

Asbestos Management Report

130 South Street
 Lancing
 BN15 8AU

On behalf of

C G Spratt and Son Ltd

Reference: C-25021



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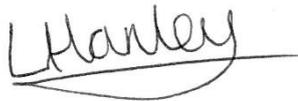
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1.0 SITE INFORMATION

Report Reference: C-25021
Survey Type: Asbestos Management Report
Site Address: 130 South Street
Lancing
BN15 8AU
Client Name and Address: C G Spratt and Son Ltd
70a Brighton Road
Worthing
BN11 2EN
Client Contact: Charles Krost
Survey Date(s): 20/05/2024
Report Issue Date: 23/05/2024

Name of Surveyor(s):

Lewis Hanley



Report Authorised By:

Ryan Reeve Fowkes



Scope of Works: To carry out an asbestos management survey to commercial unit. All works to conform the HSG264 and internal company procedures.

Excluded Areas: Please see 2.2

Building Usage: Commercial

Age of Building: 1900's

2.0 EXECUTIVE SUMMARY

A Management Survey was carried out at 130 South Street, Lancing on 20/05/2024.

2.1 Summary of Asbestos Locations:

130 South Street						
Floor	Area / Room	Material Description	Substrate	Sample No.	Material Score	Recommended action
1st Floor	002 - Storage room 2	Beam cladding - Textured Coating	Bonded to plasterboard	S002	5 - Low	Remove - NON-Licensed Material
1st Floor	002 - Storage room 2	Ceiling - Textured Coating	Bonded to plasterboard	S001	3 - Very Low	Label & manage (NON-LICENSED)
1st Floor	005 - Stairwell	Ceiling - Textured Coating	Bonded to plasterboard	X001	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	006 - Hallway	Ceiling - Textured Coating	Bonded to plasterboard	S004	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	006 - Hallway	Floortiles and bitumen adhesive - Vinyl Floor Tile	Bonded to concrete	S005	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	007 - Understairs cupboard	Ceiling - Textured Coating	Bonded to plasterboard	X004	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	007 - Understairs cupboard	Dairy backing and batons - Insulating Board	Nailed to timber	S006	6 - Low	Label & manage (LICENSED)
Ground Floor	007 - Understairs cupboard	Floortiles and bitumen adhesive - Vinyl Products	Bonded to concrete	X005	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	007 - Understairs cupboard	Old cable wrap - Bituminous Product	Unable to sample due to live supply.	P	2 - Very Low	Inaccessible Items / Strongly Presumed
Ground Floor	007 - Understairs cupboard	Old fuse guards - Gaskets (rope/ woven)	Unable to sample due to live supply.	P	5 - Low	Inaccessible Items / Strongly Presumed

130 South Street						
Floor	Area / Room	Material Description	Substrate	Sample No.	Material Score	Recommended action
Ground Floor	007 - Understairs cupboard	Panels - Insulating Board	Nailed to timber	S007	6 - Low	Label & manage (LICENSED)
Ground Floor	008 - Men's wc	Floortiles and bitumen adhesive - Vinyl Floor Tile	Bonded to concrete	X005	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Boxing - Textured Coating	Bonded to plasterboard	X004	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Boxing - Textured Coating	Bonded to plasterboard	S009	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Floortiles and bitumen adhesive - Vinyl Floor Tile	Bonded to concrete	S008	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Floortiles and bitumen adhesive - Vinyl Floor Tile	Bonded to concrete	X005	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	010 - Office	Ceiling - Textured Coating	Bonded to plasterboard	X004	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	010 - Office	Ceiling - Textured Coating	Bonded to plasterboard	X004	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	010 - Office	Floortiles and bitumen adhesive - Vinyl Floor Tile	Carpet is glued down.	P	2 - Very Low	Inaccessible Items / Strongly Presumed
Ground Floor	011 - Female wc	Floortiles and bitumen adhesive - Vinyl Floor Tile	Potentially under linoleum tiles.	P	2 - Very Low	Inaccessible Items / Strongly Presumed

2.2 No Access Areas:

130 South Street			
Floor	Area	Area Description	Reason for No Access
1st Floor	004	Lift room	Door is screwed shut internally

3.0 SURVEY RESULTS

Material Assessment Score

Each of the parameters given below are assessed during material risk assessment.

Sample Variable	Score	Examples
Product type (or debris from product)	1 (Low)	Composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, paints, decorative finishes, cement etc.)
	2 (Medium)	AIB, textiles, gaskets, ropes, paper etc.
	3 (High)	Lagging, spray coatings, loose asbestos etc.
Surface Treatment	0 (None)	Non-friable composite asbestos/encapsulated cement.
	1 (Low)	Enclosed sprays/lagging/board or bare cement.
	2 (Medium)	Bare AIB or encapsulated lagging/spray.
	3 (High)	Unsealed lagging/spray/loose asbestos.
Extent of damage	0 (None)	No visible damage.
	1 (Low)	Few scratches/marks, broken edges etc.
	2 (Medium)	Significant breakage of non-friable materials or several areas of damage to friable material.
	3 (High)	High damage/visible debris.
Asbestos Type	0	No asbestos detected.
	1	Chrysotile.
	2	Amphibole asbestos excluding Crocidolite.
	3	Crocidolite.

The Material Assessment score is calculated by adding the parameters above. The potential for releasing fibres is detailed below.

Material Assessment Score	Fibre Release Potential
10 or higher	High
7 – 9	Medium
5 – 6	Low
4 or lower	Very Low

Material Assessment Score - *Applicable to Positive Asbestos Samples only*

The Material Assessment Score is derived by adding together the above classification numbers together and assigning the scores High, Medium and Low as follows;

High Material with an Assessment Score of > 9:

The asbestos-containing material is in a condition or in a location that requires urgent attention. It should either be removed or treated as soon as possible. All fallen asbestos debris and loose surface material is assigned a high risk rating, because any disturbance of materials is likely to release airborne respirable asbestos fibres and may spread contamination throughout the building.

Medium Material with an Assessment Score of between 7 and 9:

The asbestos-containing material is in a location or in a condition that requires remedial action. The action may entail minor repairs to damaged surfaces or encapsulation of exposed asbestos surfaces. Following the remedial measures, the Assessment Score may be reduced to Low. However, in the long term it is recommended that all materials in this risk category should be removed as soon as possible.

