment	
Friability	Good Condition	Product Type	-	
Sample No.	Visual	Extent of damage	-	
Result	Assumed Positive	Surface Treatment	-	
		Asbestos Type	-	
Item Number	51	Material Score	-	
		Priority Score	-	

Location P027-H01 - 1st Floor - Main Kitchen - Various Throughout - Fibre cement sheeting - debris within ceiling space - not accessible at time of 2023 inspection.				
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment	
Friability	Non-friable	Product Type	1	
Sample No.	As J154849-01-005-004 {SO001924}	Extent of damage	3	
Result	Strongly Assumed Positive Amosite + Chrysotile + Crocidolite	Surface Treatment	1	
		Asbestos Type	3	
Item Number	119	Material Score	8	
		Priority Score	13	
				Medium

Location P027-H01 - 1st Floor - Kitchen - Adjacent Coolroom - Electrical Distribution Board - South - Internal Components - HRC fuses				
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment	
Friability	Friable	Product Type	2	
Sample No.	Visual	Extent of damage	0	
Result	Assumed Positive Chrysotile	Surface Treatment	1	
		Asbestos Type	1	
Item Number	47	Material Score	4	
		Priority Score	7	
				Very Low



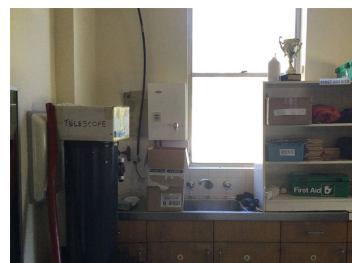
Location P027-H01 - 1st Floor - Therapy Unit - Occ Therapy - Riser Cupboard - Pipework - throughout - Lagging - (Not Sampled to prevent disturbance)				
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment	
Friability	Friable	Product Type	3	
Sample No.	Visual	Extent of damage	2	
Result	Assumed Positive Amosite	Surface Treatment	3	
		Asbestos Type	2	
Item Number	54	Material Score	10	
		Priority Score	16	
				Medium



Location		P027-H01 - 1st Floor - Therapy Unit - Electrical Cupboard - Electrical Distribution Board - South - Internal Components (live electrical hazard)			
Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Friable	Product Type	2	Occupancy	1
Sample No.	Visual	Extent of damage	0	Disturbance	1
Result	Assumed Positive Chrysotile	Surface Treatment	1	Exposure	1
		Asbestos Type	1	Maintenance	0
Item Number	55	Material Score	4	Disturbance Score	3
		Priority Score	7	Very Low	



Location		P027-H01 - 1st Floor - Therapy Unit - Kitchen - Hot Water Heater (zip) - Above Sink - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	57	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



Location		P027-H01 - 1st Floor - Therapy Unit - Kitchen - Access hatch - North - Fibre Cement Sheeting			
Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Non-friable	Product Type	1	Occupancy	2
Sample No.	SO001927	Extent of damage	0	Disturbance	2
Result	Positive Chrysotile	Surface Treatment	1	Exposure	1
		Asbestos Type	1	Maintenance	2
Item Number	58	Material Score	3	Disturbance Score	7
		Priority Score	10	Low	



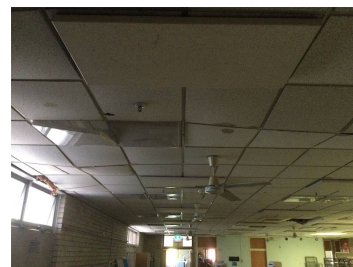
Location		P027-H01 - 1st Floor - Therapy Unit - Ceiling Space - Ductwork - Various Throughout - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	59	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



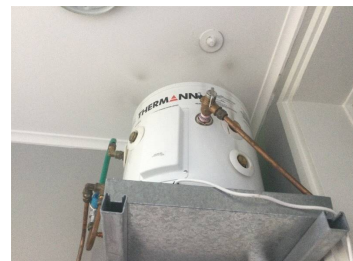
Location		P027-H01 - 1st Floor - Therapy Unit - Ceiling Space - Sarking - Roof Lining - Throughout - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	60	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



Location		P027-H01 - 1st Floor - Therapy Unit - All Areas - Ceiling - Throughout - Compressed Ceiling Tiles	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	62	Material Score	-
		Priority Score	-



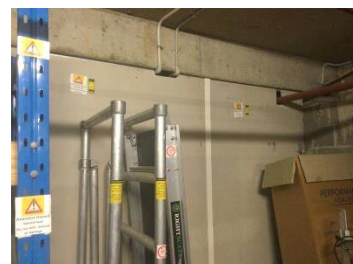
Location		P027-H01 - 1st Floor - Home Modifications - Cleaners Cupboard - Hot Water Heater - Above Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	102	Material Score	-
		Priority Score	-



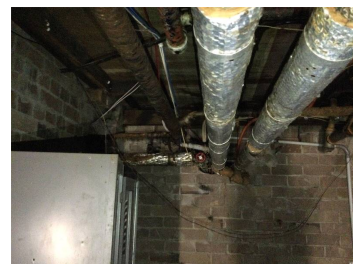
Location		P027-H01 - 1st Floor - Home Modifications - Kitchen - Hot Water Heater - Above Sink - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	103	Material Score	-
		Priority Score	-



Location		P027-H01 - 1st Floor - HMMS - Workshop - Wall Lining - West - Fibre Cement Sheeting	
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	1
Sample No.	As J146168-01-005-005 {S0001913}	Extent of damage	0
		Disturbance	2
Result	Strongly Assumed Positive Chrysotile	Surface Treatment	1
		Asbestos Type	1
Item Number	124	Material Score	3
		Priority Score	8



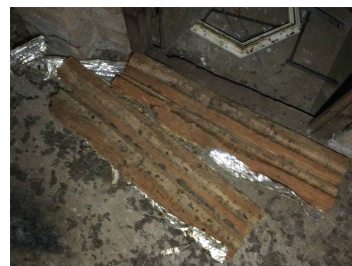
Location		P027-H01 - Subfloor - Pbax - Pipework - Throughout - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	63	Material Score	-
		Priority Score	-



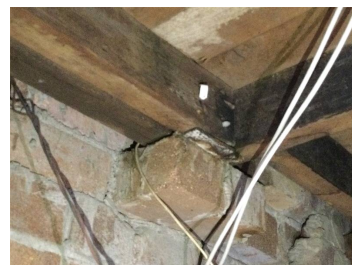
Location P027-H01 - Subfloor - Pbax - Ductwork - Various Throughout - Insulation Material			
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy -
Sample No.	Visual	Extent of damage	Disturbance -
Result	Assumed Positive	Surface Treatment	Exposure -
		Asbestos Type	Maintenance -
Item Number	64	Material Score	Disturbance Score -
		Priority Score	-



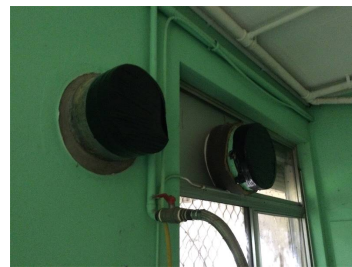
Location P027-H01 - Subfloor - Pbax - Debris - Various Throughout - Insulation Material			
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy -
Sample No.	Visual	Extent of damage	Disturbance -
Result	Assumed Positive	Surface Treatment	Exposure -
		Asbestos Type	Maintenance -
Item Number	65	Material Score	Disturbance Score -
		Priority Score	-



Location P027-H01 - Subfloor - Pbax - Packers - Between Brickwork - Throughout - Fibre Cement Sheeting			
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	Occupancy 1
Sample No.	J154849-01-005-001 {SO001929}	Extent of damage	Disturbance 2
Result	Positive Chrysotile	Surface Treatment	Exposure 1
		Asbestos Type	Maintenance 0
Item Number	66	Material Score	Disturbance Score 4
		Priority Score	6 Very Low



Location P027-H01 - Ground Floor - Laundry - Ductwork - Hot Water Service - Insulation Material			
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	Occupancy -
Sample No.	Visual	Extent of damage	Disturbance -
Result	Assumed Positive	Surface Treatment	Exposure -
		Asbestos Type	Maintenance -
Item Number	69	Material Score	Disturbance Score -
		Priority Score	-



Location P027-H01 - Ground Floor - Electrical Switchboard - Ceiling Lining - Throughout - Fibre Cement Sheeting			
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment
Friability	Non-friable	Product Type	Occupancy 1
Sample No.	J154849-01-005-002 {SO001931}	Extent of damage	Disturbance 2
Result	Positive Chrysotile	Surface Treatment	Exposure 1
		Asbestos Type	Maintenance 1
Item Number	71	Material Score	Disturbance Score 5
		Priority Score	8 Very Low



