



ASBESTOS SURVEY REPORT

(REFURBISHMENT/ DEMOLITION)

**Client Name: BAM Contractors,
Euro Business Park, Little Island, Co. Cork**

**Property Name: Horgans Quay Site,
Cork**

Date: 15th August 2017

Report No. PE17-587

Chris Mee Safety Engineering (CMSE), Euro Business Park, Little Island, Cork

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Client Name: BAM Contractors, Euro Business Park, Little Island, Co. Cork

Property Name: Horgans Quay Site, Cork

Asbestos Survey Report Type: Refurbishment/Demolition Survey

Survey Company: Chris Mee Safety Engineering

Surveyors: Eoghan Hickey, Jane Hickey & Andrew Hickey

Testing Laboratory: Phoenix Environmental Safety Ltd.

Date of Survey: 9th & 10th August 2017

Date of Survey Report: 15th August 2017

Reviewed By: Darren O'Keeffe

Report issue: Draft

Signed: *Jane Hickey*

Date: 14th August 2017

This report cannot be used for contractual or engineering purposes unless this sheet is signed where indicated by Surveyor. The report must also be designated 'final' on the signatory sheet.

Please note that Chris Mee Safety Engineering cannot be held responsible for the way in which the Client interprets or acts upon the results.

The report must be read in its entirety including any appendices. Chris Mee Safety Engineering accepts no responsibility for sub-division of this report. All measurements in this report are approximate and therefore should not be used by the asbestos removal contractor for pricing purposes. The asbestos removal contractors should ascertain for themselves, by site measurements and inspection, the exact nature and extent of the work to be done.

The survey information should be used to help in the tendering process for removal of ACMs from the building before work starts. The survey report should be supplied by the client to designers and contractors who may be bidding for the work, so that the asbestos risks can be addressed. In this type of survey, where the asbestos is identified so that it can be removed (rather than to manage it), the survey does not normally assess the condition of the asbestos, other than to indicate areas of damage or where additional asbestos debris may be present. However, where the asbestos removal may not take place for some time, the ACMs' condition will need to be assessed and the materials managed

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SUMMARY

Following a request made by BAM Contractors Ltd., we have produced this Refurbishment / Demolition Survey Report of the Horgans Quay Site, Cork with the aim of finding asbestos containing materials (ACMs) within the scope of the asbestos survey.

The scope of the asbestos survey was confined to all accessible areas of Buildings 1 to 8 of the Horgans Quay Site, Cork as outlined in red below which is due for complete demolition in the near future.



SUMMARY (CONTINUED)

During the asbestos survey of the Horgans Quay Site, Cork, the following asbestos containing materials were detected in the following locations:

BUILDING 1

- Corrugated asbestos cement sheeting and rain water goods were identified on a section of the roof (1,000 m² approx.)
- Asbestos containing felt was identified on the roof area where the roof lights are situated
- Asbestos containing rope seals were identified behind the glazing bars of the roof lights
- Asbestos cement debris was found throughout the building
- Compressed Asbestos Fibre (CAF) gaskets were found between the flanges of the plant and equipment on the east side entrance area
- Asbestos containing linoleum floor covering was found in the house to shed area at the rear of the building (10 m² approx.)

BUILDING 2

- No access to internal areas of Buildings 2A-2D

BUILDING 3

- No asbestos containing materials detected

BUILDING 4

- Asbestos insulation board was found on the walls and ceilings of the stairwell leading to the basement boiler room (10 m² approx.)
- Asbestos thermal insulation was identified on the boiler unit in the basement

BUILDING 5

- Asbestos cement slates were found on the main roof and lean-to roof (400 m² approx.)

BUILDING 6

- No asbestos containing materials detected

BUILDING 7

- Corrugated asbestos cement sheeting and rain water goods were identified on the roof (600 m² approx. floor area)
- Asbestos cement sheeting debris was identified on the floor

BUILDING 8

- No access to internal areas of Building 8

Please see appendix C & F for more details

INTRODUCTION

Background

Asbestos has been used extensively in the building industry for over one hundred years and has proved to be an excellent product for a variety of uses, having many qualities such as insulation, fire and chemical resistance to name a few. Its suitability across a wide range of uses and its relatively cheap cost made it very popular, with over 3,000 different asbestos products having been recorded.

