



## North Tyneside Council



### Asbestos Survey Report 22/07/2013 Management Survey

000047091283  
Monkseaton Middle  
Vernon Drive  
Monkseaton  
Tyne and Wear  
NE25 9AQ

IMPORTANT: The asbestos management information is live, meaning that the system is constantly being updated and amended. Summaries created from information in either the asbestos register or management system will therefore only be valid for the time and date they are created.

Summaries provide a limited overview of the data available, they are not designed to be used by those carrying out major refurbishment or works involving alterations to the fabric of a building or its services.

Contact the Asbestos Management Team for more detail.

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## Survey Details

### Property Information

Property Name - Property Reference Number: 000047091283 - Monkseaton Middle  
Address & Postcode: Vernon Drive, Monkseaton, Tyne and Wear, NE25 9AQ.  
Property Coordinator:  
Telephone / Mobile:  
Email:

### Client Information

Client Name - Client Reference Number: North Tyneside Council - CO11  
Address & Postcode: Quadrant, The Silverlink North, Cobalt Business Park, North Tyneside, United Kingdom , NE27 0BY.  
Telephone / Mobile: 0345 2000 101  
Email:

### Contractor Information

Contractor Name - Contractor Reference Number: Asbestos Consultants Europe Ltd - CO18  
Address & Postcode: Europa Park, London Road, Grays, United Kingdom , RM20 4DB.  
Telephone / Mobile: 0117 952 7609  
Email: info@aceconsultants.co.uk  
UKAS Reference Number: 191

### Management Survey Information

Survey Reference: MS96.9  
Start Date: 18/07/2013  
Completion Date: 23/07/2013  
Publish Date: 13/09/2013

### Document Authorisation



Stephen Baines  
Lead Surveyor



Jake Reeves  
Technical Manager

## Executive Summary

A Management Survey was carried out at Monkseaton Middle on the 22/07/2013

The purpose of the survey was to identify, as far as reasonably practicable, the presence and extent of any suspect Asbestos Containing Materials (ACMs) in the areas inspected and assess their condition.

Management survey information was requested for this building. This type of survey is designed to be used for assessing risks during normal work activities and simple or routine maintenance tasks.

It is not designed to be used by those carrying out major refurbishments or for work involving alterations to the fabric of the building.

If any refurbishment or demolition works are to be undertaken, A Refurbishment or Demolition survey will be required prior to the start of any work. This is a fully intrusive survey intended to find any hidden ACMs contained within the main structure of the building.

**ACEPSI Group Ltd. has provided the asbestos survey information contained within this report; however the report template is provided by Capita Symonds (the customer) including wording in the following sections: the executive summary, specific exclusions, assessment information and survey results.**

This report was published on 13/09/2013. Updated information may be present on the asbestos management system which should be checked on a regular basis

During this Survey 4 sample(s) were taken for analysis. There were 14 asbestos items identified or presumed to contain asbestos within the property.

### Room/locations containing High Risk Material:

Of the areas inspected, there were no locations identified (or presumed) to contain High Risk ACMs.

### Inaccessible Room/locations:

There were 2 inaccessible areas all of which are presumed to contain asbestos until proven otherwise.

Area/floor	Room/location	Reason
External	Roof	Height Restriction
Ground Floor	Room 15	No Keys

### Inaccessible Items:

There were 3 inaccessible items all of which attract a High Material Score.

Item	Area/floor	Room/location	Reason
001	Ground Floor	Area 17	No Access
002	Ground Floor	Room 24	Unable to Sample due to Live Unit
012	Basement	Room 1	No Access

## Property Details

### Property Construction Details

Primary Use:	Education
Secondary Use:	Education
Date of Construction:	1932
Construction Type:	Brick built pitched slate tile building.New build to school built in 2004.
No. Floors:	3
No. Staircases:	2
No. Lifts:	N/A
Net Area per Floor:	Information not supplied
Gross Area:	2914 m2
Comments:	N/A

## Survey Information

### Objective & Scope

ACEPSI have agreed with the Capita Asbestos Team to carry out Management survey inspections to the property / specific areas within the property as detailed within separate emails issued to ACEPSI (and the survey framework agreed between ACEPSI and Capita) for the presence of asbestos containing materials (ACMs). The management survey is required during the normal occupation and use of buildings to ensure continued management of the ACM in situ. The survey report findings will meet with the requirements of the International Standard ISO/IEC 17020 and will be based on material assessment in accordance with the Health and Safety Executives HSG264 "Asbestos: The survey guide" and HSG227 "A comprehensive guide to managing asbestos in premises".

A management survey is the standard survey. Its purpose is to locate and identify as far as reasonably practicable the presence and extent of any materials suspected of containing asbestos within all properties and/or sites including service ducts, inside risers, ceiling voids, lift shafts etc, which could be damaged or disturbed during normal occupancy, including foreseeable maintenance and installation, and to assess their condition. Areas within the agreed scope not accessed during the survey will be presumed to contain asbestos and will be added to the "Areas not accessed" section of the survey report.

The surveyor(s) were instructed to extract representative samples of each type of material suspected of containing asbestos identified during the survey. The number of samples taken was sufficient to enable confirmation of whether asbestos is present or not. When other similar homogenous materials are identified in the property and/or site being surveyed, that have been assessed by the survey team as being used in the same way as a material already sampled, the survey team may also assess the uniformity of the asbestos distribution throughout those materials and decide on a reduced sampling ratio strategy whereby samples were not extracted of all similar suspect materials, and were instead strongly presumed as a similar ACM. Appropriate comments indicating recommended actions based on a material risk assessment, sample analysis (or a presumption of an ACM) and the potential for the material to release fibres if disturbed were included where necessary.

## Survey Information

### Method

All suspect materials will be investigated as far, as is reasonably practicable within the Management survey scope. However, the surveyor(s) will not undertake activities that could unnecessarily increase the risk of exposure, create lasting damage, affect the integrity of the material or adversely affect the appearance of the surface finishes in high profile areas, public areas etc, unless specifically agreed with the customer and agreement received in writing prior to commencement of the survey contract or specified phase of works.

The inspection and surveying process can present health and safety issues to the surveyors and others. All surveying work will be carried out in accordance with procedures defined within ACEPSI in-house technical procedures, HSE guidance, the customer's site requirements and associated risk assessment(s). Surveying will be carried out in a manner that minimises the disruption to the customer's operations, protects the health and safety of persons who may be at risk from these operations at all times.

Representative samples will be taken of each type of material suspected of containing asbestos identified during the survey. Sampling frequency will be based on knowledge of the homogeneity of a manufactured product, evidence of repair and/or asbestos removal work, the likelihood of contamination/debris and the need to reduce the possibility of incorrect assumptions. It will be at the discretion of the surveyor(s) to adapt all factors relating to sampling frequency depending on the type(s) and extent of suspect materials identified plus site-specific circumstances. Sampling may be undertaken simultaneously with the survey, or carried out later as a separate exercise.

The surveyor(s) will during the course of their inspections check for suspect material debris/remnants in the immediate and general area where inspections are carried out, that may or may not be associated with the main item/product inspected. During Management surveys, identified suspect debris or remnants will be sampled and details recorded in the normal way.

Unless there are any specific requirements requested by the customer at the planning stage, the sampling protocol adopted will be in accordance with ACEPSI Technical procedure No. 7 - Asbestos Sampling / Inspection / Survey document. This document meets the requirements of HSE HSG264 "Asbestos: The survey guide", HSG248 "Asbestos: The analysts' guide for sampling, analysis and clearance procedures", the International Standards ISO/IEC 17020 General criteria for the operation of various types of bodies performing inspection, and ISO/IEC 17025:2005 General requirements for the competence of testing and calibration laboratories.