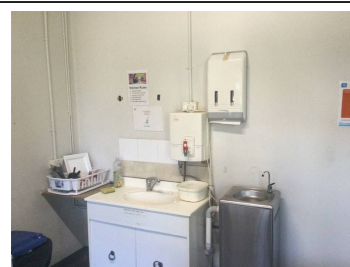
Location		P027-H01 - Ground Floor - Electrical Switchboard - On wall - Electrical Switch Box components (live electrical hazard)			
Hazard Type	Asbestos	Material Assessment		Disturbance Assessment	
Friability	Non-friable	Product Type	1	Occupancy	0
Sample No.	Visual	Extent of damage	0	Disturbance	1
Result	Assumed Positive Chrysotile	Surface Treatment	0	Exposure	1
		Asbestos Type	1	Maintenance	0
Item Number	125	Material Score	2	Disturbance Score	2
		Priority Score	4	Very Low	



Location		P027-H01 - Basement Level - Toilet - Hot Water Heater - Central - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	99	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



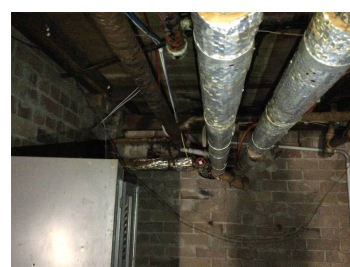
Location		P027-H01 - Basement Level - Kitchen - Hot Water Heater - Above Sink - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	100	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



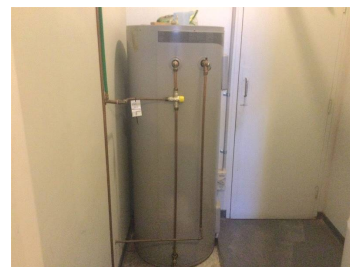
Location		P027-H01 - Basement Level - Kitchen - Hot Water Heater - Below Sink - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	101	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



Location		P027-H01 - Basement Level - Plant Room - Pipework - Various Throughout - Insulation Material			
Hazard Type	SMF	Material Assessment		Disturbance Assessment	
Friability	Bonded	Product Type	-	Occupancy	-
Sample No.	Visual	Extent of damage	-	Disturbance	-
Result	Assumed Positive	Surface Treatment	-	Exposure	-
		Asbestos Type	-	Maintenance	-
Item Number	108	Material Score	-	Disturbance Score	-
		Priority Score	-	-	



Location		P027-H01 - Basement Level - Plant Room - Hot Water Heater - Central - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	109	Material Score	-
		Priority Score	-



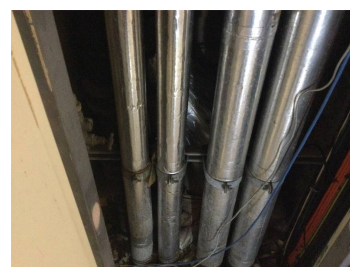
Location		P027-H01 - All Levels - All Areas - Windows & Frames - Throughout - Paint Systems - White	
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment
Friability	-	Product Type	-
Sample No.	J154849-01-005-L P-001 {SO001975}	Extent of damage	-
Result	Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	116	Material Score	-
		Priority Score	-



Location		P027-H01 - All Levels - All Areas - Fluorescent Light Fitting - Throughout - Single Tube Capacitor	
Hazard Type	PCB	Material Assessment	Disturbance Assessment
Friability	Good Condition	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	117	Material Score	-
		Priority Score	-



Location		P027-H01 - All Levels - Riser Cupboards - Pipework Insulation - Throughout - Insulation Material	
Hazard Type	SMF	Material Assessment	Disturbance Assessment
Friability	Bonded	Product Type	-
Sample No.	Visual	Extent of damage	-
Result	Assumed Positive	Surface Treatment	-
		Asbestos Type	-
Item Number	118	Material Score	-
		Priority Score	-



Location		P027-S01 - External - Entrance - Front Entrance Door & Frame - Throughout - Upper & Lower Paint Systems - Green (0.67% w/w)		
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment	
Friability	-	Product Type	Occupancy	
Sample No.	J154849-01-005-L P-002 {SO001940}	Extent of damage	Disturbance	
Result	Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	81	Material Score	Disturbance Score	
		Priority Score	-	
				

Location	P027-S01 - External - Entrance - Door - South Entrance - Paint Systems - Pale Blue (0.553% w/w)			
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment	
Friability	-	Product Type	Occupancy	
Sample No.	J154849-01-005-L P-003 {SO001941}	Extent of damage	Disturbance	
Result	Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	82	Material Score	Disturbance Score	
		Priority Score	-	

Location	P027-S01 - External - East & West - Gable End - Wood - Upper & Lower Paint Systems - Green on Brown (1/.1% w/w)			
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment	
Friability	-	Product Type	Occupancy	
Sample No.	J154849-005-LP-008 {TPS000470}	Extent of damage	Disturbance	
Result	Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	123	Material Score	Disturbance Score	
		Priority Score	-	

Location	P027-S01 - External - Subfloor - Packer - Columns - Fibre Cement Sheet - Not Sampled - Restricted Access			
Hazard Type	Asbestos	Material Assessment	Disturbance Assessment	
Friability	Non-friable	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive Chrysotile	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	90	Material Score	Disturbance Score	
		Priority Score	5	Very Low

Location		P027-S01 - Ground Floor - All areas - Windows and frames - throughout - Paint systems - light tan (0.65% w/w)	
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment
Friability	-	Product Type	Occupancy
Sample No.	J154849-01-P005-LP-001 {TPS000469}	Extent of damage	Disturbance
Result	Positive	Surface Treatment	Exposure
		Asbestos Type	Maintenance
Item Number	121	Material Score	Disturbance Score
		Priority Score	-



Location		P027-S01 - Ground Floor - All areas - Doors and frames - throughout - Paint systems - Light tan (0.65% w/w)		
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment	
Friability	-	Product Type	Occupancy	
Sample No.	As J154849-01-P005-LP-001 {TPS000469}	Extent of damage	Disturbance	
Result	Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	122	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-S01 - Ground Floor - Ceiling Space - North-Eastern Room, on top of ceiling - throughout - Lead dust (1,100mg/kg)		
Hazard Type	Lead Dust	Material Assessment	Disturbance Assessment	
Friability	-	Product Type	Occupancy	
Sample No.	J154849-01-P005-LD-001 {SO001943}	Extent of damage	Disturbance	
Result	Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	85	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-S01 - Ground Floor - Ceiling Space - Sarking - Roof Lining - Throughout - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	91	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-S01 - Ground Floor - Ceiling Space - Flexible Ductwork - Various Throughout - Insulation Material		
Hazard Type	SMF	Material Assessment	Disturbance Assessment	
Friability	Bonded	Product Type	Occupancy	
Sample No.	Visual	Extent of damage	Disturbance	
Result	Assumed Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	92	Material Score	Disturbance Score	
		Priority Score	-	

Location		P027-S01 - Ground Floor - North Bathroom - Window frame - West - Paint System, white (3.5% w/w)		
Hazard Type	Lead Paint	Material Assessment	Disturbance Assessment	
Friability	-	Product Type	Occupancy	
Sample No.	J154849-01-005-LP-004 {SO001945}	Extent of damage	Disturbance	
Result	Positive	Surface Treatment	Exposure	
		Asbestos Type	Maintenance	
Item Number	87	Material Score	Disturbance Score	
		Priority Score	-	

Methodology

Asbestos

This assessment was undertaken within the constraints of the scope of works in accordance with Greencap in-house procedures Work Health and Safety Regulation 2017 (NSW) and Code of Practice How to manage and control asbestos in the workplace, SafeWork NSW, 2019 .

13 representative samples of suspected asbestos-containing material were collected. These samples were analysed by Polarised Light Microscopy and/or X-ray diffraction by a NATA-accredited laboratory for the presence of asbestos.

Where it was determined that asbestos was present or assumed to be present, a risk and priority assessment was conducted in accordance with Greencap's standard Risk Assessment and Priority Ranking System. Refer to section on Priority Rating System for detailed information on this system.

Inaccessible areas that are likely to contain asbestos have been assumed to contain asbestos until further inspection and analysis of samples has been undertaken by an approved analyst.

A strategy of using representative samples of suspected asbestos-containing materials has been used to minimise the number of samples and degree of disturbance. Because of this strategy, findings of the inspection should be interpreted such that all visually similar materials in the same vicinity must be assumed to be composed of the same material until proven otherwise.

Lead Dust

No visible and, or sufficient accessible amounts of suspected dust containing lead were visually identified, therefore no samples were taken.