The use of asbestos containing materials (ACM's) was most prevalent between the 1950's and 1970's when it provided an economic, easy to use and versatile material. Unfortunately, given the constitution and make up of asbestos it can give rise to microscopic airborne fibres being released into the working environment. The fibres have carcinogenic properties caused by inhalation of the fibres which can get lodged in the lining of the lungs causing disease and death.

Scope and Purpose

BAM Contractors Ltd. has commissioned Chris Mee Safety Engineering to undertake a Refurbishment / Demolition Survey of the Horgans Quay Site, Cork where demolition works are due to be carried out in the near future. The aim of the survey was to locate and identify the presence of asbestos containing materials (ACM's) or suspected ACM's. This report provides a record and assessment of the extent and characteristics of ACM's and is based on information made available on 9th & 10th August 2017.

This particular survey comprised a Refurbishment / Demolition Survey, carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006, the Health and Safety Executive's (UK) guidance document HSG 264 (Asbestos: The Survey Guide) and HSG 227 (A Comprehensive Guide to managing Asbestos in Premises).

This means that:

- As far as reasonably practicable, locate and describe all ACM's in all reasonably accessible areas within the scope of the survey
- A sampling programme is undertaken to identify possible ACM's and estimates of the volumes and the surface areas of ACM made
- A record of the condition of the ACM's or where additional asbestos debris may be expected to be present is produced

Refurbishment / Demolition Surveys (formerly type 3 surveys)

This type of survey is necessary prior to any refurbishment (including "minor") or demolition work being carried out. These "refurbishment / demolition" surveys will be much more intrusive and destructive compared with management surveys as their intention is to locate all the ACMs so that they can be removed before the refurbishment or demolition takes place. Refurbishment/demolition surveys are required as necessary when the needs or use of the building changes and the fabric of the building will be disturbed or complex fixed plant and equipment are to be dismantled.

The purpose of the report is to:

- Enable the client to take appropriate precautions so that people who work at the Horgans Quay Site during the forthcoming demolition works are not exposed to asbestos-related health risks
- Provide information to assist the client in developing and implementing an action plan before any refurbishment works are carried out

Presentation of Findings:

Data Sheets

A series of data sheets have been prepared to provide assessments and recommendations for each of the locations where samples were taken. These data sheets are presented in Appendix C.

Figures

The schematic diagrams presented at the rear of this document shows the locations of all of the asbestos containing materials detected during the asbestos survey.

APPENDIX A

ASBESTOS CONTAINING MATERIALS IN BUILDINGS

Sprayed coatings applied in Ireland were typically a mixture of hydrated asbestos cement containing up to 85% asbestos, mainly amosite but crocidolite and mixtures have been used. Primarily used for anti-condensation and acoustic control and fire protection to structural steelwork. It is a friable material but if in a good condition and unlikely to be disturbed presents no immediate danger, however it is likely to release fibres, if disturbed especially during repair and maintenance work. As it ages the binding medium of sprayed asbestos may degrade with the consequent release of more fibres.

Thermal insulation to boilers, vessels, pipe work, valves, pumps etc also known as hand applied lagging. Lagging may have a protective covering of cloth, tape, paper, metal or a surface coating of cement. All types of asbestos may be found in lagging and the content can vary between 15 and 85% asbestos with the protective papers being up to 100% chrysotile. The likelihood of fibre release depends upon its composition, friability and state of repair, but it is particularly susceptible to damage and disturbance through maintenance work or the action of water leaks.

Asbestos insulating boards usually contain between 16 to 40% amosite, although boards may be found to contain other types of asbestos and in other quantities. Insulating boards were developed in the 1950s to provide an economical, lightweight, fire resisting insulating material. As insulation board is semi-compressed it is more likely to release fibres as a result of damage or abrasion. Work on asbestos insulation board can give rise to high levels of asbestos fibre.

Asbestos cement products as in roofing sheets, wall cladding, permanent shuttering, flue, rain water and vent pipes generally contain 10 to 15% of asbestos fibre bounded in Portland cement, some flexible boards contain a small proportion of cellulose. All three types of asbestos have been used in the manufacture of asbestos cement. The asbestos fibres in asbestos cement are usually firmly bound in the cement matrix and will be released only if the material is mechanically damaged or as it deteriorates with age.