Samples will be analysed in accordance with ACEPSI Technical procedure No. 8 'Asbestos Bulk Sample Analysis' document that contains UKAS accredited methods and procedures. This document meets the requirements of the HSE HSG248 Asbestos: The analysts' guide for sampling, analysis and clearance procedures, Appendix 2; 'asbestos in bulk materials: sampling and identification by polarised light microscopy' (PLM).

Initially the samples will be prepared and examined using a low powered binocular stereoscope. Any suspect fibres found during this stage will be appropriately cleaned and mounted onto glass slides in specific refractive index liquids, chosen to match individual asbestos staining types. These fibres will be examined using polarised light microscopy and dispersion staining techniques. Fibres will be identified by comparison of their optical properties against those of standard reference minerals with published data.

The quantifications stated in survey reports will be based on the surveyors' estimates. They will indicate approximate size and volumes of ACM and products found and should not be used for contractual purposes.

## Survey Information

### Limitations

The survey team will endeavour to inspect all areas as found on site. Inspections of exposed surfaces, the composition of all elements, fixtures and materials within the designated areas only will be undertaken. The inspections will be carried out in a manner so as to cause minimum disturbance to the existing fabric of the building and to any members of staff or other occupancy during the survey duration.

All ACM and materials suspected of containing asbestos will be inspected as far as reasonably practicable to enable assessment of the entire exposed surface area of the material and to calculate approximate material quantities. The surveyor(s) will determine the extent of materials and limitations of inspections based on their knowledge and experience plus the scope of work agreed with the customer or their representative prior to commencement.

When materials such as insulation board, mill board or cement sheets in the form of wall panels, service duct panels, ceiling panels and tiles are inspected, the condition and extent of the material will apply to sections of those materials that were visually exposed and accessible to the surveyor i.e. panels / ceiling tiles will not be dismantled / removed or disturbed in any way to enable a visual inspection to the unexposed surface that exists to an internal side of a ceiling void, wall partition void, service duct etc. The same will apply to assessing additional quantities of the material that may also exist within the void areas that will not be physically visible for inspection.

When ACM e.g. pipe insulation runs are totally encased in inaccessible service ducts and visually accessible at service hatches only, the inspection details and conclusions will be based on assessment of the insulation that exists at the points of inspection (service hatches). When ACM such as pipe insulation runs partially extend into service ducts, the inspection details and conclusions will be based on assessment of the visually exposed and physically accessible insulation that was not contained within the service duct or where the surveyor(s) decide they are able to dismantle the service duct or gain access some other way but without undertaking activities that will increase the risk of exposure, create lasting damage, affect the integrity of the material or adversely affect the appearance of the surface finishes etc. When ACM travel into inaccessible service voids, the survey team will not attempt to dismantle building materials structural or otherwise to determine the remaining extent of the material and will therefore presume asbestos to be present.

When inspections to void areas (i.e. roof voids, vent shafts, lift shafts and other rising shafts etc) or service ducts (i.e. floor ducts, riser ducts etc) are undertaken by the surveyor(s), the extent or limitation of findings will be recorded as follows:

When materials suspected of containing asbestos are identified at the point of inspection where a void, shaft, duct etc can be accessed, and the survey team deem it not necessary to access these areas at any other point for additional inspection purposes, or by attempting to access the void at any other point could increase the risk of exposure, create lasting damage, affect the integrity of the material or adversely affect the appearance of the surface finishes etc, a presumption will be made that the entire remaining area not accessed for inspection purposes may also contain ACM.

When no materials suspected of containing asbestos are found at the point of inspection where a void, shaft, duct etc can be accessed and it is not reasonably practicable within the scope of survey to access these areas at any other point for inspection purposes i.e. the surveyor(s) conclude that to attempt accessing the void at any other point could create lasting damage, affected the integrity of the material or adversely affected the appearance of the surface finishes etc, a presumption will be made that for the entire remaining areas not accessed for inspection purposes, ACM may be present.

It must always remain a possibility for the properties and/or sites where Management surveys are to be undertaken, that ACM may be found at a later date during fully intrusive refurbishment and demolition surveys (which are beyond the scope of the Management survey and they involve destructive inspection as necessary, to gain access to all areas), where it would not have been reasonably practicable within a Management survey scope to identify the ACM.



## Survey Information

### Specific Exclusions

Where detailed, it was agreed at the pre-survey stage that the following room/locations would be excluded from the scope of Survey. The room/locations do not include more general exclusions (i.e. inaccessible room/locations/items) detailed elsewhere.

Area/floor	Room/location
Ground	classroom 8.5
Ground	loft above 8.5

The survey was limited to those areas accessible at the time of the survey (and as agreed at the pre-survey stage). Flues, ducts, voids or any similarly enclosed areas, have not been inspected (unless an appropriate access hatch or inspection panel was present), as gaining such access would necessitate the use of specialist equipment/tools or require overly destructive work.

No responsibility is accepted for the presence of asbestos in voids (under floor, floor, wall or ceiling) other than those opened up during the investigation (unless agreed at the pre-survey stage).

Areas requiring specialist access arrangements or equipment (other than stepladders) will not be assessed unless otherwise stated and agreed at the pre-survey stage. Fire doors were not inspected internally to ascertain if they are manufactured using ACMs as to do so would entail overly destructive testing procedures.

Whilst every effort will have been made to identify the true nature and extent of the asbestos material present in the building surveyed, no responsibility has been accepted for the presence of asbestos in materials other than those sampled at the requisite density. Inspection of pipe work has been restricted primarily to the insulation visible (sampled in accordance with HSG264 guidelines), therefore only a limited inspection has been carried out of pipework concealed by overlaying non-asbestos insulation.

## Survey Results

### Recommendations

Item	Sample	Product/debris Type	Area/floor	Room/location	Action/recommendations
001		To Pipe Work	Ground Floor	Area 17	Monitor
002		Flash Pads to Fuse Box	Ground Floor	Room 24	Further Investigation Required
003	S001-Pipe lagging	Hand-applied Pipe Lagging/insulation	Ground Floor	Room 24	Monitor
004	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 48	Encapsulate & Label
005	S003-Grey VFT	Floor Tile(s)	Ground Floor	Room 54	Monitor
005	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 49	Encapsulate & Label
006	S003-Grey VFT	Floor Tile(s)	Ground Floor	Room 55	Monitor
007	S003-Grey VFT	Floor Tile(s)	Ground Floor	Room 56	Monitor
007	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 55	Encapsulate & Label
008	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 56	Encapsulate & Label
009	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 53	Encapsulate & Label
010	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 59	Encapsulate & Label
011	S004-Gaskets to pipe work	To Pipe Work	Basement	Room 1	Monitor
012		Hand-applied Pipe Lagging/insulation	Basement	Room 1	Further Investigation Required

### Sample Summary

Sample	Product/debris Type	Area/floor	Room/location	Asbestos Type
S001-Pipe lagging	Insulation Hand-applied Pipe Lagging/insulation		Room 24	Identified Chrysotile
S002-Ceiling Insulation Board	Insulation Board Panel(s)		Room 48	Identified Amphibole (exc. Crocidolite)
S003-Grey VFT	Flooring Floor Tile(s)		Room 54	Identified Chrysotile
S004-Gaskets to pipe work	Gaskets To Pipe Work		Room 1	Identified Chrysotile

## Room/location Details including Construction Details



### Room/location Details

Room/location Reference:	Area 17
Room/location Description:	Corridors
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	1
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work to Ceiling

#### Walls:

#### Floor:

#### Doors:

#### Windows:

Other: Timber Panels Beneath Windows to Classroom and Corridor External Windows

#### Comments

Presumed Gaskets (6) x to Pipework on Ceiling



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	001
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Area 17
Specific location	Pipework
Product/debris type	Gaskets To Pipe Work
Extent	6 Item(s)
Accessibility/vulnerability	Very low
Additional information	N/A