Low Material with an Assessment Score of between 5 and 6:

The asbestos-containing material is in a condition or in a location that does not create a significant health risk, provided that it remains undisturbed. A Low Material Assessment Score applies only if there is little or no risk of disturbance. However, changes in work methods, or building use could change this assessment. The Assessment Score could increase to High if it were decided to carry out building works that would disturb the material.

Very Low Material with an Assessment Score of < 5 or less:

The asbestos-containing material is in a condition or form that represents a very low risk to health, provided that it remains undisturbed. Examples include composite resin products where the asbestos fibres are securely bound into the product.

4.0 INTRODUCTION

Scope and Purpose

4.1 C G Spratt and Son Ltd has commissioned **Crucial Environmental Ltd** to undertake an Asbestos Management Survey of 130 South Street. The aim of the survey was to locate and identify the presence of ACM's or suspected ACM's. This report provides a record and assessment of the extent and characteristics of ACM's and is based on information made available on 20/05/2024.

Management Survey

This type of survey is the most common form of asbestos survey undertaken. Its purpose is to locate, as far as is reasonably practicable, the presence and extent of any suspect ACMs in the building which could be damaged or disturbed during normal occupancy, including foreseeable maintenance and installation, and to assess their condition.

This also requires the surveyor to identify any installations on a site that she/he suspects may contain asbestos. However, these installations are then sampled (this may require several samples depending on size and complexity of the suspect installation) and analysis of the samples are carried out at a UKAS accredited laboratory, which allows confirmation of whether the sampled materials definitely contain asbestos or are asbestos free. Visually similar homogenous materials are then referenced to sampled materials, and are 'strongly presumed' to be the same material i.e. contain asbestos or not, as the sampled material.

Management surveys will often involve minor intrusive work and some disturbance. The extent of intrusion will vary according to the premises. Management surveys include an assessment of the condition of the various ACMs and their ability to release fibres into the air if they are disturbed in some way.

The survey will generally require suspected ACMs to be sampled and analysed to confirm the presence or absence of asbestos. However a management survey can also involve presuming the presence or absence of asbestos.

All areas should be accessed and inspected as far as is reasonably practicable when carrying out Management Surveys. Areas should include underfloor coverings, above false ceilings, and inside risers, service ducts, lift shafts etc. Surveying may also involve some minor intrusive work, such as accessing behind fascia and panels and other surfaces or superficial materials. The extent of intrusion will depend on the degree of disturbance that is or will be necessary for foreseeable maintenance and related activities, including the installation of new equipment/cabling.

4.2 This particular survey comprised a Management survey carried out in accordance with the Health and Safety Executive's guidance document HSG 264.

This means that:

- As far as reasonably practicable, locate and describe all ACM's in all reasonably accessible areas of the building.
- A sampling programme is undertaken to identify possible ACM's and estimates of the volumes and the surface areas of ACM made.

- A record of the condition of the ACM's or where additional asbestos debris may be expected to be present is produced.

4.3 The purpose of the report is to:

- Enable the client to take appropriate precautions so that people who work at 130 South Street are not exposed to asbestos-related health risks.
- Provide information to assist the client in developing and implementing an action plan for the further investigation, treatment, removal and/or monitoring of ACMs.

4.4 The findings of this report will need to be revised and updated periodically to reflect the progress made in the action plan.

5.0 INVESTIGATIONS

Baseline Information

5.1 There is no baseline information concerning the presence of asbestos at 130 South Street. It appears that no previous work has been carried out to identify, remove or repair any asbestos-containing materials at the site.

Inspection, Sampling and Analysis

Typical sources considered

5.2 The inspection work undertaken by **Crucial Environmental Ltd** has taken account of the typical sources of asbestos found in other similar buildings, of a similar age.

5.3 Asbestos has been added to many different building materials over the past century to improve their thermal, insulation and strength properties. The commercial use of asbestos began in the late nineteenth century and increased steadily until the 1940s. After World War II, asbestos was used extensively in buildings, particularly during the 1950s, 1960s and 1970s.

5.4 In 1999 the Government banned the import, supplies and use of all forms of materials containing asbestos.

5.5 The site drawing and sample sheets may show that some rooms contain no entry of samples taken. This means that from past history of ACM's and the experience of the surveyor it is deemed that no visual ACM's were found in that room. It will be accepted that all rooms will have been examined for ACM's during this survey unless they are identified as excluded from the survey.

Visual Inspection

5.6 A visual inspection survey was carried out by **Crucial Environmental Ltd** on **20/05/2024** and involved examination of all of the buildings within the site.

5.7 Sampling was carried out on **20/05/2024** in accordance with the method specified in HSG264, published by the Health & Safety Executive.

5.8 Access to the buildings was arranged by **C G Spratt and Son Ltd**, and photographs were taken to provide a record of all of the locations and materials examined. A photographic record of the inspection is incorporated in the sample sheets.

5.9 Analysis of the recovered samples was carried out by **Crucial Environmental Ltd** in accordance with the procedure specified in HSG248, Asbestos: The Analysts Guide, published by the Health & Safety Executive. **Crucial Environmental Ltd** are accredited by the United Kingdom Accreditation Service (UKAS) for the identification of asbestos in bulk samples.

Control of Asbestos Regulations 2012

5.10 The Control of Asbestos Regulations 2012 (CAR) apply to most work situations involving risk of exposure to asbestos. From May 2004 the Duty to Manage asbestos in non-domestic premises requires that employers:

- Take all reasonable steps to identify the locations of materials likely to contain asbestos.
- Assume that the identified materials contain asbestos, unless there is evidence to the contrary.
- Keep an up to date written record (an **Asbestos Register**) of the location of asbestos-containing materials.
- Monitor the condition of asbestos-containing materials.
- Make a written assessment of the risk of exposure from asbestos.
- Prepare and implement a **management plan** to control asbestos-related health risks, including measures to ensure that:
 - material known or presumed to create a risk of exposure to asbestos is repaired or, if necessary, removed.
 - material known or presumed to contain asbestos, but which does not pose a risk of exposure, is maintained in a good state of repair.
 - information about the location and condition of material known or presumed to contain asbestos is given to anyone who is likely to disturb it.

