

0351



Asbestos Refurbishment Survey

5th Floor to Ground Floor (Kingsway)

for

SLQR Trustee No 1 Limited and SLQR Trustee No 2 Limited as Co Trustees of SLQR Unit Trust No 3

at

Space House 1 Kemble Street London WC2B 4AN



Survey Date: 14 -17 January 2020, 20-24 January 2020 and 29 January 2020

Project Reference: P-359298

Environmental Essentials Limited

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Section 1 – Executive Summary

Any asbestos containing materials which have been identified during this survey are categorized below according to the recommendations made by Environmental Essentials Ltd. Where no items are listed in any of the categories, then no asbestos containing materials have been identified within the scope of the survey.

This report must be read in its entirety for a comprehensive understanding of the survey findings contained within.

ACMs recommended for removal:

Location No.	Location Name	Sample No.	Item / Position	Material
001	Kemble Street Staircase	P-359298/002	Stair nosings	Asbestos thermoplastic material
001	Kemble Street Staircase	P-359298/003	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
002	Kemble Street Lobby	P-359298/004	Adhesive residue beneath carpet tiles	Asbestos bitumen
003	Offices Area (Open Plan & Partitioned)	P-359298/005	Ceiling above MMMF tiles	Asbestos insulating board
003	Offices Area (Open Plan & Partitioned)	P-359298/007	Window sills	Asbestos cement
003	Offices Area (Open Plan & Partitioned)	P-359298/009	Packing above ceiling timber beams	Asbestos insulating board
003	Offices Area (Open Plan & Partitioned)	P-359298/010	Wall lining beneath plasterboard lining (kitchen)	Asbestos insulating board
003	Offices Area (Open Plan & Partitioned)	P-359298/As 003	Floor tiles (grey) & bitumen adhesive within plasterboard boxing outside risers at kemble Street staircase end of building	Asbestos thermoplastic/adhesive
003	Offices Area (Open Plan & Partitioned)	P-359298/012	Packing above ceiling timber beams	Asbestos thermoplastic/adhesive
003	Offices Area (Open Plan & Partitioned)	P-359298/035	Residue on ceiling above original MMMF ceiling tiles	Asbestos insulation
004	Kitchen	P-359298/As 010	Wall lining	Asbestos insulating board
004	Kitchen	P-359298/013	Panel beneath floor screed within risers (x3)	Asbestos insulating board
004	Kitchen	P-359298/As 007	Window sill	Asbestos cement
005	Female WC	P-359298/016	Debris within hand dryer voids	Asbestos cement
009	Keeley Street Staircase	P-359298/018	Stair nosings	Asbestos thermoplastic material
009	Keeley Street Staircase	P-359298/As 003	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
010	Kemble Street Staircase	P-359298/019	Stair nosings	Asbestos thermoplastic material
010	Kemble Street Staircase	P-359298/020	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
011	Kemble Street Lobby	P-359298/021	Adhesive residue beneath carpet tiles	Asbestos bitumen
012	Offices Area (Open Plan & Partitioned)	P-359298/022	Ceiling above MMMF tiles	Asbestos insulating board

Section 1 – Executive Summary

Location No.	Location Name	Sample No.	Item / Position	Material
012	Offices Area (Open Plan & Partitioned)	P-359298/024	Window sills	Asbestos cement
012	Offices Area (Open Plan & Partitioned)	P-359298/026	Packing above ceiling timber beams	Asbestos insulating board
012	Offices Area (Open Plan & Partitioned)	P-359298/027	Packing above ceiling timber beams	Asbestos insulation
012	Offices Area (Open Plan & Partitioned)	P-359298/028	Wall lining beneath plasterboard lining (kitchen)	Asbestos insulating board
012	Offices Area (Open Plan & Partitioned)	P-359298/As 020	Floor tiles (grey) & bitumen adhesive within plasterboard boxing outside risers at Kemble Street Staircase end of building	Asbestos thermoplastic/adhesive
013	Kitchen	P-359298/As 028	Wall lining	Asbestos insulating board
013	Kitchen	P-359298/030	Panel beneath floor screed within risers (x3)	Asbestos insulating board
013	Kitchen	P-359298/As 024	Window sill	Asbestos cement
013	Kitchen	P-359298/As 020	Floor tiles (grey) & bitumen adhesive within plasterboard boxing	Asbestos thermoplastic/adhesive
014	Female WC	P-359298/033	Debris within hand dryer voids	Asbestos cement
017	Keeley Street Staircase	P-359298/034	Stair nosings	Asbestos thermoplastic material
017	Keeley Street Staircase	P-359298/As 020	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
018	Kemble Street Staircase	P-359298/036	Stair nosings	Asbestos thermoplastic material
018	Kemble Street Staircase	P-359298/037	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
019	Kemble Street Lobby	P-359298/038	Adhesive residue beneath carpet tiles	Asbestos bitumen
020	Offices Area (Open Plan & Partitioned)	P-359298/039	Ceiling above MMMF tiles	Asbestos insulating board
020	Offices Area (Open Plan & Partitioned)	P-359298/041	Window sills	Asbestos cement
020	Offices Area (Open Plan & Partitioned)	P-359298/042	Wall lining beneath plasterboard lining (risers)	Asbestos cement
020	Offices Area (Open Plan & Partitioned)	P-359298/As 037	Floor tiles (grey) & bitumen adhesive	Asbestos thermoplastic/adhesive
020	Offices Area (Open Plan & Partitioned)	P-359298/043	Packing above ceiling timber beams	Asbestos insulating board
020	Offices Area (Open Plan & Partitioned)	P-359298/044	Packing above ceiling timber beams	Asbestos thermoplastic/adhesive
020	Offices Area (Open Plan & Partitioned)	P-359298/045	Residue on ceiling	Asbestos insulation
020	Offices Area (Open Plan & Partitioned)	P-359298/046	Wall lining beneath plasterboard lining (kitchen)	Asbestos insulating board
021	Kitchen	P-359298/048	Panel beneath floor screed within risers (x3)	Asbestos insulating board

Section 1 – Executive Summary

Location No.	Location Name	Sample No.	Item / Position	Material
021	Kitchen	P-359298/As 037	Floor tiles (grey) & bitumen adhesive within plasterboard boxing	Asbestos thermoplastic/adhesive
021	Kitchen	P-359298/As 046	Wall lining	Asbestos insulating board
021	Kitchen	P-359298/As 041	Window sill	Asbestos cement
022	Female WC	P-359298/083	Debris within hand dryer voids	Asbestos cement
025	Keeley Street Staircase	P-359298/As 036	Stair nosings	Asbestos thermoplastic material
025	Keeley Street Staircase	P-359298/As 037	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
026	Kemble Street Staircase	P-359298/051	Floor tiles (beige) & bitumen adhesive	Non-asbestos vinyl/asbestos adhesive
027	Kemble Street Lobby	P-359298/052	Ceiling access panel	Asbestos insulating board
027	Kemble Street Lobby	P-359298/053	Adhesive residue beneath carpet tiles	Asbestos bitumen
028	Offices Area (Partitioned)	P-359298/054	Debris behind screw heads above suspended ceiling	Asbestos insulating board
028	Offices Area (Partitioned)	P-359298/P001	Electrical intake cable above suspended ceiling	Asbestos woven material
029	Former Kitchen	P-359298/055	Wall forming cupboard	Asbestos insulating board
029	Former Kitchen	P-359298/056	Floor tiles (grey) & bitumen adhesive	Asbestos thermoplastic/adhesive
029	Former Kitchen	P-359298/057	Panel beneath floor screed within risers (x3)	Asbestos insulating board
030	Female WC	P-359298/058	Debris within hand dryer & cistern voids	Asbestos cement
034	Keeley Street Staircase	P-359298/059	Stair nosings	Asbestos thermoplastic material
034	Keeley Street Staircase	P-359298/060	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive
035	Kemble Street Staircase	P-359298/061	Floor tiles (grey) & bitumen adhesive	Non-asbestos vinyl/asbestos adhesive
036	Kemble Street Lobby & Riser	P-359298/062	Adhesive residue beneath carpet tiles	Asbestos bitumen
036	Kemble Street Lobby & Riser	P-359298/063	Board above false plasterboard ceiling	Asbestos insulating board
037	Offices Area (Open Plan & Partitioned)	P-359298/064	Packing above suspended ceiling	Asbestos insulating board
038	Plant Room	P-359298/066	Wall forming cupboard	Asbestos insulating board
038	Plant Room	P-359298/068	Panel beneath floor screed within risers (x3)	Asbestos insulating board
039	Female WC	P-359298/069	Flue pipe within hand dryer voids	Asbestos cement

Section 1 - Executive Summary

Location No.	Location Name	Sample No.	Item / Position	Material
039	Female WC	P-359298/070	Debris within hand dryer voids	Asbestos cement
044	Changing Rooms / Voids	P-359298/072	Lining walls behind plasterboard	Asbestos insulating board
045	Plant Room (Kemble Street)	P-359298/As 072	Lining walls partially behind masonry	Asbestos insulating board
047	Former Office (above UKPN)	P-359298/As 072	Edging strips above door at ground floor level	Asbestos insulating board
049	Security / Staff Entrance	P-359298/077	Lining walls behind plasterboard, timber & MMMF insulation	Asbestos insulating board
049	Security / Staff Entrance	P-359298/P003	Internal linings of safe unit	Asbestos insulation
049	Security / Staff Entrance	P-359298/P004	Arc shield spacers	Asbestos cement
049	Security / Staff Entrance	P-359298/P005	Lift machinery brake shoes	Asbestos woven material
049	Security / Staff Entrance	P-359298/080	Floor tiles (grey) on spiral staircase	Non-asbestos vinyl/asbestos adhesive
051	Entrance / WCs	P-359298/P006	Panel on ceiling in male WC cupboard	Asbestos insulating board

All works, whether licensed or non-licensed, must be undertaken in accordance with the Control of Asbestos Regulations, Approved Code of Practice L143 and HSE guidance documents.

ACMs recommended for remedial works:

Location No.	Location Name	Sample No.	Item / Position	Material	
037	Offices Area (Open Plan & Partitioned)	P-359298/065	Residue on ceiling	Asbestos insulation	
047	Former Office (above UKPN)	P-359298/P002	Loose panel at bottom of riser	Asbestos insulating board	

It is recommended that both occupancy within these areas and the condition of the ACMs is continually assessed until remediation works is complete. All works, whether licensed or non-licensed, must be undertaken in accordance with the Control of Asbestos Regulations and supporting ACOPs and guidance notes.

ACMs recommended for ongoing management:

No material in this category.

Section 1 - Executive Summary

Inaccessible Rooms / Areas

All areas were accessed within the scope of the survey.

Limited Access Areas

During the survey whilst individual rooms may have been accessed, the following elements or items within a room / area were inaccessible or had limited access (e.g. boxings / voids etc.). These areas should be presumed to contain asbestos until arrangements can be made for access and assessment.

Building	Location No.	Location Name	Reason/s for Limited Access
Space House (Kingsway Building)	027	Kemble Street Lobby	No access gained above plasterboard ceiling due to access panel presumed to be asbestos containing. Breaching plasterboard would create significant disturbance.

Section 3 - Introduction

- 3.1 SLQR Trustee No 1 Limited and SLQR Trustee No 2 Limited
- as Co Trustees of SLQR Unit Trust No 3 commissioned Environmental Essentials Limited to undertake an Asbestos Refurbishment Survey of Space House, 1 Kemble Street, London, WC2B 4AN.
- 3.2 Site description:

One Kemble Street building and Kingsway building currently contains an existing property comprising 229,192ft². The site is located on Kingsway in the London Borough of Camden. The original development was completed in 1969 and received large-scale refurbishments in 1996 and 2003; it received Grade II listing by Historic England in 2015.

- 3.3 The purpose of the survey is to enable those responsible for the management of the site to compile the necessary assessments, ascertain any necessary restrictions on the operation of the site and make due provision for the management of asbestos containing materials (ACMs) identified as part of the duty holders ongoing obligations under the Control of Asbestos Regulations.
- 3.4 The scope of the survey was defined by Clive Morgan and Clive Withers as:

Full Project Scope of Works:-

Refurbishment Survey of both 1 Kemble Street and 45-49 Kingsway ahead of the proposed refurbishment works. The full scale of the project was communicated by Clive Withers of Avison Young during the scoping visit. The scope of the refurbishment included a full strip out of internal wall structures (partition and blockwork) and ceilings (suspended/fixed) leaving the outer shell structure of the building. All existing Mechanical and Electrical Plant (MEP) is proposed to be removed apart from any services feeding the UKPN areas. All windows to the exterior of the properties are being replaced. Specified sections of the floor slab, particularly to the car park and ramp, are being re-constructed. Additional structures are being constructed to the roof of both buildings.

Survey Report Breakdown:-

The survey has been broken down into separate reports to make the flow of information to the client more frequent. The report breakdown will likely be as follows:

- 1. Tower Roof Level to 12th Floor
- 2. Tower 11th Floor to Basement (Basement under both buildings)
- 3. Kingsway Roof Level to 6th Floor
- 4. Kingsway 5th Floor to Ground Floor
- 5. Lift Shafts (Both Buildings)
- 6. Pilot Window Removal (Both Buildings)
- 7. Roof Structure (Both Buildings)
- 8. Exterior (Both Buildings)

Scope of this Report (Kingsway - 5th Floor to Ground Floor):-

The Refurbishment Survey contained within this report has been undertaken in line with the agreed scope of works except for the lift shafts, pilot window removal, floor slab penetrations, roof structure inspections and exterior: these elements of the survey will be captured in separate individual reports as listed above.

- 3.5 Full details of the scope can be found in Appendix A Contract Information and Survey Scope
- 3.6 This report does not constitute an asbestos register or an asbestos management plan for the purpose of the duty to manage asbestos under regulation 4 of the Control of Asbestos Regulations 2012.

Section 4 - Exclusions and Caveats

4.1 As part of the planning stage for this survey, specific inclusions and exclusions may have been applied to the survey undertaken at this property. These will have been discussed and pre-agreed with the Client prior to commencement of the survey, and may serve as specific caveats within this survey report.

Please refer to the full Appendix A of this report for full details of areas / items which were included within the scope of this survey.

All areas excluded from the survey must be presumed to contain asbestos.

4.2 The measurements and extents in this report are approximate and should not be used for contractors to price abatement work. Where pricing work is to be undertaken it is the responsibility for the contractor to obtain the measurements ahead of submitting a quotation. It recommended that the report shall be read in conjunction with a bill of quantities and technical specification to identify methods and full extent of the abatement works.

Section 5 - Survey Methodology

5.1 General Methodology

This survey was undertaken in accordance with the methods defined in HSG264 Asbestos: The survey guide, HSG248 Asbestos: The analysts' guide and Environmental Essentials' in-house procedures.

Survey types as defined within HSG264 as follows:

Management Survey - The standard survey to identify and assess the risks from asbestos associated with normal occupancy of a building whilst also considering routine maintenance activities.

Refurbishment Survey or Demolition Survey - These types of survey serve to identify all asbestos materials as far as reasonably practicable within the fabric of a building prior to any such works.

The objective of an asbestos survey is to locate, as far as is reasonably practicable, the location and extent of presumed or known asbestos containing materials. Samples of suspected ACMs may be taken and analysed in order to confirm or refute the surveyor's judgement.

Where a material has been sampled as part of this survey, materials with similar appearance used in the same way within the building may be strongly presumed to be the same material and will be recorded as cross references to the original sample (e.g. P-123456/As001 for a cross reference to sample P-123456/001).

Additionally, surveyors may strongly presume a material to be asbestos based upon their experience. Strongly presumed materials are recorded within this report with a prefix of SP followed by a unique number starting at 001 (e.g. the first strongly presumed item would be P-123456/SP001).

The survey may also involve presuming the presence of asbestos where there is insufficient evidence to confirm that it is not asbestos. These presumed ACMs will be recorded within this report with a prefix of P followed by a unique number starting at 001 (e.g. the first presumed item would be P-123456/P001).

5.2 Risk Assessment

During the course of the survey, Environmental Essentials will have risk assessed each material identified and assigned individual risk scores. Materials can be risk assessed using two separate scoring systems:

The material assessment considers the type and condition of ACMs and their ability to release fibres into the air. It comprises of four separate elements as follows:

- Product type
- Extent of damage and deterioration
- Surface treatment
- Asbestos type

A simple algorithm can be used to assess these four parameters during the survey. Each parameter is scored as high = 3, medium = 2, or low = 1; two categories allow a nil score.

Presumed or strongly presumed ACMs will be scored as containing crocidolite asbestos, unless analysis of similar samples from the building consistently show a different type or if there is a reasoned argument that another type of asbestos was used.

The value assigned to each of the four parameters is added together to give a total score of between 2 and 12 and highlights immediately the materials of high risk.

Those materials with a material assessment score of 10 or more should be regarded as an immediate high risk with a significant potential to release fibres if disturbed. Scores of between 7 and 9 are regarded as medium risk and between 5 and 6 a low risk. Scores of 4 or less are a very low risk. Non-asbestos materials are not assigned a risk score.

Section 5 - Survey Methodology

All management surveys will include a material assessment for asbestos containing materials identified. Unless requested by the Client or advised, materials identified within a demolition survey will not include a material assessment as it is anticipated that all materials will be removed from site.

The priority for asbestos management is determined by carrying out a further assessment called the priority assessment.

This assessment as described in detail within HSE guidance document HSG 227 is the responsibility of the duty holder and should be carried out by a person with a detailed knowledge of the site and the activities performed within.

Environmental Essentials' can assist in this process by undertaking a priority assessment during the course of a survey, however it is ultimately the responsibility of the duty holder to review this assessment to ensure it is correct using their knowledge of the operation and maintenance requirements of the premises.

The priority assessment addresses the likelihood of the asbestos material being disturbed as even asbestos materials in the poorest condition may only represent a risk to health if the fibres are disturbed and become airborne.

The priority assessment algorithm takes into account factors such as:

- Maintenance activities
- Likelihood of disturbance
- Human exposure potential
- Occupant activity

The combination of the material and priority assessments forms the total score for each particular material, which is used as the basis of an asbestos management plan. If a Client has not requested a priority assessment then the total assessment stated within the survey results will be reflective of the material assessment only.

The undertaking of priority assessments falls outside Environmental Essentials' scope of UKAS Accreditation.

Examples of the algorithms used when compiling material and priority assessments can be seen within Table 1 and Table 3 of this survey report.

5.3 Recommendations

The survey team will make a recommendation for each ACM identified and this will be based upon the initial material risk assessment. Further priority assessments may identify alternative actions and timescales to be considered.

Recommendations are a subjective assessment made by the survey team at that point in time based upon their knowledge of asbestos materials and management only. Environmental Essentials Ltd cannot account for further changes in site conditions and use. Recommendations made will be as specific as possible at that point in time however will not take into account the logistics of site operations or budgets available to the client.

5.4 Bulk Sample Analysis

The analysis of bulk samples has been undertaken by Environmental Essentials' approved analytical laboratory, which holds accreditation by UKAS as a testing laboratory. Certification for the analysis of samples taken during this survey is detailed within Appendix B.

Analysis of bulk samples was carried out in accordance with HSE Guidance HSG248 – The analysts' guide

Every attempt is made to ensure that when samples are taken they are representative of the material as a whole but some ACMs are not homogeneous and contain very small quantities of asbestos.

Section 5 – Survey Methodology

Table 1 Material Assessment Algorithm (from HSG264 Appendix 4)

	Score	Examples of scores
	1	Asbestos reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi- rigid paint, decorative finishes and asbestos cement etc)
Product type (or debris from product)	2	Asbestos insulating board, mill boards, other low-density boards, textiles, gaskets, ropes and woven materials and asbestos paper
	3	Thermal insulation (e.g. pipe and boiler lagging), sprayed asbestos, loose asbestos, asbestos mattresses and packing.
	0	Good condition: no visible damage
Extent of	1	Low damage: a few scratches or surface marks, broken edges on boards or tiles, etc.
damage/deterioration	2	Moderate damage: significant breakage of materials or several small areas where material has been damaged exposing fibrous edges.
	3	High damage or deterioration of materials, sprays and thermal insulation. Visible asbestos contamination by debris or residues.
	0	Composite materials containing asbestos, reinforced plastics, resins, vinyl tiles
Surface treatment	1	Enclosed sprays or insulation, AIB (with exposed face encapsulated), cement sheets, etc.
	2	Unsealed AIB, encapsulated insulation and sprays.
	3	Unsealed insulation and sprays.
	1	Chrysotile
Asbestos type	2	Amphibole asbestos (excluding crocidolite)
	3	Crocidolite

Table 2 Accessibility categories

Rating	Definition
Easy	ACM is not obscured and can be reached without access equipment.
Medium	ACM is obscured by easily removable building materials or can only be reached form standard step ladders.
Difficult	ACM is obscured by fixed / difficult to remove building materials or requires access equipment other than standard step ladders.

Section 5 – Survey Methodology

Table 3 Priority Assessment Algorithm (from HSG227 Appendix 3)

Assessr	ment Factor	Score	Examples of score variables
Normal occupant	Main type of activity in	0	Rare disturbance activity (e.g. little used store room)
activity	area	1	Low disturbance activities (e.g. office type activity)
	4.04	2	Periodic disturbance (e.g. industrial or vehicular
		3	activity which may contact ACMs)
			High levels of disturbance, (e.g. fire door with asbestos
			insulating board sheet in constant use)
			modaling board officerin constant docy
	Secondary activities	As	As above
	for area	above	
Likelihood of	Location	0	Outdoors
disturbance		1	Large rooms or well ventilated areas
		2	Rooms up to 100m2
		3	Confined spaces
	Accessibility	0	Usually inaccessible or unlikely to be disturbed
		1	Occasionally likely to be disturbed
		2	Easily disturbed
		3	Routinely disturbed
	Extent/amount	0	Small amounts or itams (a.g. strings, goalests)
	Extent/amount	1	Small amounts or items (e.g. strings, gaskets) <10m2 or <10m pipe run
		2	>10m2 to <50m2 or >10m to <50m pipe run
		3	>50m2 or >50m pipe run
Human exposure	Number of occupants	0	None
potential		1	1 to 3
		2	4 to 10
		3	>10
	Frequency of use of	0	Infrequent
	area	1	Monthly
		2	Weekly
		3	Daily
		0	-1 hour
	Average time area is in	0 1	<1 hour >1 to <3 hours
	use	2	>3 to <6 hours
		3	>6 hours
Maintenance	Type of maintenance	0	Minor disturbance (e.g. possibility of contact when
activity	activity	_	gaining access)
		1	Low disturbance (e.g. changing light bulbs in asbestos
		2	insulating board ceiling) Medium disturbance (e.g. lifting one or two asbestos
			insulating board ceiling tiles to access a valve
		3	High disturbance (e.g. removing a number of asbestos
			insulating board ceiling tiles to replace a valve or for
			re-cabling)
	Frequency of	0	ACM unlikely to be disturbed for maintenance
	maintenance activity	1	<1 per year
		2	>1 per year
		3	>1 per month

Building:	Space House (Kin	gsway Building)	Floor:		Fifth F	loor			
Location:	001 - Kemble Stre	et Staircase	Staircase Sample No / ID (Type):		P-359298/001 (Sampled)				
Surveyor:	Danny Webber		Survey o	late:	19/12/2	2019			
			Sample	Details					
			Item des	cription:	Skirting	g board			
			Material	description:	Vinyl p	roduct			
			Quantity	/ Extent:	200 m	linear			
				Accessibility		Easy Access			
			Analysis:		No asbestos detected				
			Material	Material identification:		Non-asbestos material			
Material Ass	essment Scoring:								
Product Type	-	Condition:	-	Surface Treatmer	nt:	-	Asbestos Type):	-
Priority Asse	essment Scoring:								
Occupant Act	tivity: -	Disturbance:	-	Human Exposure	:	-	Maintenance A	ctivity:	-
Total Scores	:								
Material Score: - Priority Score		-	- Total Score:		0	Risk Rating:	N/A		
Recommende	ed action:	-							
Recommenda	Recommendation comments: -								
Comments:		Material observed to	continue from top to bottom of both staircases.						