**Material Assessment**

Product Type (a)	N/A
Extent of Damage (b)	N/A
Surface Treatment (c)	N/A
Asbestos Fibre (d)	N/A
Total (a+b+c+d)	12
Material Risk Assessment	<span style="color: red;">■</span> High

**Comments**

**Actions/recommendations**

Action/recommendations	Monitor
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### Room/location Details

Room/location Reference:	Area 40
Room/location Description:	Entrance / Lobby plus Corridor
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling to Corridor and Also Above Fibre Board Ceiling in Lobby

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Area 41
Room/location Description:	Entrance / Lobby plus Corridor
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling above Fibre Board Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof with MMMF Insulation. No Access to Timber Boxing in Corridor



### Room/location Details

Room/location Reference:	Roof
Room/location Description:	
Area/floor Reference:	External
Area/floor Description:	
Accessibility:	Inaccessible
Reason for No Access:	Height Restriction
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

**Ceiling:**

**Walls:**

**Floor:**

**Doors:**

**Windows:**

### Comments

Slate Roof with UPVC and Cast Iron Rain Goods/down Pipes. Timber Facials and Soffits



### Room/location Details

Room/location Reference:	Room 1
Room/location Description:	Assistant Head Teacher
Area/floor Reference:	First Floor
Area/floor Description:	Area 2
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Floor Boards Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Office and Cupboard Inspected





### Room/location Details

Room/location Reference:	Room 1
Room/location Description:	Boiler Room
Area/floor Reference:	Basement
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	2
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Concrete Ceiling

#### Walls:

Other: Brick Walls

#### Floor:

Other: Concrete Floor

#### Doors:

#### Windows:

#### Comments

No Access within Live Plant



Location Photography



Item Photography



Additional Photography

### Item Detail

Item ID	012
Property Name	Monkseaton Middle
Area/floor	Basement
Room/location	Room 1
Specific location	Pipework
Product/debris type	Insulation Hand-applied Pipe Lagging/insulation
Extent	3 m
Accessibility/vulnerability	Low
Additional information	N/A

### Material Assessment

Product Type (a)	N/A
Extent of Damage (b)	N/A
Surface Treatment (c)	N/A
Asbestos Fibre (d)	N/A
Total (a+b+c+d)	12
Material Risk Assessment	<span style="color: red;">■</span> High

### Comments

Pipe Lagging to Pipe Work in Wall Cavities x 2

### Actions/recommendations

Action/recommendations	Further Investigation Required
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Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	011(OS)
Sample/link ID	S004-Gaskets to pipe work
Property Name	Monkseaton Middle
Area/floor	Basement
Room/location	Room 1
Specific location	Pipework
Product/debris type	Gaskets To Pipe Work
Asbestos type	Identified Chrysotile
Extent	0 Unknown
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	<span style="color: yellow;">■</span> Very Low

**Comments**

Presume All Other Gaskets to Rest of Pipe Work

**Actions/recommendations**

Action/recommendations	Monitor
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### Room/location Details

Room/location Reference:	Room 1
Room/location Description:	Woodwork Class
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls

#### Floor:

Other: Wooden Block Floor

#### Doors:

#### Windows:

Other: Upvc Windows With Concrete Window Sills

#### Comments

No Access Beneath Floor. Modern Sink Pad to Sink Unit



### Room/location Details

Room/location Reference:	Room 1
Room/location Description:	Office
Area/floor Reference:	First Floor
Area/floor Description:	Area 1
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof with MMMF Insulation to Loft Space. Limited Access to Loft



### Room/location Details

Room/location Reference:	Room 10
Room/location Description:	Kiln Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Concrete Ceiling

#### Walls:

Other: Brick Walls

#### Floor:

Other: Concrete Floor

#### Doors:

#### Windows:

Other: Timber Framed Windows

#### Comments

Timber Side Panel to Entrance. Timber Panels Covering Air Vents to Walls



### Room/location Details

Room/location Reference:	Room 11
Room/location Description:	Art Class
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Wooden Block Floor

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

No Access Beneath Floor. Modern Sink Pad to Sink Unit



### Room/location Details

Room/location Reference:	Room 12
Room/location Description:	Art Class Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls

#### Floor:

Other: Timber Floor Panels Beneath Carpet Tiles

#### Doors:

#### Windows:

#### Comments





### Room/location Details

Room/location Reference:	Room 13
Room/location Description:	French Class
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling and Timber Framed Window to Classroom Store



### Room/location Details

Room/location Reference:	Room 14
Room/location Description:	IT Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments



### Room/location Details

Room/location Reference:	Room 15
Room/location Description:	IT Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Inaccessible
Reason for No Access:	No Keys
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

**Ceiling:**

**Walls:**

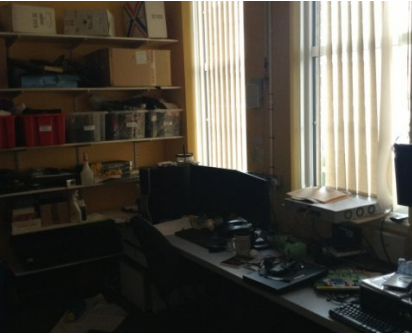
**Floor:**

**Doors:**

**Windows:**

### Comments

No Access into This Room Due to no Key on Site. Key Belongs to IT Support Technician



### Room/location Details

Room/location Reference:	Room 16
Room/location Description:	ICT Support Dept.
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

Other: Timber Door

#### Windows:

Other: Timber Window Sills

### Comments



### Room/location Details

Room/location Reference:	Room 18
Room/location Description:	Classroom 8.5
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls

#### Floor:

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Modern Sink Pad to Sink Unit. Timber Mezzanine Level. Access Gained Through Hatch in Corridor



### Room/location Details

Room/location Reference:	Room 19
Room/location Description:	Classroom 4
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling to Classroom Store



### Room/location Details

Room/location Reference:	Room 2
Room/location Description:	Business Manager
Area/floor Reference:	First Floor
Area/floor Description:	Area 2
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Office and Cupboards Inspected (4)



### Room/location Details

Room/location Reference:	Room 2
Room/location Description:	Gas Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls With Plaster Skim Finish to Back End Walls

#### Floor:

Other: Concrete Floor

#### Doors:

#### Windows:

#### Comments

No Access into Modern Fuse Box





### Room/location Details

Room/location Reference:	Room 2
Room/location Description:	Staff Room
Area/floor Reference:	First Floor
Area/floor Description:	Area 1
Accessibility:	Accessible
Total ACMS:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard, Fibre Board and MMMF Insualtion above Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 20
Room/location Description:	Classroom 3
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick and Plaster Finished Walls and Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Timber Panel Surrounding Wall Heater



### Room/location Details

Room/location Reference:	Room 21
Room/location Description:	
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick and Plaster Finished Walls and Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet and Modern Vinyl Floor Covering to Classroom Store

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments



### Room/location Details

Room/location Reference:	Room 22
Room/location Description:	Classroom 1
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet. Modern Vinyl Floor Covering to Classroom Store

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling to Classroom Store



### Room/location Details

Room/location Reference:	Room 23
Room/location Description:	Hall
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Block Floor

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

No Access Beneath Floor. No Access to High Level Ceiling



### Room/location Details

Room/location Reference:	Room 24
Room/location Description:	Stage
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	2
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Wall to Rear of Stage

#### Floor:

#### Doors:

#### Windows:

#### Comments

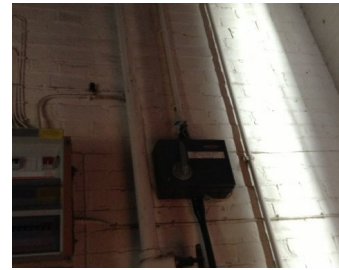
Timber Built Stage. No Access within Isolator Switch Boxes (5)



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	002
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 24
Specific location	Other Isolator switch boxes
Product/debris type	Flash Pads Flash Pads to Fuse Box
Extent	0 Unknown
Accessibility/vulnerability	Very low
Additional information	N/A