Other Health & Safety Regulations

5.11 Under Section 2 of the Health and Safety at Work etc. Act 1974 (HSWA), employers have a duty of care for the health, safety and welfare of their employees whilst at work.

In addition, employers that are in control of premises have a duty of care, under Section 4 of the HSWA, towards all other people (non-employees) who use or work at their premises.

5.12 Other regulations embodied in the HSWA require employers to ensure that:

- Immediate steps are taken to reduce exposure to asbestos, in situations where the control level or action level is exceeded.
- Risk assessments are carried out and are used to prepare method statements for any work that is likely to involve exposure to asbestos.
- The number of workers exposed to asbestos is kept to a minimum.
- Information on the location of asbestos is made available to any person likely to be exposed to ACMs.
- Training is given to anyone liable to be exposed to asbestos.

6.0 LIMITATIONS

Introduction

6.1 The recommendations provided in this Section identify the main elements of the Action Plans that need to be developed and implemented by **C G Spratt and Son Ltd or the contractual 'Duty Holder'** in order to address the asbestos management issues that affect 130 South Street.

6.2 We recommend that further inspection, sampling and testing is carried out if there are any refurbishment or demolition works planned at which point a more intrusive survey will be required.

All areas were inspected as far as is reasonably practicable as per HSG264 & internal company procedures.

Programme for Removal or Treatment of Asbestos Materials

6.3 A programme for the removal, encapsulation or monitoring of asbestos materials should be identified in the Asbestos Management Plan. This work is beyond the scope of our current commission, though technical assistance can be provided to assist clients if required.

6.4 The management plan for the removal, encapsulation and/or monitoring of ACM's, requires a priority assessment to be completed, this looks at the likelihood of someone disturbing the ACM, and takes account of:

- The Material and Priority Assessment Scores for the materials in question.
- The Disturbance Potential for the materials in question.
- Areas where planned future works or maintenance activities entail contact with materials that are known to contain asbestos.
- The occupant activities undertaken in the area concerned.
- The human exposure potential.

Materials with a High Assessment Score - Applicable to Positive Asbestos Samples only.

6.5 Suspected *high-risk* asbestos-containing materials. It may be more economical to remove *high-risk* asbestos materials than to attempt to carry out in-situ remediation (e.g. by encapsulation and periodic monitoring). Licensed contractors should always be used to remove these materials.

6.6 Loose materials and debris, which can have a medium or low Assessment Score should also be removed as they may have a high potential for disturbance and therefore a risk of contamination spread.

Materials with a medium or Low Assessment Score - Applicable to Positive Asbestos Samples only.

6.7 The recommended approach for dealing with the *medium-risk and low-risk* asbestos containing materials identified. For these materials, the decision to remove the materials should be based on the priority assessment of whether the risk associated with removal would be less than the risk associated with in-situ management. In some circumstances, managing the risk with routine inspections may be more appropriate in the short to medium term, particularly where the material is in good condition, the location is 'remote' and it is considered feasible to provide adequate safeguards against inadvertent contact or exposure.

Areas affected by Planned Future Works

6.8 Where asbestos is present in areas where future work is planned or contemplated, special consideration must be given to the health and safety risks associated with the work, irrespective of the Material Assessment Score assigned to the material.

6.9 Employers have a duty of care under the Control of Asbestos at Work Regulations 2012 to any person or organisation that may work at their premises. Information must therefore be provided to any contractor or employee that may come into contact with ACM's. The information provided should include but need not be limited to the details provided in this report. Information concerning the presence of asbestos should not only be given to contractors, but also to Designers, Planning

Supervisors, and Principal Designer (within the meaning of the CDM Regulations) so that suitable risk assessments can be carried out and used to develop the Health & Safety Plan and safe systems of work.

6.10 Planning for individual projects that involve dealing with specific asbestos management issues should also consider the wider context, including opportunities for the cost-effective treatment or removal of asbestos materials.

Management Responsibility

6.11 Responsibility should be allocated to a specific individual to provide a source of information, advice and authority for situations where decisions relating to asbestos are needed. The nominated individual should also be responsible for:

- Communicating information about asbestos,
- Controlling the Asbestos Register,
- Liaising with specialist asbestos consultants and contractors,
- Monitoring the action plan.

Asbestos Register

6.12 It is recommended that this report should form the basis of an Asbestos Register and the strategic element of your Asbestos Management Plan and Policy. An Asbestos Register is a 'living document' used to identify where asbestos-containing materials are and to assist in managing them safely.

6.13 The Asbestos Register should record the location, extent, product type, condition, surface treatment and accessibility of asbestos-containing materials,

6.14 The Asbestos Register needs to be updated regularly to reflect changes brought about by implementation of action plans for the removal and treatment of asbestos materials and to incorporate the results of further inspection, sampling and testing.

6.15 All areas identified should be re-inspected at intervals as shown on the sample sheets and revisions made to the data provided) to reflect the findings of the inspections and any supplementary laboratory testing carried out.

7.0 CAVEATS

7.1 All reasonable steps have been taken to ensure that the contents and findings of this report are true and accurate. Though as stated below, further undetected ACM's may still be present within the premises. The client should therefore be aware of his responsibilities for identifying, locating, removing and/or managing all ACM's within the premises, and for notifying the appropriate authorities where necessary. All dimensions and areas given are approximate and should be used for guidance purposes only.

Management Surveys

7.2 This report is based on a non-destructive survey of an unfamiliar site. Every effort was made to locate the presence of all asbestos containing materials within the areas included in the survey. It is recognised that construction techniques often create inaccessible void spaces, which without destructive sampling techniques being employed, would not be accessed during these types of survey. It must therefore be presumed, that asbestos containing materials, other than those located during the survey may exist within the building.

7.3 It was not possible both in terms of costs and time, to sample each and every panel, tile or materials of similar type. Where these exist, only a percentage of similar type materials were sampled, on the assumption that other like materials were of an identical composition. It is therefore possible that some other materials of apparently identical composition may vary and as such could contain asbestos not detected in samples taken.

7.4 For the reasons set out above we cannot give assurances that all asbestos containing materials have been located and as such we recommend that further sampling be undertaken, should these areas become accessible during the course of any future refurbishment or demolition works.