No specific level or concentration (mg/kg or %) requirement relating to lead in dust in occupational environments has been specified or provided by Safe Work Australia or the various state-based WHS regulators. The main Australian screening criteria for lead in dust are found in the National Environment Protection (Assessment of Site Contamination) Measure (the NEPM) Schedule B1 - Guideline on Investigation Levels for Soil and Groundwater (2011). The NEPM provides Health-based Investigation Levels (HILs) for contaminants in soil for varying exposure scenarios, primarily based on public health. Greencap has adopted the most sensitive and protective Health Investigation Level (HIL) for lead in soil of 300 mg/kg in soil as an initial guideline value for lead in dust. As dust is more likely to become airborne the lowest measure for lead in soil is used.

Lead is an accumulative poison and can be inhaled or swallowed when a process generates lead dust, fumes or mists. Once absorbed into the body, lead can cause both immediate and long-term health problems

Lead Paint

2 paint chip samples were collected and sent to an external NATA-accredited laboratory for analysis of lead content (lead content reported as a percentage weight by weight) by ICP-AES methods.

As per the Australian/New Zealand Standard (AS/NZS 4361.2:2017): Guide to hazardous paint management: Part 2: Lead paint in residential and commercial buildings: Section 1.4.16, Lead paint is defined as a paint film that contains greater than 0.1% lead by mass in the dry film. The presence of lead paint may be assumed based upon the age of the building, with 1997 indicated by the Standard as the date non-industrial paints were manufactured with less than or equal to 0.1% lead by mass. As per AS/NZS 4361.2:2017 laboratory analysis is required to confirm the presence of lead and its concentration in an existing paint film.

Lead in any form is toxic to humans when ingested or inhaled, with repeated transmission of particles cumulating in lead poisoning. Any work relating to lead paint should be conducted in accordance with the AS/NZS 4361.2:2017 Guide to hazardous paint management - Part 2: Lead paint in residential, public and commercial buildings.

Polychlorinated Biphenyls (PCBs)

Representative light fittings containing capacitors were inspected where safely practicable and details noted for cross-referencing with the database Identification of PCB-Containing Capacitors, Australian and New Zealand Environment and

Conservation Council (ANZECC), 1997. Where metal capacitors were not listed on the database, these capacitors are noted as suspected to contain polychlorinated biphenyls.

Any materials labelled as containing PCBs will be recorded on the register along with any suspicious oils or fluids used in plant and machinery.

Polychlorinated Biphenyls (PCBs) are a toxic organochlorine used as insulating fluids in electrical equipment such as machinery, transformers, capacitors, and fluorescent light ballasts that were largely banned from importation in Australia in the 1970s. PCBs are listed as a probable human carcinogen and should be managed in accordance with the ANZECC Polychlorinated Biphenyls Management Plan, 2003.

Synthetic Mineral Fibre (SMF)

Accessible areas where Synthetic Mineral Fibre (SMF) products were visually confirmed as being present were noted to give a general indication to the presence of SMF materials throughout the building.

Synthetic Mineral Fibre (SMF) a generic name used to describe a group of man-made fibrous material used extensively in industrial, commercial and residential sites as fire rating, reinforcement in construction materials and as acoustic and thermal insulators. Exposure to SMF can result in short-term skin, eye and respiratory irritation. Synthetic Mineral Fibres in the form of Refractive Ceramic Fibres have been classified as possibly carcinogenic to humans.

Asbestos Material Risk Assessment

The asbestos material risk assessment looks at the type and condition of the Asbestos-containing Material and the ease with which it will release fibres if disturbed. The presence of asbestos-containing materials does not necessarily constitute an exposure risk.

The scores of the four sections are added together to get the total Material Risk Score.

Product type (or debris from product)	
Asbestos reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi-rigid paints or decorative finishes, asbestos cement etc)	1
Asbestos insulating board, mill boards, other low density boards, asbestos textiles, gaskets, ropes and woven textiles, asbestos paper and felt	2
Thermal insulation (eg pipe and boiler lagging), sprayed asbestos, loose asbestos, asbestos mattresses and packing	3
Extent of damage/deterioration	
Good condition: no visible damage	0
Low damage: a few scratches or surface marks; broken edges on boards, tiles etc	1
Medium damage: significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres	2
High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris	3
Surface type/treatment	
Composite materials containing asbestos: reinforced plastics, resins, vinyl tiles	0
Enclosed sprays and lagging, low density board (with exposed face painted or encapsulated), asbestos cement sheets etc	1
Unsealed asbestos insulating board, or encapsulated lagging and sprays	2
Unsealed laggings and sprayed asbestos	3
Asbestos type	
White (Chrysotile) only	1
Brown (Amphibole asbestos excluding crocidolite) and mixtures (not blue)	2
Blue (Crocidolite) and mixtures or type unknown	3

Score Range	2-3	4-6	7-9	10-12
Material Risk	Very Low	Low	Medium	High

Asbestos Disturbance Risk Assessment

The Asbestos Disturbance Risk Assessment looks at the likelihood of someone disturbing the Asbestos-containing Material. The normal occupant activity score is added to the three average scores from the likelihood of disturbance, human exposure potential and maintenance activity sections to get a total disturbance score.

Normal occupant activity		
Main type of activity in area	Rare disturbance activity (eg little used store room)	0
	Low disturbance activities (eg office type activity)	1
	Periodic disturbance (eg industrial or vehicular activity which may cause contact with ACMs)	2
	High levels of disturbance, (eg fire door with asbestos insulating board sheet in constant use)	3
Likelihood of disturbance		
Location	Outdoors	0
	Large rooms, warehouse or well-ventilated areas	1
	Rooms up to 100 sq metres in area	2
	Restricted or confined areas	3
Accessibility	Usually inaccessible or unlikely to be disturbed	0
	Occasionally likely to be disturbed	1
	Easily disturbed	2
	Routinely disturbed	3
Extent/amount	Small amounts or single items (eg strings, gaskets)	0
	Less than 10 sq metres area, or 10 metre pipe run	1
	10 to 50 sq metres area or 10 to 50 metres pipe run	2
	More than 50 sq metres, or 50 metres pipe run	3
Human exposure potential		
Number of occupants	None	0
	1 to 3	1
	4 to 10	2
	More than 10	3
Frequency of use of area	Infrequent	0
	Monthly	1
	Weekly	2
	Daily	3
Average time area is in use	Less than 1 hour	0
	1 to less than 3 hours	1
	3 to less than 6 hours	2
	More than 6 hours	3
Maintenance activity		
Type of maintenance activity	Minor disturbance (eg possibility of contact when gaining access)	0
	Low disturbance (eg changing light bulbs in asbestos ceiling tiles)	1
	Medium disturbance (eg lifting one or two asbestos ceiling tiles to access a valve)	2
	High levels of disturbance (eg removing a number of asbestos ceiling tiles to replace a valve or for recabling, or leak repair)	3
Frequency of maintenance activity	Unlikely – almost never	0
	Less than once a year	1
	Less than once a month	2
	More often than once a month	3

Score Range	0-5	6-7	8-9	10-12
Disturbance Risk	Very Low	Low	Medium	High

Asbestos Control Priority Assessment

The scores from the asbestos material assessment are added to the scores of the asbestos disturbance risk assessment, to give the overall control priority risk assessment. The control priority risk is adopted to assist in the programming and budgeting for the control of asbestos risk identified in the assessment.

Score Range	Less than 9	9 - 12	13 - 18	More than 19
Priority Risk	Very Low	Low	Medium	High
Control Priority	P4	P3	P2	P1

P1	Materials that pose a high health risk to people in their current state. They are generally friable materials in poor condition, with potential to transfer into other locations. Due to poor condition/location/activities, have a high disturbance potential. Immediate actions should be taken for these materials to be removed by a licensed asbestos removal contractor (LARC). <i>As an interim measure, restrict access.</i>
P2	Materials that pose a medium health risk to people in their current state. They can be friable materials with minor damage, or non-friable materials in poor condition. Due to poor/fair condition/location/surface treatment, release of asbestos fibres upon contact may occur. Removal or encapsulation and regular reviews are recommended for these materials. Where planned maintenance, refurbishment or demolition works will disturb these materials, removal by a LARC is recommended.
P3	Materials that pose a low health risk to people in their current state. They are either friable materials in good condition or non-friable with slight damage or unpainted surfaces, with a low disturbance potential. Due to nature of the material, they do not readily release asbestos fibres upon contact. These materials should be identified and warning labels affixed. The material does not present a health risk unless disturbed. Where planned maintenance, refurbishment or demolition works will disturb these materials, removal by a LARC is recommended.
P4	Materials that pose a very low health risk to people in their current state. They are generally non-friable materials in good condition and have a very low disturbance potential. Due to the nature of the material, they do not readily release asbestos fibres upon contact. These materials should be identified and warning labels affixed. The material does not present a health risk unless disturbed. Where planned maintenance, refurbishment or demolition works will disturb these materials, removal by a LARC is recommended.
P*	Due to inaccessibility a full risk assessment could not be completed. Further investigation is required if any works or access to the area is to be undertaken so that Asbestos material risks can be identified and managed.