**Material Assessment**

Product Type (a)	N/A
Extent of Damage (b)	N/A
Surface Treatment (c)	N/A
Asbestos Fibre (d)	N/A
Total (a+b+c+d)	12
Material Risk Assessment	<span style="color: red;">■</span> High

**Comments**

**Actions/recommendations**

Action/recommendations	Further Investigation Required
------------------------	--------------------------------



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	003(OS)
Sample/link ID	S001-Pipe lagging
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 24
Specific location	Pipework
Product/debris type	Insulation Hand-applied Pipe Lagging/insulation
Asbestos type	Identified Chrysotile
Extent	6 m
Accessibility/vulnerability	Very low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	2
Asbestos Fibre (d)	1
Total (a+b+c+d)	04
Material Risk Assessment	<span style="color: yellow;">■</span> Very Low

**Comments**

**Actions/recommendations**

Action/recommendations	Monitor
------------------------	---------





### Room/location Details

Room/location Reference:	Room 25
Room/location Description:	Site Managers Office
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls

#### Floor:

Other: Modern Vinyl Floor Covering Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Timber Panel Boxing. Modern Sink Pad to Sink



### Room/location Details

Room/location Reference:	Room 26
Room/location Description:	Learning Resource Centre
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling Above Fibre Board Suspended Ceiling

#### Walls:

Other: Brick Walls With Plasterboard Partition Walls

#### Floor:

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 27
Room/location Description:	Medical Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling Above Fibre Board Suspended Ceiling

#### Walls:

Other: Brick Walls With Plasterboard Partition Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 28
Room/location Description:	Classroom 5
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet. Modern Vinyl Floor Covering to Classroom Store

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling to Classroom Store



### Room/location Details

Room/location Reference:	Room 29
Room/location Description:	Classroom 6
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet. Modern Vinyl Floor Covering to Classroom Store

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling to Classroom Store



### Room/location Details

Room/location Reference:	Room 3
Room/location Description:	Cookery Class
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Wooden Block Floor (No Access Beneath)

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Modern Sink Pad to Sink Units



### Room/location Details

Room/location Reference:	Room 3
Room/location Description:	Toilets
Area/floor Reference:	First Floor
Area/floor Description:	Area 2
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls With Plaster Skim Finish

#### Floor:

Other: Modern Vinyl Floor Covering With Timber Floor Boards Beneath

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof With MMMF Insulation to Loft Space Above Toilets. Limited Access. No Walk Boards. Inspection From Hatch Only



### Room/location Details

Room/location Reference:	Room 3
Room/location Description:	Locker Room and WC
Area/floor Reference:	First Floor
Area/floor Description:	Area 1
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments





### Room/location Details

Room/location Reference:	Room 30
Room/location Description:	Classroom 7
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet. Modern Vinyl Floor Covering to Classroom Store

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling to Classroom Store



### Room/location Details

Room/location Reference:	Room 31
Room/location Description:	Classroom 8
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Concrete Floor Beneath Carpet. Modern Vinyl Floor Covering to Classroom Store

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

Brick and Plaster Finish Walls With Plasterboard Ceiling to Classroom Store



### Room/location Details

Room/location Reference:	Room 32
Room/location Description:	Head Teachers Office
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Modern Fuse Box



### Room/location Details

Room/location Reference:	Room 33
Room/location Description:	WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 34
Room/location Description:	
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Modern Vinyl Floor Tiles

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 35
Room/location Description:	Cloakroom
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Modern Vinyl Floor Covering to Floor

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof With MMMF Insulation and Plastic Roof Lining to Loft Area Above Cloakroom



### Room/location Details

Room/location Reference:	Room 36
Room/location Description:	Boys WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls With Ceramic Wall Tiles

#### Floor:

Other: Ceramic Floor Tiles

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 37
Room/location Description:	Girls WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls. Ceramic Wall Tiles

#### Floor:

Other: Ceramic Floor Tiles

#### Doors:

#### Windows:

#### Comments





### Room/location Details

Room/location Reference:	Room 38
Room/location Description:	Office Manager
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Fibre Board Suspended Ceiling Tiles. Plasterboard Ceiling Above Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 39
Room/location Description:	Interview Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling Above Fibre Board Suspended Ceiling

#### Walls:

Other: Brick Walls Win Brick and Plaster Finish Walls

#### Floor:

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 4
Room/location Description:	Cookery Class Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plasterboard Finish Walls

#### Floor:

Other: Concrete Floor

#### Doors:

Other: Timber Door

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 4
Room/location Description:	Headteacher
Area/floor Reference:	First Floor
Area/floor Description:	Area 2
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Fibre Board Tiles to Suspended Ceiling Tiles. MMF Insulation and Plasterboard Ceiling Above Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Floor Boards Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Plasterboard Ceiling and Plaster Finish Brick Walls and Timber Floor to Cupboard



### Room/location Details

Room/location Reference:	Room 4
Room/location Description:	Landing
Area/floor Reference:	First Floor
Area/floor Description:	Area 1
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Timber Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 42
Room/location Description:	Sluice Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 43
Room/location Description:	Ladies
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Ceramic Wall Tiles

#### Floor:

Other: Ceramic Floor Tiles

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof With MMMF Insulation and Modern Roof Lining to Loft Area Above Toilets. No Access Behind Timber Boxing



### Room/location Details

Room/location Reference:	Room 44
Room/location Description:	Male Showers
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls. Ceramic Wall Tiles to Shower Area

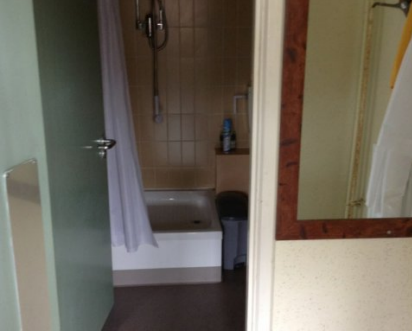
#### Floor:

#### Doors:

#### Windows:

#### Comments





### Room/location Details

Room/location Reference:	Room 45
Room/location Description:	Female Showers
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

Ceiling:

Walls:

Floor:

Doors:

Windows:

Comments



### Room/location Details

Room/location Reference:	Room 46
Room/location Description:	Girls Changing Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finished Walls. Ceramic Tiles to Shower Area

#### Floor:

Other: Ceramic Floor Tiles to Shower Area (No Access to Floor Duct)

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof with MMMF Insulation & Modern Lining to Loft. No Access to Boxing



### Room/location Details

Room/location Reference:	Room 47
Room/location Description:	Boys Changing Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls. Ceramic Wall Tiles to Shower Area

#### Floor:

Other: Floor Tiles to Shower Area

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof With MMMF Insulation and Modern Roof Lining to Loft Above Shower Area. No Access Behind Timber Boxing



### Room/location Details

Room/location Reference:	Room 48
Room/location Description:	Cleaners Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	1
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Insulation Board Panels to Ceiling

#### Walls:

Other: Brick Walls

#### Floor:

Other: Ceramic Floor Tiles

#### Doors:

#### Windows:

#### Comments

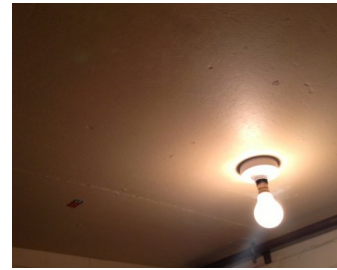
Sample Taken From Ceiling



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	004(OS)
Sample/link ID	S002-Ceiling Insulation Board
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 48
Specific location	Ceiling
Product/debris type	Insulation Board Panel(s)
Asbestos type	Identified Amosite + Chrysotile
Extent	1 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	<span style="color: orange;">■</span> Low

**Comments**

**Actions/recommendations**

Action/recommendations	Encapsulate & Label
------------------------	---------------------



