



Our Ref: J083286 FI: 2  
Your Ref: 320337  
Date: 27/08/2015

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## **MAJOR REFURBISHMENT ASBESTOS SURVEY**

**OF**

**MITCHELL ROAD CAR PARK,  
MITCHELL ROAD,  
EASTLEIGH,  
HAMPSHIRE  
SO50 5RN**

**ON BEHALF OF**

**EASTLEIGH BOROUGH COUNCIL**

## DISCLAIMER

Envirochem completed this survey on the basis of a specified program of work and terms and conditions agreed with the Client. All reasonable skill and care, bearing in mind the project objectives and the agreed scope of work, have been exercised during the preparation of this survey report.

Following the issue of this survey report, responsibility to any parties for any matters arising, which may be considered outside of the agreed scope of work, will not be accepted by Envirochem.


This survey report is confidential. Envirochem will accept liability to no parties with the exception of the Client. Without the written agreement of Envirochem, no one with the exception of the Client, may rely upon or have the benefit of this survey report.

Envirochem asserts and retains all copyright, and other intellectual property rights, in and over the survey report and its contents unless these rights were specifically assigned or transferred within the terms of the agreement.

Any questions or matters arising from this survey report should be addressed to Envirochem.

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	Name	Signed	Dated
<b>Report Authorised By</b>	Simon Hammonds (Lead Surveyor)		27 Aug 2015

## SECTION 1 - Executive Summary

This report is based on the findings of a refurbishment asbestos survey (as defined by Health and Safety Executive (HSE) Guidance Note HSG264: Asbestos: The Survey Guide) carried out by Envirochem at Mitchell Road Car Park, Mitchell Road, Eastleigh, Hampshire, SO50 5RN. The purpose of the survey was to determine the location, extent and product type of all reasonably accessible asbestos containing materials (ACM's) within the building.

### *Scope of work*

The scope of work is a refurbishment asbestos survey of levels 1 to 13 - East and West lifts and lift motor rooms

### *Asbestos identified*

SAMPLE NUMBER	SAMPLE DESCRIPTION	PRODUCT TYPE
No asbestos containing materials were identified in this survey.		

### *Areas of no access*

The following areas were not accessed at the time of the survey:

AREA	REASON FOR NON-ACCESS
Mitchell Road Car Park Ground Floor. G.01 West Lift Motor Room	No access within lift machinery
Mitchell Road Car Park Ground Floor. G.02 East Lift Motor Room	No access Within lift machinery

Until the above locations are accessed, as stated within HSE Guidance Note HSG 264, it should be presumed that these areas contain ACMs.

### *Asbestos containing materials and actions required*

SAMPLE NUMBER	SAMPLE DESCRIPTION	PRODUCT TYPE	ACTION REQUIRED
No asbestos containing materials were identified within this survey			

The purpose of this survey is to identify the asbestos containing materials that are present, with the assumption that during refurbishment, all ACM's discovered are to be removed. If all ACM's are not to be removed as they are not involved in the scope of works, it must be reminded that these ACM's will need to be managed in the future. In this case, a material assessment should be performed, along with a priority assessment. The table above, lists the ACM's that require urgent attention, regardless of whether they are to be removed under the scope of works during the refurbishment project.

## SECTION 2 – Introduction

Envirochem Analytical Laboratories Ltd is a well established, independent organisation. We are United Kingdom Accreditation Service (UKAS) accredited as a testing laboratory (Number: 1227) and as an inspection body (Number: 260). This accreditation covers fibre identification of asbestos bulk samples, air monitoring for asbestos and asbestos building surveys. All asbestos lead surveyors hold, as a minimum qualification, the British Occupational Hygiene Society (BOHS) proficiency certificate in Building surveys and bulk sampling for asbestos (P402). Likewise, those employed in the other fields mentioned hold, as a minimum qualification, the relevant BOHS proficiency certificate.

We also have expertise and experience in setting up and monitoring asbestos management plans.