Limitations

This report has been prepared in accordance with the agreement between ADC112253 Wesley Mission and Greencap.

Within the limitations of the agreed upon scope of services, this work has been undertaken and performed in a professional manner, in accordance with generally accepted practices, using a degree of skill and care ordinarily exercised by members of its profession and consulting practice. No other warranty, expressed or implied, is made.

This report relates only to the identification of Hazardous materials used in the construction of the building and does not include the identification of dangerous goods or hazardous substances in the form of chemicals used, stored or manufactured within the building or plant.

The following should also be noted:

While the survey has attempted to locate the Hazardous materials within the site it should be noted that the review was a visual inspection and a limited sampling program was conducted and/or the analysis results of the previous report were used. Representative samples of suspect Hazardous materials were collected for analysis. Other Hazardous materials of similar appearance are assumed to have a similar content.

Not all suspected Hazardous materials were sampled. Only those Hazardous materials that were physically accessible could be located and identified. Therefore it is possible that Hazardous materials, which may be concealed within inaccessible areas/voids, may not have been located during the audit. Such inaccessible areas fall into a number of categories.

- (a) Locations behind locked doors;
- (b) Inset ceilings or wall cavities;
- (c) Those areas accessible only by dismantling equipment or performing minor localised demolition works;
- (d) Service shafts, ducts etc., concealed within the building structure;
- (e) Energised services, gas, electrical, pressurised vessel and chemical lines;
- (f) Voids or internal areas of machinery, plant, equipment, air-conditioning ducts etc;
- (g) Totally inaccessible areas such as voids and cavities created and intimately concealed within the building structure. These voids are only accessible during major demolition works;
- (h) Height restricted areas;
- (i) Areas deemed unsafe or hazardous at time of audit;
- (j) Sub-surface soil layers; and
- (k) Areas around and below building slabs.

In addition to areas that were not accessible, the possible presence of hazardous building materials may not have been assessed because it was not considered practicable as:

- 1. It would require unnecessary dismantling of equipment; and/or
- 2. It was considered disruptive to the normal operations of the building; and/or
- 3. It may have caused unnecessary damage to equipment, furnishings or surfaces; and/or
- 4. The hazardous material was not considered to represent a significant exposure risk; and
- 5. The time taken to determine the presence of the hazardous building material was considered prohibitive.

Only minor destructive auditing and sampling techniques were employed to gain access to those areas documented in the Hazardous Register. Consequently, without substantial demolition of the building, it is not possible to guarantee that every source of hazardous material has been identified.

During the course of normal site works care should be exercised when entering any previously inaccessible areas or areas mentioned above and it is imperative that work cease pending further sampling if materials suspected of containing Hazardous materials or unknown materials are encountered. Therefore, during any refurbishment or demolition works, further investigations and assessment may be required should any suspect material be observed in previously inaccessible areas or areas not fully inspected previously, i.e. carpeted floors

Statements of Limitation

All and any Services proposed by Greencap to the Client were subject to the Terms and Conditions listed on the Greencap website at: <https://www.greencap.com.au/terms-conditions>. Unless otherwise expressly agreed to in writing and signed by Greencap, Greencap does not agree to any alternative terms or variation of these terms if subsequently proposed by the Client. The Services were carried out in accordance with the current and relevant industry standards of testing, interpretation and analysis. The Services were carried out in accordance with Commonwealth, State, Territory or Government legislation, regulations and/or guidelines. The Client was deemed to have accepted these Terms when the Client signed the Proposal (where indicated) or when the Company commenced the Services at the request (written or otherwise) of the Client.

The services were carried out for the Specific Purpose, outlined in the body of the Proposal. To the fullest extent permitted by law, Greencap, its related bodies corporate, its officers, consultants, employees and agents assume no liability, and will not be liable to any person, or in relation to, any losses, damages, costs or expenses, and whether arising in contract, tort including negligence, under statute, in equity or otherwise, arising out of, or in connection with, any matter outside the Specific Purpose.

The Client acknowledged and agreed that proposed investigations were to rely on information provided to Greencap by the Client or other third parties. Greencap made no representation or warranty regarding the completeness or accuracy of any descriptions or conclusions based on information supplied to it by the Client, its employees or other third parties during provision of the Services. Under no circumstances shall Greencap have any liability for, or in relation to, any work, reports, information, plans, designs, or specifications supplied or prepared by any third party, including any third party recommended by Greencap. The Client releases and indemnifies Greencap from and against all Claims arising from errors, omissions or inaccuracies in documents or other information provided to Greencap by the Client, its employees or other third parties.

The Client was to ensure that Greencap had access to all information, sites and buildings as required by or necessary for Greencap to undertake the Services. Notwithstanding any other provision in these Terms, Greencap will have no liability to the Client or any third party to the extent that the performance of the Services was not able to be undertaken (in whole or in part) due to access to any relevant sites or buildings being prevented or delayed due to the Client or their respective employees or contractors expressing safety or health concerns associated with such access.

Unless otherwise expressly agreed to in writing and signed by Greencap, Greencap, its related bodies corporate, its officers, employees and agents assume no liability and will not be liable for lost profit, revenue, production, contract, opportunity, loss arising from business interruption or delay, indirect or consequential loss or loss to the extent caused or contributed to by the Client or third parties, suffered or incurred arising out of or in connection with our Proposals, Reports, the Project or the Agreement. In the event Greencap is found by a Court or Tribunal to be liable to the Client for any loss or damage arising in connection with the Services, the Client's entitlement to recover damages from Greencap shall be reduced by such amount as reflects the extent to which any act, default, omission or negligence of the Client, or any third party, caused or contributed to such loss or damage. Unless otherwise agreed in writing and signed by both parties, Greencap's total aggregate liability will not exceed the total consulting fees paid by the client in relation to this Proposal. For further detail, see Greencap's Terms and Conditions available at <https://www.greencap.com.au/terms-conditions>

The Report is provided for the exclusive use of the Client and for this Project only, in accordance with the Scope and Specific Purpose as outlined in the Agreement, and only those third parties who have been authorized in writing by Greencap. It should not be used for other purposes, other projects or by a third party unless otherwise agreed and authorized in writing by Greencap. Any person relying upon this Report beyond its exclusive use and Specific Purpose, and without the express written consent of Greencap, does so entirely at their own risk and without recourse to Greencap for any loss, liability or damage. To the extent permitted by law, Greencap assumes no responsibility for any loss, liability, damage, costs or expenses arising from interpretations or conclusions made by others, or use of the Report by a third party. Except as specifically agreed by Greencap in writing, it does not authorize the use of this Report by any third party. It is the responsibility of third parties to independently make inquiries or seek advice in relation to their particular requirements and proposed use of the site.

The conclusions, or data referred to in this Report, should not be used as part of a specification for a project without review and written agreement by Greencap. This Report has been written as advice and opinion, rather than with the purpose of specifying instructions for design or redevelopment. Greencap does not purport to recommend or induce a decision to make (or not make) any purchase, disposal, investment, divestment, financial commitment or otherwise in relation to the site it investigated.

This Report should be read in whole and should not be copied in part or altered. The Report as a whole set outs the findings of the investigations. No responsibility is accepted by Greencap for use of parts of the Report in the absence (or out of context) of the balance of the Report.

APPENDIX - Sample Analysis Results and Plans



Certificate of Analysis

WSP Australia Pty Limited



WORLD RECOGNISED
ACCREDITATION

Level 27, 680 George Street Sydney
PO Box 20967, World Square
Telephone +61 2 9272 1407
Email ANZLab@wsp.com

ABN 80 078 004 798

Accredited for compliance with ISO/IEC:
17025 - Testing (No. 17199)

LOCATION: 40a Stewart Street, Dundas Valley NSW **CERTIFICATE NO:** SYD-PS136186-165898

CLIENT: Wesley Mission **DATE/S SAMPLED:** 25/07/2023 to 5/08/2023

CLIENT ADDRESS: 3 Dalmar Place, Carlingford NSW 2118 **DATE RECEIVED:** 7/08/2023

TELEPHONE: 0427 911 926 **DATE ANALYSED:** 8/08/2023

EMAIL: Poya.heidarishahi@wesleymission.org.au **ORDER NUMBER:** N/A

CONTACT: Poya Heidari Shahi **SAMPLED BY:** Samuel Crofts

TEST METHOD: Qualitative identification of asbestos fibres in bulk and soil samples at WSP Corporate Laboratories by polarised light microscopy, including dispersion staining, and trace analysis, in accordance with AS4964 (2004) Method for the qualitative identification of asbestos in bulk samples and WSP's Laboratory Procedure (LP3 - Identification of Asbestos Fibres).