### Room/location Details

Room/location Reference:	Room 49
Room/location Description:	PE Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	1
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Insulation Board Panels to Ceiling

#### Walls:

Other: Brick Walls

#### Floor:

Other: Concrete Floor

#### Doors:

#### Windows:

#### Comments



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	005(VRS)
Sample/link ID	S002-Ceiling Insulation Board
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 49
Specific location	Ceiling
Product/debris type	Insulation Board Panel(s)
Asbestos type	Identified Amosite + Chrysotile
Extent	1 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

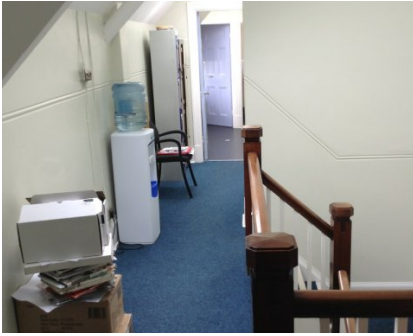
**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	<span style="color: orange;">■</span> Low

**Comments**

**Actions/recommendations**

Action/recommendations	Encapsulate & Label
------------------------	---------------------



### Room/location Details

Room/location Reference:	Room 5
Room/location Description:	Landing
Area/floor Reference:	First Floor
Area/floor Description:	Area 2
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick Walls With Plaster Skim Finish

#### Floor:

Other: Timber Floor Boards Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Timber Pitched Roof With MMMF Insulation to Loft Space Above Landing. Limited Access. No Walk Boards. Inspection From Hatch Only





### Room/location Details

Room/location Reference:	Room 5
Room/location Description:	Cleaners Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor

#### Doors:

Other: Timber Door

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 50
Room/location Description:	Boys WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Upvc Cladding to Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 51
Room/location Description:	Girls WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Upvc Cladding to Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 52
Room/location Description:	Lobby
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

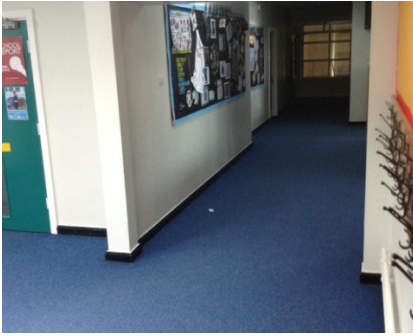
Other: Ceramic Floor Tiles

#### Doors:

Other: Timber Fire Doors

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 53
Room/location Description:	Corridor
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	1
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work Above Suspended Ceiling Part of Corridor

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Insulation Board Panel to Corridor Cupboard Ceiling



Location Photography



Item Photography

**Item Detail**

Item ID	009(VRS)
Sample/link ID	S002-Ceiling Insulation Board
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 53
Specific location	Ceiling
Product/debris type	Insulation Board Panel(s)
Asbestos type	Identified Amosite + Chrysotile
Extent	1 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	<span style="color: orange;">■</span> Low

**Comments**

**Actions/recommendations**

Action/recommendations	Encapsulate & Label
------------------------	---------------------



### Room/location Details

Room/location Reference:	Room 54
Room/location Description:	Classroom 15
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	1
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work Above Suspended Ceiling. Man Made Ceiling Tiles to Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Floor Tiles Beneath Carpet

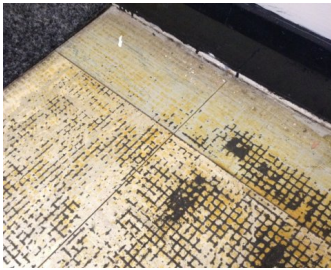
#### Doors:

#### Windows:

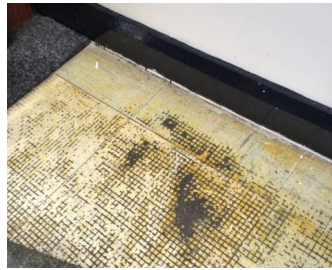
Other: Timber Infill Panel Beneath Window Next to Door

#### Comments

Sample Taken From Floor Tiles



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	005(OS)
Sample/link ID	S003-Grey VFT
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 54
Specific location	Floor
Product/debris type	Flooring Floor Tile(s)
Asbestos type	Identified Chrysotile
Extent	40 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

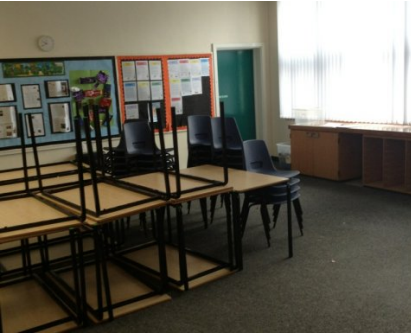
Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	<span style="color: yellow;">■</span> Very Low

**Comments**

**Actions/recommendations**

Action/recommendations	Monitor
------------------------	---------





### Room/location Details

Room/location Reference:	Room 55
Room/location Description:	Classroom 16
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	2
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work Above Suspended Ceiling. Man Made Ceiling Tiles to Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Floor Tiles Beneath Carpet

#### Doors:

#### Windows:

Other: Timber Infill Panel Beneath Window Next to Door

#### Comments

Sample Taken From Floor Tiles. Insulation Board to Classroom Cupboard Ceiling



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	007(VRS)
Sample/link ID	S002-Ceiling Insulation Board
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 55
Specific location	Ceiling
Product/debris type	Insulation Board Panel(s)
Asbestos type	Identified Amosite + Chrysotile
Extent	1 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	<span style="color: orange;">■</span> Low

**Comments**

**Actions/recommendations**

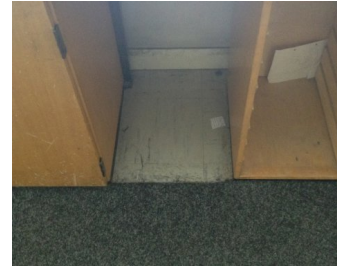
Action/recommendations	Encapsulate & Label
------------------------	---------------------



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	006(VRS)
Sample/link ID	S003-Grey VFT
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 55
Specific location	Floor
Product/debris type	Flooring Floor Tile(s)
Asbestos type	Identified Chrysotile
Extent	40 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	<span style="color: yellow;">■</span> Very Low

**Comments**

**Actions/recommendations**

Action/recommendations	Monitor
------------------------	---------



### Room/location Details

Room/location Reference:	Room 56
Room/location Description:	Classroom 19
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	2
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work Above Suspended Ceiling. Man Made Ceiling Tiles to Suspended Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

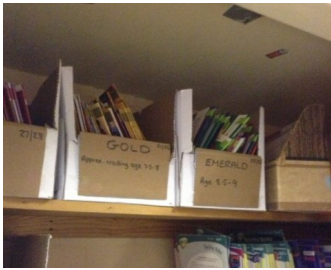
Other: Floor Tiles Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Insulation Board Panels to Classroom Cupboard Ceiling



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	008(VRS)
Sample/link ID	S002-Ceiling Insulation Board
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 56
Specific location	Ceiling
Product/debris type	Insulation Board Panel(s)
Asbestos type	Identified Amosite + Chrysotile
Extent	1 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	<span style="color: orange;">■</span> Low

**Comments**

**Actions/recommendations**

Action/recommendations	Encapsulate & Label
------------------------	---------------------



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	007(VRS)
Sample/link ID	S003-Grey VFT
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 56
Specific location	Floor
Product/debris type	Flooring Floor Tile(s)
Asbestos type	Identified Chrysotile
Extent	20 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	<span style="color: yellow;">■</span> Very Low

**Comments**

**Actions/recommendations**

Action/recommendations	Monitor
------------------------	---------



### Room/location Details

Room/location Reference:	Room 57
Room/location Description:	Library
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Fibre Board Ceiling Tiles

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Solid Cement Based Floor Beneath Carpet