8.0 REFERENCES

HSG264 Asbestos: The Survey Guide. *HSE Books*

HSG248 Asbestos: Asbestos: The analysts' guide for sampling, analysis and clearance procedures, *HSE Books*

A Comprehensive Guide to Managing Asbestos in Premises HSG 227, *HSE Books*

The Management of Asbestos in Non-Domestic Premises, Regulation 4 of The Control of Asbestos Regulations 2012 Approved Code of Practice (L143 Second edition) *HSE Books 2013.*

The Control of Asbestos Regulations 2012 *The Stationary Office*

Asbestos Essentials. Task Manual for building, maintenance and allied trades on non-licensed asbestos work *HSG210, HSE Books*

9.0 SAMPLE SHEETS

Building:	130 South Street	Floor	1st Floor
Location ID	002	Location	Storage room 2
Sample Number	S001	Extent	40 m ²
Item / Position	Ceiling	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor. Timber and plasterboard beam cladding.</p> <p>Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	1st Floor
Location ID	002	Location	Storage room 2
Sample Number	S002	Extent	6 m ²
Item / Position	Beam cladding	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Medium Damage		2
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Low		5
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Remove - NON-Licensed Material Removal by an asbestos contractor. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor. Timber and plasterboard beam cladding. Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

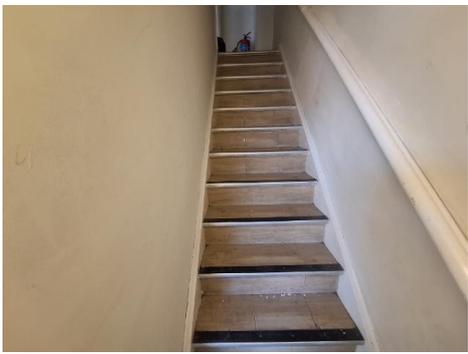
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	1st Floor
Location ID	005	Location	Stairwell
Sample Number	X001	Extent	4 m ²
Item / Position	Ceiling	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor with thermoplastic floor tiles.</p> <p>Modern stair nosing.</p> <p>Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

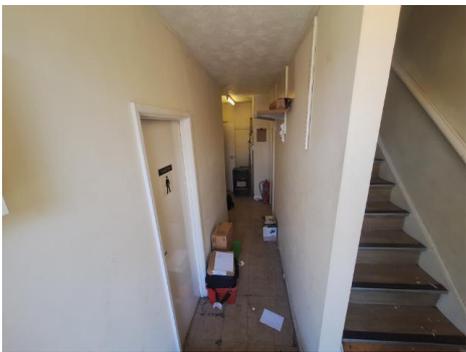
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	1st Floor
Location ID	005	Location	Stairwell
Sample Number	S003	Extent	4 m ²
Item / Position	Floortiles	Material	Thermoplastic Floor Tile
Product Type		Scores	-
Condition			-
Surface Treatment			-
Asbestos Type	No asbestos detected		-
Material Assessment	N/A		
Substrate	Bonded to timber	Accessibility	-
Main Photo		Close Up Photo	
			
Recommendation	No action required		
Comments	Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor with thermoplastic floor tiles. Modern stair nosing. Bonded to timber		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

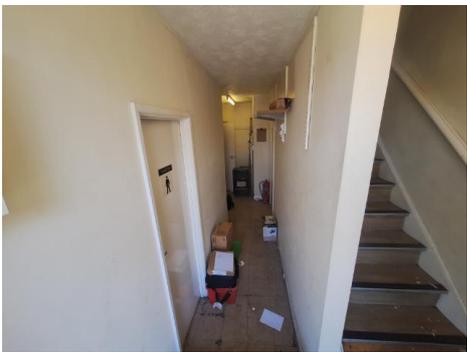
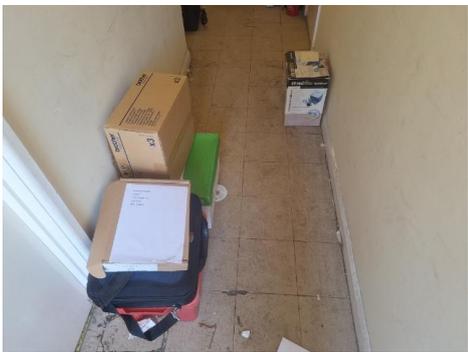
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	006	Location	Hallway
Sample Number	S004	Extent	8 m ²
Item / Position	Ceiling	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

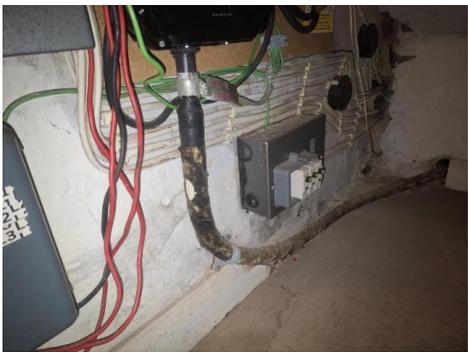
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	006	Location	Hallway
Sample Number	S005	Extent	6 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Floor Tile
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		2
Substrate	Bonded to concrete	Accessibility	High
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. Bonded to concrete</p>		

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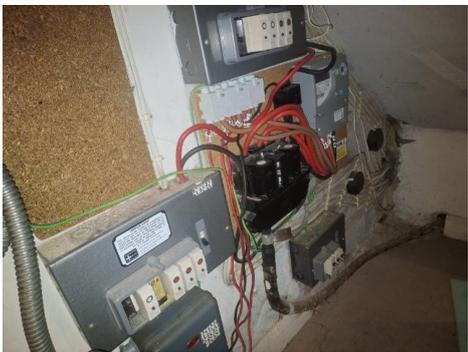
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	007	Location	Understairs cupboard
Sample Number	P	Extent	1 no
Item / Position	Old cable wrap	Material	Bituminous Product
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Presumed Chrysotile		1
Material Assessment	Very Low		2
Substrate	Unable to sample due to live supply.	Accessibility	Low
Main Photo		Close Up Photo	
			
Recommendation	Inaccessible Items / Strongly Presumed Inaccessible item. Isolation, access and sampling will be required prior to any works which may disturb the presumed item.		
Comments	Unable to sample due to live supply.		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

