ASBESTOS MATERIALS AUDIT
REPORT AND REGISTER

96 Buchan Street
Portsmith
Cairns QLD 4870

Attention: Steve Dominikovic

Assessment Conducted: 22nd September 2017
Report No. CE129605

Yours faithfully
SGS Environmental Services

Reported by:

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List of Terminology

Amosite	Brown asbestos
Chrysotile	White asbestos
Crocidolite	Blue asbestos
CA	Contains Asbestos
NAD	No Asbestos Detected
NATA	National Association of Testing Authorities
SMF	Synthetic Mineral Fibre

1. INTRODUCTION

This Asbestos Materials Building Audit was commissioned by Steve Dominikovic, PO Box 400, Kuranda, to identify asbestos and SMF materials present on site that may present an issue during renovations.

The audit is to also fulfil part of the requirements specified in the "How to manage and control asbestos in the workplace – Code of practice 2011" for identification, risk assessment and record keeping of asbestos containing materials in the workplace.

The assessment was conducted on 96 Buchan Street, on the 22nd of September 2017.

2. SCOPE

The scope of the audit is restricted to identification of hazardous materials in the form of:

- Asbestos containing materials in situ
- Synthetic mineral fibre (SMF)

The audit was restricted to areas which did not require access by means of electrical or pneumatic tools and areas that are within safe height access.

3. METHODOLOGY

INSPECTION AND SAMPLING PROCEDURES

All inspection and sampling was conducted to ensure the safety requirements of relevant Acts, Legislation and Codes of Practice were met, including restrictions on ladder use and access at heights.

Asbestos and SMF

Appropriate asbestos and SMF sampling procedures were employed to ensure representative samples of suspected materials were collected. In some instances the assumption of material status and the extent to which it is present has been deduced from the material's location, age, appearance, similarity to sampled materials and professional judgment.

The approximate location and extent of asbestos and SMF materials identified during the inspection are detailed in Table 1.

DOCUMENTATION OF FINDINGS

Inspection and results relating to this audit are documented in the relevant sections of this report, which includes location of inspection points.

4. ASBESTOS & SMF

Materials found to contain asbestos have been assessed according to the potential health risk that they pose to building occupants during normal operations, this is based upon their likelihood to release fibres to the air. The health risk categories are as follows:

1. ***High risk.*** Friable asbestos containing material likely to result in the release of significant quantities of asbestos fibre due to its condition, location and/or extent. This material presents a significant risk and should be dealt with immediately.
2. ***Moderate risk.*** Friable or damaged/degraded asbestos containing materials that have the potential to release asbestos fibres if disturbed. Prompt abatement measures are required and air monitoring should be considered to better assess risk.
3. ***Low risk.*** Non-friable material which though presently stable is likely to degrade under environmental conditions or disturbance in the future. Abatement measures should be taken as soon as convenient.
4. ***Negligible risk.*** Non-friable, stable material in good condition. The asbestos is bound within a matrix unlikely to release significant quantities of fibre unless mechanically disturbed.

MATERIALS IDENTIFIED

During the course of the audit 2 samples were taken, no samples were found to contain asbestos or SMF.

High Risk

No Priority 1 situations were identified.

Moderate Risk

No Priority 2 situations were identified.

Low Risk

No Priority 3 situations were identified.

Negligible Risk

No Priority 4 situations were identified

LABORATORY ANALYSIS

A NATA approved analyst at a NATA accredited laboratory performed analysis of materials sampled for the purpose of this audit. Analytical procedures employed and NATA endorsed reports produced are compliant with the specific requirements stipulated by NATA.

Due to analytical limitations, confirmation by another independent analytical technique is advised if no asbestos is detected in epoxy resins, vinyl tiles, mastics and sealants.