Building:	Space House (Kingsway Building)	Floor:		Fifth Floor				
Location:	001 - Kemble Street Staircase	Sample	No / ID (Type):	P-359298/00	02 (Sampled)			
Surveyor:	Danny Webber	Survey	date:	19/12/2019				
		Sampl	e Details					
		Item de	escription:	Stair nosings	6			
_		Materia	l description:	Thermoplast	ic product			
			y / Extent:	18 Number	18 Number			
			Accessibility		Easy Access			
		Analysi	Analysis:		Chrysotile			
		Materia	Material identification:		Asbestos thermoplastic material			
Material Ass	essment Scoring:							
Product Type	: 1 Condition:	1	Surface Treatme	nt: 0	Asbestos Type	ə:	1	
Priority Asse	essment Scoring:							
Occupant Act	tivity: 0 Disturbance:	2	Human Exposure	e: 0	Maintenance A	Activity:	0	
Total Scores	:							
Material Scor	e: 3 Priority Score	2	2 Total Score:		Risk Rating:	Very Lo	W	
Recommende	ed action: Remove if likely to	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.						
Recommenda	ation comments: -							

Building:	Space House (Kir	ngsway Building)	Floor:		Fifth F	loor			
Location:	001 - Kemble Str	eet Staircase	Sample No / ID (Type):		P-359298/003 (Sampled)				
Surveyor:	Danny Webber		Survey o	late:	19/12	/2019			
			Sample	Details					
			Item des	cription:	Floor	tiles (gre	y & black) & bitur	nen adhesi	ve
			Material	description:	Thern	noplastic	product		
		THE TAIL	Quantity	/ Extent:	12 m²	12 m²			
			Accessibility		Easy Access				
			Analysis:		Chrysotile				
		10/10/10/10	Material	Material identification:		Asbestos thermoplastic/adhesive			
Material Assess	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type):	1
Priority Assess	ment Scoring:								
Occupant Activit	y: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	N
Recommended a	action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwis	e monito	r condition.		
Recommendation comments: -		-							
Comments:		-							

	_								
Building:	Space House (Kin	gsway Building)	Floor:		Fifth Flo	or			
Location:	002 - Kemble Stre	et Lobby	Sample	No / ID (Type):	P-35929	98/004	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/20	019			
			Sample	e Details					
			Item des	scription:	Adhesiv	e resid	due beneath carpe	et tiles	
	1		Material	description:	Bitumino	ous pro	oducts		
			Quantity	/ / Extent:	890 m²				
			Accessi	bility	Medium Access				
			Analysis	Chrysoti	ile				
			Material	identification:	Asbesto	s bitur	nen		
Material Ass	essment Scoring:								
Product Type	e: 1	Condition:	1	Surface Treatmen	nt: (0	Asbestos Type	e:	1
Priority Asse	essment Scoring:								
Occupant Act	tivity: 0	Disturbance:	2	Human Exposure	e: (0	Maintenance A	Activity:	0
Total Scores	S:								
Material Scor	re: 3	Priority Score	2	Total Score:	3	3	Risk Rating:	Very Lo	W
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, of	otherwise r	monito	r condition.		
Recommenda	ation comments:	-							
Comments:		Material located thro	ughout floor be	eneath all flooring &	floor scree	ed.			

Building:	Space House (Ki	ngsway Building)	Floor:		Fifth Flo	oor			
	003 - Offices Area Partitioned)	a (Open Plan &	Sample	No / ID (Type):	P-3592	98/005	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019			
			Sample	e Details					
			Item des	scription:	Ceiling	above	MMMF tiles		
			Material	description:	Insulati	ng boai	rd		
			Quantity	/ / Extent:	80 m²				
			Accessil	bility	Difficult	Acces	S		
			Analysis	::	Chryso	tile			
			Material	identification:	Asbest	os insul	ating board		
Material Assess	ment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type:		1
Priority Assessr	ment Scoring:								
Occupant Activity	<i>r</i> : 0	Disturbance:	2	Human Exposure	:	0	Maintenance Ad	ctivity:	0
Total Scores:									
Material Score:	5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommended a	ction:	Remove if likely to be d	listurbed by	the refurbishment, c	otherwise	monito	r condition.	•	
Recommendation	n comments:	It is strongly presumed	after discus	sions on site that as	sbestos pa	acking r	material will also be	e present	above.
Comments:		Material located above been removed where n Staircase & "Earhart" m	ew plasterb	oard ceiling is prese					

Building:	Space House (Kingsway Building)	Floor:		Fifth Flo	oor			
Location:	003 - Offices Area (Open Plan & Partitioned)	Sample	No / ID (Type):	P-3592	98/006	(Sampled)		
Surveyor:	Danny Webber	Survey	date:	19/12/2	019			
		Sampl	e Details	_				
ń		Item de	scription:	MMMF	ceiling	tile adhesive		
		Materia	description:	Bitumin	ous pro	oducts		
		Quantity	y / Extent:	800 m²				
		Accessi	bility	Difficult	Access	5		
		Analysis	S:	No asb	estos d	etected		
		Materia	l identification:	Non-as	bestos	material		
Material Ass	sessment Scoring:							
Product Type	e: - Condition:	-	Surface Treatme	ent:	-	Asbestos Type	:	-
Priority Asse	essment Scoring:							
Occupant Ac	tivity: - Disturbance:	-	Human Exposure	e:	-	Maintenance A	ctivity:	-
Total Scores	s:							
Material Scor	re: - Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:							
Recommenda	ation comments: -							
Comments:	Material present th	roughout MMM	F ceiling tiled areas.					

Building:	Space House	(Kingsway Building)	Floor:		Fifth I	Floor			
Location:	003 - Offices / Partitioned)	Area (Open Plan &	Sample	No / ID (Type):	P-359	298/007	(Sampled)		
Surveyor:	Danny Webbe	r	Survey	date:	19/12	/2019			
			Sample	e Details					
	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		Item de	scription:	Windo	ow sills			
	\ Bir	###T	Material	I description:	Ceme	ent produ	ct		
			Quantity	y / Extent:	82 m	linear			
			Accessi	bility	Easy	Access			
			Analysis	S:	Chrys	otile			
			Materia	l identification:	Asbes	stos cem	ent		
Material Assess	sment Scoring	:							
Product Type:	1	Condition:	1	Surface Treatme	ent:	1	Asbestos Type):	1
Priority Assess	ment Scoring:								
Occupant Activit	:y: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	4	Priority Score	2	Total Score:		4	Risk Rating:	Very Lov	N
Recommended	action:	Remove if likely to be	disturbed by	the refurbishment,	otherwis	e monito	r condition.		
Recommendation	on comments:	It is strongly presume the window may also		ssions on site that a	sbestos	packing r	material and/or Al	B panels b	eneath
Comments:		-							

Building:	Space House (King	gsway Building)	Floor:		Fifth F	loor			
Location:	003 - Offices Area Partitioned)	(Open Plan &	Sample I	No / ID (Type):	P-3592	298/008	(Sampled)		
Surveyor:	Danny Webber		Survey d	late:	19/12/2	2019			
			Sample	Details					
			Item des	cription:	Wall lir	ning ben	eath plasterboard	lining (rise	ers)
			Material	description:	Insulat	ing boar	d		
			Quantity	/ Extent:	10 m²				
			Accessib	pility	Difficul	t Access	3		
			Analysis	:	No ask	estos de	etected		
			Material	identification:	Non-as	sbestos i	material		
Material Asse	essment Scoring:								
Product Type:	-	Condition:	-	Surface Treatme	nt:	-	Asbestos Type:	:	-
Priority Asse	ssment Scoring:								
Occupant Act	ivity: -	Disturbance:	-	Human Exposure	э:	-	Maintenance A	ctivity:	-
Total Scores	:								
Material Score	e: -	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:	-							
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kingsway Building)	Floor:		Fifth I	Floor			
	003 - Offices A Partitioned)	rea (Open Plan &	Sample	No / ID (Type):	P-359	9298/009	(Sampled)		
Surveyor:	Danny Webber		Survey o	date:	19/12	/2019			
			Sample	Details					
S4.53	100000000000000000000000000000000000000		Item des	scription:	Packi	ng above	ceiling timber be	ams	
		7	Material	description:	Insula	ating boar	d		
			Quantity	/ Extent:	650 m	n linear			
			Accessik	oility	Difficu	ult Access	3		
		PER STATE OF	Analysis	:	Chrys	otile			
	AT THE		Material	identification:	Asbes	stos insula	ating board		
Material Assessi	ment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type	:	1
Priority Assessn	nent Scoring:								
Occupant Activity	<i>r</i> : 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommended a	ction:	Remove if likely to be dis	sturbed by	the refurbishment, o	otherwis	e encaps	ulate and then mo	onitor con	dition
Recommendation	n comments:	-							
Comments:		Material located above o be present throughout ab			radically	througho	out area. It should	be presu	med to

Building:	Space House (Kir	ngsway Building)	Floor:		Fifth Floor				
Location:	003 - Offices Area Partitioned)	=		No / ID (Type):		10 (Sampled)			
Surveyor:	Danny Webber		Survey	date:	19/12/2019				
			Sample	e Details					
			Item de	scription:	Wall lining be	eneath plasterboard	d lining (kite	chen)	
			Materia	description:	Insulating bo	pard			
			Quantity / Extent:		18 m²				
		1000	Accessi	bility	Difficult Access				
		No. of Concession, Name of Street, or other Persons, Name of Street, or ot	Analysis:		Chrysotile				
	S. C. C. C.	Page 1	Materia	identification:	Asbestos ins	sulating board			
Material Asse	essment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmen	nt: 1	Asbestos Type):	1	
Priority Asse	ssment Scoring:								
Occupant Acti	vity: 0	Disturbance:	1	Human Exposure	9: 0	Maintenance A	Activity:	0	
Total Scores:									
Material Score	9: 5	Priority Score	1	Total Score:	5	Risk Rating:	Low		
Recommende	d action:	Remove if likely to be	e disturbed by	the refurbishment, of	otherwise moni	tor condition.			
Recommenda	tion comments:	-							
Comments:		-							

Doars	Building:	Space House (Kir	ngsway Building)	Floor:		Fifth Flo	oor			
Item description: Window glazing beading Material description: Mastics	Location:		a (Open Plan &	Sample	No / ID (Type):	P-3592	98/011	(Sampled)		
Item description: Window glazing beading	Surveyor:	Danny Webber		Survey	date:	19/12/2	2019			
Material description: Mastics Quantity / Extent: 440 m linear Accessibility Easy Access Analysis: No asbestos detected Material dentification: Non-asbestos material Material Assessment Scoring: Product Type: - Condition: - Surface Treatment: - Asbestos Type: - Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 003 - Offices Area (Open Plan & Partitioned) Surveyor: Danny Webber Survey date: 19/12/2019				Sampl	e Details					
Quantity / Extent: 440 m linear Accessibility				Item de	scription:	Window	v glazin	g beading		
Accessibility Easy Access Analysis: No asbestos detected Material identification: Non-asbestos material Material Assessment Scoring: Product Type: - Condition: - Surface Treatment: - Asbestos Type: - Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: - Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: O03 - Offices Area (Open Plan & Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019				Materia	I description:	Mastics	3			
Analysis: No asbestos detected Material identification: Non-asbestos material Material Assessment Scoring: Product Type: - Condition: - Surface Treatment: - Asbestos Type: - Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: - Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: O03 - Offices Area (Open Plan & Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019			111	Quantit	y / Extent:	440 m l	linear			
Material identification: Non-asbestos material Material Assessment Scoring: Product Type: - Condition: - Surface Treatment: - Asbestos Type: - Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: O03 - Offices Area (Open Plan & Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019				Accessibility		Easy Access				
Material Assessment Scoring: Product Type: - Condition: - Surface Treatment: - Asbestos Type: - Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 003 - Offices Area (Open Plan & Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019				Analysi	s:	No asb	estos d	etected		
Product Type: - Condition: - Surface Treatment: - Asbestos Type: - Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: O03 - Offices Area (Open Plan & Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019				Materia	l identification:	Non-as	bestos	material		
Priority Assessment Scoring: Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 003 - Offices Area (Open Plan & Partitioned) Surveyor: Danny Webber Survey date: 19/12/2019	Material Asse	essment Scoring:								
Occupant Activity: - Disturbance: - Human Exposure: - Maintenance Activity: - Total Scores: Material Score: - Priority Score - Total Score: 0 Risk Rating: N/A Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: O03 - Offices Area (Open Plan & Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019	Product Type:	: -	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type	:	-
Total Scores: Material Score: - Priority Score - Total Score: Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 0 Risk Rating: N/A Floor: Fifth Floor Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019	Priority Asse	essment Scoring:								
Material Score: - Priority Score - Total Score: Recommended action: - Recommendation comments: - Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 0 Risk Rating: N/A Floor: Fifth Floor Partitioned) Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019	Occupant Act	ivity: -	Disturbance:	-	Human Exposure	:	-	Maintenance A	ctivity:	-
Recommended action: Recommendation comments: Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: O03 - Offices Area (Open Plan & Partitioned) Surveyor: Danny Webber Survey date: 19/12/2019	Total Scores	:								
Recommendation comments: Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 003 - Offices Area (Open Plan & Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019	Material Score	e: -	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Comments: Material located throughout floor within all windows (beneath newer mastic in places). Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 003 - Offices Area (Open Plan & Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019	Recommende	ed action:	-							
Building: Space House (Kingsway Building) Floor: Fifth Floor Location: 003 - Offices Area (Open Plan & Sample No / ID (Type): P-359298/012 (Sampled) Surveyor: Danny Webber Survey date: 19/12/2019	Recommenda	ation comments:	-							
Location:003 - Offices Area (Open Plan & Partitioned)Sample No / ID (Type):P-359298/012 (Sampled)Surveyor:Danny WebberSurvey date:19/12/2019	Comments:		Material located thro	ughout floor w	vithin all windows (be	eneath nev	wer ma	stic in places).		
Location:003 - Offices Area (Open Plan & Partitioned)Sample No / ID (Type):P-359298/012 (Sampled)Surveyor:Danny WebberSurvey date:19/12/2019			1		· · · · · · · · · · · · · · · · · · ·					
Surveyor: Danny Webber Survey date: 19/12/2019	Building:	Space House (Kin	ngsway Building)	Floor:		Fifth Flo	oor			
	Location:		a (Open Plan &	Sample	No / ID (Type):	P-3592	98/012	(Sampled)		
Sample Details	Surveyor:	Danny Webber		Survey	date:	19/12/2	2019			
				Sampl	e Details					

Building:	Space Ho	use (Kin	gsway Building)	Floor:		Fifth F	loor			
Location:	003 - Office Partitioned		(Open Plan &	Sample	No / ID (Type):	P-359	298/012 ((Sampled)		
Surveyor:	Danny We	ebber		Survey o	date:	19/12	/2019			
				Sample	Details					
	以教教 Talifa	3000		Item des	scription:	Packii	ng above	ceiling timber be	ams	
				Material	description:	Therm	noplastic p	oroduct		
				Quantity	/ Extent:	650 m linear				
	THE DATE OF THE PARTY OF THE PA			Accessik	oility	Difficu	ılt Access			
				Analysis:			otile			
				Material	identification:	Asbes	tos therm	oplastic/adhesiv	е	
Material Asses	ssment Sco	ring:								
Product Type:	•	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type):	1
Priority Asses	sment Scor	ing:								
Occupant Activ	rity:	0	Disturbance:	2	Human Exposure:		0	Maintenance A	ctivity:	0
Total Scores:										
Material Score:	: :	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	1
Recommended	action:		Remove if likely to be d	isturbed by	the refurbishment, o	therwis	e monitor	condition.		
Recommendati	on comment	ts:	-							
Comments:			Material located above be present throughout a			adically	througho	ut area. It should	be presum	ned to

Building:	Space House (Kingsway Building)	Floor:		Fifth F	loor			
Location:	003 - Offices A Partitioned)	rea (Open Plan &	Sample	No / ID (Type):	P-359	298/035	(Sampled)		
Surveyor:	Danny Webber		Survey o	late:	19/12	/2019			
			Sample	Details					
			Item des	cription:	Resid tiles	ue on cei	ling above origina	al MMMF	ceiling
	-	3	Material	description:	Insula	ition			
		12	Quantity	/ Extent:	650 m	ı linear			
700,646			Accessik	pility	Difficu	ılt Access	3		
			Analysis	:	Amos	ite			
	1000		Material	identification:	Asbes	stos insula	ation		
Material Assess	ment Scoring:				<u> </u>				
Product Type:	3	Condition:	3	Surface Treatmer	nt:	3	Asbestos Type	:	2
Priority Assessr	ment Scoring:								
Occupant Activity	/: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	11	Priority Score	2	Total Score:		11	Risk Rating:	High	
Recommended a	ection:	Remove if likely to be d	listurbed by	the refurbishment, o	otherwis	e encaps	ulate and then m	onitor con	dition
Recommendation	n comments:	-							
Comments:		Material located above be present throughout a			radically	througho	out area. It should	l be presu	med to

Building:	Space House (k	(ingsway Building)	Floor:		Fifth F	loor			
Location:		ea (Open Plan &	Sample	No / ID (Type):	P-359	298/As	003 (Cross Refere	nced)	
Surveyor:	Danny Webber		Survey	date:	19/12/	/2019			
			Sample	Details					
Г			Item des	scription:	plaste	rboard b	ey) & bitumen adhe poxing outside riser of building		
	1 1		Material	description:	Therm	noplastic	product		
			Quantity	/ / Extent:	1 m²				
			Accessil	Medium Access					
			Analysis	Chrys	otile				
			Material	identification:	Asbes	stos ther	moplastic/adhesive)	
Material Asse	essment Scoring:								
Product Type:	: 1	Condition:	1	Surface Treatme	ent:	0	Asbestos Type:		1
Priority Asse	ssment Scoring:								
Occupant Act	ivity: 0	Disturbance:	1	Human Exposur	re:	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Score	e: 3	Priority Score	1	Total Score:		3	Risk Rating:	Very Lov	N
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwise	e monito	or condition.		
Recommenda	tion comments:	-			•	•		•	
Comments:		Includes small pieces	s present bene	eath perimeter elec	trical trun	king & s	kirting boards.		

Building:	Space House (Kin	ngsway Building)	Floor:		Fifth F	loor			
Location:	004 - Kitchen		Sample	No / ID (Type):	P-359	298/013	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/	2019			
			Sample	e Details					
F.			Item des	scription:	Panel	beneath	floor screed with	in risers (x3	3)
	3:11		Material	description:	Insula	ting boar	d		
2	A WE		Quantity	/ / Extent:	3 Num	nber			
	No.		Accessil	pility	Difficu	It Access	8		
			Analysis	::	Chrys	otile			
			Material	identification:	Asbes	tos insul	ating board		
Material Ass	essment Scoring:								
Product Type	: 2	Condition:	1	Surface Treatmen	nt:	1	Asbestos Type):	1
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure	:	0	Maintenance A	Activity:	0
Total Scores	:								
Material Scor	e: 5	Priority Score	1	Total Score:		5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, of	otherwise	e monitor	condition.		
Recommenda	ation comments:	-							
Comments:		-							

-	0 11 (6 5 11)	-		F:01 F				
Building:	Space House (Kingsway Building)	Floor:		Fifth F				
Location:	004 - Kitchen	Sample	No / ID (Type):	P-3592	298/014	(Sampled)		
Surveyor:	Danny Webber	Survey	date:	19/12/2	2019			
		Sampl	e Details					
		Item de	scription:	Riser	oanels w	ithin cupboard		
		Materia	I description:	Insulat	ing boar	d		
		Quantit	y / Extent:	1 m²				
		Access	ibility	Easy Access No asbestos detected				
N.		Analysi	s:					
		Materia	l identification:	Non-as	sbestos	material		
Material Asse	essment Scoring:							
Product Type:	- Condition:	-	Surface Treatmen	nt:	-	Asbestos Type):	-
Priority Asse	ssment Scoring:							
Occupant Acti	vity: - Disturbance:	-	Human Exposure) :	-	Maintenance A	Activity:	-
Total Scores:	:							
Material Score	e: Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	d action:	·						
Recommenda	tion comments: -							
Comments:	-				•		•	•

Building: S	Space House (Kir	ngsway Building)	Floor:		Fifth F	loor			
Location: 0	004 - Kitchen		Sample	No / ID (Type):	P-359	298/015	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
			Sample	Details					
		I II II OL OF	Item des	scription:	Sink p	ad			
			Material	description:	Bitum	inous pro	ducts		
			Quantity	/ Extent:	1 Nun	nber			
7			Accessib	pility	Easy	Access			
			Analysis	:	No as	bestos de	etected		
			Material	identification:	Non-a	sbestos r	material		
Material Assessm	nent Scoring:								
Product Type:	-	Condition:	-	Surface Treatmer	nt:	-	Asbestos Type	:	-
Priority Assessme	ent Scoring:								
Occupant Activity:	-	Disturbance:	-	Human Exposure	:	-	Maintenance A	ctivity:	-
Total Scores:									
Material Score:	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommended act	tion:	-						•	•
Recommendation (comments:	-							
Comments:		-							

Building:	Space House (F	Kingsway Building)	Floor:		Fifth	Floor				
Location:	004 - Kitchen		Sample	e No / ID (Type):	P-359	9298/As	007 (Cross Refere	enced)		
Surveyor:	Danny Webber		Survey	date:	19/12/2019					
			Samp	le Details						
			Item de	escription:	Wind	ow sill				
			Materia	al description:	Ceme	ent produ	ıct			
			Quanti	ty / Extent:	2 m li	near				
		A TO SERVE	Access	sibility	Easy	Access				
			Analys	is:	Chrys	sotile				
			Materia	al identification:	Asbe	stos cem	ient			
Material Asses	ssment Scoring:									
Product Type:	1	Condition:	1	Surface Treatme	nt:	1	Asbestos Type):	1	
Priority Asses	sment Scoring:									
Occupant Activ	ity: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	Activity:	0	
Total Scores:										
Material Score:	4	Priority Score	2	Total Score:		4	Risk Rating:	Very Lo)W	
Recommended	action:	Remove if likely to be	e disturbed b	y the refurbishment,	otherwis	e monito	or condition.			
Recommendati	on comments:	It is strongly presume the window may also		issions on site that a	sbestos	packing	material and/or Al	B panels	beneath	
Comments:										

Building:	Space House (Kir	ngsway Building)	Floor:		Fifth F	loor			
Location:	004 - Kitchen		Sample	No / ID (Type):	P-359	298/As 0	10 (Cross Refere	enced)	
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
			Sample	e Details					
			Item des	scription:	Wall li	ining			
			Material	description:	Insula	iting boar	d		
			Quantity	/ Extent:	20 m²	!			
			Accessil	oility	Easy	Access			
		1	Analysis	:	Chrys	otile			
			Material	identification:	Asbes	stos insul	ating board		
Material Asse	essment Scoring:								
Product Type:	: 2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type):	1
Priority Asse	ssment Scoring:								
Occupant Acti	ivity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	Activity:	0
Total Scores:	:								
Material Score	e: 5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwis	e monitor	condition.		
Recommenda	ation comments:	-							
Comments:		Material also forms of	cupboard walls						

Building:	Space House (Kingsway Building)	Floor:		Fifth Floor				
			(15 (7)		212 (2 1 1)			
Location:	005 - Female WC		No / ID (Type):	P-359298/016 (Sampled)				
Surveyor:	Danny Webber	Survey	date:	19/12/2019	9			
		Sampl	e Details					
		Item de	scription:	Debris with	nin hand dryer voids			
	The state of the s	Materia	I description:	Cement pr	oduct			
1		Quantity	y / Extent:	<1 m²				
		Access	ibility	Medium Ad	ccess			
<u> </u>		Analysi	s:	Chrysotile	Amosite			
	A. C.	Materia	I identification:	Asbestos o				
Material Ass	essment Scoring:							
Product Type	: 1 Condition:	3	Surface Treatme	nt: 1	Asbestos Type	e:	2	
Priority Asse	essment Scoring:	·		_				
Occupant Act	tivity: 0 Disturbance:	1	Human Exposure	e: 0	Maintenance A	Activity:	0	
Total Scores	:							
Material Scor	e: 7 Priority Score	1	Total Score:	7	Risk Rating:	Medium		
Recommende	ed action: Remove.							
Recommenda	ation comments: -							
Comments:	-							

Building:	Space House (Kir	ngsway Building)	Floor:		Fifth F	loor			
Location:	006 - Male WC		Sample	No / ID (Type):	P-359	298/017	(Sampled)		
Surveyor:	Danny Webber		Survey	late:	19/12/	2019			
			Sample	Details					
*			Item des	scription:	Seals	to ducting	g		
			Material	description:	Mastic	cs			
-			Quantity	/ Extent:	1000 r	m linear			
	13		Accessil	oility	Mediu	m Acces	S		
		570	Analysis	:	No asl	bestos de	etected		
L			Material	identification:	Non-a	sbestos r	material		
Material Ass	essment Scoring:								
Product Type	-	Condition:	-	Surface Treatmer	nt:	-	Asbestos Type		-
Priority Asse	essment Scoring:								
Occupant Act	tivity: -	Disturbance:	-	Human Exposure	:	-	Maintenance A	ctivity:	-
Total Scores	:								
Material Scor	e: -	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:	-							
Recommenda	ation comments:	-							
Comments:		Material observed th	roughout prope	erty within ducting.					