Ropes and yarns are usually high in asbestos content, approaching 100% and all three types of asbestos have been used in their manufacture. They were used as in the pipe lagging process and in pipe jointing and also for packing materials as in heat/fire resistant boiler, oven and flue sealing or anywhere thermal or fire protection was required. The risk of fibre release depends upon the structure of the material; bonded gasket material is unlikely to release asbestos but an unbonded woven material may give rise to high fibre release especially if when damaged or frayed.

Cloth thermal insulation and lagging, including fire resistant blankets, mattresses and protective curtains, gloves, aprons, overalls etc. All types of asbestos have been used in the manufacture but since the mid 60's the majority has been chrysotile, the content of which can be up to 100 %.

Millboard, CAF gaskets and paper products usually have an asbestos content approaching 100% with all three types of asbestos being used in their manufacture. They were used for insulation of electrical equipment and for thermal insulation. Asbestos paper has been used as a laminate for fireproofing to various fibre panels. These materials are on some occasions not well bonded and will release asbestos fibres if subject to abrasion and wear.

Bitumen, felts, sink pads and coatings may contain asbestos either bound in the bitumen matrix or as an asbestos paper liner. These materials are not likely to present a hazard during normal installation or use, but should be removed and disposed of in compliance with any regulation applicable.

Thermoplastic floor tiles can contain up to 25% asbestos usually chrysotile, PVC vinyl floor tiles and unbacked PVC flooring normally 7-10% chrysotile

Floor covering and asbestos paper backed PVC flooring, the paper backing may contain up to 100% chrysotile. Fibre release is not normally an issue but may occur when the material is cut or subjected to abrasion.

Textured coatings. Decorative coatings on walls and ceilings usually contain 3-5% chrysotile. Fibre release may occur when subjected to abrasion.

Mastics, sealants, putties and floor tile adhesives may contain small amounts of asbestos. The only possible risk is from sanding of hardened material when appropriate precautions should be taken.

Reinforced plastic and resin composites, used for toilet cisterns, seats, banisters, window seals, lab bench tops, brakes and clutches in machines. The plastics usually contain 1-10% chrysotile and were used in for example car batteries to improve the acid resistance. Resins may contain between 20 and 50% amosite, but because of its composition fibre release is likely to be low.

APPENDIX B

RESULTS OF LABORATORY ANALYSIS

APPENDIX C

ASBESTOS DATA SHEETS

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 1
Location	Roof areas
Extent/ Amount	1,000 m2 approx.

Survey Date	9.8.2017	Sample No.	BS151320
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory.	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Cement sheeting	Normal occupant activity	N/A
Extent of damage	High	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Amosite, Crocidolite & Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The cement sheeting, cement gutter & downpipes identified on the roof of Building 1 contains Amosite (Brown), Crocidolite (blue) and Chrysotile (white) asbestos fibres. Asbestos cement products generally contain between 10 to 15 % asbestos fibres bound in Portland cement

The asbestos cement sheeting, gutters & downpipes should be removed by an asbestos removal contractor and disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 1
Location	Roof areas
Extent/ Amount	150 linear meters approx.

Survey Date	9.8.2017	Sample No.	BS151322
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Rope	Normal occupant activity	N/A
Extent of damage	High	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The rope seals found behind the glazing bars of the roof lights on Building 1 contain Chrysotile (white) asbestos fibres. Asbestos containing rope seals can contain up to 100% asbestos fibres, usually Chrysotile

The asbestos containing rope seals should be removed by an asbestos removal contractor and disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

DETAIL OF THE ASBESTOS CONTAINING ROPE SEALS



Asbestos containing rope seals behind the glazing bars of the roof lights on Building 1



Asbestos containing rope seals debris internally in Building 1

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 1
Location	Roof areas
Extent/ Amount	200 meters approx.

Survey Date	9.8.2017	Sample No.	BS151323
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Felt	Normal occupant activity	N/A
Extent of damage	Medium	Likelihood of disturbance	N/A
Surface treatment	Composite material	Human exposure potential	N/A
Asbestos type	Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The felt identified on the section of the roof area with the roof lights on Building 1 contains Chrysotile (white) asbestos fibres. Asbestos containing felt contains small quantities of asbestos fibres bound in a matrix

The asbestos containing felt should be removed by an asbestos removal contractor and disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 1
Location	Throughout building
Extent/ Amount	Not quantified