Lab No	Sample ID	Location	Description	Dimensions	Identification Type
001	So001914	Hospital, Interior, Account, Floor Covering, Vinyl Tiles (Black) , Throughout	Vinyl Tile	31 g	OF, NAD
002	So001915	Hospital, Interior, Account, Floor Covering, Vinyl Tiles (Grey), Throughout	Vinyl Tile	7 g	OF, NAD
003	So001916	Hospital, Interior, Account, Floor Covering, Adhesive) , Throughout	Adhesive	<1 g	OF, NAD
004	So001917	Hospital, Interior, Account, Floor Covering, underside of Vinyl Tiles, Throughout	Hessian Backing	<1 g	OF, NAD
005	So001918	Hospital, Interior, Account, Floor Covering, Vinyl Tiles (Olive Green), Throughout	Vinyl Tile	18 g	OF, NAD
006	So001919	Hospital, Interior, Director Of nursing, Floor Covering, Sheet Vinyl(White Marble) Throughout	Vinyl Sheet	7 g	OF, SMF, NAD
007	So001920	Hospital, Interior, Director Of nursing, Floor Covering, Fiborous Backing, Throughout	Backing Material	<1 g	OF, SMF, NAD
008	So001921	Hospital, Interior, Director Of nursing, Floor Covering, Adhesive, Underside of carpet tiles, Throughout	Adhesive	<1 g	OF, SMF, NAD
009	So001927	Hospital, Interior, Therapy Unit, Kitchen, Fibre Cement Sheeting, Manhole Cover, North	Fibre Cement Sheet	<1 g	CH, OF
010	So001928	Hospital, Interior, Therapy Unit, Kitchenette, Bituminous material, Sink Pad, Beneath Sink	Bituminous Material	1 g	OF, NAD
011	So001930	Hospital, Interior, Laundry, Fibre Cement Sheeting, Wall Lining, Southeast, Beneath Sheet Vinyl	Fibre Cement Sheet	<1 g	OF, NAD
012	So001932	Hospital, Interior, Sewing Room, Fibre Cement Sheeting, Partition Wall, West	Fibre Cement Sheet	1 g	OF, NAD
013	So001934	Hospital, Exterior, Assembly Point 1, Fibre Cement Sheeting, Cabana Roof Lining, Throughout	Fibre Cement Sheet	<1 g	OF, NAD



Certificate of Analysis

WSP Australia Pty Limited



WORLD RECOGNISED
ACCREDITATION

Level 27, 680 George Street Sydney
PO Box 20967, World Square
Telephone +61 2 9272 1407
Email ANZLab@wsp.com

ABN 80 078 004 798

Accredited for compliance with ISO/IEC:
17025 - Testing (No. 17199)

LOCATION: 40a Stewart Street, Dundas Valley NSW

CERTIFICATE NO: SYD-PS136186-165898

LEGEND:

NAD	- No Asbestos Detected
CH	- Chrysotile Asbestos Detected
A	- Amosite Asbestos Detected
C	- Crocidolite Asbestos Detected
UMF	- Unknown Mineral Fibres Detected
SMF	- Synthetic Mineral Fibres Detected
OF	- Organic Fibres Detected
¹	- No asbestos detected at the reporting limit of 0.1 g/kg
²	- Identification not possible due to adhering materials
³	- Identification not possible due to degradation of fibres

Hand picked refers to small discrete amounts of asbestos distributed unevenly in a large body of non asbestos material.

Notes:

If no asbestos is detected in vinyl tiles, mastics, sealants, epoxy resins and ore samples, then confirmation by another independent analytical technique is advised due to the nature of the samples. UMF may or may not be asbestos, confirmation by another independent analytical technique is advised.

The results contained within this report relate only to the sample(s) submitted for testing.

Sampling is not covered by the scope of accreditation.

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Approved Identifier

Name: Grace Tuckwell

Approved Signatory

Name: Lauren DeRooy

AUTHORISATION DATE

Tuesday, 8 August 2023

CERTIFICATE OF ANALYSIS 329827

Client Details

Client	WSP Australia Pty Limited
Attention	Samuel Crofts
Address	Level 27, 680 George Street, SYDNEY, NSW, 2000

Sample Details

Your Reference	<u>PS 136186 (Lottie)</u>
Number of Samples	2 Paint
Date samples received	07/08/2023
Date completed instructions received	07/08/2023

Analysis Details

Please refer to the following pages for results, methodology summary and quality control data.
 Samples were analysed as received from the client. Results relate specifically to the samples as received.
 Results are reported on a dry weight basis for solids and on an as received basis for other matrices.

Report Details

Date results requested by	10/08/2023
Date of Issue	10/08/2023
NATA Accreditation Number 2901. This document shall not be reproduced except in full.	
Accredited for compliance with ISO/IEC 17025 - Testing. Tests not covered by NATA are denoted with *	

Results Approved By
 Hannah Nguyen, Metals Supervisor

Authorised By
 Nancy Zhang, Laboratory Manager

Envirolab Reference: 329827
 Revision No: R00

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Client Reference: PS 136186 (Lottie)

Lead in Paint			
Our Reference	UNITS	329827-1	329827-2
Your Reference		S0001925	S0001926
Type of sample		Paint	Paint
Date prepared	-	09/08/2023	09/08/2023
Date analysed	-	09/08/2023	09/08/2023
Lead in paint	%w/w	0.095	0.077

Envirolab Reference: 329827
Revision No: R00

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Client Reference: PS 136186 (Lottie)

Method ID	Methodology Summary
Metals-020/021/022	Digestion of Paint chips/scrapings/liquids for Metals determination by ICP-AES/MS and or CV/AAS.

Envirolab Reference: 329827
Revision No: R00

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Client Reference: PS 136186 (Lottie)

QUALITY CONTROL: Lead in Paint						Duplicate		Spike Recovery %		
Test Description	Units	PQL	Method	Blank	#	Base	Dup.	RPD	LCS-1	[NT]
Date prepared	-			09/08/2023	1	09/08/2023	09/08/2023		09/08/2023	[NT]
Date analysed	-			09/08/2023	1	09/08/2023	09/08/2023		09/08/2023	[NT]
Lead in paint	%w/w	0.005	Metals-020/021/022	<0.005	1	0.095	0.11	15	109	[NT]

EnviroLab Reference: 329827
Revision No: R00

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Result Definitions	
NT	Not tested
NA	Test not required
INS	Insufficient sample for this test
PQL	Practical Quantitation Limit
<	Less than
>	Greater than
RPD	Relative Percent Difference
LCS	Laboratory Control Sample
NS	Not specified
NEPM	National Environmental Protection Measure
NR	Not Reported

Quality Control Definitions

Blank	This is the component of the analytical signal which is not derived from the sample but from reagents, glassware etc, can be determined by processing solvents and reagents in exactly the same manner as for samples.
Duplicate	This is the complete duplicate analysis of a sample from the process batch. If possible, the sample selected should be one where the analyte concentration is easily measurable.
Matrix Spike	A portion of the sample is spiked with a known concentration of target analyte. The purpose of the matrix spike is to monitor the performance of the analytical method used and to determine whether matrix interferences exist.
LCS (Laboratory Control Sample)	This comprises either a standard reference material or a control matrix (such as a blank sand or water) fortified with analytes representative of the analyte class. It is simply a check sample.
Surrogate Spike	Surrogates are known additions to each sample, blank, matrix spike and LCS in a batch, of compounds which are similar to the analyte of interest, however are not expected to be found in real samples.
Australian Drinking Water Guidelines recommend that Thermotolerant Coliform, Faecal Enterococci, & E.Coli levels are less than 1cfu/100mL. The recommended maximums are taken from "Australian Drinking Water Guidelines", published by NHMRC & ARMC 2011.	
The recommended maximums for analytes in urine are taken from "2018 TLVs and BEIs", as published by ACGIH (where available). Limit provided for Nickel is a precautionary guideline as per Position Paper prepared by AIOH Exposure Standards Committee, 2016.	
Guideline limits for Rinse Water Quality reported as per analytical requirements and specifications of AS 4187, Amdt 2 2019, Table 7.2	

Laboratory Acceptance Criteria

Duplicate sample and matrix spike recoveries may not be reported on smaller jobs, however, were analysed at a frequency to meet or exceed NEPM requirements. All samples are tested in batches of 20. The duplicate sample RPD and matrix spike recoveries for the batch were within the laboratory acceptance criteria.

Filters, swabs, wipes, tubes and badges will not have duplicate data as the whole sample is generally extracted during sample extraction.

Spikes for Physical and Aggregate Tests are not applicable.

For VOCs in water samples, three vials are required for duplicate or spike analysis.