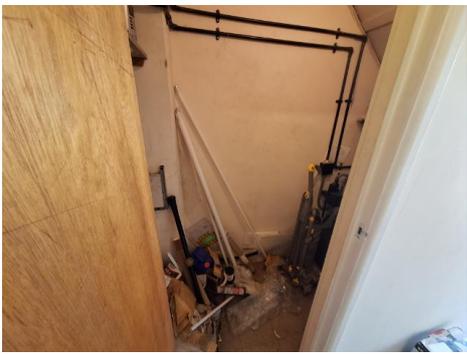
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	007	Location	Understairs cupboard
Sample Number	P	Extent	14 no
Item / Position	Old fuse guards	Material	Gaskets (rope/woven)
Product Type	Asbestos insulating board, millboards, gaskets & ropes etc.	Scores	2
Condition	Good Condition		0
Surface Treatment	Partially Unsealed		2
Asbestos Type	Presumed Chrysotile		1
Material Assessment	Low		5
Substrate	Unable to sample due to live supply.	Accessibility	Low
Main Photo		Close Up Photo	
			
Recommendation	Inaccessible Items / Strongly Presumed Inaccessible item. Isolation, access and sampling will be required prior to any works which may disturb the presumed item.		
Comments	Unable to sample due to live supply.		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

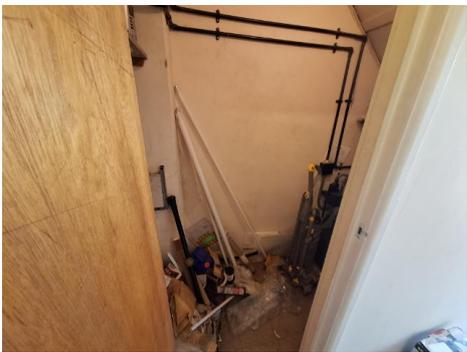
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	007	Location	Understairs cupboard
Sample Number	X004	Extent	1 m ²
Item / Position	Ceiling	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. AIB stair backing and batons. AIB panels covering hole in boxing. Old electrics. Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

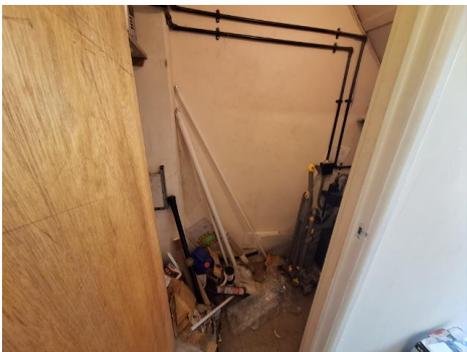
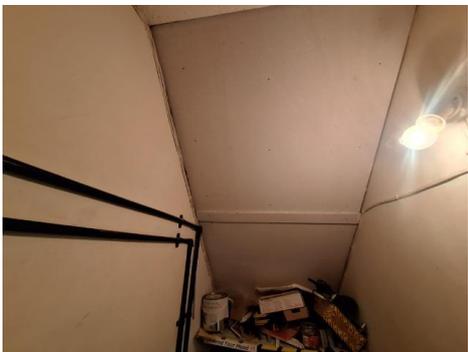
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	007	Location	Understairs cupboard
Sample Number	X005	Extent	4 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Products
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		2
Substrate	Bonded to concrete	Accessibility	High
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. AIB stair backing and batons. AIB panels covering hole in boxing. Old electrics. Bonded to concrete</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

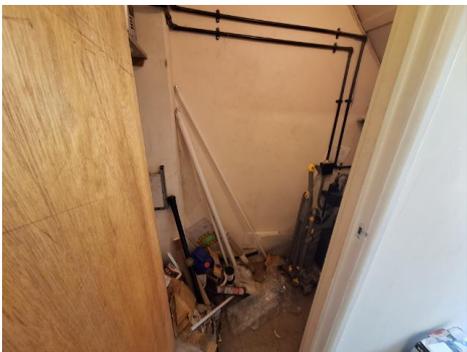
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	007	Location	Understairs cupboard
Sample Number	S006	Extent	3.5 m ²
Item / Position	Dairy backing and batons	Material	Insulating Board
Product Type	Asbestos insulating board, millboards, gaskets & ropes etc.	Scores	2
Condition	Good Condition		0
Surface Treatment	Partially Unsealed		2
Asbestos Type	Amosite, Chrysotile		2
Material Assessment	Low		6
Substrate	Nailed to timber	Accessibility	High
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is licensed therefore is subject to a 14 notification to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. AIB stair backing and batons. AIB panels covering hole in boxing. Old electrics. Nailed to timber</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

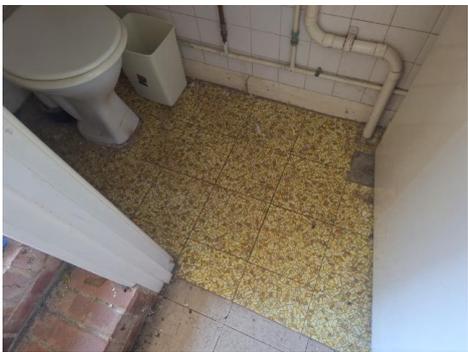
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	007	Location	Understairs cupboard
Sample Number	S007	Extent	2 no
Item / Position	Panels	Material	Insulating Board
Product Type	Asbestos insulating board, millboards, gaskets & ropes etc.	Scores	2
Condition	Good Condition		0
Surface Treatment	Partially Unsealed		2
Asbestos Type	Amosite, Chrysotile		2
Material Assessment	Low		6
Substrate	Nailed to timber	Accessibility	High
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is licensed therefore is subject to a 14 notification to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. AIB stair backing and batons. AIB panels covering hole in boxing. Old electrics. Nailed to timber</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	008	Location	Men's wc
Sample Number	X005	Extent	2 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Floor Tile
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		2
Substrate	Bonded to concrete	Accessibility	High
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles beneath linoleum tiles.</p> <p>Ceramic toilet cistern with ceramic soil pipe.</p> <p>Timber boxing.</p> <p>Bonded to concrete</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	009	Location	Main retail area
Sample Number	X004	Extent	4 m ²
Item / Position	Boxing	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls with timber cladding and woodchip wallpaper covering, concrete floor with vinyl floor tiles beneath carpet. Timber beam cladding and boxing. Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