Building:	Space House (F	Kingsway Building)	Floor:		Fifth	Floor			
Location:	009 - Keeley St	reet Staircase	Sample	No / ID (Type):	P-359	9298/018	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	2/2019			
			Sample	e Details					
			Item des	scription:	Stair	nosings			
-	-	41 19	Material	description:	Therr	noplastic	product		
			Quantity	/ / Extent:	18 Nu	umber			
			Accessi	bility	Easy	Access			
			Analysis	3:	Chrys	sotile			
			Material	identification:	Asbe	stos ther	moplastic materia	I	
Material Asses	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type) :	1
Priority Assess	sment Scoring:								
Occupant Activ	ity: 0	Disturbance:	2	Human Exposure):	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lo	W
Recommended	action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monito	r condition.		
Recommendati	on comments:	-							
Comments:		_							

Building:	Space House (Kir	ngsway Building)	Floor:		Fifth F	loor			
Location:	009 - Keeley Stre	et Staircase	Sample	No / ID (Type):	P-359	298/As 0	003 (Cross Refere	enced)	
Surveyor:	Danny Webber		Survey o	date:	19/12/	/2019			
			Sample	Details					
			Item des	scription:	Floor	tiles (gre	y & black) & bitun	nen adhesiv	/e
			Material	description:	Therm	noplastic	product		
			Quantity	/ Extent:	12 m²				
			Accessit	oility	Easy /	Access			
			Analysis	:	Chrys	otile			
			Material	identification:	Asbes	tos therr	noplastic/adhesiv	е	
Material Asse	essment Scoring:								
Product Type:	: 1	Condition:	1	Surface Treatmer	nt:	0	Asbestos Type):	1
Priority Asse	ssment Scoring:								
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	Activity:	0
Total Scores	:								
Material Score	э: 3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	/
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwise	e monito	r condition.		
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (King	gsway Building)	Floor:		Fourth I	Floor			
Location:	010 - Kemble Stree	et Staircase	Sample	No / ID (Type):	P-35929	98/019	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/2	019			
			Sample	e Details					
			Item des	scription:	Stair no	sings			
			Material	description:	Thermo	plastic	product		
	-11		Quantity	/ / Extent:	18 Num	ber			
			Accessi	oility	Easy Ad	ccess			
			Analysis	::	Chrysot	ile			
	the said of the sa	E ESTATE SAN	Material	identification:	Asbesto	s therr	noplastic material	ı	
Material Ass	essment Scoring:								
Product Type	: 1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	: :	0	Maintenance A	Activity:	0
Total Scores	:								
Material Score	e: 3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lo	W
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, of	otherwise	monito	r condition.		
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kir	gsway Building)	Floor:		Fourth	n Floor			
Location:	010 - Kemble Stre	eet Staircase	Sample	No / ID (Type):	P-359	298/020	(Sampled)		
Surveyor:	Danny Webber		Survey		19/12	/2019	· · · · · ·		
			Sample	Details					
			Item des	cription:	Floor	tiles (gre	y & black) & bitun	nen adhesiv	/e
	17		Material	description:	Therm	noplastic	product		
		The Control of the Co	Quantity	/ Extent:	12 m²				
			Accessik	pility	Easy	Access			
		199	Analysis	:	Chrys	otile			
	1000	The state of the s	Material	identification:	Asbes	stos thern	noplastic/adhesiv	е	
Material Asses	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmer	nt:	0	Asbestos Type	:	1
Priority Assess	sment Scoring:								
Occupant Activit	ty: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	/
Recommended	action:	Remove if likely to be	disturbed by	the refurbishment, c	therwis	e monitor	condition.	·	
Recommendation	on comments:	-							
Comments:		-							

	_								
Building:	Space House (Kir	ngsway Building)	Floor:		Fourth	n Floor			
Location:	011 - Kemble Stre	eet Lobby	Sample	e No / ID (Type):	P-359	298/021	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
			Samp	le Details					
			Item de	escription:	Adhes	sive resid	due beneath carpe	t tiles	
			Materia	al description:	Bitum	inous pro	oducts		
			Quantit	ty / Extent:	890 m	l ²			
	/ /		Access	sibility	Mediu	m Acces	SS		
			Analys	is:	Chrys	otile			
			Materia	al identification:	Asbes	stos bitur	nen		
Material Asse	essment Scoring:				-				
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Asse	ssment Scoring:								
Occupant Acti	vity: 0	Disturbance:	2	Human Exposure):	0	Maintenance A	ctivity:	0
Total Scores:	:								
Material Score	e: 3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	V
Recommende	d action:	Remove if likely to be	e disturbed by	y the refurbishment, o	otherwis	e monito	r condition.		
Recommenda	tion comments:	-							
Comments:		Material located thro	ughout floor b	peneath all flooring &	floor sc	reed.			

Building:	Space H	ouse (Kir	ngsway Building)	Floor:		Fourth	n Floor			
Location:	012 - Off Partition		a (Open Plan &	Sample I	No / ID (Type):	P-359	298/022 ((Sampled)		
Surveyor:	Danny W	/ebber		Survey d	ate:	19/12	/2019			
				Sample	Details					
366	1.30			Item des	cription:	Ceilin	g above N	MMMF tiles		
				Material	description:	Insula	ting board	d		
				Quantity	/ Extent:	80 m²				
			3//	Accessib	pility	Difficu	ılt Access			
				Analysis	:	Chrys	otile			
				Material	identification:	Asbes	stos insula	ating board		
Material Assess	ment Sco	oring:								
Product Type:		2	Condition:	1	Surface Treatmen	nt:	1	Asbestos Type	:	1
Priority Assess	ment Sco	ring:								
Occupant Activity	y:	0	Disturbance:	2	Human Exposure:	:	0	Maintenance A	ctivity:	0
Total Scores:										
Material Score:		5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommended a	action:		Remove if likely to be dist	urbed by	the refurbishment, o	therwis	e monitor	condition.		
Recommendation	n commer	nts:	It is strongly presumed af	ter discus	sions on site that as	bestos	packing m	naterial will also b	e present	above.
Comments:			Material located above or been removed where diffe						. Material h	nas

5 " "	0 11 44	5 "" \							
Building:	Space House (Kir		Floor:		Fourth	Floor			
Location:	012 - Offices Area Partitioned)	a (Open Plan &	Sample	No / ID (Type):	P-3592	98/023	(Sampled)		
Surveyor:	Danny Webber		Survey o	late:	19/12/2	2019			
	·		Sample	Details					
43			Item des	cription:	MMMF	ceiling t	tile adhesive		
			Material	description:	Bitumir	nous pro	ducts		
	11_	1	Quantity	/ Extent:	800 m²				
4	0		Accessik	pility	Difficult	t Access	3		
7	- Calcuma	TAXEL	Analysis	:	No asb	estos de	etected		
-	10.00		Material	identification:	Non-as	bestos r	material		
Material Asse	essment Scoring:								
Product Type:	-	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type):	-
Priority Asse	ssment Scoring:								
Occupant Acti	vity: -	Disturbance:	-	Human Exposure	:	-	Maintenance A	ctivity:	-
Total Scores:									
Material Score	e: -	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	d action:	-							
Recommenda	tion comments:	-							
Comments:		Material present thro	oughout MMMF	ceiling tiled areas.					

Building:	Space H	House (Kir	ngsway Building)	Floor:		Fourt	h Floor			
Location:	012 - Of Partition		a (Open Plan &	Sample	No / ID (Type):	P-359	9298/024	(Sampled)		
Surveyor:	Danny \	Webber		Survey	date:	19/12	/2019			
				Sampl	e Details					
			is the same of the same	Item de	escription:	Windo	ow sills			
3.0	A PARTY OF THE PAR			Materia	l description:	Ceme	ent produc	:t		
	N. Call			Quantit	y / Extent:	82 m	linear			
		ESO ESO ESO	aca .	Access	ibility	Easy	Access			
		BO 60 BO		Analysi	s:	Chrys	otile			
	1			Materia	l identification:	Asbes	stos ceme	ent		
Material Ass	essment So	coring:				_				
Product Type	:	1	Condition:	1	Surface Treatme	ent:	1	Asbestos Type	:	1
Priority Asse	essment Sc	oring:								
Occupant Act	ivity:	0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	ctivity:	0
Total Scores	:									
Material Score	e:	4	Priority Score	2	Total Score:		4	Risk Rating:	Very Low	/
Recommende	ed action:		Remove if likely to be	disturbed by	the refurbishment,	otherwis	e monitor	condition.		
Recommenda	ation comme	ents:	It is strongly presume the window may also		ssions on site that a	sbestos	packing m	naterial and/or Al	B panels be	eneath
Comments:			-							

Building:	Space Ho	ouse (King	gsway Building)	Floor:		Fourth	n Floor			
Location:	012 - Offi Partitione		(Open Plan &	Sample	No / ID (Type):	P-359	298/025	(Sampled)		
Surveyor:	Danny W	ebber		Survey	date:	19/12	/2019			
				Sample	e Details					
	1 - 1700			Item des	scription:	Wall li	ining ben	eath plasterboard	d lining (rise	ers)
0	-			Material	description:	Insula	iting boai	rd		
		-	ing .	Quantity	/ / Extent:	10 m²				
			11/2 M	Accessi	bility	Difficu	ılt Acces	S		
				Analysis	S:	No as	bestos d	etected		
				Material	identification:	Non-a	sbestos	material		
Material Ass	essment Sco	oring:								
Product Type	:	-	Condition:	-	Surface Treatmer	nt:	-	Asbestos Type):	-
Priority Asse	essment Sco	ring:								
Occupant Act	tivity:	-	Disturbance:	-	Human Exposure	:	-	Maintenance A	Activity:	-
Total Scores	:									
Material Scor	e:	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:		-					_	•	
Recommenda	ation commen	its:	-							
Comments:			-							

Building:	Space House (Ki	ingsway Building)	Floor:		Fourt	h Floor				
I ocation:	012 - Offices Are Partitioned)	a (Open Plan &	Sample	No / ID (Type):	P-359	9298/026	(Sampled)			
Surveyor:	Danny Webber		Survey of	late:	19/12/2019					
			Sample	Details						
			Item des	cription:	Packi	ng above	ceiling timber be	ams		
A			Material	description:	Insula	ating boar	rd			
			Quantity	/ Extent:	650 m	n linear				
(A.C.)	3		Accessib	pility	Difficu	ult Access	5			
			Analysis	:	Chrys	otile				
			Material	identification:	Asbes	stos insul	ating board			
Material Assessr	ment Scoring:									
Product Type:	2	Condition:	1	Surface Treatme	nt:	1	Asbestos Type	:	1	
Priority Assessm	nent Scoring:									
Occupant Activity	: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	ctivity:	0	
Total Scores:	<u> </u>									
Material Score:	5	Priority Score	2	Total Score:		5	Risk Rating:	Low		
Recommended ac	ction:	Remove if likely to be	disturbed by	the refurbishment,	otherwis	e encaps	ulate and then me	onitor con	dition	
Recommendation	comments:	-								
Comments:		Material located above be present throughout			radically	througho	out area. It should	l be presu	med to	

Building:	Space House (K	ingsway Building)	Floor:		Fourth Floor								
Location:	012 - Offices Are Partitioned)	ea (Open Plan &	Sampl	e No / ID (Type):	P-359298/02	27 (Sampled)							
Surveyor:	Danny Webber		Survey	date:	19/12/2019								
			Samp	le Details									
	***		Item de	escription:	Packing abo	ve ceiling timber beam	S						
		the state of the s	Materia	al description:	Insulation								
32	- de	-	Quanti	ty / Extent:	650 m linear								
		12	Access	sibility	Difficult Acce	ess							
			Analys	is:	Amosite								
E	NSE	400	Materia	al identification:	Asbestos ins	sulation							
Material Ass	essment Scoring:												
Product Type	: 3	Condition:	2	Surface Treatme	nt: 3	Asbestos Type:	2	>					
Priority Asse	essment Scoring:												
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	e: 0	Maintenance Activ	vity: 0)					
Total Scores	:												
Material Scor	e: 10	Priority Score	2	Total Score:	10	Risk Rating:	ligh						
Recommende	ed action:	Remove if likely to b	e disturbed b	y the refurbishment,	otherwise enca	psulate and then monit	or condition	n					
Recommenda	ation comments:	-											
Comments:			0	0 1	radically throug	ghout area. It should be	presumed	d above original MMMF ceiling tiles sporadically throughout area. It should be presumed to ughout above all timber beams.					

Building:		,	igsway Building)	Floor:		Fourth	n Floor			
Location:	012 - Of Partition		(Open Plan &	Sample	No / ID (Type):	P-359	298/028	(Sampled)		
Surveyor:	Danny V	Vebber		Survey of	date:	19/12	/2019			
				Sample	e Details					
				Item des	scription:	Wall li	ning ben	eath plasterboard	lining (kito	chen)
				Material	description:	Insula	ting boar	rd .		
				Quantity	/ / Extent:	18 m²				
				Accessibility		Medium Access				
				Analysis	:	Chrys	otile			
				Material	identification:	Asbes				
Material Asse	ssment Sc	oring:				-				
Product Type:		2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type	:	1
Priority Asses	ssment Sco	oring:								
Occupant Activ	vity:	0	Disturbance:	1	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:										
Material Score):	5	Priority Score	1	Total Score:		5	Risk Rating:	Low	
Recommende	d action:		Remove if likely to be d	listurbed by	the refurbishment, o	otherwis	e monitoi	r condition.		
Recommendat	tion comme	nts:	-							
Comments:			-							
Building:			igsway Building)	Floor:		Fourth Floor				
Location:	012 - Of Partition		(Open Plan &	Sample	No / ID (Type):	P-359	298/029	(Sampled)		
0	,			0	40/40/0040					

Building:	Space House (K	ingsway Building)	Floor:		Fourth	Floor		
Location:	012 - Offices Are Partitioned)	ea (Open Plan &	Sampl	e No / ID (Type):	P-3592	298/029	9 (Sampled)	
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019		
			Samp	le Details				
T			Item de	escription:	Window	w glaziı	ng beading	
		3/ -	Materia	al description:	Mastic	S		
3			Quanti	ty / Extent:	440 m	linear		
			Access	sibility	Easy A	Access		
				is:	No asb	estos (detected	
			Materia	al identification:	Non-as	sbestos	material	
Material Ass	essment Scoring:							
Product Type	-	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type:	
Priority Asse	essment Scoring:							
Occupant Act	tivity: -	Disturbance:	-	Human Exposure	:	-	Maintenance Activity: -	
Total Scores	:							
Material Scor	e: -	Priority Score	-	Total Score:		0	Risk Rating: N/A	
Recommende	ed action:	-						
Recommenda	ation comments:	-						
Comments:		Material located thro	ughout floor	within all windows (be	eneath ne	ewer ma	astic in places).	

Building:	Space House (K	(ingsway Building)	Floor:		Fourth	n Floor			
Location:	012 - Offices Are Partitioned)	ea (Open Plan &	Sample	e No / ID (Type):	P-359	298/As	020 (Cross Refere	enced)	
Surveyor:	Danny Webber		Survey	date:	19/12/	/2019			
			Samp	le Details					
N.			Item de	escription:	plaste	rboard b	ey) & bitumen adh poxing outside rise se end of building		
	\ Y\	N.	Materia	al description:	Therm	noplastic	product		
			Quanti	ty / Extent:	1 m²				
	VALUE OF THE PARTY		Access	sibility	Mediu	ım Acce	SS		
			Analys	is:	Chrys	otile			
	//		Materia	al identification:	Asbes	stos ther	moplastic/adhesiv	'e	
Material Asse	ssment Scoring:								
Product Type:	1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type) :	1
Priority Asses	sment Scoring:								
Occupant Activ	rity: 0	Disturbance:	1	Human Exposure	э:	0	Maintenance A	Activity:	0
Total Scores:									
Material Score	3	Priority Score	1	Total Score:		3	Risk Rating:	Very Lov	N
Recommended	l action:	Remove if likely to b	e disturbed b	y the refurbishment,	otherwise	e monito	or condition.		
Recommendat	on comments:	-							
Comments:		Also includes small a	nieces preser	nt beneath perimeter	electrica	l trunkin	a & skirting board	s	

Building:	Space House (Kir	ngsway Building)	Floor:		Fourth	Floor			
Location:	013 - Kitchen		Sample	No / ID (Type):	P-3592	298/030	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/2019				
			Sample	e Details					
	**		Item des	scription:	Panel I	beneath	floor screed with	in risers (x	3)
			Material	description:	Insulat	ing boar	⁻ d		
1			Quantity	/ / Extent:	3 Num	ber			
			Accessi	bility	Difficul	t Access	3		
				S:	Chryso	otile			
			Material	identification:	Asbest	os insul	ating board		
Material Ass	essment Scoring:								
Product Type	: 2	Condition:	1	Surface Treatme	ent:	1	Asbestos Type):	1
Priority Asse	essment Scoring:								
Occupant Act	tivity: 0	Disturbance:	1	Human Exposure	e:	0	Maintenance A	Activity:	0
Total Scores	3:								
Material Scor	re: 5	Priority Score	1	Total Score:		5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwise	monito	r condition.		·
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kingsway Building)	Floor:		Fourth Floor	
Location:	013 - Kitchen	Sample I	No / ID (Type):	P-359298/03	31 (Sampled)
Surveyor:	Danny Webber	Survey d	ate:	19/12/2019	
		Sample	Details		
		Item des	cription:	Sink pad	
		Material	description:	Bituminous p	products
		Quantity	/ Extent:	1 Number	
		Accessib	oility	Easy Access	3
		Analysis:	:	No asbestos	detected
		Material	identification:	Non-asbesto	os material
Material Asse	essment Scoring:				
Product Type:	- Condition:	-	Surface Treatmer	nt: -	Asbestos Type: -
Priority Asse	ssment Scoring:				
Occupant Acti	ivity: - Disturbance:	-	Human Exposure	-	Maintenance Activity: -
Total Scores	:				
Material Score	e: Priority Score	-	Total Score:	0	Risk Rating: N/A
Recommende	ed action:				
Recommenda	tion comments: -				
Comments:	-				

Building:	Space House (Kir	ngsway Building)	Floor:		Fourt	h Floor			
Location:	013 - Kitchen	3 7 3/	Sample	No / ID (Type):	P-359	9298/032	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
			Sample	e Details					
			Item des	scription:	Riser	panels w	ithin cupboard		
	- 1		Material	description:	Insula	ating boar	d		
			Quantity	/ / Extent:	1 m²				
		C. C.	Accessil	bility	Easy	Access			
				Analysis:		sbestos de	etected		
			Material	identification:	Non-a	asbestos	material		
Material Asses	sment Scoring:								
Product Type:	-	Condition:	-	Surface Treatmer	nt:	-	Asbestos Type	:	-
Priority Assess	ment Scoring:								
Occupant Activit	ty:	Disturbance:	-	Human Exposure	:	-	Maintenance A	ctivity:	-
Total Scores:									
Material Score:	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommended	action:	-							_
Recommendation	on comments:	-							
Comments:		-							

Building:	Space House (Kir	ngsway Building)	Floor:		Fourt	h Floor			
Location:	013 - Kitchen		Sample	No / ID (Type):	P-359	9298/As 0	20 (Cross Refere	enced)	
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
			Sample	e Details					
			Item des	scription:		tiles (gregerboard b	y) & bitumen adh oxing	esive within	l
	No.		Material	description:	Thern	noplastic	product		
	VA B		Quantity	/ Extent:	1 m ²				
4			Accessil	oility	Easy	Access			
7			Analysis	:	Chrys	otile			
	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	Secular Sec	Material	identification:	Asbes	stos therr	noplastic/adhesiv	е	
Material Asse	ssment Scoring:				_				
Product Type:	1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type) :	1
Priority Asses	ssment Scoring:								
Occupant Activ	vity: 0	Disturbance:	1	Human Exposure):	0	Maintenance A	Activity:	0
Total Scores:									
Material Score	: 3	Priority Score	1	Total Score:		3	Risk Rating:	Very Low	/
Recommended	d action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monito	r condition.		
Recommendat	tion comments:	-							
Comments:		-							

Building:	0 1 (0) 0)			Floor:		Fourth Floor					
Location: 013 - Kitchen			Sample	No / ID (Type):	P-359298/As 024 (Cross Referenced)						
Surveyor:	Danny V	Vebber		Survey	date:	19/12	/2019				
				Sample	e Details						
		11		Item des	scription:	Winde	ow sill				
	SCA.		THE STATE OF THE S	Material	description:	Ceme	ent produ	ct			
		7 24		Quantity	/ / Extent:	2 m li	near				
		9		Accessil	bility	Easy	Access				
	8/			Analysis	::	Chrys	Chrysotile				
	A		And a	Material	identification:	Asbes	stos cem	ent			
Material Asse	essment Sc	oring:									
Product Type:		1	Condition:	1	Surface Treatmen	nt:	1	Asbestos Type	e:	1	
Priority Asse	ssment Sc	oring:		_							
Occupant Acti	vity:	0	Disturbance:	2	Human Exposure	:	0	Maintenance /	Activity:	0	
Total Scores:											
Material Score) :	4	Priority Score	2	Total Score:		4	Risk Rating:	Very Lov	N	
Recommende	d action:		Remove if likely to b	e disturbed by	the refurbishment, of	otherwis	e monito	r condition.			
Recommendation comments:		It is strongly presum the window may also		sions on site that as	sbestos	packing r	material and/or A	IB panels b	eneath		
Comments:			-								

Building:	Space House (King	ring: 2 Condition:			Fourth Floor					
Location:	013 - Kitchen		Sample	No / ID (Type):	P-3592	98/As 0	28 (Cross Refere	nced)		
Surveyor:	Danny Webber		Survey date: 1			019				
			Sample	e Details						
			Item des	scription:	Wall lining					
				Material description:		ng boar	·d			
				Quantity / Extent:		20 m²				
	Tr.	Accessi	Accessibility		Easy Access					
		Analysis:		Chrysotile						
			Material identification:		Asbestos insulating board					
Material Asse	essment Scoring:									
Product Type:	2	Condition:	1	Surface Treatmen	nt:	1	Asbestos Type	:	1	
Priority Asses	ssment Scoring:									
Occupant Activ	vity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0	
Total Scores:										
Material Score	e: 5	Priority Score	2	Total Score:		5	Risk Rating:	Low		
Recommende	d action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise	monito	r condition.			
Recommendat	tion comments:	-								
Comments:		Material also forms co	s cupboard walls.							