Survey Date	9.8.2017	Sample No.	BS151312
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Cement debris	Normal occupant activity	N/A
Extent of damage	High	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Amosite, Crocidolite & Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The cement debris found throughout building 1 contains Amosite (Brown), Crocidolite (blue) and Chrysotile (white) asbestos fibres. Asbestos cement products generally contain between 10 to 15 % asbestos fibres bound in Portland cement

The asbestos cement debris should be removed by an asbestos removal contractor and disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 1
Location	East side entrance area
Extent/ Amount	1 per flange



Survey Date	9.8.2017	Sample No.	BS151310
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	CAF gasket	Normal occupant activity	N/A
Extent of damage	High	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

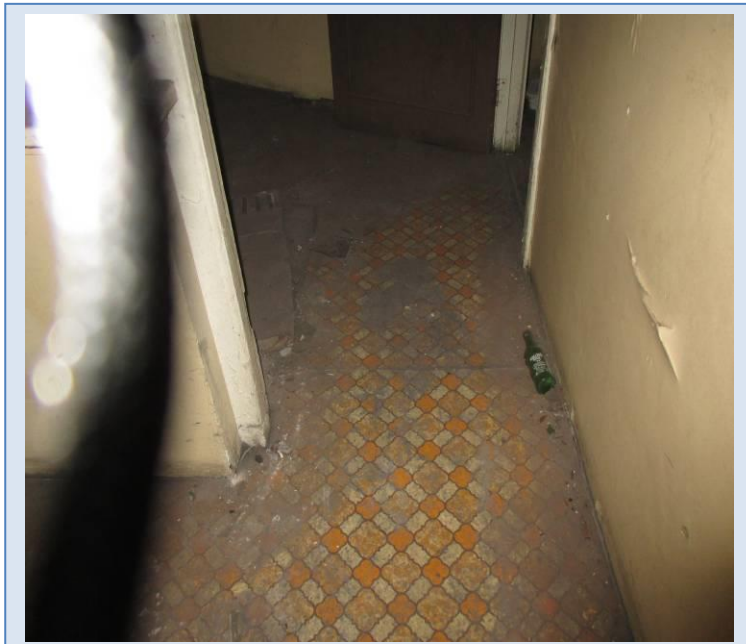
The CAF (compressed asbestos fibre) gaskets found between the flanges of the plant and equipment in the entrance to the east side of Building 1 contain Chrysotile (white) asbestos fibres. The gaskets are comprised almost exclusively of Chrysotile asbestos, with a small amount of binder

The CAF gaskets should be removed by an asbestos removal contractor and disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 1
Location	House to shed area
Extent/ Amount	10 m ² total approx.

Survey Date	9.8.2017	Sample No.	BS151308
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Paper	Normal occupant activity	N/A
Extent of damage	Medium	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The paper backed linoleum found in the shed to house section of building 1 contains Chrysotile (white) asbestos fibres. Asbestos paper contains up to 100% asbestos fibres

The asbestos paper backed linoleum should be removed by a specialist asbestos removal contractor under controlled conditions and disposed of as asbestos waste before the demolition works commence

Removing asbestos paper backed linoleum requires 14 days notice to the HSA prior to removal

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 4
Location	Stairs to basement
Extent/ Amount	10 m ² total approx.

Survey Date	9.8.2017	Sample No.	BS151316
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Insulation board	Normal occupant activity	N/A
Extent of damage	Medium	Likelihood of disturbance	N/A
Surface treatment	Painted	Human exposure potential	N/A
Asbestos type	Amosite & Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The asbestos insulation board (AIB) found on the walls and the ceilings of the stairs to the basement in Building 4 contain Amosite (Brown) and Chrysotile (white) asbestos fibres. Asbestos insulation boards can contain between 25-50% asbestos fibres

The asbestos insulation boards should be removed by a specialist asbestos removal contractor under controlled conditions and disposed of as asbestos waste before the demolition works commence

Removing asbestos insulation board requires 14 days notice to the HSA prior to removal

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	14 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 4
Location	Basement boiler room
Extent/ Amount	Around boiler unit



Survey Date	9.8.2017	Sample No.	BS151315
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Thermal insulation	Normal occupant activity	N/A
Extent of damage	High	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Amosite & Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The thermal insulation around the boiler unit in the basement of Building 4 contains Amosite (Brown) and Chrysotile (white) asbestos fibres. Asbestos thermal insulation contains up to 80% asbestos fibres

The asbestos containing thermal insulation should be removed by a specialist asbestos removal contractor under controlled conditions and disposed of as asbestos waste before the demolition works commence

Removing asbestos containing thermal insulation requires 14 days notice to the HSA prior to removal

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 5
Location	Roof
Extent/ Amount	400 m ² total approx.