Duplicates: >10xPQL - RPD acceptance criteria will vary depending on the analytes and the analytical techniques but is typically in the range 20%-50% – see ELN-P05 QA/QC tables for details; <10xPQL - RPD are higher as the results approach PQL and the estimated measurement uncertainty will statistically increase.

Matrix Spikes, LCS and Surrogate recoveries: Generally 70-130% for inorganics/metals (not SPOCAS); 60-140% for organics/SPOCAS (+/-50% surrogates) and 10-140% for labile SVOCs (including labile surrogates), ultra trace organics and speciated phenols is acceptable.

In circumstances where no duplicate and/or sample spike has been reported at 1 in 10 and/or 1 in 20 samples respectively, the sample volume submitted was insufficient in order to satisfy laboratory QA/QC protocols.

When samples are received where certain analytes are outside of recommended technical holding times (THTs), the analysis has proceeded. Where analytes are on the verge of breaching THTs, every effort will be made to analyse within the THT or as soon as practicable.

Where sampling dates are not provided, Envirolab are not in a position to comment on the validity of the analysis where recommended technical holding times may have been breached.

Where matrix spike recoveries fall below the lower limit of the acceptance criteria (e.g. for non-labile or standard Organics <60%), positive result(s) in the parent sample will subsequently have a higher than typical estimated uncertainty (MU estimates supplied on request) and in these circumstances the sample result is likely biased significantly low.

Measurement Uncertainty estimates are available for most tests upon request.

Analysis of aqueous samples typically involves the extraction/digestion and/or analysis of the liquid phase only (i.e. NOT any settled sediment phase but inclusive of suspended particles if present), unless stipulated on the Envirolab COC and/or by correspondence. Notable exceptions include certain Physical Tests (pH/EC/BOD/COD/Apparent Colour etc.), Solids testing, total recoverable metals and PFAS where solids are included by default.

Samples for Microbiological analysis (not Amoeba forms) received outside of the 2-8°C temperature range do not meet the ideal cooling conditions as stated in AS2031-2012.

LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018



Greencap - NAA Pty Ltd
 ABN: 76 006 318 010
 Level 2 / 11 Khartoum Road
 North Ryde NSW 2113
 Australia
 P: (02) 9889 1800
 F: (02) 9889 1811
 www.greencap.com.au

Monday, 10/10/2016

Our ref: C109823:J146168-01 - 005

Pam Waterhouse
 Wesley Mission
 3 Dalmar Place
 CARLINGFORD NSW 2118

Dear Pam,

Re: Asbestos Identification Analysis - Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115

This letter presents the results of asbestos fibre identification analysis performed on 11 samples collected by Paul Brown of Greencap on Tuesday, 04 October 2016. The samples were collected from Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115.

All sample analysis was performed using polarised light microscopy, including dispersion staining in our Sydney Laboratory by the method of Australian Standard AS4964-2004 and supplementary work instruction in house method NALAB 302 Asbestos Identification.

The samples will be kept for six months and then disposed of, unless otherwise directed.

The results of the asbestos identification analysis are presented in the appended table.

Should you require further information please contact our project manager Steven Hains.

Yours sincerely,
 Greencap

Simon Day : Approved Identifier

Simon Day : Approved Signatory



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 Corporate Site No. 5450, Site No. 3402 Sydney Laboratory.
 The results of the tests, calibrations and/or measurements
 included in this document are traceable to Australian/National
 standards.

J146168-01-005 Lottie Stewart Hospital Main Building ID 2016-10-05

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HAZARDOUS MATERIAL RISK ASSESSMENT

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LOTTIE STEWART HOSPITAL - MAIN BUILDING

29-06-2018 C109823:J154849-01:005:V1

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LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018

Sydney Laboratory
Sample Analysis Results



Monday, 10/10/2016

Our ref: C109823:J146168-01 - 005

Site Location:		Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115	
	Sample ID	Sample Location/Description/Weight or Size	Analysis Result
1	J146168-01 - 005 - 001	Main Building - Basement Level - Eastern end workshop corridor - East - Door Lining - Fibre Cement Sheeting Unpainted gold-grey layered fibre-cement sheet material ~ 10 x 10 x 6 mm	No Asbestos Detected Organic Fibres
2	J146168-01 - 005 - 002	Main Building - Basement Level - Plant Room - Various Throughout - Boiler - Woven Gasket White loosely-formed silky vitreous fibre material ~ 45 x 15 x 1 mm	No Asbestos Detected Synthetic Mineral Fibres
3	J146168-01 - 005 - 003	Main Building - Basement Level - Plant Room - Various Throughout - Hot Water Heater - Millboard Insulation White/cream loosely-formed vitreous fibre material ~ 15 x 9 x 1.5 mm	No Asbestos Detected Synthetic Mineral Fibres
4	J146168-01 - 005 - 004	Main Building - Ceiling Space - Ceiling Space - Various Throughout - Fire Door - Fire Door Core Grey compressed/formed powder, asbestiform fibre material ~ 15 x 10 x 2 mm	Amosite (brown asbestos)
5	J146168-01 - 005 - 005	Main Building - Ceiling Space - Ceiling Space - Various Throughout - Wall Lining - Fibre Cement Sheeting Dark green-painted gold-grey compressed fibre-cement sheet material ~ 20 x 14 x 3.5 mm	Chrysotile (white asbestos)
6	J146168-01 - 005 - 006	Main Building - Level One - Old Nurse Educator Office - Entry landing - Fire Door - Fire Door Core Grey compressed/formed powder, asbestiform fibre material ~ 15 x 10 x 2 mm	Amosite (brown asbestos)
7	J146168-01 - 005 - 007	Main Building - Level One - Verandah adjoining wards 1-3 - Throughout - Ceiling - Fibre Cement Sheeting White-painted grey compressed fibre-cement sheet material ~ 10 x 10 x 2 mm	Chrysotile (white asbestos) Amosite (brown asbestos)
8	J146168-01 - 005 - 008	Main Building - Ground Level - Verandah - Throughout - Ceiling - Fibre Cement Sheeting White-painted grey compressed fibre-cement sheet material ~ 10 x 10 x 3 mm	Chrysotile (white asbestos) Amosite (brown asbestos) Crocidolite (blue asbestos)
9	J146168-01 - 005 - 009	Cumberland Cottage - Ground Level - Verandah - Throughout - Ceiling - Fibre Cement Sheeting Beige-painted gold-grey fibre-cement sheet material ~ 16 x 10 x 5 mm	No Asbestos Detected Organic Fibres

J146168-01-005 Lottie Stewart Hospital Main Building ID 2016-10-05

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HAZARDOUS MATERIAL RISK ASSESSMENT

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LOTTIE STEWART HOSPITAL - MAIN BUILDING

29-06-2018 C109823:J154849-01:005:V1

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LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018

Monday, 10/10/2016		Sydney Laboratory Sample Analysis Results	Our ref: C109823:J146168-01 - 005
Site Location:		Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115	
	Sample ID	Sample Location/Description/Weight or Size	Analysis Result
10	J146168-01 - 005 - 010	Cumberland Cottage - Ground Level - Exterior - East & West - Gable Verge Lining - Fibre Cement Sheeting Cream-painted, rust red and black soot-coated gold-grey compressed fibre-cement sheet material ~ 28 x 10 x 5 mm	No Asbestos Detected Organic Fibres
11	J146168-01 - 005 - 011	Main Building - Basement Level - Kitchen-Workshop Area - Throughout - Ceiling - Vermiculite White-painted gold-grey compressed/formed powder, mica vermiculite-type material ~ 45 x 45 x 9 mm	No Asbestos Detected

* Shaded row with bolded text indicates sample contains a positive result for asbestos.

LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018



Envirolab Services Pty Ltd
 ABN 37 112 535 645
 12 Ashley St Chatswood NSW 2067
 ph 02 9910 6200 fax 02 9910 6201
 customerservice@envirolab.com.au
 www.envirolab.com.au

CERTIFICATE OF ANALYSIS 196004**Client Details**

Client	Greencap - NAA Pty Ltd
Attention	Nick Finka
Address	Level 2, 11 Khartoum Rd, North Ryde, NSW, 2113

Sample Details

Your Reference	C109823:J154849-01
Number of Samples	1 DUST, 9 PAINT
Date samples received	11/07/2018
Date completed instructions received	11/07/2018

Analysis Details

Please refer to the following pages for results, methodology summary and quality control data.
 Samples were analysed as received from the client. Results relate specifically to the samples as received.
 Results are reported on a dry weight basis for solids and on an as received basis for other matrices.
Please refer to the last page of this report for any comments relating to the results.