Building:	Space House (K	Space House (Kingsway Building)		Floor:		Fourth Floor				
Location:	014 - Female WC		Sample	e No / ID (Type):	P-3592	98/033	(Sampled)			
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019				
			Samp	le Details						
			Item de	escription:	Debris	within h	nand dryer voids			
			Materia	Material description:		it produ	ct			
			Quantit	y / Extent:	<1 m²					
	18/	60	Access	ibility	Mediun	n Acces	SS			
			Analysis:		Amosite Chrysotile					
			Material identification:		Asbest	os cem	ent			
Material Asses	ssment Scoring:									
Product Type:	1	Condition:	3	Surface Treatme	nt:	1	Asbestos Type	e:	2	
Priority Asses	sment Scoring:									
Occupant Activ	ity: 0	Disturbance:	1	Human Exposure	e:	0	Maintenance /	Activity:	0	
Total Scores:										
Material Score:	rial Score: 7 Priority Score		1	1 Total Score:		7	Risk Rating:	Medium	1	
Recommended	action:	Remove.								
Recommendation comments: -		-								
Comments:										

Building: Space House (Kingsway Building) Location: 017 - Keeley Street Staircase Surveyor: Danny Webber		Floor:		Fourth Floor						
Location:	017 - Keeley Stree	et Staircase	Sample	No / ID (Type):	P-359298/034 (Sampled)					
Surveyor:	Danny Webber		Survey	date:	19/12	/2019				
			Sample	e Details						
			Item des	scription:	Stair	nosings				
			Material	Material description:			product			
			Quantity	tity / Extent: 1		18 Number				
			Accessil	Accessibility		Easy Access				
		(A)	Analysis:		Chrys	otile				
100			Material identification:		Asbestos thermoplastic material					
Material Assess	sment Scoring:									
Product Type:	1	Condition:	1	Surface Treatmer	nt:	0	Asbestos Type		1	
Priority Assess	ment Scoring:									
Occupant Activit	ty: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0	
Total Scores:										
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	V	
Recommended	action:	Remove if likely to be	disturbed by	the refurbishment, c	otherwis	e monito	condition.			
Recommendation	on comments:	-								
Comments:		-								

	Г										
Building:	ilding: Space House (Kingsway Building)		Floor:	Floor:		Fourth Floor					
Location: 017 - Keeley Street Staircase		Sample	No / ID (Type):	P-3592	298/As	020 (Cross Refere	nced)				
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019					
			Sample	e Details							
			Item de	scription:	Floor ti	iles (gr	ey & black) & bitum	nen adhes	ive		
			Material	I description:	Therm	oplasti	c product				
			Quantity	y / Extent:	12 m²						
			Accessi	bility	Easy A	ccess					
			Analysis:		Chrysotile						
		1000	Materia	l identification:	Asbest	tos the	rmoplastic/adhesiv	э			
Material Asses	sment Scoring:										
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1		
Priority Assess	sment Scoring:										
Occupant Activi	ty: 0	Disturbance:	2	Human Exposure	re: 0 Maintenance Ad		ctivity:	0			
Total Scores:											
Material Score: 3 Priority Score		2	2 Total Score: 3 Risk Rating:			Risk Rating:	Very Lo	W			
Recommended	action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise	monit	or condition.				
Recommendation	on comments:	-									
Comments:		-									

Building:	erial Assessment Scoring: duct Type: 1 Condition: 1 Condition: 1 Disturbance:		Floor:		Third F	loor				
Location:	018 - Kemble Stre	eet Staircase	Sample	No / ID (Type):	P-359298/036 (Sampled)					
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019				
			Sample	e Details						
	3		Item des	scription:	Stair nosings					
				description:	Thermoplastic product					
		Quantity	Quantity / Extent:		nber					
E			Accessil	bility	Easy A	ccess				
			Analysis): :	Chryso	tile				
			Material identification:		Asbestos thermoplastic material					
Material Asses	ssment Scoring:									
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1	
Priority Assess	sment Scoring:									
Occupant Activi	ity: 0	Disturbance:	2	Human Exposure):	0	Maintenance A	ctivity:	0	
Total Scores:										
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	1	
Recommended	action:	Remove if likely to b	e disturbed by	the refurbishment, of	otherwise	monito	r condition.			
Recommendation	on comments:	-								
Comments:		-								

Building:	g: Space House (Kingsway Building)		Floor:	Floor:		Third Floor					
Location:	018 - Kemble Str	eet Staircase	Sample	No / ID (Type):	P-3592	298/037	(Sampled)				
Surveyor:	Danny Webber		Survey	date:	19/12/	2019					
			Sampl	e Details							
			Item de	escription:	Floor t	tiles (gre	ey & black) & bitur	men adhes	sive		
			Materia	description: Ther		oplastic	product				
			Quantit	y / Extent:	12 m²						
			Access	ibility	Easy A	Access					
		Analysis:		Chrysotile							
			Material identification:		Asbestos thermoplastic/adhesive						
Material Ass	essment Scoring:										
Product Type	: 1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type	ə:	1		
Priority Asse	essment Scoring:										
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance /	Activity:	0		
Total Scores	:										
Material Score: 3 Priority Score		2	2 Total Score:		3	Risk Rating:	Very Lo	w			
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment,	otherwise	e monito	or condition.		_		
Recommendation comments:		-									

	,								
Building:	Space House (Kir	ngsway Building)	Floor:		Third	Floor			
Location:	019 - Kemble Stre	eet Lobby	Sample	No / ID (Type):	P-359	298/038	(Sampled)		
Surveyor:	Danny Webber		Survey o	late:	19/12	/2019			
			Sample	Details					
			Item des	cription:	Adhes	sive resid	ue beneath carpe	et tiles	
	1		Material	description:	Bitum	inous pro	ducts		
			Quantity	/ Extent:	890 m	l ²			
	ALC: N		Accessib	pility	Mediu	ım Acces	s		
			Analysis	:	Chrys	otile			
	1		Material	identification:	Asbes	tos bitum	ien		
Material Asses	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmer	nt:	0	Asbestos Type	e:	1
Priority Assess	sment Scoring:								
Occupant Activi	ty: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	V
Recommended	action:	Remove if likely to be dis	sturbed by	the refurbishment, c	therwis	e monitor	condition.		
Recommendation	on comments:	-							
Comments:		Material located through	out floor be	eneath all flooring &	floor sc	reed.			
Building:	Space House (Kir		Floor:		Third	Floor			
Location:	020 - Offices Area Partitioned)	a (Open Plan &	Sample No / ID (Type):		P-359	298/039	(Sampled)		
Surveyor:	Danny Webber		Survey o	late:	19/12/2019				
			Sample	Details					

De distance	0		El		Think				
Building:	Space House (Kir	0 0	Floor:		Third	Floor			
Location:	020 - Offices Area Partitioned)	a (Open Plan &	Sample	No / ID (Type):	P-359	9298/039	(Sampled)		
Surveyor:	Danny Webber		Survey o	date:	19/12	2/2019			
			Sample	Details					
4.75	10 A 10 B		Item des	scription:	Ceilin	ig above l	MMMF tiles		
			Material	description:	Insula	ating boar	rd		
			Quantity	/ Extent:	80 m²				
			Accessik	oility	Diffici	ult Access	3		
100 mg			Analysis	:	Chrys	sotile			
			Material	identification:	Asbe	stos insul	ating board		
Material Assess	sment Scoring:				-				
Product Type:	2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type:	:	1
Priority Assess	ment Scoring:								
Occupant Activit	y: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommended a	action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwis	e monito	r condition.		
Recommendatio	n comments:	It is strongly presume	ned after discussions on site that asbestos packing material will also be present above						
Comments:	<u> </u>		above original MMMF tiles between external windows & lighting trunking. Material here different ceiling tile design is present in main open plan office.					has	

Building:			ngsway Building)	Floor:		Third	Floor			
Location:	020 - O Partition		a (Open Plan &	Sample	e No / ID (Type):	P-359	9298/040	(Sampled)		
Surveyor:	Danny \	Vebber		Survey	date:	19/12	/2019			
				Samp	le Details					
(6.5)		1200	S. D. M. Walland	Item de	escription:	MMM	F ceiling	tile adhesive		
				Materia	al description:	Bitum	inous pr	oducts		
	A STATE OF THE PARTY OF THE PAR	7 7		Quanti	ty / Extent:	800 m	1 ²			
		العرا		Accessibility		Difficu	ult Acces	S		
				Analys	is:	No as	bestos c	letected		
	is also			Materia	al identification:	Non-a	asbestos	material		
Material Asse	essment So	oring:								
Product Type:		-	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type		-
Priority Asse	ssment Sc	oring:								
Occupant Act	ivity:	-	Disturbance:	-	Human Exposure):	-	Maintenance A	ctivity:	-
Total Scores	:									
Material Score	e:	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:		-							
Recommenda	tion comme	ents:	-							
Comments:			Material present thro	ughout MMN	IF ceiling tiled areas.					
Building:	Space I	House (Kir	ngsway Building)	Floor:		Third	Floor			
Location:	020 - O Partition		a (Open Plan &	Sample	Sample No / ID (Type):		298/041	(Sampled)		
Surveyor: Danny Webber				Survey date:		19/12/2019				

Building:	Space House	(Kingsway Building)	Floor:		Third	Floor			
Location:	020 - Offices A Partitioned)	Area (Open Plan &	Sample	No / ID (Type):	P-359	298/041 ((Sampled)		
Surveyor:	Danny Webbe	er	Survey	date:	19/12	/2019			
			Sample	e Details					
	d a imm		Item des	scription:	Windo	ow sills			
			Material	description:	Ceme	nt produc	t		
			Quantity	/ / Extent:	82 m	linear			
1			Accessil	bility	Easy	Access			
		S.C.	Analysis	S:	Chrys	otile			
	A A		Material	identification:	Asbes	itos ceme	nt		
Material Asses	sment Scoring	:							
Product Type:	1	Condition:	1	Surface Treatmen	nt:	1	Asbestos Type):	1
Priority Assess	ment Scoring:								
Occupant Activi	ty: 0	Disturbance:	2	Human Exposure:		0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	4	Priority Score	2	Total Score:		4	Risk Rating:	Very Low	,
Recommended	action:	Remove if likely to be	disturbed by	the refurbishment, o	therwis	e monitor	condition.		
Recommendation	on comments:	It is strongly presumed the window may also be		sions on site that as	bestos	packing m	naterial and/or Al	B panels be	eneath
Comments:		-							

Building:	Space House (Kingsway	Building)	Floor:		Third Floor			
Location:	020 - Offices Area (Open Partitioned)			No / ID (Type):		42 (Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/2019			
	_		Sampl	e Details				
			Item de	scription:	Wall lining b	eneath plasterboar	d lining (rise	ers)
		Y	Materia	I description:	Cement pro-	duct		
			Quantity	y / Extent:	10 m²			
		6	Accessi	bility	Difficult Acc	ess		
			Analysis	S:	Chrysotile			
		1.	Materia	l identification:	Asbestos ce	ment		
Material Ass	essment Scoring:							
Product Type	e: 1 Condi	tion:	1	Surface Treatmen	nt: 1	Asbestos Type	e:	1
Priority Asse	essment Scoring:							
Occupant Ac	tivity: 0 Distur	bance:	1	Human Exposure	: 0	Maintenance /	Activity:	0
Total Scores	s:							
Material Scor	re: 4 Priorit	y Score	1	Total Score:	4	Risk Rating:	Very Lov	v
Recommende	ed action: Remo	ve if likely to be	e disturbed by	the refurbishment, of	otherwise enca	psulate and then m	onitor cond	ition
Recommenda	ation comments: -							
Comments:	-							

Building:	Space House (Ki	ngsway Building)	Floor:		Third F	Floor			
Location:	020 - Offices Are Partitioned)	a (Open Plan &	Sample	No / ID (Type):	P-3592	298/043	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/	2019			
			Sample	e Details					
			Item des	scription:	Packin	ng above	e ceiling timber bea	ıms	
			Material	description:	Insulat	ting boar	rd		
	7-3		Quantity	/ / Extent:	650 m	linear			
			Accessi	bility	Difficu	It Access	S		
			Analysis	S:	Chryso	otile			
		15000	Material	identification:	Asbes	tos insul	ating board		
Material Ass	essment Scoring:								
Product Type	: 2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type:		1
Priority Asse	essment Scoring:								
Occupant Act	tivity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance Ad	ctivity:	0
Total Scores	:								
Material Scor	e: 5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwise	encaps	sulate and then mo	nitor cond	dition
Recommenda	ation comments:	-							
Comments:			above original MMMF ceiling tiles sporadically throughout area. It should be presum- thout above all timber beams.						med to

Building:	Space Hou	use (Kin	gsway Building)	Floor:		Third	Floor			
Location:	020 - Office Partitioned		(Open Plan &	Sample I	No / ID (Type):	P-359	298/044	(Sampled)		
Surveyor:	Danny Wel	bber		Survey d	late:	19/12	/2019			
				Sample	Details					
96 A.	C TOWNS	15/12	A STATE OF THE STA	Item des	cription:	Packii	ng above	ceiling timber bea	ams	
1				Material	description:	Therm	noplastic	oroduct		
				Quantity	/ Extent:	650 m	ı linear			
1.		2	A STATE OF THE STATE OF	Accessib	oility	Difficu	ılt Access	i		
				Analysis		Chrys	otile			
				Material	identification:	Asbes	stos therm	noplastic/adhesive	e	
Material Assess	ment Scori	ing:								
Product Type:	1		Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Assessi	ment Scori	ng:								
Occupant Activity	y: 0)	Disturbance:	2	Human Exposure:		0	Maintenance A	ctivity:	0
Total Scores:										
Material Score:	3	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	V
Recommended a	action:		Remove if likely to be dist	urbed by	the refurbishment, o	therwis	e encaps	ulate and then mo	nitor cond	ition
Recommendation	n comments	S:	-							
Comments:			Material located above or be present throughout about			adically	througho	ut area. It should	be presum	ned to

Building:	Space House (K	ingsway Building)	Floor:		Third	Floor			
Location:	020 - Offices Are Partitioned)	ea (Open Plan &	Sample	No / ID (Type):	P-359	9298/045	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	2/2019			
			Sampl	e Details					
			Item de	scription:	Resid	lue on ce	eiling		
			Materia	I description:	Insula	ation			
			Quantit	y / Extent:	650 n	n linear			
			Access	ibility	Mediu	um Acces	SS		
		4/	Analysi	s:	Amos	site			
		100	Materia	l identification:	Asbe	stos insu	lation		
Material Assess	ment Scoring:								
Product Type:	3	Condition:	3	Surface Treatmen	nt:	3	Asbestos Type	:	2
Priority Assessr	ment Scoring:								
Occupant Activity	<i>/</i> : 0	Disturbance:	2	Human Exposure):	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	11	Priority Score	2	Total Score:		11	Risk Rating:	High	
Recommended a	ction:	Remove.							
Recommendation	n comments:	-							
Comments:		Material located abo			radically	/ through	out area. It should	l be presur	ned to

Building:	Space House	Kingsway Building)	Floor:		Third Floor			
Location:	020 - Offices A Partitioned)	rea (Open Plan &	Sample	No / ID (Type):	P-359298/04	16 (Sampled)		
Surveyor:	Danny Webbe		Survey	date:	19/12/2019			
			Sampl	e Details				
			Item de	scription:	Wall lining be	eneath plasterboard	d lining (kite	chen)
			Materia	I description:	Insulating bo	pard		
_			Quantit	y / Extent:	18 m²			
			Access	ibility	Difficult Acce	ess		
35			Analysi	s:	Chrysotile			
			Materia	l identification:	Asbestos ins	sulating board		
Material Ass	essment Scoring:							
Product Type	: 2	Condition:	1	Surface Treatmer	nt: 1	Asbestos Type		1
Priority Asse	essment Scoring:							
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure	: 0	Maintenance A	Activity:	0
Total Scores	:							
Material Scor	e: 5	Priority Score	1	Total Score:	5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise moni	tor condition.		
Recommenda	ation comments:	-						
Comments:		-						
Building:	Space House	Kingsway Building)	Floor:		Third Floor			
Location:		rea (Open Plan &		No / ID (Type):		17 (Sampled)		

Building:	Space House (Kir	igsway Building)	Floor:		Third F	loor			
Location:	020 - Offices Area Partitioned)	(Open Plan &	Sample	No / ID (Type):	P-3592	98/047	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019			
	_		Sampl	e Details					
			Item de	scription:	Windov	v glazin	g beading		
_			Materia	I description:	Mastics	6			
	72		Quantity / Extent:		440 m	440 m linear			
			Access	ibility	Easy Access				
			Analysi	s:	No asb	estos d	etected		
			Materia	I identification:	Non-as	bestos	material		
Material Ass	essment Scoring:								
Product Type	: -	Condition:	-	Surface Treatme	nt:	-	Asbestos Type:		-
Priority Asse	essment Scoring:								
Occupant Act	ivity: -	Disturbance:	-	Human Exposure	э:	-	Maintenance Activ	/ity:	-
Total Scores	:								
Material Score	e: -	Priority Score	-	Total Score:		0	Risk Rating: N	I/A	
Recommende	ed action:	-				·			
Recommenda	ation comments:	-							
Comments:		Material located thro	ughout floor v	vithin all windows (be	eneath ne	wer ma	stic in places).		

Building:	Space H	louse (Kir	ngsway Building)	Floor:		Third	Floor			
Location:	020 - Of Partition		a (Open Plan &	Sample	No / ID (Type):	P-359	9298/As 0	37 (Cross Refere	nced)	
Surveyor:	Danny V	Vebber		Survey	date:	19/12	/2019			
				Sampl	e Details					
				Item de	escription:	Floor	tiles (grey	y) & bitumen adhe	esive	
	LA		19	Materia	l description:	Thern	noplastic	product		
				Quantit	y / Extent:	1 m²				
				Access	ibility	Mediu	ım Acces	S		
				Analysi	s:	Chrys	otile			
				Materia	l identification:	Asbes	stos thern	noplastic/adhesiv	е	
Material Ass	essment Sc	oring:								
Product Type):	1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type	:	1
Priority Asse	essment Sco	oring:								
Occupant Act	tivity:	0	Disturbance:	1	Human Exposure	e:	0	Maintenance A	ctivity:	0
Total Scores	3:									
Material Scor	e:	3	Priority Score	1	Total Score:		3	Risk Rating:	Very Low	1
Recommende	ed action:		Remove if likely to be	disturbed by	the refurbishment,	otherwis	e monitor	condition.		
D	ation comme	nts:	-							
Recommenda		_	Material Incested a 2012	n nlootorboo	rd boxing outside rise	oro ot Ka	mble Str	not Staircasa and	of building	Alco

Building:	Space House (Kir	ngsway Building)	Floor:		Third Flo	oor			
Location:	021 - Kitchen		Sample	No / ID (Type):	P-35929	8/048	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/20	019			
			Sample	e Details					
78			Item de	scription:	Panel be	eneath	n floor screed with	in risers (x3)
A			Materia	description:	Insulatin	ıg boa	rd		
			Quantity	y / Extent:	3 Numbe	er			
	1		Accessi	bility	Difficult Access				
		,	Analysis	3:	Chrysoti	le			
	NA.		Materia	l identification:	Asbesto	s insu	lating board		
Material Asse	essment Scoring:				_				
Product Type:	2	Condition:	1	Surface Treatme	ent:	1	Asbestos Type	:	1
Priority Asse	ssment Scoring:								
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure	e: ()	Maintenance A	Activity:	0
Total Scores	:								
Material Score	e: 5	Priority Score	1	Total Score:	5	5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwise r	nonito	or condition.		
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kir	ngsway Building)	Floor:		Third F	Floor			
Location:	021 - Kitchen		Sample I	No / ID (Type):	P-3592	298/049	(Sampled)		
Surveyor:	Danny Webber		Survey d	ate:	19/12/2019				
			Sample	Details					
		111 17 1 25 9	Item des	cription:	Sink p	ad			
			Material	description:	Bitumi	nous pro	ducts		
			Quantity / Extent:		1 Number				
			Accessibility		Easy Access				
			Analysis		No ast	pestos de	etected		
			Material	identification:	Non-a	sbestos r	material		
Material Asses	sment Scoring:								
Product Type:	-	Condition:	-	Surface Treatmer	nt:	-	Asbestos Type:		-
Priority Assess	sment Scoring:								
Occupant Activi	ty: -	Disturbance:	-	Human Exposure	:	-	Maintenance Ad	ctivity:	-
Total Scores:									
Material Score:	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommended	action:	-							
Recommendation	on comments:	-							
Comments:		-							

	2			I					
Building:	Space House (Kingsway Building)	Floor:		Third F	loor				
Location:	021 - Kitchen	Sample	No / ID (Type):	P-3592	98/050	(Sampled)			
Surveyor:	Danny Webber	Survey	date:	19/12/2019					
		Sample	e Details						
		Item de	scription:	Riser p	anels w	ithin cupboard			
		Materia	I description:	Insulati	ng boar	d			
		Quantity	y / Extent:	1 m²					
		Accessi	bility	Easy A	ccess				
		Analysis	3:	No asb	No asbestos detected				
		Materia	l identification:	Non-as	bestos	material			
Material Asse	essment Scoring:								
Product Type:	- Condition:	-	Surface Treatmen	nt:	-	Asbestos Type	:	-	
Priority Asses	ssment Scoring:								
Occupant Acti	vity: - Disturbance:	-	Human Exposure	: :	-	Maintenance A	ctivity:	-	
Total Scores:									
Material Score	e: Priority Score	-	Total Score:		0	Risk Rating:	N/A		
Recommende	d action:								
Recommenda	tion comments: -								
Comments:	-				_				

Building:	Space House (Kir	gsway Building)	Floor:		Third	Floor				
Location:	021 - Kitchen		Sample	No / ID (Type):	P-359	298/As (37 (Cross Refere	nced)		
Surveyor:	Danny Webber		Survey	date:	19/12/2019					
			Sample	e Details						
			Item des	scription:		tiles (gre rboard b	y) & bitumen adhe oxing	esive within		
	A	11 11 -	Material	description:	Therm	noplastic	product			
			Quantity	/ / Extent:	1 m²					
			Accessi	oility	Mediu	ım Acces	SS			
			Analysis	:: ::	Chrys	otile				
			Material	identification:	Asbes	tos therr	moplastic/adhesiv	е		
Material Asse	essment Scoring:				-					
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1	
Priority Asse	ssment Scoring:									
Occupant Acti	vity: 0	Disturbance:	1	Human Exposure):	0	Maintenance A	ctivity:	0	
Total Scores:										
Material Score	9: 3	Priority Score	1	Total Score:		3	Risk Rating:	Very Low	/	
Recommende	d action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monito	r condition.			
Recommenda	tion comments:	-								
Comments:		-								

Building:	Space House	(Kingsway Building)	Floor:		Third	Floor				
Location:	021 - Kitchen		Sample	No / ID (Type):	P-359	9298/As (041 (Cross Refere	enced)		
Surveyor:	Danny Webbe	r	Survey	date:	19/12	2/2019				
			Sampl	e Details						
1	10000		Item de	scription:	Wind	ow sill				
			Materia	I description:	Ceme	ent produ	ct			
1			Quantity / Extent:			near				
		· ·	Accessibility			Easy Access				
		Canal	Analysi	s:	Chrys	sotile				
	GENERAL STREET		Materia	l identification:	Asbe	stos cem	ent			
Material Asses	sment Scoring:									
Product Type:	1	Condition:	1	Surface Treatme	nt:	1	Asbestos Type	e:	1	
Priority Assess	sment Scoring:								_	
Occupant Activi	ty: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	Activity:	0	
Total Scores:										
Material Score:	4	Priority Score	2	Total Score:		4	Risk Rating:	Very Lo	W	
Recommended	action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monito	r condition.			
Recommendation	on comments:	It is strongly presume the window may also		ssions on site that a	sbestos	packing r	material and/or A	B panels b	peneath	
Comments:		-								

Building:	Space House (Kir	gsway Building)	Floor:		Third Flo	oor			
Location:	021 - Kitchen		Sample	No / ID (Type):	P-35929	8/As (046 (Cross Refere	nced)	
Surveyor:	Danny Webber		Survey	date:	19/12/2019				
			Sample	e Details					
			Item des	scription:	Wall linii	ng			
			Material	description:	Insulatin	g boai	rd		
			Quantity / Extent:		20 m²				
1			Accessibility		Easy Access				
		1	Analysis:		Chrysoti	le			
			Material	identification:	Asbesto	s insul	ating board		
Material Asse	essment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmen	nt:	1	Asbestos Type	:	1
Priority Asse	ssment Scoring:								
Occupant Acti	ivity: 0	Disturbance:	2	Human Exposure):)	Maintenance A	ctivity:	0
Total Scores:	:								
Material Score	e: 5	Priority Score	2	Total Score:		5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, of	otherwise r	nonito	r condition.		
Recommenda	ation comments:	-							
Comments:		Material also forms of	rms cupboard walls.						