Survey Date	9.8.2017	Sample No.	BS151325
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Cement slates	Normal occupant activity	N/A
Extent of damage	Medium	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The cement slates on the main roof and lean-to roof of Building 5 contain Chrysotile (white) asbestos fibres. Asbestos cement products generally contain between 10 to 15 % asbestos fibres bound in Portland cement

The asbestos cement slates should be removed by an asbestos removal contractor disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

ASBESTOS DATA SHEET



Created By	Eoghan Hickey
Date	15 th August 2017
Site Details	Horgans Quay Site, Cork
Client Name	Bam Contractors Ltd., Little Island, Cork
Survey Type	Refurbishment / Demolition
Site Ref	PE17-587
Building Ref.	Building 7
Location	Roof
Extent/ Amount	600 m ² total approx.



Survey Date	9.8.2017	Sample No.	BS151325
Surveyors	Eoghan Hickey & Andrew Hickey		
Testing Laboratory	Phoenix Environmental Safety Ltd.		

	MATERIAL ASSESSMENT		PRIORITY ASSESSMENT
Product type	Cement sheeting, gutters	Normal occupant activity	N/A
Extent of damage	Medium	Likelihood of disturbance	N/A
Surface treatment	Unsealed	Human exposure potential	N/A
Asbestos type	Chrysotile	Maintenance activity	N/A
	Material assessment score N/A	TOTAL SCORE: N/A	Material assessment score N/A

CONCLUSIONS AND RECOMMENDATIONS

The cement sheeting, cement gutter & downpipes identified on the roof of Building 7 contains Chrysotile (white) asbestos fibres. Asbestos cement products generally contain between 10 to 15 % asbestos fibres bound in Portland cement

The asbestos cement sheeting, gutters & downpipes should be removed by an asbestos removal contractor and disposed of as asbestos waste before the demolition works commence

See Appendix F for more details

All asbestos removal work must be carried out in accordance with S.I. No. 386 of 2006 Safety, Health and Welfare at Work (Exposure to Asbestos) Regulations 2006-2010