This report is based on the findings of a major refurbishment (as defined by Health and Safety Executive (HSE) Guidance Note HSG264: Asbestos: The Survey Guide) survey carried out by Envirochem at Mitchell Road Car Park, Mitchell Road, Eastleigh, Hampshire, SO50 5RN.

The survey was carried out on the 13th August 2015 by Simon Hammonds on behalf of Envirochem Analytical Laboratories Ltd, 12 The Gardens, Fareham, Hampshire, PO16 8SS, as instructed by Pearl Tee of Regeneration and Planning Policy, Eastleigh Borough Council, Eastleigh House, Upper Market Street, Eastleigh, Hampshire, SO50 9YN.

The purpose of the survey was to determine the location, extent and product type of all asbestos containing materials (ACM's) within the areas covered by this survey report. This information should form part of the Health and Safety plan for any proposed major refurbishment work, as required by the CDM Regulations and/or the Control of Asbestos Regulations 2012.

*For further information with respect to the survey report or to arrange asbestos removal work or to arrange a free consultation at our premises please contact Mr Matthew Hurst or Mr Stuart White on 01329 287777.*

The location and description, as far as was reasonably possible, of all suspected ACM's within the scope of works were recorded. ACM's have not been disturbed or removed during the course of this survey. There is the possibility for additional ACM's to be present behind those identified, which may only be discovered during subsequent asbestos removal work.

Samples of each different type of suspected ACM were collected in accordance with HSE Guidance Note HSG264 for laboratory analysis. The samples were then analysed in accordance with HSE Guidance Note HSG248 to identify, which suspected ACM's, actually contained asbestos.

For sampled suspected ACM's, similar homogenous materials used in the same way throughout the building have not been sampled. In this instance the referenced suspected ACM can be strongly presumed to have the same make up as the sampled suspected ACM. Where a suspected ACM cannot be sampled but visually identified only there will be a presumption as to the make up of the material.

The survey is designed to be used as a basis for costing the removal of ACM's from the building prior to major refurbishment. Any person or people using the report in this way must satisfy themselves as to the extent of the ACM's within the designated area and thereby ensure that their tender is sufficient in every respect to remove all the ACM's within these areas, including the possibility of any that may be hidden behind identified, strongly presumed or presumed ACM's.

Due to the situation in which the survey is required the condition of the asbestos is not assessed and an asbestos material assessment is not created, instead a list of asbestos containing materials is developed. It should be noted that even when there are no ACM's identified in any particular area this is not a guarantee that ACM's are not present in this area. For instance ACM's may be located within the structure of the building and not identified until demolition of the building. Due caution must always be taken when dealing with building materials and suspected ACM's must be reported and left undisturbed until further investigation proves it safe to proceed.

## SECTION 3 - Initial Observations

A major refurbishment asbestos survey was carried out at Mitchell Road Car Park, Mitchell Road, Eastleigh, Hampshire, SO50 5RN. The scope of work is a refurbishment asbestos survey of levels 1 to 13 - East and West lifts and lift motor rooms

Externally the building is outside the scope of the survey.



## SECTION 4 - Areas of No Access

During the course of this survey no ACM's have been disturbed or removed. There is the possibility that additional ACM's may be present behind those identified. These additional ACM's would only become evident during any subsequent asbestos removal work.

### Specific Areas of No Access

AREA	REASON FOR NON-ACCESS
Mitchell Road Car Park Ground Floor. G.01 West Lift Motor Room	No access within lift machinery
Mitchell Road Car Park Ground Floor. G.02 East Lift Motor Room	No access Within lift machinery

As stated within HSE Guidance Note HSG264 areas where access cannot be gained must be presumed to contain ACM's until evidence can prove otherwise. All areas listed above should be revisited prior to further works.

## SECTION 5 - Method Statement

### **Sampling of Suspected Asbestos Containing Materials (ACM's)**

Samples of each different type of suspected ACM were collected in accordance with HSE Guidance Note HSG264 for laboratory analysis.