Report Details

Date results requested by	18/07/2018
Date of Issue	18/07/2018
NATA Accreditation Number 2901. This document shall not be reproduced except in full.	
Accredited for compliance with ISO/IEC 17025 - Testing. Tests not covered by NATA are denoted with *	

Results Approved By

Giovanni Agosti, Group Technical Manager
 Leon Ow, Chemist

Authorised By

Jacinta Hurst, Laboratory Manager

Envirolab Reference: 196004
 Revision No: R00



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LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018

Client Reference: C109823:J154849-01

Lead (dust)			
Our Reference		196004-1	196004-11
Your Reference	UNITS	J154849-01- P005-LD-001	J154849-01- P005-LD-001 - [TRIPLICATE]
Type of sample		DUST	DUST
Date prepared	-	12/07/2018	12/07/2018
Date analysed	-	13/07/2018	13/07/2018
Lead	mg/kg	1,100	320

Envirolab Reference: 196004
Revision No: R00

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LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018

Client Reference: C109823:J154849-01

Lead in Paint						
Our Reference		196004-2	196004-3	196004-4	196004-5	196004-6
Your Reference	UNITS	J154849-01-P005-LP-001	J154849-01-P005-LP-002	J154849-01-P005-LP-003	J154849-01-P005-LP-004	J154849-01-P005-LP-005
Type of sample		PAINT	PAINT	PAINT	PAINT	PAINT
Date prepared	-	12/07/2018	12/07/2018	12/07/2018	12/07/2018	12/07/2018
Date analysed	-	13/07/2018	13/07/2018	13/07/2018	13/07/2018	13/07/2018
Lead in paint	%w/w	0.65	0.67	0.053	3.5	0.02

Lead in Paint					
Our Reference		196004-7	196004-8	196004-9	196004-10
Your Reference	UNITS	J154849-01-P005-LP-006	J154849-01-P005-LP-007	J154849-01-P005-LP-008	J154849-01-P005-LP-009
Type of sample		PAINT	PAINT	PAINT	PAINT
Date prepared	-	12/07/2018	12/07/2018	12/07/2018	12/07/2018
Date analysed	-	13/07/2018	13/07/2018	13/07/2018	13/07/2018
Lead in paint	%w/w	0.10	4.7	1.1	1.6

Envirolab Reference: 196004
Revision No: R00

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LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018

Client Reference: C109823:J154849-01

Method ID	Methodology Summary
Metals-004	Digestion of Paint chips/scrapings/liquids for Metals determination by ICP-AES/MS and or CV/AAS.
Metals-020	Determination of various metals by ICP-AES.

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LOTTIE STEWART HOSPITAL - MAIN BUILDING 29-06-2018

Client Reference: C109823:J154849-01

QUALITY CONTROL: Lead (dust)				Duplicate			Spike Recovery %			
Test Description	Units	PQL	Method	Blank	#	Base	Dup.	RPD	LCS-1	[NT]
Date prepared	-			12/07/2018	1	12/07/2018	12/07/2018		12/07/2018	[NT]
Date analysed	-			13/07/2018	1	13/07/2018	13/07/2018		13/07/2018	[NT]
Lead	mg/kg	1	Metals-020	<1	1	1100	530	70	104	[NT]

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Revision No: R00

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Client Reference: C109823:J154849-01

QUALITY CONTROL: Lead in Paint				Duplicate				Spike Recovery %		
Test Description	Units	PQL	Method	Blank	#	Base	Dup.	RPD	LCS-2	[NT]
Date prepared	-			12/07/2018	[NT]	[NT]	[NT]	[NT]	12/07/2018	[NT]
Date analysed	-			13/07/2018	[NT]	[NT]	[NT]	[NT]	13/07/2018	[NT]
Lead in paint	%w/w	0.005	Metals-004	<0.005	[NT]	[NT]	[NT]	[NT]	112	[NT]

Envirolab Reference: 196004
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Client Reference: C109823:J154849-01

Result Definitions

NT	Not tested
NA	Test not required
INS	Insufficient sample for this test
PQL	Practical Quantitation Limit
<	Less than
>	Greater than
RPD	Relative Percent Difference
LCS	Laboratory Control Sample
NS	Not specified
NEPM	National Environmental Protection Measure
NR	Not Reported

Quality Control Definitions

Blank	This is the component of the analytical signal which is not derived from the sample but from reagents, glassware etc, can be determined by processing solvents and reagents in exactly the same manner as for samples.
Duplicate	This is the complete duplicate analysis of a sample from the process batch. If possible, the sample selected should be one where the analyte concentration is easily measurable.
Matrix Spike	A portion of the sample is spiked with a known concentration of target analyte. The purpose of the matrix spike is to monitor the performance of the analytical method used and to determine whether matrix interferences exist.
LCS (Laboratory Control Sample)	This comprises either a standard reference material or a control matrix (such as a blank sand or water) fortified with analytes representative of the analyte class. It is simply a check sample.
Surrogate Spike	Surrogates are known additions to each sample, blank, matrix spike and LCS in a batch, of compounds which are similar to the analyte of interest, however are not expected to be found in real samples.
Australian Drinking Water Guidelines recommend that Thermotolerant Coliform, Faecal Enterococci, & E.Coli levels are less than 1cfu/100mL. The recommended maximums are taken from "Australian Drinking Water Guidelines", published by NHMRC & ARMC 2011.	

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Client Reference: C109823:J154849-01

Laboratory Acceptance Criteria

Duplicate sample and matrix spike recoveries may not be reported on smaller jobs, however, were analysed at a frequency to meet or exceed NEPM requirements. All samples are tested in batches of 20. The duplicate sample RPD and matrix spike recoveries for the batch were within the laboratory acceptance criteria.

Filters, swabs, wipes, tubes and badges will not have duplicate data as the whole sample is generally extracted during sample extraction.

Spikes for Physical and Aggregate Tests are not applicable.

For VOCs in water samples, three vials are required for duplicate or spike analysis.

Duplicates: <5xPQL - any RPD is acceptable; >5xPQL - 0-50% RPD is acceptable.

Matrix Spikes, LCS and Surrogate recoveries: Generally 70-130% for inorganics/metals; 60-140% for organics (+/-50% surrogates) and 10-140% for labile SVOCs (including labile surrogates), ultra trace organics and speciated phenols is acceptable.

In circumstances where no duplicate and/or sample spike has been reported at 1 in 10 and/or 1 in 20 samples respectively, the sample volume submitted was insufficient in order to satisfy laboratory QA/QC protocols.

When samples are received where certain analytes are outside of recommended technical holding times (THTs), the analysis has proceeded. Where analytes are on the verge of breaching THTs, every effort will be made to analyse within the THT or as soon as practicable.

Where sampling dates are not provided, Envirolab are not in a position to comment on the validity of the analysis where recommended technical holding times may have been breached.

Measurement Uncertainty estimates are available for most tests upon request.

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Client Reference: C109823:J154849-01

Report Comments

Acid Extractable Metals in Dust: The laboratory RPD acceptance criteria has been exceeded for 196004-1 for Pb. Therefore a triplicate result has been issued as laboratory sample number 196004-11.

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Sample Analysis Results

Lottie Stewart Hospital - Main Building 04-10-2016



Greencap - NAA Pty Ltd
 ABN: 76 006 318 010
 Level 2 / 11 Khartoum Road
 North Ryde NSW 2113
 Australia
 P: (02) 9889 1800
 F: (02) 9889 1811
 www.greencap.com.au

Monday, 10/10/2016

Our ref: C109823:J146168-01 - 005

Pam Waterhouse
 Wesley Mission
 3 Dalmar Place
 CARLINGFORD NSW 2118

Dear Pam,

Re: Asbestos Identification Analysis - Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115

This letter presents the results of asbestos fibre identification analysis performed on 11 samples collected by Paul Brown of Greencap on Tuesday, 04 October 2016. The samples were collected from Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115.

All sample analysis was performed using polarised light microscopy, including dispersion staining in our Sydney Laboratory by the method of Australian Standard AS4964-2004 and supplementary work instruction in house method NALAB 302 Asbestos Identification.

The samples will be kept for six months and then disposed of, unless otherwise directed.

The results of the asbestos identification analysis are presented in the appended table.

Should you require further information please contact our project manager Steven Hains.