DETAIL OF THE ASBESTOS CEMENT SHEETING



Asbestos cement roof sheeting in Building 7



Asbestos cement sheeting debris in Building 7

APPENDIX D

NON ASBESTOS CONTAINING MATERIALS



Floor tiles in building 1. No ACM's (asbestos containing materials) detected

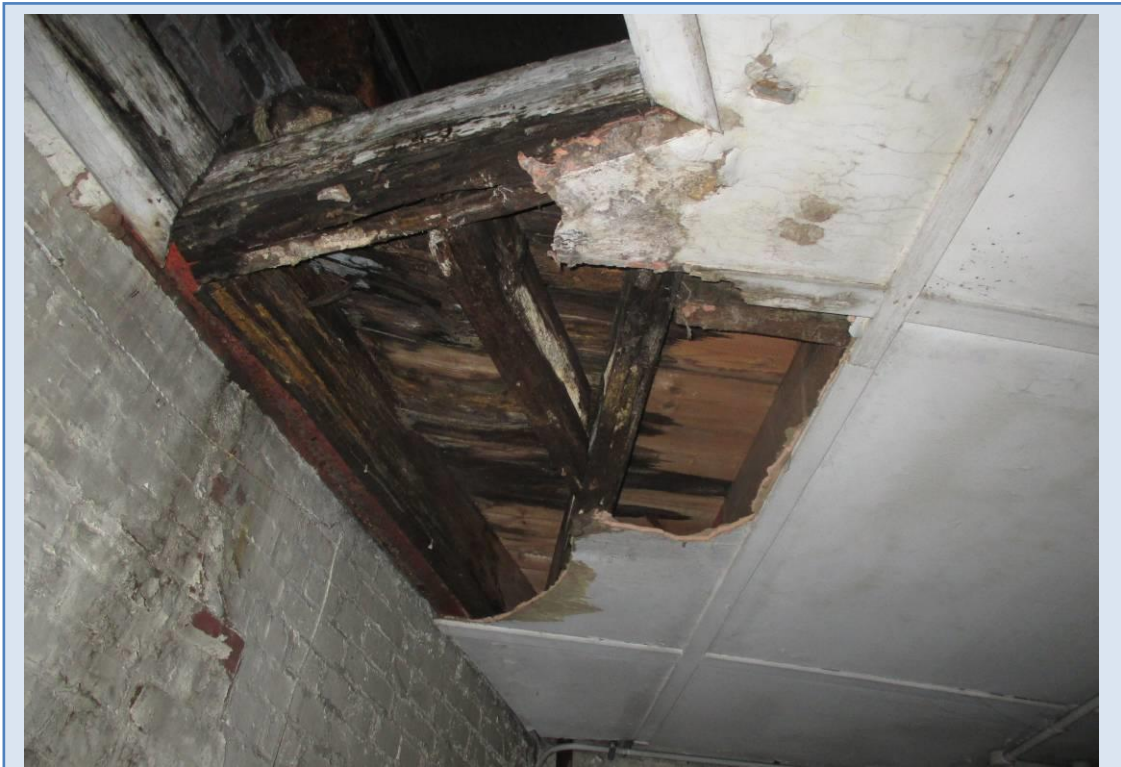


Floor tiles in building 1. No ACM's detected

NON ASBESTOS CONTAINING MATERIALS



Floor tiles in building 5. No ACM's detected

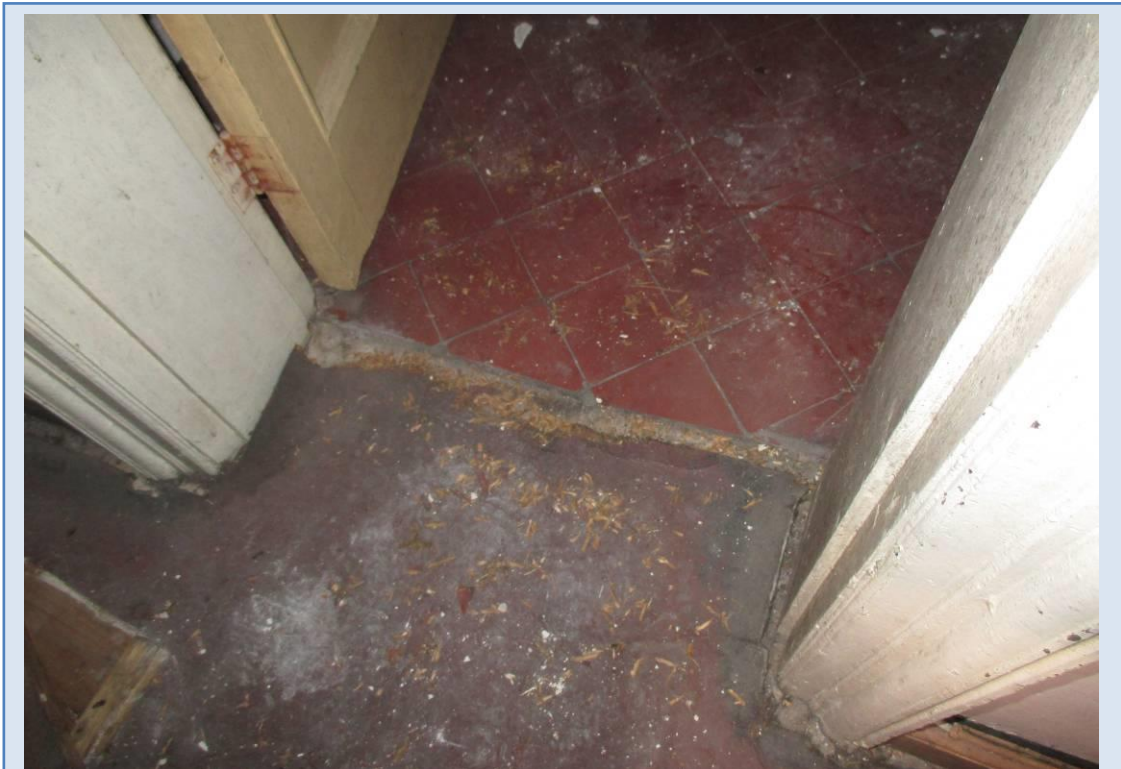


Ceiling boards in building 4. No ACM's detected

NON ASBESTOS CONTAINING MATERIALS



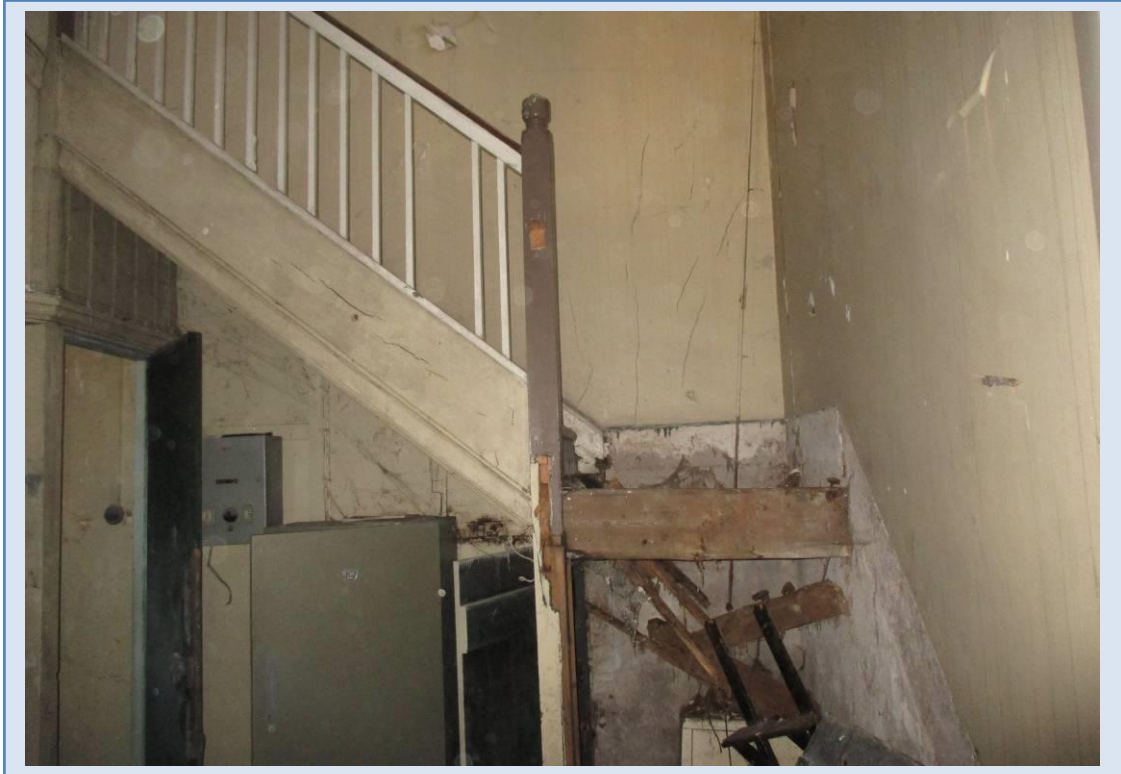
Stair nosing in building 4. No ACM's detected



Floor covering in building 4. No ACM's detected

APPENDIX E

INACCESSIBLE LOCATIONS



1st floor of the rear house in building 1 was not accessible



The house to the west side of building 1 was not accessible

INACCESSIBLE LOCATIONS



The house to the west side of building 1 was not accessible



No inspection of live electrical or mechanical plant or similar requiring the attendance of a specialist engineer was carried out

- The internal areas of buildings 2A-2D were not accessible
- The internal areas of Building 8 were not accessible
- All contractors working on the site should always remain vigilant to the possibility that concealed asbestos containing materials may be present on site. If any suspect asbestos containing materials are uncovered during the course of the work, works must stop in that area and the suspect material should be sampled and analysed immediately for the presence of asbestos

APPENDIX F

FLOOR PLANS

Schematic diagram only
Not to scale
15th August 2017

Horgans Quay Site,
Cork

ROOF PLAN



Areas where the presence of corrugated asbestos cement sheeting & cement rain water goods were identified



Areas where the presence of asbestos containing roof felt and asbestos rope seals were identified



Areas where the presence of asbestos cement slates were identified



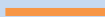


Areas where the presence of asbestos cement gutters & downpipe were identified

Schematic diagram only
Not to scale
15th August 2017

Horgans Quay Site,
Cork

FLOOR PLAN



	Areas where the presence of asbestos cement debris and CAF gaskets were identified
	Areas where the presence of asbestos insulation board and thermal insulation were identified
	Areas where the presence of asbestos containing paper backed linoleum was identified