Analytical results are detailed in **NATA endorsed SGS Report CE129605.**

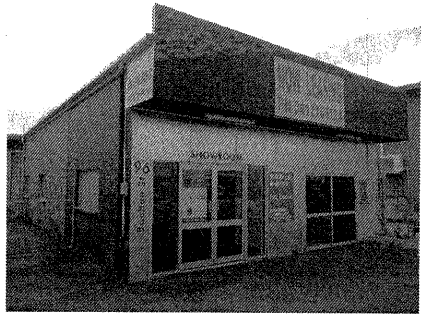
SECTION 4 – RESULTS OF AUDIT

4.1 Asbestos Materials Register

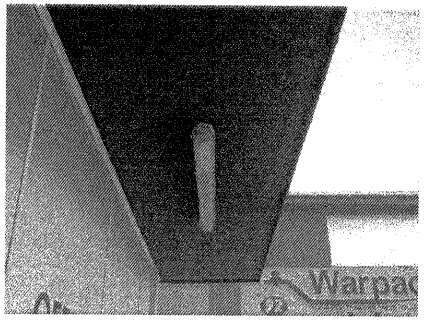
Table 1. Asbestos and SMF Materials Register								
Survey Date: 22/09/2017		Address: 96 Buchan Street, Portsmith					Lab Report Number: CE129605	
Location	Material	Sample	Result	Condition	Friability	Disturb. Potential	Risk Rating	Comment
BUILDING FRONTAGE								
Eave	Fibro cement sheeting	CE129605- 1	NAD					
Fascia	Fibro cement sheeting	CE129605- 2	NAD					

Chrysotile – White asbestos; Amosite – Brown asbestos; Crocidolite – Blue asbestos; SMF – Synthetic mineral fibre; NAD – No asbestos detected.

Photo Gallery 1. - Sample Locations



96 Buchan Street



Sample CE129605 – 1 (NAD)

Sample CE129605 – 2 (NAD)

INACCESSIBLE AREAS

During the course of this audit every effort has been made to identify all asbestos and SMF materials present in the inspected areas.

It must be recognised that no assessment can be considered to unequivocally identify all asbestos and SMF containing materials, as asbestos and SMF materials may be present in areas that were inaccessible during the audit and may only be revealed during the course of demolition or refurbishment works.

Areas excluded from inspection during the audit due to the impracticability of inspection include materials underground (e.g. pits, conduits, etc.), inside equipment and electrical installations or ductwork, wall cavities, boxing cavities of structural columns and beams, etc. All inaccessible areas should be deemed to contain asbestos and SMF containing materials unless inspection or sampling deems otherwise.

LEGISLATIVE OBLIGATIONS

Where the evaluation process has revealed a likelihood of exposure to asbestos fibres, all practicable steps need to be taken to ensure that employees are not unnecessarily exposed to asbestos to an extent likely to cause danger to their health.

Under the Queensland Workplace Health and Safety "How to manage and control asbestos in the workplace – Code of practice 2011" there are a number of requirements relevant to identify, manage and safely remove asbestos containing materials in the workplace, these include:

- **Keeping a Register:** An employer must keep a register at the workplace containing a list of all hazardous substances in the workplace. The employer must allow the employer's workers who may be exposed to a hazardous substance at the workplace to inspect the register at any reasonable time.
- **Prohibitions on Particular Activities Involving Asbestos:** Power tools, high pressure water or compressed air must not be used to clean an asbestos product.
- **Bonded Asbestos Removal Certificate:** A person must have appropriate authority to remove 10m^2 or more of bonded asbestos containing material. The relevant person must hold an Asbestos Removal Certificate.
- **Asbestos Management and Removal:** A relevant person must not remove ACM other than in accordance with the asbestos removal code.

The condition and location of the asbestos will determine the period between assessments of asbestos containing materials. In some cases a visual assessment will be required on at least an annual basis usually where friable asbestos materials are identified. Where the asbestos containing materials are in good condition and are unlikely to be disturbed, visual assessment at five year intervals is considered adequate. As no asbestos containing materials were identified a re-assessment will not be required.

DISCUSSION AND RECOMMENDATIONS

During this asbestos audit of 96 Buchan Street, 2 suspected asbestos containing samples were submitted for identification. No samples were found to contain asbestos or SMF.

It should be ensured that:

- asbestos containing materials be identified by labelling where practical.
- further inspection and sampling be conducted of inaccessible areas if access is required into these areas
- this report be kept on site and be made available to employees and contractors engaged to conduct work on the site.

Where SMF materials are likely to be disturbed, such work should be conducted under guidance from the National Code of Practice for the Safe Use of Synthetic Mineral Fibres [NOHSC:2006(1990)]