Building:	Space House (Kingsway Building)	Floor:		Third F	loor			
Location:	022 - Female WC	Sample	No / ID (Type):	P-3592	298/083	(Sampled)		
Surveyor:	Danny Webber	Survey		19/12/2	2019			
		Sampl	e Details					
		Item de	scription:	Debris	within l	nand dryer voids		
	HU ATTIAL TACKET TO	Materia	I description:	Cemer	nt produ	ıct		
	- Les	Quantit	y / Extent:	<1 m²				
		Access	ibility	Mediur	n Acce	SS		
		Analysi	s:	Amosi	te Chrys	sotile		
100		Materia	l identification:	Asbest	tos cem	ent		
Material Ass	essment Scoring:							
Product Type	: 1 Condition:	3	Surface Treatme	nt:	1	Asbestos Type	; :	2
Priority Asse	essment Scoring:							
Occupant Act	ivity: 0 Disturbance:	1	Human Exposure	e:	0	Maintenance A	Activity:	0
Total Scores	:							
Material Score	e: 7 Priority Score	1	Total Score:		7	Risk Rating:	Medium	n .
Recommende	ed action: Remove.							_
Recommenda	ation comments: -							
Comments:								

Building:	Space House (Kir	ngsway Building)	Floor:		Third	Floor			
Location:	025 - Keeley Stre	et Staircase	Sample	No / ID (Type):	P-359	298/As 0	36 (Cross Refere	nced)	
Surveyor:	Danny Webber		Survey	date:	19/12/	/2019			
			Sample	e Details					
		4	Item des	scription:	Stair r	nosings			
			Material	description:	Therm	noplastic	product		
			Quantity	/ Extent:	18 Nu	mber			
			Accessik	oility	Easy /	Access			
		•//	Analysis	:	Chrys	otile			
			Material	identification:	Asbes	tos thern	noplastic materia		
Material Ass	essment Scoring:								
Product Type	: 1	Condition:	1	Surface Treatmer	nt:	0	Asbestos Type	:	1
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Scor	e: 3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	/
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwise	e monitor	condition.		
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kingsway Building)	Floor:		Third Floor			
Location:	025 - Keeley Street Staircase	Sample	e No / ID (Type):	P-359298/As	037 (Cross Refere	enced)	
Surveyor:	Danny Webber	Survey	date:	19/12/2019			
		Sampl	le Details				
		Item de	escription:	Floor tiles (gr	ey & black) & bitun	nen adhes	ive
T		Materia	al description:	Thermoplastic	c product		
L		Quantit	y / Extent:	12 m²			
- 1		Access	ibility	Easy Access			
		Analysi	s:	Chrysotile			
		Materia	al identification:	Asbestos the	rmoplastic/adhesiv	е	
Material Ass	essment Scoring:						
Product Type	e: 1 Condition:	1	Surface Treatme	nt: 0	Asbestos Type):	1
Priority Asse	essment Scoring:						
Occupant Act	tivity: 0 Disturbance:	2	Human Exposure	e: 0	Maintenance A	ctivity:	0
Total Scores	s:						
Material Scor	re: 3 Priority Score	2	Total Score:	3	Risk Rating:	Very Lo	W
Recommende	ed action: Remove if like	y to be disturbed by	y the refurbishment,	otherwise monit	or condition.		
Recommenda	ation comments: -						
Comments:							

Building:	Space House (Ki	ngsway Building)	Floor:		Seco	nd Floor			
Location:	026 - Kemble Str	eet Staircase	Sample	No / ID (Type):	P-359	9298/051	(Sampled)		
Surveyor:	Danny Webber		Survey o	date:	19/12	/2019			
			Sample	e Details					
			Item des	scription:	Floor	tiles (bei	ge) & bitumen ad	hesive	
			Material	description:	Vinyl	product			
			Quantity	/ Extent:	12 m²	2			
		N	Accessit	oility	Easy	Access			
			Analysis	:	Chrys	otile			
	2000 3 00 000		Material	identification:	Non-a	asbestos	vinyl/asbestos ad	thesive	
Material Asses	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	э:	1
Priority Assess	ment Scoring:								
Occupant Activi	ty: 0	Disturbance:	2	Human Exposure):	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	V
Recommended	action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwis	e monito	r condition.	·	
Recommendation	on comments:	-							
Comments:		-							

						_	-		-	
Building:	Space House (Kir	ngsway Building)	Floor:		Second	Floor				
Location:	027 - Kemble Stre	et Lobby	Sample	No / ID (Type):	P-35929	98/052	(Sampled)			
Surveyor:	Danny Webber		Survey	date:	19/12/20	019				
			Sample	e Details						
			Item des	scription:	Ceiling a	access	panel			
- 1			Material	description:	Insulatin	ng boar	d d			
			Quantity / Extent:		1 Number					
				Accessibility		Medium Access				
	FIRE EXIT	½	Analysis	3:	Amosite	Chrys	otile			
			Material	identification:	Asbesto					
Material Ass	essment Scoring:									
Product Type	: 2	Condition:	1	Surface Treatmen	nt: 2	2	Asbestos Type	:	2	
Priority Asse	essment Scoring:									
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure	: (0	Maintenance A	ctivity:	0	
Total Scores	:									
Material Score	e: 7	Priority Score	1	Total Score:	-	7	Risk Rating:	Medium		
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwise e	encaps	ulate and then m	onitor cond	ition	
Recommenda	ation comments:	-								
Comments:		-								

Building:	Space House (Ki	ingsway Building)	Floor:		Seco	nd Floor			
Location:	027 - Kemble Str	eet Lobby	Sample	No / ID (Type):	P-359	298/053	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
			Sample	e Details					
			Item des	scription:	Adhe	sive resid	ue beneath carpe	et tiles	
			Material	description:	Bitum	inous pro	oducts		
			Quantity	/ / Extent:	890 n	1 ²			
			Accessi	bility	Mediu	ım Acces	S		
			Analysis	s:	Chrys	otile			
			Material	identification:	Asbes	stos bitun	nen		
Material Asses	ssment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Asses	sment Scoring:								
Occupant Activ	ity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	N
Recommended	action:	Remove if likely to be	e disturbed by	the refurbishment, of	otherwis	e monitor	condition.		
Recommendati	on comments:	-							
Comments:		Material located thro	ughout floor b	eneath all flooring &	floor sc	reed.			

Building:	Space House (F	Kingsway Building)	Floor:		Seco	nd Floor				
Location:	028 - Offices Ar	rea (Partitioned)	Sample	No / ID (Type):	P-359298/054 (Sampled)					
Surveyor:	Danny Webber		Survey	Survey date: 19/12/2019						
			Sampl	e Details						
ulaisileta (d)		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Item de	scription:	Debri ceilin		screw heads abo	ve suspen	ded	
		7 01	Materia	I description:	Insula	ating boar	rd .			
18		-	Quantity / Extent:		<1 m²					
9			Accessibility		Medium Access					
			Analysis	s:	Chrys	sotile				
			Materia	l identification:	Asbe	stos insul	ating board			
Material Assessr	ment Scoring:									
Product Type:	2	Condition:	3	Surface Treatmen	nt:	1	Asbestos Type	e:	1	
Priority Assessm	nent Scoring:									
Occupant Activity	: 0	Disturbance:	1	Human Exposure):	0	Maintenance A	Activity:	0	
Total Scores:										
Material Score:	7	Priority Score	1	Total Score:		7	Risk Rating:	Medium		
Recommended ac	ction:	Remove.	•			_				
Recommendation	comments:	-								
Comments:		Material located above throughout as per the							present	

Building:	Space House (Kir	ngsway Building)	Floor:		Second	l Floor			
Location:	028 - Offices Area	a (Partitioned)	Sample	No / ID (Type):	P-35929	98/P00	1 (Presumed)		
Surveyor:	Danny Webber		Survey	date:	07/01/2	020			
			Sample	e Details					
			Item des	scription:	Electric	al intak	e cable above sus	spended ce	iling
	A Marine		Material	description:	Woven	produc	t		
			Quantity	/ / Extent:	50 m lin	near			
		Andrew market	Accessi	bility	Medium	n Acces	SS		
		+	Analysis	S:	Presum	ned to c	ontain asbestos		
			Material	identification:	Asbesto	os wove	en material		
Material Ass	essment Scoring:								
Product Type	: 2	Condition:	1	Surface Treatmen	nt:	2	Asbestos Type	:	3
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Score	e: 8	Priority Score	2	Total Score:		8	Risk Rating:	Medium	
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise	monito	r condition.		
Recommenda	ation comments:	-							
Comments:		Material also present	within center	riser in kitchen from	top to bo	ttom of	building.		

Comments:		Material also presen	t within center	riser in kitchen from	n top to b	ottom of	building.		
Building:	Space House (Kir	ngsway Building)	Floor:		Secor	nd Floor			
Location:	029 - Former Kito		Sample	No / ID (Type):	P-359	298/055	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	/2019	· · · · · · · · · · · · · · · · · · ·		
			Sample	e Details					
			Item des	scription:	Wall f	orming c	upboard		
	1		Material	description:	Insula	ting boa	rd		
1			Quantity	/ Extent:	4 m²				
			Accessibility		Easy Access				
2			Analysis	::	Chrys	otile			
		THE	Material	identification:	Asbes	tos insul	ating board		
Material Asse	ssment Scoring:								
Product Type:	2	Condition:	1	Surface Treatme	ent:	1	Asbestos Type	ə:	1
Priority Asses	ssment Scoring:								
Occupant Activ	vity: 0	Disturbance:	1	Human Exposure	e:	0	Maintenance /	Activity:	0
Total Scores:									
Material Score	: 5	Priority Score	1	Total Score:		5	Risk Rating:	Low	
Recommende	d action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monito	r condition.		
Recommendat	ion comments:	-							
Comments:		-							

Building:	Space House (Kin	gsway Building)	Floor:		Second	Floor			
Location:	029 - Former Kitch	nen	Sample	No / ID (Type):	P-35929	98/056	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/20	019			
			Sample	e Details					
		1	Item des	scription:	Floor tile	es (gre	y) & bitumen adhe	esive	
	44	A STATE OF THE STA	Material	description:	Thermo	plastic	product		
			Quantity	/ / Extent:	1 m²				
			Accessi	bility	Difficult	Acces	s		
			Analysis	s:	Chrysot	ile			
1			Material	identification:	Asbesto	s therr	moplastic/adhesive	Э	
Material Asse	essment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Asse	ssment Scoring:								
Occupant Acti	ivity: 0	Disturbance:	1	Human Exposure	: :	0	Maintenance A	ctivity:	0
Total Scores:	:								
Material Score	e: 3	Priority Score	1	Total Score:	;	3	Risk Rating:	Very Low	I
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwise i	monito	r condition.		
Recommenda	tion comments:	-							
Comments:		-							

Building:	Space House (Kingsway Building)	Floor:		Second Floo	r			
Location:	029 - Former Kitchen	Sample	No / ID (Type):	P-359298/05	7 (Sampled)			
Surveyor:	Danny Webber	Survey		19/12/2019	, ,			
			e Details					
		Item de	scription:	Panel benea	th floor screed with	nin risers (x3)	
- 1		Materia	I description:	Insulating bo	ard			
_		Quantity / Extent:		3 Number				
		Accessibility		Difficult Access				
		Analysi	S:	Chrysotile				
		Materia	l identification:	Asbestos ins	ulating board			
Material Ass	essment Scoring:							
Product Type	e: 2 Condition:	1	Surface Treatme	nt: 1	Asbestos Typ	e:	1	
Priority Asse	essment Scoring:							
Occupant Ac	tivity: 0 Disturbance:	1	Human Exposure): O	Maintenance	Activity:	0	
Total Scores	s:							
Material Scor	re: 5 Priority Score	1	Total Score:	5	Risk Rating:	Low		
Recommende	ed action: Remove if likely to	be disturbed by	the refurbishment,	otherwise moni	tor condition.			
Recommenda	ation comments: -							
Comments:	-							

Building:	Space House (Kir	ngsway Building)	Floor:		Secon	d Floor			
Location:	030 - Female WC		Sample	No / ID (Type):	P-359	298/058	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/	2019			
			Sample	e Details					
		91 1/3/2	Item de	scription:	Debris	within h	and dryer & cister	n voids	
		11/2	Materia	I description:	Ceme	nt produc	ct		
			Quantity	y / Extent:	<1 m²				
			Accessi	bility	Mediu	m Acces	S		
		Y	Analysis	s:	Chrys	otile Amo	osite		
	all		Materia	l identification:	Asbes	tos ceme	ent		
Material Ass	essment Scoring:								
Product Type	: 1	Condition:	3	Surface Treatme	nt:	1	Asbestos Type	:	2
Priority Asse	essment Scoring:								
Occupant Act	tivity: 0	Disturbance:	1	Human Exposure	e:	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Scor	e: 7	Priority Score	1	Total Score:		7	Risk Rating:	Medium	
Recommende	ed action:	Remove.							
Recommenda	ation comments:	-							
Comments:		-			_	_			_

Building:	Space House (Kir	ngsway Building)	Floor:		Second	Floor			
Location:	034 - Keeley Stre	et Staircase	Sample	No / ID (Type):	P-3592	98/059	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/2	2019			
			Sample	e Details					
		7	Item des	scription:	Stair no	osings			
			Material	description:	Thermo	plastic	product		
			Quantity	/ / Extent:	18 Num	nber			
			Accessi	bility	Easy A	ccess			
			Analysis	s:	Chryso	tile			
			Material	identification:	Asbesto	os therr	noplastic materia	l l	
Material Asse	essment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Asse	ssment Scoring:								
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure	9:	0	Maintenance A	Activity:	0
Total Scores	:								
Material Score	e: 3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lo	W
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise	monito	r condition.		
Recommenda	tion comments:	-							
Comments:		-							

Building:	Space House (Kir	ngsway Building)	Floor:		Secor	nd Floor			
Location:	034 - Keeley Stre	et Staircase	Sample	No / ID (Type):	P-359	298/060	(Sampled)		
Surveyor:	Danny Webber		Survey o	late:	19/12	/2019			
			Sample	Details					
			Item des	scription:	Floor	tiles (gre	y & black) & bitur	nen adhesi	ve
			Material	description:	Thern	noplastic	product		
			Quantity	/ Extent:	12 m²	!			
			Accessik	pility	Easy	Access			
			Analysis	:	Chrys	otile			
			Material	identification:	Asbes	stos theri	moplastic/adhesiv	'e	
Material Assess	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type	:	1
Priority Assess	ment Scoring:								
Occupant Activit	y: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lo	W
Recommended a	action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monito	r condition.	·	
Recommendatio	n comments:	-							
Comments:		-			_				

Building:	Space House (Kir	ngsway Building)	Floor:		First F	loor			
Location:	035 - Kemble Stre	eet Staircase	Sample	e No / ID (Type):	P-3592	298/061	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/	2019			
			Sampl	le Details					
			Item de	escription:	Floor t	iles (gre	ey) & bitumen adhe	esive	
	/		Materia	al description:	Vinyl p	roduct			
	2000		Quantit	y / Extent:	12 m²				
			Access	ibility	Easy A	Access			
	,		Analysi	s:	Chryso	otile			
			Materia	al identification:	Non-a	sbestos	vinyl/asbestos ad	hesive	
Material Assess	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Assess	ment Scoring:								
Occupant Activit	ty: 0	Disturbance:	2	Human Exposure	e:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	3	Priority Score	2	Total Score:		3	Risk Rating:	Very Lov	V
Recommended	action:	Remove if likely to b	e disturbed by	y the refurbishment,	otherwise	monito	or condition.		
Recommendation	on comments:	-							
Comments:		-							

Building:	Space House (Kir	ngsway Building)	Floor:		First F	loor			
Location:	036 - Kemble Stre	eet Lobby & Riser	Sample	No / ID (Type):	P-359	298/062	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12/	/2019			
			Sample	e Details					
			Item des	scription:	Adhes	sive resid	lue beneath carpe	t tiles	
_			Material	description:	Bitumi	inous pro	oducts		
		FA	Quantity	/ / Extent:	890 m	2			
			Accessi	bility	Mediu	m Acces	ss		
			Analysis	s:	Chrys	otile			
	For Hard Built	10000000000000000000000000000000000000	Material	identification:	Asbes	itos bitun	nen		
Material Ass	essment Scoring:								
Product Type	: 1	Condition:	1	Surface Treatmen	nt:	0	Asbestos Type	:	1
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	2	Human Exposure):	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Scor	e: 3	Priority Score	2	Total Score:		3	Risk Rating:	Very Low	/
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, of	otherwise	e monitor	r condition.		
Recommenda	ation comments:	-							
Comments:		Material located throu	ughout floor be	eneath all flooring &	floor scr	reed.			

Building:	Space House (h	(ingsway Building)	Floor:		First	Floor			
Location:	036 - Kemble S	treet Lobby & Riser	Sample	e No / ID (Type):	P-359	9298/063	(Sampled)		
Surveyor:	Danny Webber	·	Survey	date:	19/12	/2019			
			Samp	le Details					
100			Item de	escription:	Board	d above fa	alse plasterboard o	eiling	
			Materia	al description:	Insula	ating boar	rd		
			Quantit	y / Extent:	1 m²				
			Access	ibility	Diffic	ult Access	3		
			Analysi	s:	Amos	ite Chrys	otile		
12		A VIII	Materia	al identification:	Asbe	stos insul	ating board		
Material Asse	ssment Scoring:								
Product Type:	2	Condition:	1	Surface Treatme	nt:	1	Asbestos Type:		2
Priority Asses	ssment Scoring:								
Occupant Activ	vity: 0	Disturbance:	1	Human Exposure	e:	0	Maintenance Ad	ctivity:	0
Total Scores:									
Material Score	: 6	Priority Score	1	Total Score:		6	Risk Rating:	Low	
Recommende	d action:	Remove if likely to be	e disturbed by	y the refurbishment,	otherwis	e monito	r condition.		
Recommendat	tion comments:	-							
Comments:		Material located above	/e metal rolle	r shutter.					

Building:	Space Hous	se (Kings	way Building)	Floor:		First F	Floor			
Location:	037 - Office Partitioned))pen Plan &	Sample	No / ID (Type):	P-359	298/064	(Sampled)		
Surveyor:	Danny Web	ber		Survey	date:	19/12	/2019			
				Sampl	e Details					
	To day			Item de	scription:	Packi	ng above	suspended ceiling	g	
				Materia	description:	Insula	iting boar	d		
		LA	2	Quantity	y / Extent:	650 m	ı linear			
			1	Accessi	bility	Mediu	ım Acces	S		
			(4/1)	Analysis	S:	Chrys	otile			
	W		NOT !	Materia	l identification:	Asbes	stos insula	ating board		
Material Asse	essment Scori	ng:								
Product Type:	2	С	ondition:	2	Surface Treatme	nt:	1	Asbestos Type:		1
Priority Asse	ssment Scorir	ng:								
Occupant Acti	vity: 0	D	isturbance:	2	Human Exposure) :	0	Maintenance Ad	ctivity:	0
Total Scores:	:									
Material Score	e: 6	Р	riority Score	2	Total Score:		6	Risk Rating:	Low	
	d action:	R	emove if likely to be	disturbed by	the refurbishment,	otherwis	e encaps	ulate and then mo	nitor condi	tion
Recommende										
	tion comments	: -								

Building:	Space House (Ki	ngsway Building)	Floor:		First F	Floor			
	037 - Offices Area Partitioned)	a (Open Plan &	Sample	No / ID (Type):	P-359	298/065	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	19/12	/2019			
<u> </u>			Sample	Details					
	-		Item des	scription:	Resid	lue on cei	ling		
			Material	description:	Insula	ation			
			Quantity	/ Extent:	650 m	n linear			
	9-11	7	Accessib	oility	Mediu	ım Acces	S		
1	1		Analysis	:	Amos	ite			
			Material	identification:	Asbes	stos insula	ation		
Material Assessr	ment Scoring:								
Product Type:	3	Condition:	3	Surface Treatmer	nt:	3	Asbestos Type:		2
Priority Assessm	nent Scoring:		_						
Occupant Activity	: 0	Disturbance:	2	Human Exposure	:	0	Maintenance Ad	ctivity:	0
Total Scores:	·		_						
Material Score:	11	Priority Score	2	Total Score:		11	Risk Rating:	High	
Recommended ac	ction:	Remedial - Restrict a	ccess and pla	n abatement works.					
Recommendation	comments:	-							
Comments:		Material located above be present throughout			radically	throughc	out area. It should	be presun	ned to

Building:	Space House (Kir	ngsway Building)	Floor:		First Flo	oor			
Location:	038 - Plant Room		Sample	No / ID (Type):	P-3592	98/066	(Sampled)		
Surveyor:	Danny Webber		Survey	19/12/2019					
			Sample	e Details					
			Item des	scription:	Wall for	rming c	upboard		
	-		Material	description:	Insulati	ng boar	rd		
E			Quantity	/ Extent:	4 m²				
			Accessil	oility	Easy A	ccess			
			Analysis	:	Chryso	tile			
			Material	identification:	Asbesto	os insul	ating board		
Material Asses	ssment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type	:	1
Priority Asses	sment Scoring:								
Occupant Activ	rity: 0	Disturbance:	1	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	5	Priority Score	1	Total Score:		5	Risk Rating:	Low	
Recommended	l action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise	monito	r condition.		
Recommendati	on comments:	-							
Comments:		-							

Building:	Space House (Kingsway Building)	Floor:		First F	loor				
Location:	038 - Plant Room	Sample	No / ID (Type):	P-359298/067 (Sampled)					
Surveyor:	Danny Webber	Survey		19/12/		,			
•			e Details						
		Item des	scription:	Riser	panels w	ithin cupboard			
		Material	Material description:		Insulating board				
		Quantity	/ / Extent:	1 m²					
_		Accessil	bility	Easy A	Access				
_		Analysis:		No asl	pestos de	etected			
		Material	Material identification:		Non-asbestos material				
Material Ass	essment Scoring:								
Product Type	: Condition:	-	Surface Treatmen	nt:	-	Asbestos Type	e:	-	
Priority Asse	essment Scoring:								
Occupant Act	ivity: - Disturbance:	-	Human Exposure	:	-	Maintenance A	Activity:	-	
Total Scores	:								
Material Score	e: - Priority Score	-	Total Score:		0	Risk Rating:	N/A		
Recommende	ed action: -			•					
Recommenda	ation comments: -								
Comments:	_								

Building:	Space House (Kir	ngsway Building)	Floor:		First F	loor			
Location:	038 - Plant Room		Sample	No / ID (Type):	P-359	298/068	(Sampled)		
Surveyor:	Danny Webber		Survey	19/12/2019					
			Sample	Details					
			Item des	scription:	Panel	beneath	floor screed with	in risers (x3	3)
	A MI		Material	description:	Insula	ting boar	rd .		
			Quantity	/ Extent:	3 Num	nber			
			Accessil	oility	Difficu	ılt Access	3		
			Analysis	:	Chrys	otile			
			Material	identification:	Asbes	tos insul	ating board		
Material Ass	essment Scoring:								
Product Type	: 2	Condition:	1	Surface Treatmer	nt:	1	Asbestos Type	:	1
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure	:	0	Maintenance A	Activity:	0
Total Scores	:								
Material Scor	e: 5	Priority Score	1	Total Score:		5	Risk Rating:	Low	
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwise	e monitor	r condition.		
Recommenda	ation comments:	-							
Comments:		-							

Comments.									
Building:	Space House (K	(ingsway Building)	Floor:		First Floor				
		0 , 0,		N (ID (T)	P-359298/069 (Sampled)				
Location:	039 - Female W	C		No / ID (Type):		9 (Sampled)			
Surveyor:	Danny Webber		Survey	date:	19/12/2019				
			Sample	e Details					
		Marie II	Item de	scription:	Flue pipe with	nin hand dryer voids			
			Materia	description:	Cement product				
			Quantity	y / Extent:	<1 m linear				
			Accessibility		Medium Access				
100			Analysis:		Amosite Chrysotile				
			Material identification:		Asbestos cer	nent			
Material Asse	essment Scoring:								
Product Type:	: 1	Condition:	1	Surface Treatme	ent: 1	Asbestos Type:	2		
Priority Asse	essment Scoring:		_		·				
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure	e: 0	Maintenance Activity:	0		
Total Scores	:								
Material Score	e: 5	Priority Score	1	Total Score:	5	Risk Rating: Low			
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwise encap	sulate and then monitor con	dition		
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kir	gsway Building)	Floor:		First F	loor			
Location:	039 - Female WC		Sample	No / ID (Type):	P-359	298/070	(Sampled)		
Surveyor:	Danny Webber		Survey	19/12/2019					
			Sampl	e Details					
			Item de	scription:	Debris	s within h	and dryer voids		
		1/20	Materia	I description:	Ceme	nt produc	ct		
		1-1	Quantity	y / Extent:	<1 m²				
4				ibility	Medium Access				
į.			Analysis:		Chrys	otile Amo	osite		
3			Materia	l identification:	Asbes	tos ceme	ent		
Material Ass	essment Scoring:								
Product Type	: 1	Condition:	3	Surface Treatme	nt:	1	Asbestos Type	:	2
Priority Asse	essment Scoring:								
Occupant Act	tivity: 0	Disturbance:	1	Human Exposure):	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Scor	e: 7	Priority Score	1	Total Score:		7	Risk Rating:	Medium	
Recommende	ed action:	Remove.							
Recommenda	ation comments:	-							
Comments:		-							