#### Doors:

Other: Timber Doors

#### Windows:

#### Comments

No Access Above Tiles Without Damaging



### Room/location Details

Room/location Reference:	Room 58
Room/location Description:	Classroom 17
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work Above Suspended Ceiling? Man-made Suspended Ceiling Tiles

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

Other: Timber Infill Panel Beneath Window Next to Door

#### Comments





### Room/location Details

Room/location Reference:	Room 59
Room/location Description:	Classroom 18
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	1
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Frame Work Above Suspended Ceiling? Man-made Suspended Ceiling Tiles

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

Other: Timber Infill Panel Beneath Window Next to Door

#### Comments

Insulation Board Panel to Classroom Store Ceiling



Location Photography



Item Photography



Additional Photography

**Item Detail**

Item ID	010(VRS)
Sample/link ID	S002-Ceiling Insulation Board
Property Name	Monkseaton Middle
Area/floor	Ground Floor
Room/location	Room 59
Specific location	Ceiling
Product/debris type	Insulation Board Panel(s)
Asbestos type	Identified Amosite + Chrysotile
Extent	1 m <sup>2</sup>
Accessibility/vulnerability	Low
Additional information	N/A
Air Test	-

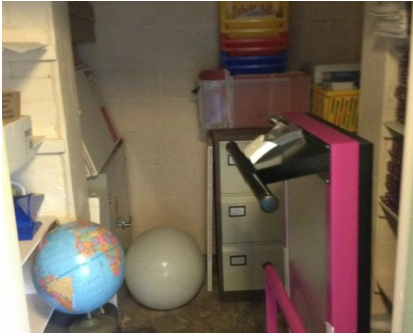
**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	<span style="color: orange;">■</span> Low

**Comments**

**Actions/recommendations**

Action/recommendations	Encapsulate & Label
------------------------	---------------------



### Room/location Details

Room/location Reference:	Room 6
Room/location Description:	Cupboard
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Ceiling

#### Walls:

Other: Breeze Block and Brick Walls

#### Floor:

Other: Concrete Floor

#### Doors:

Other: Timber Door

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 60
Room/location Description:	Corridor
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling

#### Walls:

Other: Brick and Breeze Block Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work. Steel Beams. Built in 2004



### Room/location Details

Room/location Reference:	Room 61
Room/location Description:	Photocopier Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments



### Room/location Details

Room/location Reference:	Room 62
Room/location Description:	Boiler Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling

#### Walls:

Other: Breeze Block Walls

#### Floor:

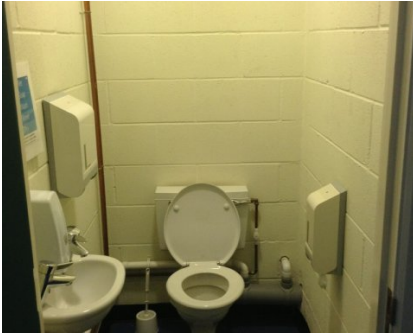
Other: Concrete Floor

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work. Steel Beams. MMMF Insulation to Pipe Work All Above Suspended Ceiling. Built in 2004



### Room/location Details

Room/location Reference:	Room 63
Room/location Description:	WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with MMMF Insulation to Pipe Work Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work. Steel Beams



### Room/location Details

Room/location Reference:	Room 64
Room/location Description:	Disabled WC
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with MMMF Insulation to Pipe Work Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work. Steel Beams





### Room/location Details

Room/location Reference:	Room 65
Room/location Description:	Dining Hall
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with Steel Beams Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work



### Room/location Details

Room/location Reference:	Room 66
Room/location Description:	Classroom 20
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with Steel Beams Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work



### Room/location Details

Room/location Reference:	Room 67
Room/location Description:	Classroom 21
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with Steel Beams Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work



### Room/location Details

Room/location Reference:	Room 68
Room/location Description:	Music Instrument Store
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with Steel Beams Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Modern Vinyl Floor Covering

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work. MMMF Insulation to Pipe Work



### Room/location Details

Room/location Reference:	Room 69
Room/location Description:	Classroom 23
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling with Steel Beams Above

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work



### Room/location Details

Room/location Reference:	Room 7
Room/location Description:	Science Class
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: High Level Plasterboard Ceilings

#### Walls:

Other: Brick Walls, Timber Skirting Boards

#### Floor:

Other: Wooden Block Floor.

#### Doors:

#### Windows:

Other: Upvc Windows With Timber Window Sills

#### Comments

No Access Beneath Floor



### Room/location Details

Room/location Reference:	Room 70
Room/location Description:	Classroom 22
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Foam Ceiling Tile to Suspended Ceiling

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor Beneath Carpet

#### Doors:

#### Windows:

#### Comments

Metal Profile Sheet Roof. Metal Frame Work and Steel Beams Above Suspended Ceiling. Built in 2004



### Room/location Details

Room/location Reference:	Room 71
Room/location Description:	Kitchen
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: UPVC Cladding

#### Walls:

Other: Breeze Block Walls with UPVC Cladding

#### Floor:

#### Doors:

#### Windows:

#### Comments

Office and Store Room Inspected





### Room/location Details

Room/location Reference:	Room 8
Room/location Description:	Science Prep Room
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Plasterboard Ceiling

#### Walls:

Other: Brick and Plaster Finish Walls

#### Floor:

Other: None Slip Covering to Concrete Floor

#### Doors:

#### Windows:

#### Comments

MMMFM Insulation and Timber Frame to Loft Space Above Prep Room



### Room/location Details

Room/location Reference:	Room 9
Room/location Description:	Cupboard
Area/floor Reference:	Ground Floor
Area/floor Description:	
Accessibility:	Accessible
Total ACMs:	0
Total NoACMs:	0

### Room/location Construction Details

#### Ceiling:

Other: Timber Ceiling

#### Walls:

Other: Breeze Block Walls

#### Floor:

Other: Concrete Floor

#### Doors:

Other: Timber Door

#### Windows:

#### Comments

## Asbestos Register



Location



Item



Additional

Item ID  
Property Name  
Area/floor  
Room/location  
Specific location  
Product/debris type  
Extent  
Accessibility/vulnerability  
Additional information  
**Actions/recommendations**  
Action/recommendations

001  
Monkseaton Middle  
Ground Floor  
Area 17  
Pipework  
Gaskets To Pipe Work  
6 Item(s)  
Very low  
N/A  
Monitor

**Material Assessment**

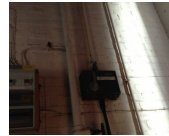
Product Type (a) N/A  
Extent of Damage (b) N/A  
Surface Treatment (c) N/A  
Asbestos Fibre (d) N/A  
Total (a+b+c+d) 12  
Material Risk Assessment ■ High  
**Comments**  
No Comments



Location



Item



Additional

Item ID  
Property Name  
Area/floor  
Room/location  
Specific location  
Product/debris type  
Extent  
Accessibility/vulnerability  
Additional information  
**Actions/recommendations**  
Action/recommendations

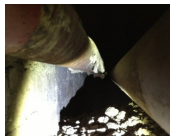
002  
Monkseaton Middle  
Ground Floor  
Room 24  
Other Isolator switch boxes  
Flash Pads Flash Pads to Fuse Box  
0 Unknown  
Very low  
N/A  
Further Investigation Required

**Material Assessment**

Product Type (a) N/A  
Extent of Damage (b) N/A  
Surface Treatment (c) N/A  
Asbestos Fibre (d) N/A  
Total (a+b+c+d) 12  
Material Risk Assessment ■ High  
**Comments**  
No Comments



Location



Item



Additional

Item ID  
Property Name  
Area/floor  
Room/location  
Specific location  
Product/debris type  
Extent  
Accessibility/vulnerability  
Additional information  
**Actions/recommendations**  
Action/recommendations