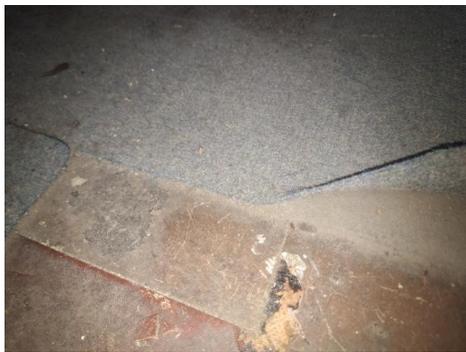
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	009	Location	Main retail area
Sample Number	X005	Extent	55 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Floor Tile
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		2
Substrate	Bonded to concrete	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls with timber cladding and woodchip wallpaper covering, concrete floor with vinyl floor tiles beneath carpet. Timber beam cladding and boxing. Bonded to concrete</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	009	Location	Main retail area
Sample Number	S008	Extent	10 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Floor Tile
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		2
Substrate	Bonded to concrete	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls with timber cladding and woodchip wallpaper covering, concrete floor with vinyl floor tiles beneath carpet. Timber beam cladding and boxing. Bonded to concrete</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

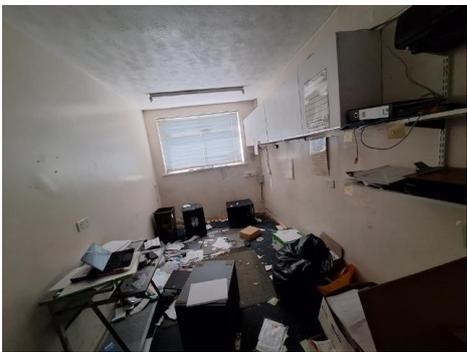
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	009	Location	Main retail area
Sample Number	S009	Extent	10 m ²
Item / Position	Boxing	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with smooth painted finish, solid plastered walls with timber cladding and woodchip wallpaper covering, concrete floor with vinyl floor tiles beneath carpet. Timber beam cladding and boxing. Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	010	Location	Office
Sample Number	P	Extent	15 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Floor Tile
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Presumed Chrysotile		1
Material Assessment	Very Low		2
Substrate	Carpet is glued down.	Accessibility	Low
Main Photo		Close Up Photo	
			
Recommendation	Inaccessible Items / Strongly Presumed Inaccessible item. Isolation, access and sampling will be required prior to any works which may disturb the presumed item.		
Comments	Carpet is glued down.		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

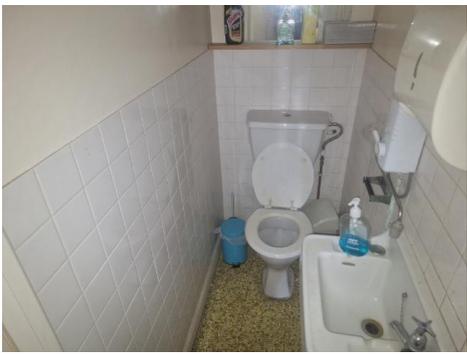
Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	010	Location	Office
Sample Number	X004	Extent	15 m ²
Item / Position	Ceiling	Material	Textured Coating
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Sealed		1
Asbestos Type	Chrysotile		1
Material Assessment	Very Low		3
Substrate	Bonded to plasterboard	Accessibility	Medium
Main Photo		Close Up Photo	
			
Recommendation	<p>Label & manage (NON-LICENSED) Manage by the way of regular visual inspections to form part of your management plan This is a requirement for non-domestic premises as per CAR2012 Reg 4. Avoid drilling or cutting into the material. This material is not licensed however may still be notifiable to the HSE prior to removal works taking place. All works must conform to the Control of Asbestos Regulations 2012.</p>		
Comments	<p>Plasterboard ceiling with textured coating, solid plastered walls, concrete floor with vinyl floor tiles beneath carpet.</p> <p>Bonded to plasterboard</p>		

SAMPLE SHEETS

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building:	130 South Street	Floor	Ground Floor
Location ID	011	Location	Female wc
Sample Number	P	Extent	2 m ²
Item / Position	Floortiles and bitumen adhesive	Material	Vinyl Floor Tile
Product Type	Asbestos reinforced composites etc.	Scores	1
Condition	Good Condition		0
Surface Treatment	Self Sealed		0
Asbestos Type	Presumed Chrysotile		1
Material Assessment	Very Low		2
Substrate	Potentially under linoleum tiles.	Accessibility	Low
Main Photo		Close Up Photo	
			
Recommendation	Inaccessible Items / Strongly Presumed Inaccessible item. Isolation, access and sampling will be required prior to any works which may disturb the presumed item.		
Comments	Timber ceiling, solid plastered walls with a ceramic covering, concrete floor with linoleum tiles. Ceramic toilet cistern with ceramic soil pipe. Potentially under linoleum tiles.		

10.0 ASBESTOS REGISTER

130 South Street												
Floor	Area / Room	Accessibility	Material	Substrate	Extent	Product Type	Condition	Surface Treatment	Sample Number	Asbestos Type	Material Score	Recommended Action
1st Floor	002 - Storage room 2	Medium	Ceiling Textured Coating	Bonded to plasterboard	40 m ²	1	0	1	S001	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
1st Floor	002 - Storage room 2	Medium	Beam cladding Textured Coating	Bonded to plasterboard	6 m ²	1	2	1	S002	1 (Chrysotile)	5 - Low	Remove - NON-Licensed Material
1st Floor	005 - Stairwell	Medium	Ceiling Textured Coating	Bonded to plasterboard	4 m ²	1	0	1	X001	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
1st Floor	005 - Stairwell	Medium	Floortiles Thermoplastic Floor Tile	Bonded to timber	4 m ²	-	-	-	S003	0 (NAD)	0	No action required
Ground Floor	006 - Hallway	Medium	Ceiling Textured Coating	Bonded to plasterboard	8 m ²	1	0	1	S004	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	006 - Hallway	High	Floortiles and bitumen adhesive Vinyl Floor Tile	Bonded to concrete	6 m ²	1	0	0	S005	1 (Chrysotile)	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	007 - Understairs cupboard	Low	Old cable wrap Bituminous Product	Unable to sample due to live supply.	1 no	1	0	0	P	1 (Chrysotile)	2 - Very Low	Inaccessible Items / Strongly Presumed
Ground Floor	007 - Understairs cupboard	Low	Old fuse guards Gaskets (rope/woven)	Unable to sample due to live supply.	14 no	2	0	2	P	1 (Chrysotile)	5 - Low	Inaccessible Items / Strongly Presumed
Ground Floor	007 - Understairs cupboard	Medium	Ceiling Textured Coating	Bonded to plasterboard	1 m ²	1	0	1	X004	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)