Building:	Space House (Kingsway Building)	Floor:		Ground Flo	or			
Location:	044 - Changing Rooms / Voids	Sample	No / ID (Type):	P-359298/071 (Sampled)				
Surveyor:	Danny Webber	Survey	date:	30/01/2020				
		Sample	e Details					
		Item des	scription:	Applied to o	concrete ceiling above	e MMMF ceiling		
		Material	description:	Textured co	oatings			
		Quantity	/ / Extent:	20 m²				
		Accessi	bility	Medium Ad	cess			
		Analysis:		No asbesto				
		Material	identification:	Non-asbes	tos material			
Material Ass	essment Scoring:							
Product Type	: - Condition:	-	Surface Treatmen	nt: -	Asbestos Type:	-		
Priority Asse	essment Scoring:							
Occupant Ac	tivity: - Disturbance:	-	Human Exposure	-	Maintenance Ad	ctivity: -		
Total Scores	s:							
Material Scor	re: - Priority Score	-	Total Score:	0	Risk Rating:	N/A		
Recommende	ed action:							
Recommenda	ation comments: -							
Comments:	-							

Building:	Space House (Kir	ngsway Building)	Floor:		Ground	Floor				
Location:	044 - Changing R	ooms / Voids	Sample	No / ID (Type):	P-3592	98/072	(Sampled)			
Surveyor:	Danny Webber		Survey date:		30/01/2020					
			Sample	e Details						
V			Item des	scription:	Lining	walls be	hind plasterboard	l		
			Material	Material description:		Insulating board				
				/ / Extent:	150m²					
				bility	Medium Access					
			Analysis:		Amosit	e Chrys	otile			
			Material	identification:	Asbest	os insul	ating board			
Material Ass	essment Scoring:									
Product Type	2	Condition:	1	Surface Treatmen	nt:	2	Asbestos Type	:	2	
Priority Asse	essment Scoring:									
Occupant Act	tivity: 0	Disturbance:	2	Human Exposure):	0	Maintenance A	ctivity:	0	
Total Scores	S:									
Material Scor	re: 7	Priority Score	2	Total Score:		7	Risk Rating:	Medium		
Recommende	ed action:	Remove if likely to be	e disturbed by	the refurbishment, o	otherwise	encaps	ulate and then mo	onitor cond	ition	
Recommenda	ation comments:	-								
Comments:		Material extent is loca	located behind metal & glass external wall (viewed externally)							

	2								
Building:	Space House (Kingsway Building)	Floor:		Ground Flo	or				
Location:	044 - Changing Rooms / Voids	Sample	Sample No / ID (Type):		P-359298/073 (Sampled)				
Surveyor:	Danny Webber	Survey	date:	30/01/2020)				
		Sample	e Details						
8		Item de	scription:	Residue or tiles	n concrete ceiling abo	ove MMMF	ceiling		
N		Material	description:	Sprayed co	pating				
		Quantity	y / Extent:	50 m²					
		Accessibility		Medium Access					
	Villa Silver	Analysis	Analysis:		os detected				
		Material	l identification:	Non-asbes	tos material				
Material Ass	sessment Scoring:								
Product Type	e: - Condition:	-	Surface Treatmen	nt: -	Asbestos Type	e:	-		
Priority Asse	essment Scoring:								
Occupant Ac	tivity: - Disturbance:	-	Human Exposure	-	Maintenance /	Activity:	-		
Total Scores	s:								
Material Scor	re: - Priority Score	-	Total Score:	0	Risk Rating:	N/A			
Recommend	ed action:								
Recommend	ation comments: -								
Comments:	-								

Building:	Space House (Kir	ngsway Building)	Floor:		Groun	d Floor			
Location:	045 - Plant Room	(Kemble Street)	Sample	No / ID (Type):	P-359	298/As 0	72 (Cross Refere	nced)	
Surveyor:	Danny Webber		Survey	30/01/2020					
			Sample	Details					
			Item des	cription:	Lining	walls pa	rtially behind mas	onry	
			Material	description:	Insula	ting boar	rd		
				/ Extent:	150 (total) m ²				
P.				pility	Medium Access				
	2		Analysis:		Amos	ite Chrys	otile		
			Material	identification:	Asbes	tos insul	ating board		
Material Asses	sment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmen	nt:	2	Asbestos Type	:	2
Priority Assess	ment Scoring:								
Occupant Activi	ty: 0	Disturbance:	2	Human Exposure:	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	7	Priority Score	2	Total Score:		7	Risk Rating:	Medium	
Recommended	action:	Remove if likely to be dis	sturbed by	the refurbishment, o	therwise	e encaps	ulate and then mo	onitor condi	tion
Recommendation	on comments:	-							
Comments:	Comments: Material extent is located			cated behind metal & glass external wall (viewed externally)					

Building:	Space House (Kingsway Building)	Floor:		Grour	nd Floor			
Location:	046 - Plant Roo	om (above WCs)	Sample	No / ID (Type):	P-359	298/074	(Sampled)		
Surveyor:	Danny Webber		Survey	30/01/2020					
			Sampl	e Details					
	No.		Item de	scription:	Lining	access h	natch		
	A		Material description:			iting boar	d		
			Quantit	y / Extent:	1 m²				
				ibility	Medium Access				
5				Analysis:		bestos de	etected		
	Jonath Co.		Materia	l identification:	Non-a	ısbestos ı	material		
Material Asses	sment Scoring:								
Product Type:	-	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type:		-
Priority Assess	sment Scoring:								
Occupant Activi	ty:	Disturbance:	-	Human Exposure	:	-	Maintenance Ac	ctivity:	-
Total Scores:									
Material Score:	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommended	action:	-							
Recommendation	on comments:	-							
Comments:		-							

Building:	Space House (Kir	gsway Building)	Floor:		Grour	nd Floor				
Location:	047 - Former Offic		Sample	No / ID (Type):	P-359	298/075	(Sampled)			
Surveyor:	Danny Webber		Survey	late:	30/01/2020					
			Sample	Details						
			Item des	cription:	Adhes	sive resid	ue on masonry walls			
1		1	Material	Material description:		Bituminous products				
			Quantity	/ Extent:	8 m²					
				pility	Easy	Access				
		1660 4	Analysis:		No as	bestos de	etected			
			Material	identification:	Non-a	sbestos	material			
Material Asses	sment Scoring:									
Product Type:	-	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type:			
Priority Assess	sment Scoring:									
Occupant Activi	ty: -	Disturbance:	-	Human Exposure:	:	-	Maintenance Activity: -			
Total Scores:										
Material Score:	-	Priority Score	-	Total Score:		0	Risk Rating: N/A			
Recommended	action:	-	·					· ·		
Recommendation	on comments:	-								
Comments:	omments: -									

Building:	Space House (Kir	ngsway Building)	Floor:		Groui	nd Floor						
Location:	047 - Former Office			No / ID (Type):			72 (Cross Refere	enced)				
Surveyor:	Danny Webber	50 (abovo 011 11)		Survey date:			30/01/2020					
Guiveyei.	Dainiy Wooder			e Details	00/01	72020						
			Item des		Edgir	ng strips a	bove door at gro	und floor le	vel			
			Material	Material description:		ating boar	rd					
		Quantity	/ Extent:	1 m²								
		Accessibility		Easy Access								
	+ 11		Analysis:		Amos	site Chrys	otile					
11	The state of	THE REST OF	Material	identification:	Asbe	stos insul	ating board					
Material Assess	ment Scoring:											
Product Type:	2	Condition:	1	Surface Treatmer	nt:	2	Asbestos Type	e:	2			
Priority Assessi	ment Scoring:											
Occupant Activity	<i>/</i> : 0	Disturbance:	1	Human Exposure	:	0	Maintenance A	Activity:	0			
Total Scores:												
Material Score:	7	Priority Score	1	Total Score:		7	Risk Rating:	Medium				
Recommended a	action:	e disturbed by	the refurbishment, o	otherwis	e encaps	ulate and then m	onitor conc	lition				
Recommendation	n comments:	-										
Comments:		-										

Building:	Space House (Kir	gswav Building)	Floor:		Grour	nd Floor				
Location:	047 - Former Office		Sample	No / ID (Type):	P-359	298/P00	2 (Presumed)			
Surveyor:	Danny Webber	(45010 01111)	Survey		30/01		_ (
Curveyor.	Dailing VVCDDCI			e Details						
12		Wit WAY 2		scription:	Loose	e panel at	bottom of riser			
	A Hill		Material	description:	Insula	iting boar	rd			
18		经	Quantity	/ / Extent:	1 m²					
8		See in	Accessi	bility	Difficu	ult Access	5			
		manufacturing in the	Analysis	s:	Presu	med to c	ontain asbestos			
	THE RESERVE TO		Material	identification:	Asbes	stos insul	ating board			
Material Assess	sment Scoring:									
Product Type:	2	Condition:	3	Surface Treatmer	nt:	2	Asbestos Type:	3		
Priority Assess	ment Scoring:									
Occupant Activit	:y: 0	Disturbance:	1	Human Exposure	:	0	Maintenance Activity:	0		
Total Scores:										
Material Score:	10	Priority Score	1	Total Score:		10	Risk Rating: High			
Recommended	action:	Remedial - Restrict acc	ess and pla	n abatement works.	·					
Recommendation	n comments:	-								
Comments:		Presumed due to item b	peing inacce	essible. Visually insp	ected fr	om hatch	nes only.			

					_				
Building:	Space House (Kings	sway Building)	Floor:		Groun	d Floor			
Location:	048 - Kemble Street	t Staircase	Sample	No / ID (Type):	P-359	298/076 ((Sampled)		
Surveyor:	Danny Webber		Survey	19/12/2019					
			Sample	Details					
\		100	Item des	scription:	Applie	d to low I	evel skirting		
			Material	description:	Textur	ed coatir	ngs		
			Quantity	/ Extent:	25 m l	inear			
			Accessil	oility	Easy /	Access			
			Analysis	:	No as	bestos de	etected		
			Material	identification:	Non-a	sbestos r	material		
Material Asse	essment Scoring:								
Product Type:	: - (Condition:	-	Surface Treatme	nt:	-	Asbestos Type:		-
Priority Asse	essment Scoring:								
Occupant Act	ivity: - I	Disturbance:	-	Human Exposure):	-	Maintenance Act	tivity:	-
Total Scores	:								
Material Score	e: - I	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:	-							
Recommenda	ation comments:	-				•		•	
Comments:		-							

Building:	Space House (Kir	ngsway Building)	Floor:		Groun	d Floor			
Location:	049 - Security / St	aff Entrance	Sample	No / ID (Type):	P-359	298/077	(Sampled)		
Surveyor:	Danny Webber		Survey	late:	30/01/2020				
			Sample	Details					
			Item des	cription:	Lining insula		hind plasterboard	, timber & I	MMMF
			Material	description:	Insula	ting boar	d		
Ţ			Quantity	/ Extent:	150 (t	otal) m²			
				pility	Difficult Access				
-			Analysis:		Chrys	otile Amo	osite		
			Material identification:		Asbes	tos insul	ating board		
Material Assess	sment Scoring:								
Product Type:	2	Condition:	1	Surface Treatmer	nt:	2	Asbestos Type		2
Priority Assess	ment Scoring:								
Occupant Activit	y: 0	Disturbance:	2	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	7	Priority Score	2	Total Score:		7	Risk Rating:	Medium	
Recommended a	action:	Remove if likely to be di	sturbed by	the refurbishment, c	otherwise	e encaps	ulate and then mo	onitor condi	tion
Recommendatio	n comments:	-							
Comments:	omments: Material extent is loca			cated behind metal & glass external wall (viewed externally)					

Building:	Space House (Ki	ngsway Building)	Floor:		Grou	nd Floor			
Location:	049 - Security / S			No / ID (Type):			(Sampled)		
Surveyor:	Danny Webber	tan Entrance	Survey			/2020	(Campica)		
Surveyor.	Daility Webbei			Details	30/01	72020			
			<u> </u>		Resid	lue on co	ncrete ceiling abo	ve MMMF	ceiling
			Item des	scription:	tiles				
			Material	description:	Spray	ed coatin	g		
	DE		Quantity	/ Extent:	50 m ²	2			
	0/		Accessil	oility	Diffic	ult Access	3		
				:	No as	sbestos de	etected		
			Material	identification:	Non-a	asbestos	material		
Material Asse	essment Scoring:								
Product Type:	-	Condition:	-	Surface Treatme	nt:	-	Asbestos Type	:	-
Priority Asses	ssment Scoring:								
Occupant Acti	vity: -	Disturbance:	-	Human Exposure	e:	-	Maintenance A	ctivity:	-
Total Scores:									
Material Score	-	Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	d action:	-							
Recommenda	tion comments:	-							
Comments:		-							

Building:	Space House (K	ingsway Building)	Floor:		Ground Floo	r			
Location:	049 - Security / S	Staff Entrance	Sample	No / ID (Type):	P-359298/079 (Sampled)				
Surveyor:	Danny Webber		Survey	date:	30/01/2020				
			Sampl	e Details					
			Item de	scription:	Applied to m	eshed plaster ceiling			
- 1			Materia	I description:	Textured coa	atings			
			Quantit	y / Extent:	6 m²				
_			Access	ibility	Medium Acc	ess			
			Analysi	s:	No asbestos	detected			
		Brint EVI	Materia	l identification:	Non-asbesto	s material			
Material Ass	essment Scoring:								
Product Type	-	Condition:	-	Surface Treatmen	nt: -	Asbestos Type:			
Priority Asse	essment Scoring:								
Occupant Ac	tivity: -	Disturbance:	-	Human Exposure	-	Maintenance Activity: -			
Total Scores	s:								
Material Scor	e: -	Priority Score	-	Total Score:	0	Risk Rating: N/A			
Recommende	ed action:	-							
Recommenda	ation comments:	-							
Comments:		-							
Building:	Space House (K	ingsway Building)	Floor:		Ground Floor				

Building:	Space House (K	ingsway Building)	Floor:		Grour	nd Floor			
Location:	049 - Security / \$	Staff Entrance	Sample	No / ID (Type):	P-359	298/080	(Sampled)		
Surveyor:	Danny Webber		Survey	date:	30/01	/2020			
			Sampl	e Details					
			Item de	scription:	Floor	tiles (gre	y) on spiral stairc	ase	
	83		Materia	I description:	Vinyl	product			
	1		Quantit	y / Extent:	10 m²	2			
			Access	ibility	Easy	Access			
			Analysi	S:	Chrys	otile			
			Materia	l identification:	Non-a	asbestos	vinyl/asbestos ad	hesive	
Material Asses	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatme	nt:	0	Asbestos Type):	1
Priority Asses	sment Scoring:								
Occupant Activ	ity: 1	Disturbance:	2	Human Exposure):	2	Maintenance A	Activity:	0
Total Scores:									
Material Score:	3	Priority Score	5	Total Score:		3	Risk Rating:	Very Lo	W
Recommended	action:	Remove if likely to b	e disturbed by	the refurbishment,	otherwis	e monito	r condition.		
Recommendati	on comments:	-							
Comments:		-							

Building:	Space House (Kir	ngsway Building)	Floor:		Grour	nd Floor			
Location:	049 - Security / St	aff Entrance	Sample	No / ID (Type):	P-359	298/P00	3 (Presumed)		
Surveyor:	Danny Webber		Survey o	late:	30/01/	/2020			
			Sample	Details					
		Participal Control of the Control of	Item des	cription:	Intern	al linings	of safe unit		
		4 4 1 4 1 1 1	Material	Material description:		ition			
			Quantity / Extent:		1 Number				
				pility	Difficult Access				
1		1	Analysis:		Presu	med to c	ontain asbestos		
			Material	identification:	Asbes	stos insul	ation		
Material Asses	sment Scoring:								
Product Type:	3	Condition:	1	Surface Treatmen	nt:	2	Asbestos Type	:	3
Priority Assess	ment Scoring:								
Occupant Activi	ty: 0	Disturbance:	1	Human Exposure:	:	0	Maintenance A	ctivity:	0
Total Scores:									
Material Score:	9	Priority Score	1	Total Score:		9	Risk Rating:	Medium	
Recommended	action:	Remove if likely to be dis	sturbed by	the refurbishment, o	otherwis	e monito	r condition.		
Recommendation	on comments:	-							
Comments:		Presumed due to securit	ecurity reasons therefore no access was gained within safe.						

Building:	Space House (Ki	ngsway Building)	Floor:		Grou	nd Floor			
Location:	049 - Security / S			No / ID (Type):	0.00		4 (Presumed)		
Surveyor:	Danny Webber	Man Entranco	Survey			/2020	1 (1 100011100)		
Curveyor.	Burniy Webber		,	Details	00/01	72020			
- Name			Item des		Arc s	nield spac	ers		
				'					
		TI OF	Material	description:	Ceme	ent produc	ct		
			Quantity	/ Extent:	1 Nur	nber			
			Accessik	oility	Mediu	ım Acces	S		
				Analysis:		ımed to c	ontain asbestos		
			Material	identification:	Asbe	stos ceme	ent		
Material Asses	sment Scoring:								
Product Type:	1	Condition:	1	Surface Treatme	nt:	1	Asbestos Type	e:	3
Priority Assess	sment Scoring:								
Occupant Activi	ty: 0	Disturbance:	1	Human Exposure):	0	Maintenance A	Activity:	0
Total Scores:									
Material Score:	6	Priority Score	1	Total Score:		6	Risk Rating:	Low	
Recommended	action:	Remove if likely to be	e disturbed by	the refurbishment,	otherwis	e monitor	condition.		
Recommendation	on comments:	-							
Comments:		Presumed due to ele	electrics being live.						

Building:	Space House (Kir	ngsway Building)	Floor:		Grour	nd Floor			
Location:	049 - Security / S	taff Entrance	Sample	No / ID (Type):	P-359	298/P00	5 (Presumed)		
Surveyor:	Danny Webber		Survey	date:	30/01/2020				
			Sample	Details					
			Item des	scription:	Lift ma	achinery	brake shoes		
			Material	description:	Wove	n produc	t		
			Quantity	/ Extent:	2 Nun	nber			
			Accessil	oility	Mediu	ım Acces	S		
		TI	Analysis	:	Presu	med to c	ontain asbestos		
	THE THE PARTY OF T		Material	identification:	Asbes	stos wove	en material		
Material Ass	essment Scoring:								
Product Type	2	Condition:	2	Surface Treatmen	nt:	2	Asbestos Type):	3
Priority Asse	essment Scoring:								
Occupant Act	tivity: 0	Disturbance:	1	Human Exposure	:	0	Maintenance A	ctivity:	0
Total Scores	:								
Material Scor	e: 9	Priority Score	1	Total Score:		9	Risk Rating:	Medium	
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment, o	otherwis	e monitor	condition.		
Recommenda	ation comments:	-							
Comments:		Presumed due to be	being live.						

Building:	Space House (Kingsway Building)	Floor:		Ground	Floor			
Location:	050 - Meeting & Comms Rooms	Sample	e No / ID (Type):	P-359298/081 (Sampled)				
Surveyor:	Danny Webber	Survey	30/01/2	020				
		Sampl	le Details					
		Item de	escription:	Ducting	seals	above MMMF ceil	ling tiles	
100		Materia	Il description:	Mastics	;			
		Quantit	y / Extent:	100 m li	inear			
		Access	ibility	Difficult	Access	3		
		Analysis:		No asbe	estos d	etected		
		Materia	l identification:	Non-ask	bestos	material		
Material Ass	essment Scoring:							
Product Type	: Condition:	-	Surface Treatmen	nt:	-	Asbestos Type):	-
Priority Asse	essment Scoring:							
Occupant Act	tivity: - Disturbance:	-	Human Exposure	: :	-	Maintenance A	ctivity:	-
Total Scores	s:							
Material Scor	e: - Priority Score	-	Total Score:		0	Risk Rating:	N/A	
Recommende	ed action:							
Recommenda	ation comments: -							
Comments:	Material present thro	oughout prope	erty					

Building:	Space House (Ki	ngsway Building)	Floor:		Grour	nd Floor			
Location:	051 - Entrance / \	WCs	Sample	No / ID (Type):	P-359	298/P00	6 (Presumed)		
Surveyor:	Danny Webber		Survey	date:	30/01	/2020			
			Sample	e Details					
			Item des	scription:	Panel	on ceilin	g in male WC cu	pboard	
7	1/2/20	A STATE OF THE STA	Material	description:	Insula	ting boar	rd		
			Quantity	/ / Extent:	1 Nun	nber			
5			Accessil	bility	Difficu	ult Access	3		
			Analysis	»:	Presu	med to c	ontain asbestos		
	A CHARLES		Material	identification:	Asbes	stos insul	ating board		
Material Ass	essment Scoring:								
Product Type	: 2	Condition:	2	Surface Treatme	nt:	2	Asbestos Type	:	3
Priority Asse	essment Scoring:								
Occupant Act	ivity: 0	Disturbance:	1	Human Exposure):	0	Maintenance A	Activity:	0
Total Scores	:								
Material Scor	e: 9	Priority Score	1	Total Score:		9	Risk Rating:	Medium	
Recommende	ed action:	Remove if likely to b	e disturbed by	the refurbishment,	otherwis	e encaps	ulate and then m	onitor cond	ition
Recommenda	ation comments:	-							
Comments:		Presumed due to sa	mple being ina	ccessible.					

Building:	Space House (Kingsway Bu	uilding)	Floor:		Ground	d Floor				
Location:	052 - Keeley Street Staircas	se	Sample N	No / ID (Type):	P-359298/082 (Sampled)					
Surveyor:	Danny Webber		Survey d	ate:	30/01/2	2020				
		·	Sample	Details						
-			Item desc	cription:	Ceiling	& debris	s within timber bu	ılkhead		
7			Material of	description:	Insulat	ing board	d			
				/ Extent:	30 m²					
				Accessibility		Medium Access				
(4)			Analysis:		No ast	estos de	etected			
	The same of the sa		Material i	dentification:	Non-as	sbestos r	material			
Material Asse	essment Scoring:	·								
Product Type:	- Condition	n:	-	Surface Treatmen	nt:	-	Asbestos Type):	-	
Priority Asse	ssment Scoring:									
Occupant Acti	vity: - Disturba	ance:	-	Human Exposure:		-	Maintenance A	Activity:	-	
Total Scores:										
Material Score	e: - Priority	Score	-	Total Score:		0	Risk Rating:	N/A		
Recommende	d action:									
Recommenda	tion comments: -									
Comments:	-									

Building:	Space House (Kin	gsway Building)	Floor:		Grour	nd Floor			
Location: 052 - Keeley Street Staircase		Sample	Sample No / ID (Type):		P-359298/As 079 (Cross Referenced)				
Surveyor: Danny Webber		Survey o	Survey date:		/2020				
		Sample	Details						
		Item des	scription:		Applied to meshed plaster ceiling above suspended ceiling				
	- 1800		Material	description:	Textu	red coati	ngs		
			Quantity	/ Extent:	30 m²	!			
			Accessit	Accessibility		Medium Access			
			Analysis	Analysis:		No asbestos detected			
			Material	Material identification:		Non-asbestos material			
Material Assess	sment Scoring:								
Product Type:	-	Condition:	-	Surface Treatmen	nt:	-	Asbestos Type) :	-
Priority Assess	ment Scoring:								
Occupant Activity: - Disturbance:		-	Human Exposure):	-	Maintenance A	Activity:	-	
Total Scores:									
Material Score: - Priority Score		-	- Total Score:		0	Risk Rating:	N/A		
Recommended action: -									
Recommendation comments: -		-							
Comments:		-							

This section contains details of the material construction of all rooms which were accessed during this survey. For those areas which were not accessed during the surveys, please refer to the no access areas in section 1.0.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	001	Location Description:	Kemble Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Composite skirting board sampled. Sampled stair nosings. Concrete floor beneath sampled floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	002	Location Description:	Kemble Street Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete above meshed plaster ceiling. Plaster skimmed masonry walls. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	003	Location Description:	Offices Area (Open Plan & Partitioned)
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plasterboard, plaster skimmed concrete ceiling & concrete ceiling above meshed plaster above MMMF ceiling tiles with timber beams. Foam & MMMF insulated pipework. Glass, plaster skimmed masonry, plasterboard & sampled walls. Meshed plaster skim beam cladding with concrete beams & cast iron rainwater pipe within. Metal windows with sampled sills. Timber doors & frames. Timber lining to fire extinguisher housing. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	004	Location Description:	Kitchen
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete above meshed plaster ceiling above MMMF ceiling tiles. Foam & MMMF insulated pipework. Plaster skimmed masonry & sampled walls. Plasterboard boxing. Fibreboard riser panel that has been sampled within cupboard. Metal windows with sampled composite sills. Timber doors & frames. Plastic skirting board. Modern textile fire blanket. Concrete floor beneath modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	005	Location Description:	Female WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	006	Location Description:	Male WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	007	Location Description:	Disabled WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Ceramic toilet cistern. Cast iron spill pipe. Timber door & frame. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	008	Location Description:	Lift Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Concrete ceiling above meshed plaster above MMMF ceiling tiles above suspended ceiling tiles on a metal grid. Plaster skimmed masonry walls. Rubber gasket within metal dry riser pipework flange. Metal windows. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fifth Floor
Location Number:	009	Location Description:	Keeley Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Sampled composite stair nosings. Concrete floor beneath sampled floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	010	Location Description:	Kemble Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Sampled composite stair nosings. Concrete floor beneath sampled floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	011	Location Description:	Kemble Street Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete above meshed plaster ceiling. Plaster skimmed masonry walls. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	012	Location Description:	Offices Area (Open Plan & Partitioned)
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plasterboard, plaster skimmed concrete ceiling & concrete ceiling above meshed plaster above MMMF ceiling tiles with timber beams. Foam & MMMF insulated pipework. Glass, plaster skimmed masonry, plasterboard & sampled walls. Meshed plaster skim beam cladding with concrete beams & cast iron rainwater pipe within. Metal windows with sampled composite sills. Timber doors & frames. Timber lining to fire extinguisher housing. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	013	Location Description:	Kitchen
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete above meshed plaster ceiling above MMMF ceiling tiles. Foam & MMMF insulated pipework. Plaster skimmed masonry & sampled walls. Plasterboard boxing. Fibreboard riser panel that has been sampled within cupboard. Metal windows with sampled composite sills. Timber doors & frames. Plastic skirting board. Modern textile fire blanket. Concrete floor beneath modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	014	Location Description:	Female WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	015	Location Description:	Male WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	016	Location Description:	Lift Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Concrete ceiling above meshed plaster above MMMF ceiling tiles above suspended ceiling tiles on a metal grid. Plaster skimmed masonry walls. Rubber gasket within metal dry riser pipework flange. Metal windows. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Fourth Floor
Location Number:	017	Location Description:	Keeley Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Sampled composite stair nosings. Concrete floor beneath sampled floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	018	Location Description:	Kemble Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Sampled composite stair nosings. Concrete floor beneath sampled floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	019	Location Description:	Kemble Street Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete above meshed plaster ceiling. Plaster skimmed masonry walls. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	020	Location Description:	Offices Area (Open Plan & Partitioned)
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete ceiling above meshed plaster above MMMF ceiling tiles with timber beams. Foam & MMMF insulated pipework. Glass, plaster skimmed masonry, plasterboard & sampled walls. Meshed plaster skim beam cladding with concrete beams & cast iron rainwater pipe within. Metal windows with sampled composite sills. Timber doors & frames. Timber lining to fire extinguisher housing. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	021	Location Description:	Kitchen
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling & concrete above meshed plaster ceiling above MMMF ceiling tiles. Foam & MMMF insulated pipework. Plaster skimmed masonry & sampled walls. Plasterboard boxing. Sampled fibreboard riser panel within cupboard. Metal windows with sampled composite sills. Timber doors & frames. Plastic skirting board. Modern textile fire blanket. Concrete floor beneath modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	022	Location Description:	Female WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	023	Location Description:	Male WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above MMMF ceiling tiles on a metal grid with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	024	Location Description:	Lift Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:

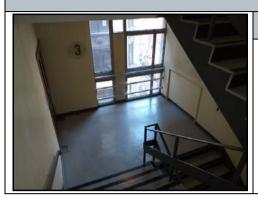


General Comments:

Concrete ceiling above meshed plaster above MMMF ceiling tiles above suspended ceiling tiles on a metal grid. Plaster skimmed masonry walls. Rubber gasket within metal dry riser pipework flange. Metal windows. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Third Floor
Location Number:	025	Location Description:	Keeley Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Sampled composite stair nosings. Sampled concrete floor beneath floor tiles.

	Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
	Location Number:	026	Location Description:	Kemble Street Staircase
ĺ	Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Timber boxing. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Rubber stair nosings. Sampled concrete floor beneath floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	027	Location Description:	Kemble Street Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

False plasterboard ceiling with sampled access hatch. Plaster skimmed masonry walls. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	028	Location Description:	Offices Area (Partitioned)
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above metal ceiling tiles on a metal grid. Metal ducting within ceiling void & plant areas. Foam & MMMF insulated pipework. Glass, timber, plaster skimmed masonry & plasterboard walls. Meshed plaster skim beneath plasterboard beam cladding with concrete beams & cast iron rainwater pipe within. Metal windows with timber sills. Timber & glass doors with timber frames. Modern textile fire blankets. Modern bitumen sink pads. Timber skirting board. Concrete floor beneath carpet tiles & modern linoleum. Ceiling & wall voids have been inspected in as many locations as possible but have been limited due to live electrics, services & ducting being present throughout area.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	029	Location Description:	Former Kitchen
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above metal ceiling tiles on a metal grid. Metal ducting within ceiling void & plant area. Foam & MMMF insulated pipework. Plaster skimmed masonry, plasterboard & sampled walls. Plasterboard boxing. Ceramic sink unit. Timber riser panel in cupboard. Timber skirting board. Concrete floor beneath carpet tiles & modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	030	Location Description:	Female WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above plasterboard ceiling with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	031	Location Description:	Male WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above plasterboard ceiling with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	032	Location Description:	Disabled WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above plasterboard ceiling with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Ceramic toilet cistern. Timber door & frame. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	033	Location Description:	Lift Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:

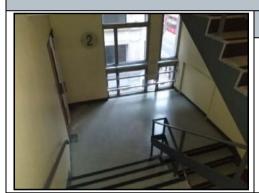


General Comments:

Concrete ceiling above meshed plaster above MMMF ceiling tiles above suspended metal ceiling tiles on a metal grid. Plaster skimmed masonry walls. Rubber gasket within metal dry riser pipework flange. Metal windows. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Second Floor
Location Number:	034	Location Description:	Keeley Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Sampled composite stair nosings. Sampled concrete floor beneath floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	035	Location Description:	Kemble Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Concrete ceiling above metal ceiling tiles on a metal grid with MMMF insulated pipework & cast iron soil pipes. Plaster skimmed masonry walls with partial ceramic mosaic tiling. Timber doors & frame. Metal window. Metal radiator. Sampled composite skirting board. Rubber stair nosings. Sampled concrete floor beneath floor tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	036	Location Description:	Kemble Street Lobby & Riser
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Concrete ceiling above plasterboard ceiling with cast iron soil pipe above. Plaster skimmed masonry walls. Timber & metal doors & frames. Metal roller shutter. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	037	Location Description:	Offices Area (Open Plan & Partitioned)
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above metal ceiling tiles on a metal grid. Metal ducting within ceiling void &. Foam & MMMF insulated pipework. Glass, plaster skimmed masonry & plasterboard walls. Meshed plaster skim beneath plasterboard beam cladding with concrete beams & cast iron rainwater pipe within. Metal windows with timber sills. Timber & glass doors with timber frames. Modern textile fire blankets. Modern bitumen sink pads. Timber skirting board. Concrete floor beneath carpet tiles & modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	038	Location Description:	Plant Room
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling. Metal ducting. Foam & MMMF insulated pipework. Plaster skimmed masonry, plasterboard & sampled walls. Sampled fibreboard riser panel in cupboard. Timber skirting board. Concrete floor.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	039	Location Description:	Female WC
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above plasterboard ceiling with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Timber boxing. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Build	ding Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Loca	ation Number:	040	Location Description:	Male WC
Surv	veyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Partially plaster skimmed concrete ceiling above plasterboard ceiling with metal ducting above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Plastic toilet cisterns. Cast iron spill pipe. Metal windows with timber sills. Timber doors & frames. Ceramic tiled skirting board. Concrete floor beneath ceramic tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	041	Location Description:	Shower Room
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:

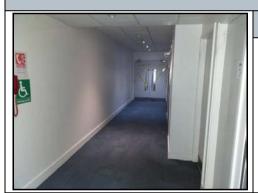


General Comments:

Partially plaster skimmed concrete ceiling above plasterboard ceiling with metal ducting & cast iron soil pipe above. Foam & MMMF insulated pipework. Plaster skimmed masonry & plasterboard walls. Plastic toilet cistern. Timber door & frame. Concrete floor beneath modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	042	Location Description:	Lift Lobby
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Concrete ceiling above meshed plaster above MMMF ceiling tiles above suspended metal ceiling tiles on a metal grid. Plaster skimmed masonry walls. Rubber gasket within metal dry riser pipework flange. Metal windows. Timber doors & frames. Timber skirting board. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	First Floor
Location Number:	043	Location Description:	Keeley Street Staircase
Surveyor:	Danny Webber	Survey Date:	19/12/2019

Room Data / Observations:



General Comments:

Plaster skimmed concrete ceiling. Plaster skimmed masonry walls. Timber doors & frame. Metal window. Sampled composite skirting board. Rubber stair nosings on metal staircase. Concrete floor beneath terrazzo flooring.

Building Name	e:	Space House (Kingsway Building)	Floor Level:	Ground Floor
Location Num	ber:	044	Location Description:	Changing Rooms / Voids
Surveyor:		Danny Webber	Survey Date:	30/01/2020

Room Data / Observations:



General Comments:

Concrete ceiling with partial plaster / sampled textured render, foam & MMMF insulated pipework & metal ducting above MMMF ceiling tiles on a metal grid with cast iron soil pipes above. Glass & metal insulating board wall cladding (sampled) behind plasterboard walls. Timber walls. Timber doors & frames. Plastic soil pipes & toilet cisterns within service void. Meshed plaster partially covering masonry walls, foam & MMMF insulated ducting, steel RSJ beams supporting a metal grid flooring in ceiling void above ground floor. Ceramic skirting boards in changing rooms. Timber shelf to top of spiral staircase. Concrete floor beneath ceramic tiles in changing rooms & beneath rubber stair nosings & modern linoleum in spiral staircase.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor
Location Number:	045	Location Description:	Plant Room (Kemble Street)
Surveyor:	Danny Webber	Survey Date:	30/01/2020

Room Data / Observations:



General Comments:

Concrete ceiling. Foam & MMMF insulated pipework. Metal ducting. Glass & metal walls with sampled insulating board cladding. Plasterboard walls. Timber access hatch. Concrete floor.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor
Location Number:	046	Location Description:	Plant Room (above WCs)
Surveyor:	Danny Webber	Survey Date:	30/01/2020

Room Data / Observations:



General Comments:

Concrete ceiling with partial plaster skim. Foam & galvanised MMMF insulated pipework. Metal ducting. Masonry & plasterboard walls. Timber doors & frame. Insulating board lined timber access hatch (sampled). Metal chequer plate floor.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor		
Location Number: 047		Location Description:	Former Office (above UKPN)		
Surveyor: Danny Webber		Survey Date:	30/01/2020		

Room Data / Observations:



General Comments:

Concrete ceiling. Foam & MMMF insulated pipework. Masonry walls partially timber clad at stairs. Metal windows. Timber wall access hatches. Modern textile fire blanket. Modern bitumen sink pad. Cast iron soil pipes. Concrete floor. Metal door & frame at ground floor level. Limited access gained behind 2 timber access panels, visually inspected from access hatches only.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor		
Location Number: 048		Location Description:	Kemble Street Staircase		
Surveyor: Danny Webber		Survey Date:	19/12/2019		

Room Data / Observations:



General Comments:

Concrete ceiling above mosaic ceramic tiles. Glass & metal walls. Metal doors & frames. Concrete stairs. Concrete floor beneath carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor		
Location Number: 049		Location Description:	Security / Staff Entrance		
Surveyor: Danny Webber		Survey Date:	30/01/2020		

Room Data / Observations:



General Comments:

Concrete ceiling with partial plaster skim above meshed plaster, plasterboard & MMMF ceiling tiles on a metal grid also with metal access hatch. Plastic soil pipes. Foam & galvanised MMMF insulated pipework. Metal ducting. Masonry, timber, meshed plaster, glass, metal & plasterboard walls. Plasterboard boxings. Modern textile fire blanket. Timber & glass doors & frames. Metal dumb waiter. Rubber stair nosings. Concrete floor beneath timber panels, vinyl tiles, carpet tiles & modern linoleum.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor		
Location Number: 050		Location Description:	Meeting & Comms Rooms		
Surveyor: Danny Webber		Survey Date:	30/01/2020		

Room Data / Observations:



General Comments:

Concrete ceiling with partial plaster skim above MMMF ceiling tiles on a metal grid. Cast iron soil pipes. Foam & MMMF insulated pipework. Metal ducting. Masonry, timber, meshed plaster & plasterboard walls. Plasterboard & meshed plaster boxings. Timber door headers, doors & frames. Concrete floor beneath raised timber flooring, vinyl tiles, carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor		
Location Number: 051		Location Description:	Entrance / WCs		
Surveyor: Danny Webber		Survey Date:	30/01/2020		

Room Data / Observations:



General Comments:

Concrete ceiling with partial plaster skim above plasterboard ceiling (in entrance) & MMMF ceiling tiles on a metal grid (in WCs). Steel RSJ beams. Plastic soil pipes. Foam & MMMF insulated pipework. Metal ducting. Partially plaster skimmed masonry (in entrance), ceramic tiled masonry (in WCs) timber & stone walls. Timber bulkhead extending externally to canopy. Plasterboard & timber boxings. Timber doors & frames. Concrete floor beneath ceramic, marble & carpet tiles.

Building Name:	Space House (Kingsway Building)	Floor Level:	Ground Floor		
Location Number: 052		Location Description:	Keeley Street Staircase		
Surveyor: Danny Webber		Survey Date:	30/01/2020		

Room Data / Observations:



General Comments:

Sampled textured coated plaster ceiling above plasterboard ceiling. Foam & MMMF insulated pipework. Metal ducting. Marble clad & timber clad masonry & glass walls. Timber bulkhead above glass walls extending externally to canopy. Timber doors & frame. Concrete floor beneath marble tiles.

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/001 (S)	Space House (Kingsway Building) - Fifth Floor - Kemble Street Staircase	Skirting board	Non-asbestos material	No asbestos detected	200 m linear	0	-	0	-
P-359298/002 (S)	Space House (Kingsway Building) - Fifth Floor - Kemble Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/003 (S)	Space House (Kingsway Building) - Fifth Floor - Kemble Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/004 (S)	Space House (Kingsway Building) - Fifth Floor - Kemble Street Lobby	Adhesive residue beneath carpet tiles	Asbestos bitumen	Chrysotile	890 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/005 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Ceiling above MMMF tiles	Asbestos insulating board	Chrysotile	80 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/006 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	MMMF ceiling tile adhesive	Non-asbestos material	No asbestos detected	800 m2	0	-	0	-
P-359298/007 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Window sills	Asbestos cement	Chrysotile	82 m linear	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/008 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Wall lining beneath plasterboard lining (risers)	Non-asbestos material	No asbestos detected	10 m2	0	-	0	-
P-359298/009 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Packing above ceiling timber beams	Asbestos insulating board	Chrysotile	650 m linear	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/010 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Wall lining beneath plasterboard lining (kitchen)	Asbestos insulating board	Chrysotile	18 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/011 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Window glazing beading	Non-asbestos material	No asbestos detected	440 m linear	0	-	0	-
P-359298/012 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Packing above ceiling timber beams	Asbestos thermoplastic/adhesive	Chrysotile	650 m linear	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/013 (S)	Space House (Kingsway Building) - Fifth Floor - Kitchen	Panel beneath floor screed within risers (x3)	Asbestos insulating board	Chrysotile	3 Number	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/014 (S)	Space House (Kingsway Building) - Fifth Floor - Kitchen	Riser panels within cupboard	Non-asbestos material	No asbestos detected	1 m2	0	-	0	-
P-359298/015 (S)	Space House (Kingsway Building) - Fifth Floor - Kitchen	Sink pad	Non-asbestos material	No asbestos detected	1 Number	0	-	0	-

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/016 (S)	Space House (Kingsway Building) - Fifth Floor - Female WC	Debris within hand dryer voids	Asbestos cement	Chrysotile Amosite	<1 m2	7	-	7	Remove.
P-359298/017 (S)	Space House (Kingsway Building) - Fifth Floor - Male WC	Seals to ducting	Non-asbestos material	No asbestos detected	1000 m linear	0	-	0	-
P-359298/018 (S)	Space House (Kingsway Building) - Fifth Floor - Keeley Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/019 (S)	Space House (Kingsway Building) - Fourth Floor - Kemble Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/020 (S)	Space House (Kingsway Building) - Fourth Floor - Kemble Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/021 (S)	Space House (Kingsway Building) - Fourth Floor - Kemble Street Lobby	Adhesive residue beneath carpet tiles	Asbestos bitumen	Chrysotile	890 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/022 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Ceiling above MMMF tiles	Asbestos insulating board	Chrysotile	80 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/023 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	MMMF ceiling tile adhesive	Non-asbestos material	No asbestos detected	800 m2	0	-	0	-
P-359298/024 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Window sills	Asbestos cement	Chrysotile	82 m linear	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/025 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Wall lining beneath plasterboard lining (risers)	Non-asbestos material	No asbestos detected	10 m2	0	-	0	-
P-359298/026 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Packing above ceiling timber beams	Asbestos insulating board	Chrysotile	650 m linear	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monito condition
P-359298/027 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Packing above ceiling timber beams	Asbestos insulation	Amosite	650 m linear	10	-	10	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monito condition
P-359298/028 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Wall lining beneath plasterboard lining (kitchen)	Asbestos insulating board	Chrysotile	18 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/029 (S)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Window glazing beading	Non-asbestos material	No asbestos detected	440 m linear	0	-	0	-
P-359298/030 (S)	Space House (Kingsway Building) - Fourth Floor - Kitchen	Panel beneath floor screed within risers (x3)	Asbestos insulating board	Chrysotile	3 Number	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/031 (S)	Space House (Kingsway Building) - Fourth Floor - Kitchen	Sink pad	Non-asbestos material	No asbestos detected	1 Number	0	-	0	-
P-359298/032 (S)	Space House (Kingsway Building) - Fourth Floor - Kitchen	Riser panels within cupboard	Non-asbestos material	No asbestos detected	1 m2	0	-	0	-
P-359298/033 (S)	Space House (Kingsway Building) - Fourth Floor - Female WC	Debris within hand dryer voids	Asbestos cement	Amosite Chrysotile	<1 m2	7	-	7	Remove.
P-359298/034 (S)	Space House (Kingsway Building) - Fourth Floor - Keeley Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/035 (S)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Residue on ceiling above original MMMF ceiling tiles	Asbestos insulation	Amosite	650 m linear	11	-	11	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/036 (S)	Space House (Kingsway Building) - Third Floor - Kemble Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/037 (S)	Space House (Kingsway Building) - Third Floor - Kemble Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/038 (S)	Space House (Kingsway Building) - Third Floor - Kemble Street Lobby	Adhesive residue beneath carpet tiles	Asbestos bitumen	Chrysotile	890 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/039 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Ceiling above MMMF tiles	Asbestos insulating board	Chrysotile	80 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/040 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	MMMF ceiling tile adhesive	Non-asbestos material	No asbestos detected	800 m2	0	-	0	-
P-359298/041 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Window sills	Asbestos cement	Chrysotile	82 m linear	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/042 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Wall lining beneath plasterboard lining (risers)	Asbestos cement	Chrysotile	10 m2	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/043 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Packing above ceiling timber beams	Asbestos insulating board	Chrysotile	650 m linear	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/044 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Packing above ceiling timber beams	Asbestos thermoplastic/adhesive	Chrysotile	650 m linear	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/045 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Residue on ceiling	Asbestos insulation	Amosite	650 m linear	11	-	11	Remove.
P-359298/046 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Wall lining beneath plasterboard lining (kitchen)	Asbestos insulating board	Chrysotile	18 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/047 (S)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Window glazing beading	Non-asbestos material	No asbestos detected	440 m linear	0	-	0	-
P-359298/048 (S)	Space House (Kingsway Building) - Third Floor - Kitchen	Panel beneath floor screed within risers (x3)	Asbestos insulating board	Chrysotile	3 Number	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/049 (S)	Space House (Kingsway Building) - Third Floor - Kitchen	Sink pad	Non-asbestos material	No asbestos detected	1 Number	0	-	0	-
P-359298/050 (S)	Space House (Kingsway Building) - Third Floor - Kitchen	Riser panels within cupboard	Non-asbestos material	No asbestos detected	1 m2	0	-	0	-
P-359298/051 (S)	Space House (Kingsway Building) - Second Floor - Kemble Street Staircase	Floor tiles (beige) & bitumen adhesive	Non-asbestos vinyl/asbestos adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/052 (S)	Space House (Kingsway Building) - Second Floor - Kemble Street Lobby	Ceiling access panel	Asbestos insulating board	Amosite Chrysotile	1 Number	7	-	7	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monito condition
P-359298/053 (S)	Space House (Kingsway Building) - Second Floor - Kemble Street Lobby	Adhesive residue beneath carpet tiles	Asbestos bitumen	Chrysotile	890 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/054 (S)	Space House (Kingsway Building) - Second Floor - Offices Area (Partitioned)	Debris behind screw heads above suspended ceiling	Asbestos insulating board	Chrysotile	<1 m2	7	-	7	Remove.
P-359298/055 (S)	Space House (Kingsway Building) - Second Floor - Former Kitchen	Wall forming cupboard	Asbestos insulating board	Chrysotile	4 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/056 (S)	Space House (Kingsway Building) - Second Floor - Former Kitchen	Floor tiles (grey) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	1 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/057 (S)	Space House (Kingsway Building) - Second Floor - Former Kitchen	Panel beneath floor screed within risers (x3)	Asbestos insulating board	Chrysotile	3 Number	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/058 (S)	Space House (Kingsway Building) - Second Floor - Female WC	Debris within hand dryer & cistern voids	Asbestos cement	Chrysotile Amosite	<1 m2	7	-	7	Remove.
P-359298/059 (S)	Space House (Kingsway Building) - Second Floor - Keeley Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/060 (S)	Space House (Kingsway Building) - Second Floor - Keeley Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/061 (S)	Space House (Kingsway Building) - First Floor - Kemble Street Staircase	Floor tiles (grey) & bitumen adhesive	Non-asbestos vinyl/asbestos adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/062 (S)	Space House (Kingsway Building) - First Floor - Kemble Street Lobby & Riser	Adhesive residue beneath carpet tiles	Asbestos bitumen	Chrysotile	890 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/063 (S)	Space House (Kingsway Building) - First Floor - Kemble Street Lobby & Riser	Board above false plasterboard ceiling	Asbestos insulating board	Amosite Chrysotile	1 m2	6	-	6	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/064 (S)	Space House (Kingsway Building) - First Floor - Offices Area (Open Plan & Partitioned)	Packing above suspended ceiling	Asbestos insulating board	Chrysotile	650 m linear	6	-	6	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monito condition
P-359298/065 (S)	Space House (Kingsway Building) - First Floor - Offices Area (Open Plan & Partitioned)	Residue on ceiling	Asbestos insulation	Amosite	650 m linear	11	-	11	Remedial - Restrict access and plan abatement works.
P-359298/066 (S)	Space House (Kingsway Building) - First Floor - Plant Room	Wall forming cupboard	Asbestos insulating board	Chrysotile	4 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/067 (S)	Space House (Kingsway Building) - First Floor - Plant Room	Riser panels within cupboard	Non-asbestos material	No asbestos detected	1 m2	0	-	0	-
P-359298/068 (S)	Space House (Kingsway Building) - First Floor - Plant Room	Panel beneath floor screed within risers (x3)	Asbestos insulating board	Chrysotile	3 Number	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/069 (S)	Space House (Kingsway Building) - First Floor - Female WC	Flue pipe within hand dryer voids	Asbestos cement	Amosite Chrysotile	<1 m linear	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monito condition
P-359298/070 (S)	Space House (Kingsway Building) - First Floor - Female WC	Debris within hand dryer voids	Asbestos cement	Chrysotile Amosite	<1 m2	7	-	7	Remove.
P-359298/071 (S)	Space House (Kingsway Building) - Ground Floor - Changing Rooms / Voids	Applied to concrete ceiling above MMMF ceiling tiles	Non-asbestos material	No asbestos detected	20 m2	0	-	0	-
P-359298/072 (S)	Space House (Kingsway Building) - Ground Floor - Changing Rooms / Voids	Lining walls behind plasterboard	Asbestos insulating board	Amosite Chrysotile	150m2	7	-	7	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monito condition
P-359298/073 (S)	Space House (Kingsway Building) - Ground Floor - Changing Rooms / Voids	Residue on concrete ceiling above MMMF ceiling tiles	Non-asbestos material	No asbestos detected	50 m2	0	-	0	-
P-359298/074 (S)	Space House (Kingsway Building) - Ground Floor - Plant Room (above WCs)	Lining access hatch	Non-asbestos material	No asbestos detected	1 m2	0	-	0	-