Yours sincerely,
 Greencap

Simon Day : Approved Identifier

Simon Day : Approved Signatory



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J146168-01-005 Lottie Stewart Hospital Main Building ID 2016-10-05

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Sample Analysis Results

Lottie Stewart Hospital - Main Building 04-10-2016

Monday, 10/10/2016		Sydney Laboratory Sample Analysis Results	Our ref: C109823:J146168-01 - 005
Site Location:		Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115	
	Sample ID	Sample Location/Description/Weight or Size	Analysis Result
1	J146168-01 - 005 - 001	Main Building - Basement Level - Eastern end workshop corridor - East - Door Lining - Fibre Cement Sheeting Unpainted gold-grey layered fibre-cement sheet material ~ 10 x 10 x 6 mm	No Asbestos Detected Organic Fibres
2	J146168-01 - 005 - 002	Main Building - Basement Level - Plant Room - Various Throughout - Boiler - Woven Gasket White loosely-formed silky vitreous fibre material ~ 45 x 15 x 1 mm	No Asbestos Detected Synthetic Mineral Fibres
3	J146168-01 - 005 - 003	Main Building - Basement Level - Plant Room - Various Throughout - Hot Water Heater - Millboard Insulation White/cream loosely-formed vitreous fibre material ~ 15 x 9 x 1.5 mm	No Asbestos Detected Synthetic Mineral Fibres
4	J146168-01 - 005 - 004	Main Building - Ceiling Space - Ceiling Space - Various Throughout - Fire Door - Fire Door Core Grey compressed/formed powder, asbestiform fibre material ~ 15 x 10 x 2 mm	Amosite (brown asbestos)
5	J146168-01 - 005 - 005	Main Building - Ceiling Space - Ceiling Space - Various Throughout - Wall Lining - Fibre Cement Sheeting Dark green-painted gold-grey compressed fibre-cement sheet material ~ 20 x 14 x 3.5 mm	Chrysotile (white asbestos)
6	J146168-01 - 005 - 006	Main Building - Level One - Old Nurse Educator Office - Entry landing - Fire Door - Fire Door Core Grey compressed/formed powder, asbestiform fibre material ~ 15 x 10 x 2 mm	Amosite (brown asbestos)
7	J146168-01 - 005 - 007	Main Building - Level One - Verandah adjoining wards 1-3 - Throughout - Ceiling - Fibre Cement Sheeting White-painted grey compressed fibre-cement sheet material ~ 10 x 10 x 2 mm	Chrysotile (white asbestos) Amosite (brown asbestos)
8	J146168-01 - 005 - 008	Main Building - Ground Level - Verandah - Throughout - Ceiling - Fibre Cement Sheeting White-painted grey compressed fibre-cement sheet material ~ 10 x 10 x 3 mm	Chrysotile (white asbestos) Amosite (brown asbestos) Crocidolite (blue asbestos)
9	J146168-01 - 005 - 009	Cumberland Cottage - Ground Level - Verandah - Throughout - Ceiling - Fibre Cement Sheeting Beige-painted gold-grey fibre-cement sheet material ~ 16 x 10 x 5 mm	No Asbestos Detected Organic Fibres

J146168-01-005 Lottie Stewart Hospital Main Building ID 2016-10-05

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HAZARDOUS MATERIAL RISK ASSESSMENT

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Sample Analysis Results

Lottie Stewart Hospital - Main Building 04-10-2016

Monday, 10/10/2016		Sydney Laboratory Sample Analysis Results	Our ref: C109823:J146168-01 - 005
Site Location:		Lottie Stewart Hospital - Main Building - 40 Stewart Street, Ermington NSW 2115	
	Sample ID	Sample Location/Description/Weight or Size	Analysis Result
10	J146168-01 - 005 - 010	Cumberland Cottage - Ground Level - Exterior - East & West - Gable Verge Lining - Fibre Cement Sheeting Cream-painted, rust red and black soot-coated gold-grey compressed fibre-cement sheet material ~ 28 x 10 x 5 mm	No Asbestos Detected Organic Fibres
11	J146168-01 - 005 - 011	Main Building - Basement Level - Kitchen-Workshop Area - Throughout - Ceiling - Vermiculite White-painted gold-grey compressed/formed powder, mica vermiculite-type material ~ 45 x 45 x 9 mm	No Asbestos Detected

* Shaded row with bolded text indicates sample contains a positive result for asbestos.

J146168-01-005 Lottie Stewart Hospital Main Building ID 2016-10-05

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Report Date: Wednesday, 18/07/2018

Our ref: C109823:J154849-01 - 005

Craig Heinjus
Wesley Mission
Stewart Building 3 Dalmar Place
CARLINGFORD NSW 2118

Dear Craig,

Re: Asbestos Identification Analysis - Lottie Stewart Hospital, 40 Stewart Street, Ermington NSW 2115

This letter presents the results of asbestos fibre identification analysis performed on 9 samples collected by Nick Finka of Greencap on Friday, 29 June 2018. The samples were collected from Lottie Stewart Hospital, 40 Stewart Street, Ermington NSW 2115.

All sample analysis was performed using polarised light microscopy, including dispersion staining in our Sydney Laboratory by the method of Australian Standard AS4964-2004 and supplementary work instruction in house method LAB04 Asbestos Identification by PLM. Any and all services carried out by Greencap for the Client are subject to the Terms and Conditions listed on the Greencap website at www.greencap.com.au/about-greencap/terms-and-conditions and are governed by our statements of limitation available at www.greencap.com.au/about-greencap/statements-of-limitation.

The analysis was completed on Tuesday, 17 July 2018.

The samples will be kept for three months and then disposed of, unless otherwise directed.

The results of the asbestos identification analysis are presented in the appended table. Results relate only to the items tested and are for the sole use by the client.

Should you require further information please contact our project manager James Stewart.

Yours sincerely,
Greencap

Lulu Scott : Approved Identifier

Lulu Scott : Approved Signatory



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J154849-01-005 Lottie Stewart Hospital ID 20180629

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Report Date: Wednesday, 18/07/2018

Our ref: C109823:J154849-01 - 005

Site Location:		Lottie Stewart Hospital, 40 Stewart Street, Ermington NSW 2115	
	Sample ID	Sample Location/Description/Weight or Size	Analysis Result
1	J154849-01 - 005 - 001	Main Building - Interior - Sub-Floor - PABX-to Huntingtons Unit - Throughout - Packer - Fibre Cement Sheeting Unpainted grey/brown compressed fibre-cement sheet material ~ 35 x 28 x 6 mm	Chrysotile (white asbestos) Amosite (brown asbestos) Crocidolite (blue asbestos)
2	J154849-01 - 005 - 002	Main Building - Interior - Ground Level - Adjacent Male Amenities - Ceiling Throughout - Fibre Cement Sheeting Beige-painted grey compressed fibre-cement sheet material ~ 45 x 17 x 5 mm	Chrysotile (white asbestos) Amosite (brown asbestos) Crocidolite (blue asbestos)
3	J154849-01 - 005 - 003	Main Building - Interior - Level One - Ceiling Throughout - Sprayed Insulation - Vermiculite Gold-grey compressed/formed powder mica vermiculite-type material ~ 35 x 14 x 4 mm	No Asbestos Detected Organic Fibres
4	J154849-01 - 005 - 004	Main Building - Interior - Level One - Kitchen - Ceiling Throughout - Fibre Cement Sheeting Unpainted grey compressed fibre-cement sheet material ~ 50 x 20 x 5 mm	Chrysotile (white asbestos) Amosite (brown asbestos) Crocidolite (blue asbestos)
5	J154849-01 - 005 - 005	Cumberland Cottage - Interior - Ground Level - Northeastern Room - West Ceiling - Access Hatch - Fibre Cement Sheeting Off white-painted grey fibre-cement sheet material ~ 10 x 6 x 5 mm	No Asbestos Detected Organic Fibres
6	J154849-01 - 005 - 006	Cumberland Cottage - Exterior - Ground Level - East & West - Gable - Fibre Cement Sheeting Cream-painted gold-grey fibre-cement sheet material ~ 20 x 15 x 2 mm	No Asbestos Detected Organic Fibres
7	J154849-01 - 005 - 007	Cumberland Cottage - Exterior - Ground Level - Throughout - Eaves - Fibre Cement Sheeting Cream-painted grey fibre-cement sheet material ~ 15 x 15 x 1 mm	No Asbestos Detected Organic Fibres
8	J154849-01 - 005 - 008	Main Building - Interior - Level Two - North-South Corridor - South & Opposite Main Entrance Lobby - Floor Covering - Sheet Vinyl & Adhesive A.Cream cobblestone-patterned vinyl material B. Grey compressed asbestiform fibrous sheet millboard-type material attached A. ~ 80 x 20 x 2 mm B. ~ 80 x 20 x <1 mm	A.No Asbestos Detected B.Chrysotile (white asbestos)
9	J154849-01 - 005 - 009	Main Building - Exterior - All Levels - Various Areas - Various Throughout - Window Beading - Window Caulking - Putty Green-painted brown hardened mastic material ~ 40 x 10 x 4 mm	No Asbestos Detected

* Shaded row with bolded text indicates sample contains a positive result for asbestos.

If Synthetic Mineral Fibre and Organic Fibre are not stated in Analysis Results, it implies not detected.

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J154849-01-005 Lottie Stewart Hospital ID 20180629

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