ASBESTOS REGISTER

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

130 South Street												
Floor	Area / Room	Accessibility	Material	Substrate	Extent	Product Type	Condition	Surface Treatment	Sample Number	Asbestos Type	Material Score	Recommended Action
Ground Floor	007 - Understairs cupboard	High	Floortiles and bitumen adhesive Vinyl Products	Bonded to concrete	4 m ²	1	0	0	X005	1 (Chrysotile)	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	007 - Understairs cupboard	High	Dairy backing and batons Insulating Board	Nailed to timber	3.5 m ²	2	0	2	S006	2 (Amosite, Chrysotile)	6 - Low	Label & manage (LICENSED)
Ground Floor	007 - Understairs cupboard	High	Panels Insulating Board	Nailed to timber	2 no	2	0	2	S007	2 (Amosite, Chrysotile)	6 - Low	Label & manage (LICENSED)
Ground Floor	008 - Men's wc	High	Floortiles and bitumen adhesive Vinyl Floor Tile	Bonded to concrete	2 m ²	1	0	0	X005	1 (Chrysotile)	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Medium	Boxing Textured Coating	Bonded to plasterboard	4 m ²	1	0	1	X004	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Medium	Floortiles and bitumen adhesive Vinyl Floor Tile	Bonded to concrete	55 m ²	1	0	0	X005	1 (Chrysotile)	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Medium	Floortiles and bitumen adhesive Vinyl Floor Tile	Bonded to concrete	10 m ²	1	0	0	S008	1 (Chrysotile)	2 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	009 - Main retail area	Medium	Boxing Textured Coating	Bonded to plasterboard	10 m ²	1	0	1	S009	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	010 - Office	Low	Floortiles and bitumen adhesive Vinyl Floor Tile	Carpet is glued down.	15 m ²	1	0	0	P	1 (Chrysotile)	2 - Very Low	Inaccessible Items / Strongly Presumed

ASBESTOS REGISTER

Client: C G Spratt and Son Ltd

Site: 130 South Street

Date Surveyed: 20/05/2024

130 South Street												
Floor	Area / Room	Accessibility	Material	Substrate	Extent	Product Type	Condition	Surface Treatment	Sample Number	Asbestos Type	Material Score	Recommended Action
Ground Floor	010 - Office	Medium	Ceiling Textured Coating	Bonded to plasterboard	15 m ²	1	0	1	X004	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	010 - Office	Medium	Ceiling Textured Coating	Bonded to plasterboard	15 m ²	1	0	1	X004	1 (Chrysotile)	3 - Very Low	Label & manage (NON-LICENSED)
Ground Floor	011 - Female wc	Low	Floortiles and bitumen adhesive Vinyl Floor Tile	Potentially under linoleum tiles.	2 m ²	1	0	0	P	1 (Chrysotile)	2 - Very Low	Inaccessible Items / Strongly Presumed

NON-ASBESTOS REGISTER

Client: C G Spratt and Son Ltd

Site: 130 South Street

Date Surveyed: 20/05/2024

11.0 NON-ASBESTOS REGISTER

Building	Floor	Location Name and Description	Items	Notes	Main Photo	Close Up Photo
130 South Street	1st Floor	001 - Storage room 1	Ceiling : Plaster Board Floor : Timber Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor. Timber panel to fire place. Polystyrene to high level wall.		
130 South Street	1st Floor	002 - Storage room 2	Ceiling : Plaster Board Floor : Timber Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor. Timber and plasterboard beam cladding.		
130 South Street	1st Floor	003 - Storage room 3	Ceiling : Plaster Board Floor : Timber Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor. Timber beam cladding.		
130 South Street	1st Floor	004 - Lift room		Door is screwed shut internally		

NON-ASBESTOS REGISTER

Client: C G Spratt and Son Ltd

Date Surveyed: 20/05/2024

Site: 130 South Street

Building	Floor	Location Name and Description	Items	Notes	Main Photo	Close Up Photo
130 South Street	1st Floor	005 - Stairwell	Ceiling : Plaster Board Floor : Timber Floor covering : Vinyl Floor Covering Floortiles : Thermoplastic Floor Tile Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor with thermoplastic floor tiles. Modern stair nosing.		
130 South Street	1st Floor	005 - Stairwell	Ceiling : Plaster Board Floor : Timber Floor covering : Vinyl Floor Covering Floortiles : Thermoplastic Floor Tile Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, plasterboard internal walls, timber floor with thermoplastic floor tiles. Modern stair nosing.		
130 South Street	Ground Floor	006 - Hallway	Ceiling : Plaster Board Floor : Concrete Floor covering : Vinyl Floor Covering Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles.		

NON-ASBESTOS REGISTER

Client: C G Spratt and Son Ltd

Date Surveyed: 20/05/2024

Site: 130 South Street

Building	Floor	Location Name and Description	Items	Notes	Main Photo	Close Up Photo
130 South Street	Ground Floor	007 - Understairs cupboard	Ceiling : Plaster Board Floor : Concrete Floor covering : Vinyl Floor Covering Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles. AIB stair backing and batons. AIB panels covering hole in boxing. Old electrics.		
130 South Street	Ground Floor	008 - Men's wc	Ceiling : Plaster Board Floor : Concrete Floor covering : Vinyl Floor Covering Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls, concrete floor with vinyl floor tiles beneath linoleum tiles. Ceramic toilet cistern with ceramic soil pipe. Timber boxing.		
130 South Street	Ground Floor	009 - Main retail area	Ceiling : Plaster Board Floor : Concrete Floor covering : Vinyl Floor Covering Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with smooth painted finish, solid plastered walls with timber cladding and woodchip wallpaper covering, concrete floor with vinyl floor tiles beneath carpet. Timber beam cladding and boxing.		