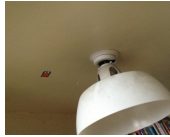
012  
Monkseaton Middle  
Basement  
Room 1  
Pipework  
Insulation Hand-applied Pipe Lagging/insulation  
3 m  
Low  
N/A  
Further Investigation Required

**Material Assessment**

Product Type (a) N/A  
Extent of Damage (b) N/A  
Surface Treatment (c) N/A  
Asbestos Fibre (d) N/A  
Total (a+b+c+d) 12  
Material Risk Assessment ■ High  
**Comments**  
Pipe Lagging to Pipe Work in Wall Cavities x  
2



Location



Item



Additional

Item ID 007(VRS)  
 Sample/link ID S002-Ceiling Insulation Board  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 55  
 Specific location Ceiling  
 Product/debris type Insulation Board Panel(s)  
 Asbestos type Identified Amosite + Chrysotile  
 Extent 1 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -  
**Actions/recommendations**  
 Action/recommendations Encapsulate & Label

**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	Low

**Comments**

No Comments



Location



Item

Item ID 009(VRS)  
 Sample/link ID S002-Ceiling Insulation Board  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 53  
 Specific location Ceiling  
 Product/debris type Insulation Board Panel(s)  
 Asbestos type Identified Amosite + Chrysotile  
 Extent 1 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -  
**Actions/recommendations**  
 Action/recommendations Encapsulate & Label

**Material Assessment**

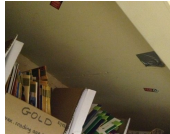
Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	Low

**Comments**

No Comments



Location



Item



Additional

Item ID 008(VRS)  
 Sample/link ID S002-Ceiling Insulation Board  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 56  
 Specific location Ceiling  
 Product/debris type Insulation Board Panel(s)  
 Asbestos type Identified Amosite + Chrysotile  
 Extent 1 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -  
**Actions/recommendations**  
 Action/recommendations Encapsulate & Label

**Material Assessment**

Product Type (a)	2
Extent of Damage (b)	1
Surface Treatment (c)	1
Asbestos Fibre (d)	2
Total (a+b+c+d)	06
Material Risk Assessment	Low

**Comments**

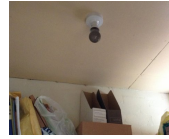
No Comments



Location



Item



Additional

Item ID 005(VRS)  
 Sample/link ID S002-Ceiling Insulation Board  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 49  
 Specific location Ceiling  
 Product/debris type Insulation Board Panel(s)  
 Asbestos type Identified Amosite + Chrysotile  
 Extent 1 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -

**Actions/recommendations**

Action/recommendations Encapsulate & Label

**Material Assessment**

Product Type (a) 2  
 Extent of Damage (b) 1  
 Surface Treatment (c) 1  
 Asbestos Fibre (d) 2  
 Total (a+b+c+d) 06  
 Material Risk Assessment ■ Low

**Comments**

No Comments



Location



Item



Additional

Item ID 004(OS)  
 Sample/link ID S002-Ceiling Insulation Board  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 48  
 Specific location Ceiling  
 Product/debris type Insulation Board Panel(s)  
 Asbestos type Identified Amosite + Chrysotile  
 Extent 1 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -

**Actions/recommendations**

Action/recommendations Encapsulate & Label

**Material Assessment**

Product Type (a) 2  
 Extent of Damage (b) 1  
 Surface Treatment (c) 1  
 Asbestos Fibre (d) 2  
 Total (a+b+c+d) 06  
 Material Risk Assessment ■ Low

**Comments**

No Comments



Location



Item



Additional

Item ID 010(VRS)  
 Sample/link ID S002-Ceiling Insulation Board  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 59  
 Specific location Ceiling  
 Product/debris type Insulation Board Panel(s)  
 Asbestos type Identified Amosite + Chrysotile  
 Extent 1 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -

**Actions/recommendations**

Action/recommendations Encapsulate & Label

**Material Assessment**

Product Type (a) 2  
 Extent of Damage (b) 1  
 Surface Treatment (c) 1  
 Asbestos Fibre (d) 2  
 Total (a+b+c+d) 06  
 Material Risk Assessment ■ Low

**Comments**

No Comments



Location

Item

Additional

Item ID 003(OS)  
 Sample/link ID S001-Pipe lagging  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 24  
 Specific location Pipework  
 Product/debris type Insulation Hand-applied Pipe Lagging/insulation  
 Asbestos type Identified Chrysotile  
 Extent 6 m  
 Accessibility/vulnerability Very low  
 Additional information N/A  
 Air Test -  
**Actions/recommendations**  
 Action/recommendations Monitor

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	2
Asbestos Fibre (d)	1
Total (a+b+c+d)	04
Material Risk Assessment	Very Low

**Comments**

No Comments



Location

Item

Additional

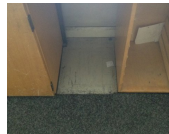
Item ID 011(OS)  
 Sample/link ID S004-Gaskets to pipe work  
 Property Name Monkseaton Middle  
 Area/floor Basement  
 Room/location Room 1  
 Specific location Pipework  
 Product/debris type Gaskets To Pipe Work  
 Asbestos type Identified Chrysotile  
 Extent 0 Unknown  
 Accessibility/vulnerability Low  
 Additional information N/A  
 Air Test -  
**Actions/recommendations**  
 Action/recommendations Monitor

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	Very Low

**Comments**

Presume All Other Gaskets to Rest of Pipe Work



Location

Item

Additional

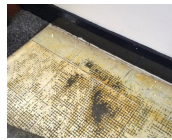
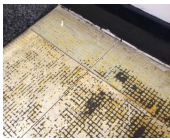
Item ID 006(VRS)  
 Sample/link ID S003-Grey VFT  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 55  
 Specific location Floor  
 Product/debris type Flooring Floor Tile(s)  
 Asbestos type Identified Chrysotile  
 Extent 40 m<sup>2</sup>  
 Accessibility/vulnerability Low  
 Additional information N/A  
 Air Test -  
**Actions/recommendations**  
 Action/recommendations Monitor

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	Very Low

**Comments**

No Comments



Location

Item

Additional

Item ID 005(OS)  
 Sample/link ID S003-Grey VFT  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 54  
 Specific location Floor  
 Product/debris type Flooring Floor Tile(s)  
 Asbestos type Identified Chrysotile  
 Extent 40 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -

**Actions/recommendations**

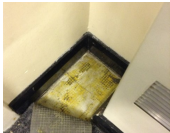
Action/recommendations Monitor

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	Very Low

**Comments**

No Comments



Location

Item

Additional

Item ID 007(VRS)  
 Sample/link ID S003-Grey VFT  
 Property Name Monkseaton Middle  
 Area/floor Ground Floor  
 Room/location Room 56  
 Specific location Floor  
 Product/debris type Flooring Floor Tile(s)  
 Asbestos type Identified Chrysotile  
 Extent 20 m<sup>2</sup>  
 Accessibility /vulnerability Low  
 Additional information N/A  
 Air Test -

**Actions/recommendations**

Action/recommendations Monitor

**Material Assessment**

Product Type (a)	1
Extent of Damage (b)	0
Surface Treatment (c)	0
Asbestos Fibre (d)	1
Total (a+b+c+d)	02
Material Risk Assessment	Very Low

**Comments**

No Comments

## Survey Results

### Summary of Remedial or Removal Works

Item	Sample	Product/debris Type	Area/floor	Room/location	Action/recommendations
004	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 48	Encapsulate & Label
005	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 49	Encapsulate & Label
007	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 55	Encapsulate & Label
008	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 56	Encapsulate & Label
009	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 53	Encapsulate & Label
010	S002-Ceiling Insulation Board	Panel(s)	Ground Floor	Room 59	Encapsulate & Label



## Assessment Information

### Material Risk Assessment Algorithm

Material assessments consider the type and condition of the ACM and the ease with which it will release fibres when subject to disturbance. The main parameters are:

- a. Product Type
- b. Extent of Damage & Deterioration
- c. Surface Treatments
- d. Asbestos Types

The material assessment will give a good initial guide to the priority for management as it will identify the materials which will most readily release airborne fibres if disturbed. It does not automatically follow that those materials assigned the highest score will be the priority for remedial action, such priorities must be determined by conducting and subsequently considering the results of a priority assessment.