- The surveyor(s) visited each area to identify the position and number of samples. Also they assessed the health and safety requirements both for the occupiers of the adjacent areas as well as the surveyors.
- During sampling, the surveyors wore the personal protective equipment as appropriate to the risk assessment. In critical areas, warning signs were posted to restrict access during sampling.
- Sampling locations were damped down to reduce the risk of fibre release and samples were collected with shadow vacuuming where necessary. Upon completion of the sampling any debris created was cleaned by either H-type vacuums or wet wiping.
- The sample was placed in a labelled plastic bag, sealed and then placed in a second bag. Where required the sampling position was made good to minimise fibre release and labelled.
- Details of the samples location, product type, extent were recorded to enable a list of asbestos containing materials to be prepared.

### **Fibre Identification of Suspected Asbestos Containing Materials (ACM's)**

Each sampled suspected ACM was analysed in the laboratory in accordance with HSE Guidance Note HSG248. This analysis involved stereo microscopy and polarised light microscopy in association with dispersion staining techniques.

Using polarised light microscopy very fine asbestos fibres such as those present in some textured coatings may not always be identifiable.



## SECTION 6 - Asbestos Removal and Disposal

Under the Control of Asbestos Regulations 2012, there are three categories of asbestos removal; licensed, non notifiable and notifiable non-licensed work. For licensed work, generally involving asbestos insulation, insulation board and coatings, only a HSE licensed asbestos removal specialist can carry out this work. This work would generally take place inside an enclosure incorporating a three-stage airlock and kept under negative pressure.

Licensable work can only occur once a 14-day period has passed since the HSE received notification from the HSE licensed asbestos removal specialist of the forthcoming asbestos work.

The other two categories, non notifiable and notifiable non-licensed work, trained operatives with the correct equipment should be used as a minimum, Envirochem would always recommend using a licensed contractor for this work. For the purpose of this survey report, all work that would fall into these two categories have been classified as, removal (non-licensed). If these materials are to be removed, a risk assessment should be carried out by the removal operatives on the condition of the material at the time of pre removal and the expected fibre levels from similar work to allow the material to be categorised as non notifiable or notifiable non-licensed work. If the material is classified as notifiable non-licensed work, the local authority should be informed of the removal works prior to it commencing.

All waste with an asbestos content in excess of 0.1% of the total weight is classified as special waste and therefore must be deposited at a site which is licensed to accept special waste.

It is the recommendation of Envirochem that all work involving ACM's is undertaken by a HSE licensed asbestos removal specialist to ensure all legislation and guidelines are adhered to.

*For information regarding work with asbestos or to arrange work with asbestos please contact Mr Matthew Hurst or Mr Stuart White on 01329 287777.*



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## Asbestos Fibre Identification Report

**Client:** Eastleigh Borough Council  
Property Services, Civic Offices, Leigh Road, Eastleigh, Hampshire, SO50 9YN

**Site Address:** Mitchell Road Car Park, Mitchell Road, Eastleigh, Hampshire, SO50 5RN

**Sampled By:** Simon Hammonds, Envirochem

**Date sampled/received:** 13th August 2015

**Date analysed:** 25th August 2015

**Analyst/s:** Ewelina Kowalczyk Pariyar

**Analysis Location:** 12 The Gardens, Broadcut, Fareham, Hampshire, PO16 8SS

### ANALYTICAL PROCEDURE

Fibre identification was carried out in accordance with the documented 'in-house' methods based on the HSE Guidance Note HSG 248. These employed stereo microscopy, polarized microscopy and dispersion staining techniques.

### RESULTS

Sample No.	Sample Ref.	Location	Asbestos Detected	Asbestos Type
Sample 1	AI001463	Mitchell Road Car Park, Ground Floor. G.01 West Lift Motor Room, Residues to concrete wall	No	
Sample 2	AI001464	Mitchell Road Car Park, Lift Shaft. LIFT.01 West Lift Shaft, Insulation board firebreak above lift doors on each floor	No	

NOTES:

1. Sample(s) were examined for the presence of 6 types of asbestos fibres: crocidolite (blue), amosite (brown), chrysotile (white), anthrophyllite, actinolite and tremolite.
2. Samples collected by the client are evaluated using information provided by the client. For samples collected by the client the date of receipt is deemed to be the same as the date sampled.
3. Envirochem is a UKAS accredited laboratory for sampling and identification of asbestos containing materials.
4. Comments, observations and opinions are outside the scope of UKAS accreditation.
5. The analytical method in the HSG248 does not quantify the amount of asbestos present, therefore UKAS accreditation does not permit quantification.
6. If, during fibre identification, only 1 or 2 fibres are seen and identified as asbestos, then the term 'trace asbestos identified' is used.