NON-ASBESTOS REGISTER

Client: C G Spratt and Son Ltd
 Site: 130 South Street

Date Surveyed: 20/05/2024

Building	Floor	Location Name and Description	Items	Notes	Main Photo	Close Up Photo
130 South Street	Ground Floor	010 - Office	Ceiling : Plaster Board Floor : Concrete Floor covering : Carpeted / carpet tiled Internal walls : Plaster Board Walls : Plastered brick / block / concrete	Plasterboard ceiling with textured coating, solid plastered walls, concrete floor with vinyl floor tiles beneath carpet.		
130 South Street	External	012 - Externals		Flat roof, plastic rain water goods, fascia, bare brick walls. Timber canopy to front door, concrete canopy to back door. Upvc wall cladding to front of shop Metal chimney cowl.		

12.0 CERTIFICATES OF ANALYSIS



01903 297818
 info@crucial-enviro.co.uk
 www.crucial-enviro.co.uk
 Unit 17
 Northbrook Business Park
 Northbrook Road
 Worthing
 West Sussex
 BN14 8PQ

Certificate of Bulk Analysis

Client:	C G Spratt and Son Ltd	Certificate Number:	CL22473
Client Address:	C G Spratt and Son Ltd, 70a Brighton Road, Worthing, BN11 2EN		
Site Address:	130 South Street, Lancing, BN15 8AU		
Sampled by:	Crucial Environmental	Samples Received:	9
Analysis Date:	22/05/2024	Client Reference:	C-25021
		Version Number:	1

Sample No	CE Ref.	Location	Description	Fibre Type Detected
001	CL22473/1	Storage room 2	Ceiling - Textured Coating	Chrysotile
002	CL22473/2	Storage room 2	Beam cladding - Textured Coating	Chrysotile
003	CL22473/3	Stairwell	Floortiles - Thermoplastic Floor Tile	NAD
004	CL22473/4	Hallway	Ceiling - Textured Coating	Chrysotile
005	CL22473/5	Hallway	Floortiles and bitumen adhesive - Vinyl Floor Tile	Chrysotile (in bitumen adhesive and floor tile.)
006	CL22473/6	Understairs cupboard	Dairy backing and batons - Insulating Board	Amosite, Chrysotile
007	CL22473/7	Understairs cupboard	Panels - Insulating Board	Amosite, Chrysotile
008	CL22473/8	Main retail area	Floortiles and bitumen adhesive - Vinyl Floor Tile	Chrysotile (in bitumen adhesive and floor tile.)
009	CL22473/9	Main retail area	Boxing - Textured Coating	Chrysotile

Disclaimer: Samples of material(s) have been analysed to determine the presence of asbestos fibres, using Polarised Light Microscopy together with dispersion staining in accordance with HSE's guidance document HSG248 and internal documented methods. Information relating to sample location and material type is stated as provided by the client. Crucial Environmental are not responsible for the accuracy or competence of the sampling by third parties and cannot be held responsible for the interpretation of the results shown. Opinions and interpretations are outside the scope of the laboratory's UKAS accreditation.

An asterisk (*) alongside a result is to signify that the sample was identified as deviating by the laboratory and has been analysed at the risk of the client.

All Samples will be retained for a minimum of six months.

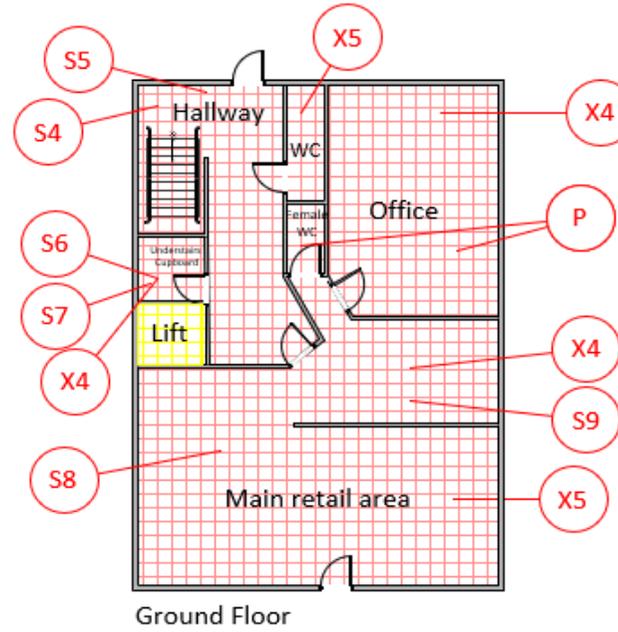
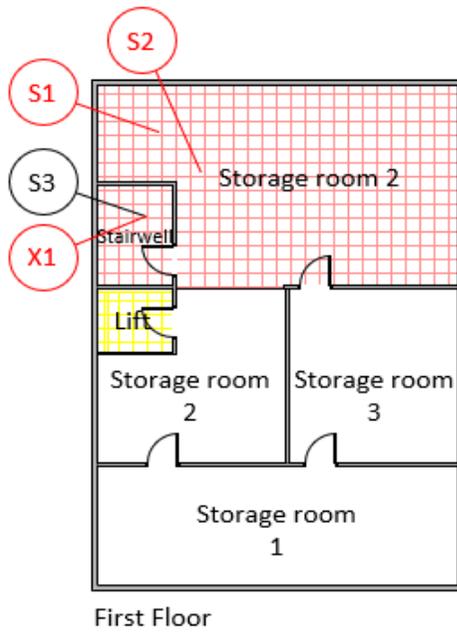
All sample analysis is carried out in the Worthing Office under controlled conditions outlined in ISO17025. This document shall not be reproduced, except in full, without written approval of Crucial Environmental



Crucial Environmental Ltd
 Company Registration Number: 8207845
 Registered Address: Amelia House, 21 Crescent Road
 Worthing, West Sussex, BN11 1RL
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13.0 DRAWINGS



1 Positive Sample Number	2 Negative Sample Number	Asbestos Containing Materials	No Access / Limited Access
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