To achieve some form of standardisation of the risk rating and action level, the assessment algorithm contained within HSG264 has been adopted, which is based upon a numerical rating given to each of the parameters considered above. The addition of each number results in a score that falls into one of four possible risk categories, which can assist the duty holder to prioritise the need for action as part of the plan for managing asbestos.

Assessment Factor	Score	Score Variables
Product Type (a)	1	Asbestos Reinforced Composites (Plastics, Resins, Mastics, Roofing Felts, Vinyl Floor Tiles, Semi-Rigid Paints, Decorative Finishes, Asbestos Cement)
	2	Asbestos Insulating Board (AIB), Millboards, Other Low-Density Insulation Boards, Asbestos Textiles, Gaskets, Ropes, Woven Textiles and Asbestos Paper or Felt
	3	Thermal Insulating (e.g. Pipe and Boiler Lagging) Sprayed Asbestos, Loose Asbestos, Asbestos Mattresses and Packing
Extent of Damage (b)	0	Good Condition: No Visible Damage
	1	Low Damage: A Few Scratches or Surface Marks, Broken Edges on Boards or Tiles
	2	Medium Damage: Significant Breakage of Material or Several Small Areas where Material has been Damaged Revealing Loose Asbestos Fibre
	3	High Damage: Delaminating of Materials, Sprays and Thermal Insulation, Visible Asbestos Debris
Surface Treatment (c)	0	Composite Materials Containing Asbestos: Reinforced Plastics, Resins, Vinyl Tiles
	1	Enclosed Sprays and Lagging, AIB with Exposed Face Painted or Encapsulated, Unsealed Asbestos Cement Sheets
	2	Unsealed AIB or Encapsulated Lagging and Sprays
	3	Unsealed Lagging and Sprays
Asbestos Type (d)	1	Chrysotile (White)
	2	Amphibole Asbestos, Amosite (Brown), Actinolite, Anthophyllite and Tremolite
	3	Crocidolite (Blue)

## Assessment Information

### Material Classifications

The following material assessment categories are used within this survey and indicate the level of hazard each material presents.

#### (10 ≥) High

ACMs in this category are regarded as having a significant potential to release fibres if disturbed. Such ACMs require urgent consideration to ensure people are not exposed to the hazard. In most circumstances plans for removal should be implemented and in the interim, the affected area should be sealed off.

#### (7-9) Medium

ACMs within this category do not always pose an imminent threat and the likelihood of fibre release is moderate under existing conditions. A decision regarding how these ACMs are to be managed should be made promptly and most likely as part of an overall management plan. Such situations should be regularly inspected to ascertain any change to circumstances unless serious damage is present or debris is visible, then this will require action which could involve removal or encapsulation.

#### (5-6) Low

ACMs within this category should be regarded as providing a low risk to people exposed to them but precautions should be followed and the situation should be monitored through regular re-inspections to ascertain any deterioration in condition which may occur with the passage of time. These ACMs generally have no or very little sign of historic damage.

#### (≤4) Very Low

ACMs within this category do not generally present a significant risk. They should be managed and only considered to be removed if the item falls within a refurbishment and demolition area and the works are likely to disturb the material.

#### (0) No Risk

No ACM present.

## Survey Appendices

### Remedial Options

There are a variety of remedial options available. In many cases the ACMs can be protected or enclosed, sealed or encapsulated, or repaired and these options should be considered first. Where such actions are not practical, ACMs should be removed. Recommended action in the Management Survey will normally involve one or more of the following:

#### Removal

ACMs vulnerable to damage should often be removed. Where they are in such poor condition, removal is often the only practical option. Removal is required where refurbishment or demolition works are planned that will impinge on the ACMs present.

#### Management

Management of the ACMs present (where these are not in poor condition or vulnerable to damage) is achieved by labelling, registering and monitoring as necessary. Such management should be undertaken in compliance with CAR 2012.

#### Monitor

Re-inspection of ACMs should be undertaken at regular intervals determined by the risk priority and by a trained, suitably experienced and competent person. This may be accompanied by air testing where relevant to determine whether any asbestos fibres are present.

#### Label

Where an ACM is detected, regardless of its risk categorisation, it is recommended that approved industry specific warning labels are positioned to prevent accidental damage to the material.

#### Protection/enclosure

Undertake enclosure where the ACM is in poor condition or vulnerable to damage. This involves protection by a physical barrier, such as a timber casing. The casing is sealed and as airtight as possible to prevent the migration of fibres.

#### Sealed/encapsulate

There are two methods of encapsulation: applying a durable layer adhered to the surface of the ACM, or applying a material that penetrates the ACM before hardening which locks the material together.

#### Repair

All repairs should be undertaken by a competent person with the relevant training and equipment. Repair should only be undertaken if the damage is slight. There are a number of methods including filling, wrapping and isolated encapsulation. All repairs will be carried out using non-asbestos containing materials and appropriate precautions undertaken to prevent the release of any asbestos fibres.

#### Remove

The HSE recommend against removal of asbestos if the removal is undertaken without due consideration of the potential to increase the risk of harm. ACMs should be removed where found to be in poor condition, if it is not possible to undertake maintenance works without disturbance, or refurbishment works are due to be undertaken. Only HSE licensed contractors may be appointed to deal with work that contains 'high risk' ACMs.

#### Periodic Air Test

Where there is a large amount of ACMs in a confined space with a history of unauthorised disturbance, periodic air tests may be undertaken to monitor asbestos fibre levels to confirm that it is safe to access the area.

## Survey Appendices

### Regulations and Guidance

#### Legislation

The Health & Safety at Work Act (1974) and The Management of Health and Safety at Work Regulations (1999) collectively require employers to provide a safe workplace for all their employees and those affected by their activities.

Asbestos specifically and work with asbestos is covered by specialist regulations known as The Control of Asbestos Regulations 2012 (CAR 2012). The duty to manage requires those in control of the premises to:

1. Take reasonable steps to determine the location and condition of ACMs.
2. Presume materials contain asbestos unless there is strong evidence that they do not.
3. Set up and maintain a record of the location and condition of the ACMs or presumed ACMs in premises.
4. Assess the risk of the likelihood of anyone being exposed to fibres from these ACMs.
5. Prepare a plan setting out how the risks from the ACMs are to be managed.
6. Take the necessary steps to put the plan into action.
7. Review and monitor the plan periodically.
8. Provide information on the location and condition of the materials to anyone who is liable to work on or disturb them.

#### Approved Codes of Practice and Guidance Documents

There is a raft of publications that disseminate advice and information relating to asbestos which should be consulted by those who work with or have an obligation to manage ACMs (please note this list is not exhaustive).

1. L127 'The management of asbestos in non-domestic premises'
2. L143 'Work with materials containing asbestos'
3. HSG 189/2 'Working with asbestos cement'
4. HSG210 'Asbestos essentials task manual'
5. HSG213 'Introduction to asbestos essentials'
6. HSG227 'A comprehensive guide to managing asbestos in premises'
7. HSG247 'Asbestos: The licensed contractors' guide'
8. HSG248 'Asbestos: The analysts' guide for sampling, analysis and clearance procedures'
9. HSG264 'Asbestos: The survey guide'
10. INDG223 'A short guide to managing asbestos in premises'

The HSE has also published 38 'Asbestos essentials task sheets' and 10 'Equipment and Method sheets' which can help ensure compliance with CAR 2012 and illustrate 'good practice'.

### Bulk Analysis Results

Documents Enclosed.

### Site Plans

Documents Enclosed.