SIGNATURE: *Kowalczyk*

Authorised signatory

PRINT NAME: Ewelina Kowalczyk Pariyar

Reg. No. 2378228 England. Registered Office: Envirochem, 12 The Gardens, Broadcut, Fareham, Hampshire, PO16 8SS.

**Envirochem Analytical Laboratories Ltd.**  
**Appendix 2 - List of Asbestos Containing Materials**

**Site Address** Mitchell Road Car Park, Mitchell Road, Eastleigh, Hampshire, SO50 5RN  
**Date of Survey** 13th August 2015  
**Reference Number** J083286

<b>Sample No.</b>	<b>Location</b>	<b>Level of Identification</b>	<b>Product Type</b>	<b>Asbestos Type</b>	<b>Extent</b>
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There were no positive samples identified.

# Envirochem Analytical Laboratories Ltd.

## Appendix 3 - List of Negative Samples

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**Site Address** Mitchell Road Car Park, Mitchell Road, Eastleigh, Hampshire, SO50 5RN  
**Date of Survey** 13th August 2015  
**Reference Number** J083286  
**Surveyors** Simon Hammonds

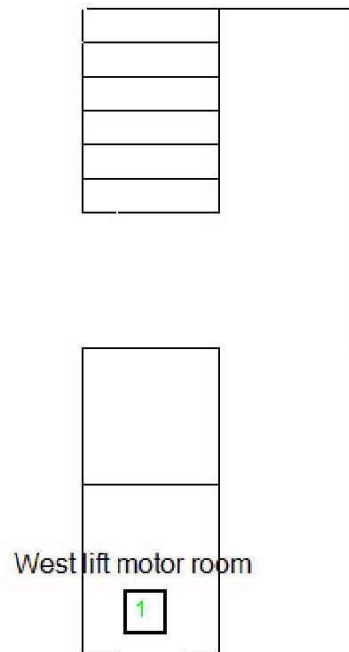
<b>Sample No.</b>	<b>Location</b>	<b>Product Type</b>
Sample 1	Mitchell Road Car Park, Ground Floor. G.01 West Lift Motor Room, Residues to concrete wall	Residue
Sample 2	Mitchell Road Car Park, Lift Shaft. LIFT.01 West Lift Shaft, Insulation board firebreak above lift doors on each floor	Board

## APPENDIX 4 - Photographs

There were no photos taken.

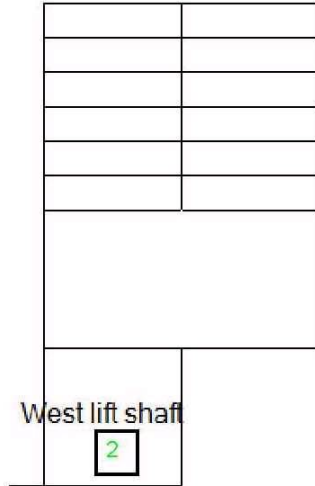
## APPENDIX 5 - Marked Plans

Client: Eastleigh Borough Council  
Site: Mitchell Road Car Park  
Mitchell Road  
Eastleigh  
Hampshire  
SO50 5RN



Key: 1 No asbestos identified  
1 Asbestos identified  
R1 Asbestos strongly presumed  
R1 No asbestos strongly presumed  
V1 Asbestos presumed

Client: Eastleigh Borough Council  
 Site: Mitchell Road Car Park  
 Mitchell Road  
 Eastleigh  
 Hampshire  
 SO50 5RN



Key: 1 No asbestos identified  
 1 Asbestos identified  
 R1 Asbestos strongly presumed  
 R1 No asbestos strongly presumed  
 V1 Asbestos presumed