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/075 (S)	Space House (Kingsway Building) - Ground Floor - Former Office (above UKPN)	Adhesive residue on masonry walls	Non-asbestos material	No asbestos detected	8 m2	0	-	0	-
P-359298/076 (S)	Space House (Kingsway Building) - Ground Floor - Kemble Street Staircase	Applied to low level skirting	Non-asbestos material	No asbestos detected	25 m linear	0	-	0	-
P-359298/077 (S)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Lining walls behind plasterboard, timber & MMMF insulation	Asbestos insulating board	Chrysotile Amosite	150 (total) m2	7	-	7	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/078 (S)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Residue on concrete ceiling above MMMF ceiling tiles	Non-asbestos material	No asbestos detected	50 m2	0	-	0	-
P-359298/079 (S)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Applied to meshed plaster ceiling	Non-asbestos material	No asbestos detected	6 m2	0	-	0	-
P-359298/080 (S)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Floor tiles (grey) on spiral staircase	Non-asbestos vinyl/asbestos adhesive	Chrysotile	10 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/081 (S)	Space House (Kingsway Building) - Ground Floor - Meeting & Comms Rooms	Ducting seals above MMMF ceiling tiles	Non-asbestos material	No asbestos detected	100 m linear	0	-	0	-
P-359298/082 (S)	Space House (Kingsway Building) - Ground Floor - Keeley Street Staircase	Ceiling & debris within timber bulkhead	Non-asbestos material	No asbestos detected	30 m2	0	-	0	-
P-359298/083 (S)	Space House (Kingsway Building) - Third Floor - Female WC	Debris within hand dryer voids	Asbestos cement	Amosite Chrysotile	<1 m2	7	-	7	Remove.
P-359298/As 003 (X)	Space House (Kingsway Building) - Fifth Floor - Offices Area (Open Plan & Partitioned)	Floor tiles (grey) & bitumen adhesive within plasterboard boxing outside risers at kemble Street staircase end of building	Asbestos thermoplastic/adhesive	Chrysotile	1 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 003 (X)	Space House (Kingsway Building) - Fifth Floor - Keeley Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 007 (X)	Space House (Kingsway Building) - Fifth Floor - Kitchen	Window sill	Asbestos cement	Chrysotile	2 m linear	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 010 (X)	Space House (Kingsway Building) - Fifth Floor - Kitchen	Wall lining	Asbestos insulating board	Chrysotile	20 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 020 (X)	Space House (Kingsway Building) - Fourth Floor - Offices Area (Open Plan & Partitioned)	Floor tiles (grey) & bitumen adhesive within plasterboard boxing outside risers at Kemble Street Staircase end of building	Asbestos thermoplastic/adhesive	Chrysotile	1 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 020 (X)	Space House (Kingsway Building) - Fourth Floor - Kitchen	Floor tiles (grey) & bitumen adhesive within plasterboard boxing	Asbestos thermoplastic/adhesive	Chrysotile	1 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 020 (X)	Space House (Kingsway Building) - Fourth Floor - Keeley Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/As 024 (X)	Space House (Kingsway Building) - Fourth Floor - Kitchen	Window sill	Asbestos cement	Chrysotile	2 m linear	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 028 (X)	Space House (Kingsway Building) - Fourth Floor - Kitchen	Wall lining	Asbestos insulating board	Chrysotile	20 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 036 (X)	Space House (Kingsway Building) - Third Floor - Keeley Street Staircase	Stair nosings	Asbestos thermoplastic material	Chrysotile	18 Number	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 037 (X)	Space House (Kingsway Building) - Third Floor - Offices Area (Open Plan & Partitioned)	Floor tiles (grey) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	1 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 037 (X)	Space House (Kingsway Building) - Third Floor - Kitchen	Floor tiles (grey) & bitumen adhesive within plasterboard boxing	Asbestos thermoplastic/adhesive	Chrysotile	1 m2	3	-	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 037 (X)	Space House (Kingsway Building) - Third Floor - Keeley Street Staircase	Floor tiles (grey & black) & bitumen adhesive	Asbestos thermoplastic/adhesive	Chrysotile	12 m2	3	1	3	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 041 (X)	Space House (Kingsway Building) - Third Floor - Kitchen	Window sill	Asbestos cement	Chrysotile	2 m linear	4	-	4	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 046 (X)	Space House (Kingsway Building) - Third Floor - Kitchen	Wall lining	Asbestos insulating board	Chrysotile	20 m2	5	-	5	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/As 072 (X)	Space House (Kingsway Building) - Ground Floor - Plant Room (Kemble Street)	Lining walls partially behind masonry	Asbestos insulating board	Amosite Chrysotile	150 (total) m2	7	-	7	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/As 072 (X)	Space House (Kingsway Building) - Ground Floor - Former Office (above UKPN)	Edging strips above door at ground floor level	Asbestos insulating board	Amosite Chrysotile	1 m2	7	-	7	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition
P-359298/As 079 (X)	Space House (Kingsway Building) - Ground Floor - Keeley Street Staircase	Applied to meshed plaster ceiling above suspended ceiling	Non-asbestos material	No asbestos detected	30 m2	0	-	0	-
P-359298/P001 (P)	Space House (Kingsway Building) - Second Floor - Offices Area (Partitioned)	Electrical intake cable above suspended ceiling	Asbestos woven material	Presumed to contain asbestos	50 m linear	8	-	8	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/P002 (P)	Space House (Kingsway Building) - Ground Floor - Former Office (above UKPN)	Loose panel at bottom of riser	Asbestos insulating board	Presumed to contain asbestos	1 m2	10	-	10	Remedial - Restrict access and plan abatement works.
P-359298/P003 (P)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Internal linings of safe unit	Asbestos insulation	Presumed to contain asbestos	1 Number	9	-	9	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.

Sample No. / ID (Approach*)	Location details	Item Description	Material description	Asbestos type	Extent	Material score	Priority score	Total score	Recommendation
P-359298/P004 (P)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Arc shield spacers	Asbestos cement	Presumed to contain asbestos	1 Number	6	1	6	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/P005 (P)	Space House (Kingsway Building) - Ground Floor - Security / Staff Entrance	Lift machinery brake shoes	Asbestos woven material	Presumed to contain asbestos	2 Number	9	-	9	Remove if likely to be disturbed by the refurbishment, otherwise monitor condition.
P-359298/P006 (P)	Space House (Kingsway Building) - Ground Floor - Entrance / WCs	Panel on ceiling in male WC cupboard	Asbestos insulating board	Presumed to contain asbestos	1 Number	9	-	9	Remove if likely to be disturbed by the refurbishment, otherwise encapsulate and then monitor condition

^{*}Key to approach: S = sampled material; X = Material cross referenced to a sample; P = presumed material (not sampled); SP = Strongly presumed material (not sampled)

APPENDIX A – CONTRACT INFORMATION AND SURVEY SCOPE

SURVEY CONTRACT INFORMATION AND SCOPE

Quotation number / Project number P-359298

Client	SLQR Trustee No 1 Limited and SLQR Trustee No 2 Limited
	as Co Trustees of SLQR Unit Trust No 3
Site	Space House (Kingsway Building)
Site Address	Space House
	1 Kemble Street
	London
	WC2B 4AN

Site description	One Kemble Street building and Kingsway building currently contains an existing property comprising 229,192ft². The site is located on Kingsway in the London Borough of Camden. The original development was completed in 1969 and received large-scale refurbishments in 1996 and 2003; it received Grade II listing by Historic England in 2015.
Type of survey	Refurbishment Survey
Area of refurbishment (if applicable)	5th Floor to Ground Floor (Kingsway)
Mobile Tracker version	Standard Tracker - Room led data

Client specific requirements

Information obtained from client:	
How was information obtained	Site visit
Occupancy of the site	Vacant
Existing asbestos reports / records?	Yes
	Asbestos registers & survey reports are available on-
	site
Historical refurbishment / demolition	Yes
records	Asbestos registers detail ACMs that have been
	removed

Assessments required	Material assessment only			
Method of reinstatement (if applicable)	No re-instatement required other than to make safe any			
	inspection points			
	N/A			
Departures from recognised methods	No			

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Scope of works (including proposed refurbishment where applicable)

Full Project Scope of Works:-

Refurbishment Survey of both 1 Kemble Street and 45-49 Kingsway ahead of the proposed refurbishment works. The full scale of the project was communicated by Clive Withers of Avison Young during the scoping visit. The scope of the refurbishment included a full strip out of internal wall structures (partition and blockwork) and ceilings (suspended/fixed) leaving the outer shell structure of the building. All existing Mechanical and Electrical Plant (MEP) is proposed to be removed apart from any services feeding the UKPN areas. All windows to the exterior of the properties are being replaced. Specified sections of the floor slab, particularly to the car park and ramp, are being reconstructed. Additional structures are being constructed to the roof of both buildings.

Survey Report Breakdown:-

The survey has been broken down into separate reports to make the flow of information to the client more frequent. The report breakdown will likely be as follows:

- 1. Tower Roof Level to 12th Floor
- 2. Tower 11th Floor to Basement (Basement under both buildings)
- 3. Kingsway Roof Level to 6th Floor
- 4. Kingsway 5th Floor to Ground Floor
- 5. Lift Shafts (Both Buildings)
- 6. Pilot Window Removal (Both Buildings)
- 7. Roof Structure (Both Buildings)
- 8. Exterior (Both Buildings)

Scope of this Report (Kingsway - 5th Floor to Ground Floor):-

The Refurbishment Survey contained within this report has been undertaken in line with the agreed scope of works except for the lift shafts, pilot window removal, floor slab penetrations, roof structure inspections and exterior; these elements of the survey will be captured in separate individual reports as listed above.

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Elements to be inspected			
All surveys			
Element	Usual inspection method (if applicable)	Included?	Comments
All areas within site boundary	Inspection of all areas within the site boundaries, including exterior elements and surrounding gardens / land.	Yes	
Beneath carpet or floor coverings (except laminate floors)	Management surveys - to be lifted in discrete locations where to do so will not cause damage and where the flooring can be safely replaced Refurbishment / demolition surveys – full inspection to all relevant areas.	Yes	
Beneath or behind fixtures and fittings – e.g. bath panels / kitchen units	Management surveys – inspection only where the item is screw fixed or can be easily removed and replaced without causing damage. Refurbishment / demolition surveys - removal of cladding panels / units or inspection hole created with appropriate tools.	Yes	
Within boxings or risers (not constructed of a suspect ACM).	Management surveys – inspection only where the boxing / access panel is screw fixed or can be easily removed and replaced without causing damage. Refurbishment / demolition surveys – full inspection either by unscrewing, use of existing access panels or inspection holes made with appropriate tools of suitable size to allow for adequate inspection	Yes	Boxing's can be removed in their entirety to facilitate a full inspection.
Roof voids	Inspection from the access hatch if no flooring or crawl boards available	Yes	
Refurbishment surveys / demol	ition surveys (elements to be included in areas affected by the scope of	the proposed	works)
Element	Usual inspection method (if applicable)	Included?	Comments
Solid wall cavities	Removal of vent covers/window sills. May involve removal of individual bricks in some cases.	Yes	
Partition wall cavities	Inspection holes created with appropriate tools and of suitable size to allow for adequate inspection.	Yes	Large sections of the partitions can be removed to provide a greater level of inspection
Above fixed ceilings / ceiling voids	Inspection holes created with appropriate tools. Inspection may also be possible via the removal of light fittings or removal of flooring within areas above.	Yes	Large sections of the ceilings can be removed to provide a greater level of inspection
Floor voids	Removal of floorboards or use of existing access points.	Yes	
Beneath window sills	Removal of window sills or inspection holes created with appropriate tools.	Yes	This excludes asbestos windowsills
Within fire doors	Removal of door furniture or inspection hole created with appropriate tools.	Yes	
Beneath fixed flooring materials (e.g. laminate / ceramic tiles)	Removal of flooring material.	Yes	
Behind fixed wall cladding / coverings / tiles	Removal of cladding / coverings / tiles.	Yes	Listed features, including mosaic tiles, are to be excluded; these are present to external walls and stairwells.
Behind skirting and door frames	Removal of skirting and door frames.	Yes	
Beneath non-asbestos insulation to pipework / calorifiers etc.	Removal of non-asbestos insulation materials.	Yes	
Behind non asbestos external soffits / fascias	Removal of soffit / fascia. Inspection hole created with appropriate tools. Suitable inspection may be possible form within roof voids	Yes	
Sealed off or locked areas	Access gained using intrusive methods.	No	

where no key is available		

As part of the survey planning stage, the below elements were discussed with the client. Where the elements are indicated as not included, they are specifically excluded from the scope of the survey and should be presumed to contain asbestos until proven otherwise.

Element	Usual inspection method (if applicable)	Included?	Comments
Work at height requiring specialist access equipment	Inspection via MEWP or scaffold as appropriate.	Yes	MEWP requirement for external high level areas, i.e. canopies, link bridges, etc.
Within electric switchgear, fuse boxes, plant and other associated services	Only accessed if a suitably qualified electrician is provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey.	Yes	Client to supply a suitably qualified electrician to locally isolate and open up any suspect electrical units.
Within operational plant and machinery including boilers / calorifiers etc.	Only accessed if a suitably qualified engineer is provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey.	Yes	Client to supply a suitably qualified mechanic to locally isolate and open up any suspect mechanical units, i.e. boilers.
Access behind / above existing ACMs which would require the use of an asbestos removal contractor	Inspection will only be carried out if a licensed asbestos removal is provided otherwise these areas are specifically excluded from the scope of the survey.	No	Excluded from the scope of the survey (beneath cement products and asbestos insulating board products).
Lifts, lift shafts and lift machinery	Unless agreed with the client and a lift engineer is provided, lifts and shafts are specifically excluded from the scope of the survey. Lift machinery will be inspected externally where possible	Yes	Client to supply a lift engineer to facilitate inspection to the lift shafts and lift carriages - This element will e captured on a separate survey report relating specifically to this element of the works.
Internal elements of safes	Where not included and if there are no client specific requirements, all safes will be recorded as a no access item which should be therefore presumed to contain asbestos.	No	Not applicable
Intrusion through solid ceiling slab, floor slabs or solid walls.	Only accessed if suitable specialist support services are provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey.	Yes	Specified slab areas are to be intrusively inspected with the assistance of other trades, i.e. LARC, Drilling Contractor, etc This element will e captured on a separate survey report relating specifically to this element of the works.
Below external ground level	Only accessed if suitable specialist support services are provided otherwise these items will not be inspected and are specifically excluded from the scope of the survey.	No	Not applicable

Additional information

Site specific inclusions - Windows - As the windows are being replaced, it has been recommended that at least 1 window from each building is removed during the survey to facilitate inspection where the frame meets the structure - this will be captured on the separate survey report specific to this element of the survey.

Roof - Core inspections of the roof membrane layers to the two flat roof areas are to be undertaken. Specialist roofing contractor (supplied by the client) to re-instate the roof for waterproofing purposes - this will be captured on the separate survey report specific to this element of the survey.

Site Specific exclusions - Access to the x2 light well areas within 1 Kemble Street Building is not possible due to no safe access points. No damage is to be caused to listed features of the building including the mosaic tiled surfaces to the interior and exterior of the building.

Scope prepared by: Clive Morgan

Scope agreed with: Clive Withers

APPENDIX B - CERTIFICATE OF ANALYSIS





CERTIFICATE OF ANALYSIS

Client: SLQR Trustee No 1 Limited and Issue date: 20 February 2020

SLQR Trustee No 2 Limited as Co Trustees of SLQR Unit Trust

No 3

3rd Floor, 37 Esplanade

St Helier Jersev

Channel Islands

JE1 1AD

Site: Space House

1 Kemble Street

London WC2B 4AN

Samples Taken: 14 -17 January 2020, 20-24 January 2020 and 29 January 2020

Sampled by: Danny Webber

Date analysed: 12 February 2020 - 14 February 2020

Analysed by: Allison Bithell

Diane Thomas Sophie Norcup

Lab L1, Unit 3 Arlington Court, Silverdale Enterprise Park, Cannel Row, Staffordshire ST5 6SS

Key: chrysotile 'white asbestos', asbestos grunerite [amosite] 'brown asbestos', crocidolite 'blue asbestos'

The analysis detailed in this certificate was undertaken by polarised light microscopy in accordance with our in-house procedure based upon HSG248 Asbestos: The analysts' guide for sampling, analysis and clearance procedures.

For samples submitted by the Client or Client's representative Environmental Essentials Ltd cannot be held responsible for the representative nature of the samples or accuracy of the sample descriptions.

The description of the type of product is based on a visual examination of the material and is given for guidance purposes only. Environmental Essentials accepts no liability for any actions the Client may take based on the material type/s detailed on this certificate.

*Opinions and interpretations expressed herein are outside the scope of our UKAS accreditation

This certificate may not be reproduced other than in full, except with the prior written approval of the issuing laboratory.

Authorised by: Ryan Robinson

Position: Technical Reviewer

Signed:

Environmental Essentials Limited

Head Office Unit 3 Arlington Court Cannel Row Silverdale Enterprise Park Newcastle-under-Lyme Staffordshire ST5 6SS

Tel: 0845 456 9953 Fax: 0845 456 9954

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Sample Number	Location / Description	Analysis	Material identification*
P-359298/001	Fifth Floor - Kemble Street Staircase - Skirting board	No asbestos detected	Non-asbestos material
P-359298/002	Fifth Floor - Kemble Street Staircase - Stair nosings	Chrysotile	Asbestos thermoplastic material
P-359298/003	Fifth Floor - Kemble Street Staircase - Floor tiles (grey & black) & bitumen adhesive	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/004	Fifth Floor - Kemble Street Lobby - Adhesive residue beneath carpet tiles	Chrysotile	Asbestos bitumen
P-359298/005	Fifth Floor - Offices Area (Open Plan & Partitioned) - Ceiling above MMMF tiles	Chrysotile	Asbestos insulating board
P-359298/006	Fifth Floor - Offices Area (Open Plan & Partitioned) - MMMF ceiling tile adhesive	No asbestos detected	Non-asbestos material
P-359298/007	Fifth Floor - Offices Area (Open Plan & Partitioned) - Window sills	Chrysotile	Asbestos cement
P-359298/008	Fifth Floor - Offices Area (Open Plan & Partitioned) - Wall lining beneath plasterboard lining (risers)	No asbestos detected	Non-asbestos material
P-359298/009	Fifth Floor - Offices Area (Open Plan & Partitioned) - Packing above ceiling timber beams	Chrysotile	Asbestos insulating board
P-359298/010	Fifth Floor - Offices Area (Open Plan & Partitioned) - Wall lining beneath plasterboard lining (kitchen)	Chrysotile	Asbestos insulating board
P-359298/011	Fifth Floor - Offices Area (Open Plan & Partitioned) - Window glazing beading	No asbestos detected	Non-asbestos material
P-359298/012	Fifth Floor - Offices Area (Open Plan & Partitioned) - Packing above ceiling timber beams	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/013	Fifth Floor - Kitchen - Panel beneath floor screed within risers (x3)	Chrysotile	Asbestos insulating board
P-359298/014	Fifth Floor - Kitchen - Riser panels within cupboard	No asbestos detected	Non-asbestos material
P-359298/015	Fifth Floor - Kitchen - Sink pad	No asbestos detected	Non-asbestos material
P-359298/016	Fifth Floor - Female WC - Debris within hand dryer voids	Chrysotile Amosite	Asbestos cement
P-359298/017	Fifth Floor - Male WC - Seals to ducting	No asbestos detected	Non-asbestos material
P-359298/018	Fifth Floor - Keeley Street Staircase - Stair nosings	Chrysotile	Asbestos thermoplastic material

Environmental Essentials Limited

Head Office Unit 3 Arlington Court Cannel Row Silverdale Enterprise Park Newcastle-under-Lyme Staffordshire ST5 6SS

Tel: 0845 456 9953 Fax: 0845 456 9954





Sample Number	Location / Description	Analysis	Material identification*
P-359298/019	Fourth Floor - Kemble Street Staircase - Stair nosings	Chrysotile	Asbestos thermoplastic material
P-359298/020	Fourth Floor - Kemble Street Staircase - Floor tiles (grey & black) & bitumen adhesive	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/021	Fourth Floor - Kemble Street Lobby - Adhesive residue beneath carpet tiles	Chrysotile	Asbestos bitumen
P-359298/022	Fourth Floor - Offices Area (Open Plan & Partitioned) - Ceiling above MMMF tiles	Chrysotile	Asbestos insulating board
P-359298/023	Fourth Floor - Offices Area (Open Plan & Partitioned) - MMMF ceiling tile adhesive	No asbestos detected	Non-asbestos material
P-359298/024	Fourth Floor - Offices Area (Open Plan & Partitioned) - Window sills	Chrysotile	Asbestos cement
P-359298/025	Fourth Floor - Offices Area (Open Plan & Partitioned) - Wall lining beneath plasterboard lining (risers)	No asbestos detected	Non-asbestos material
P-359298/026	Fourth Floor - Offices Area (Open Plan & Partitioned) - Packing above ceiling timber beams	Chrysotile	Asbestos insulating board
P-359298/027	Fourth Floor - Offices Area (Open Plan & Partitioned) - Packing above ceiling timber beams	Amosite	Asbestos insulation
P-359298/028	Fourth Floor - Offices Area (Open Plan & Partitioned) - Wall lining beneath plasterboard lining (kitchen)	Chrysotile	Asbestos insulating board
P-359298/029	Fourth Floor - Offices Area (Open Plan & Partitioned) - Window glazing beading	No asbestos detected	Non-asbestos material
P-359298/030	Fourth Floor - Kitchen - Panel beneath floor screed within risers (x3)	Chrysotile	Asbestos insulating board
P-359298/031	Fourth Floor - Kitchen - Sink pad	No asbestos detected	Non-asbestos material
P-359298/032	Fourth Floor - Kitchen - Riser panels within cupboard	No asbestos detected	Non-asbestos material
P-359298/033	Fourth Floor - Female WC - Debris within hand dryer voids	Amosite Chrysotile	Asbestos cement
P-359298/034	Fourth Floor - Keeley Street Staircase - Stair nosings	Chrysotile	Asbestos thermoplastic material
P-359298/035	Fifth Floor - Offices Area (Open Plan & Partitioned) - Residue on ceiling above original MMMF ceiling tiles	Amosite	Asbestos insulation
P-359298/036	Third Floor - Kemble Street Staircase - Stair nosings	Chrysotile	Asbestos thermoplastic material

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Sample Number	Location / Description	Analysis	Material identification*
P-359298/037	Third Floor - Kemble Street Staircase - Floor tiles (grey & black) & bitumen adhesive	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/038	Third Floor - Kemble Street Lobby - Adhesive residue beneath carpet tiles	Chrysotile	Asbestos bitumen
P-359298/039	Third Floor - Offices Area (Open Plan & Partitioned) - Ceiling above MMMF tiles	Chrysotile	Asbestos insulating board
P-359298/040	Third Floor - Offices Area (Open Plan & Partitioned) - MMMF ceiling tile adhesive	No asbestos detected	Non-asbestos material
P-359298/041	Third Floor - Offices Area (Open Plan & Partitioned) - Window sills	Chrysotile	Asbestos cement
P-359298/042	Third Floor - Offices Area (Open Plan & Partitioned) - Wall lining beneath plasterboard lining (risers)	Chrysotile	Asbestos cement
P-359298/043	Third Floor - Offices Area (Open Plan & Partitioned) - Packing above ceiling timber beams	Chrysotile	Asbestos insulating board
P-359298/044	Third Floor - Offices Area (Open Plan & Partitioned) - Packing above ceiling timber beams	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/045	Third Floor - Offices Area (Open Plan & Partitioned) - Residue on ceiling	Amosite	Asbestos insulation
P-359298/046	Third Floor - Offices Area (Open Plan & Partitioned) - Wall lining beneath plasterboard lining (kitchen)	Chrysotile	Asbestos insulating board
P-359298/047	Third Floor - Offices Area (Open Plan & Partitioned) - Window glazing beading	No asbestos detected	Non-asbestos material
P-359298/048	Third Floor - Kitchen - Panel beneath floor screed within risers (x3)	Chrysotile	Asbestos insulating board
P-359298/049	Third Floor - Kitchen - Sink pad	No asbestos detected	Non-asbestos material
P-359298/050	Third Floor - Kitchen - Riser panels within cupboard	No asbestos detected	Non-asbestos material
P-359298/051	Second Floor - Kemble Street Staircase - Floor tiles (beige) & bitumen adhesive	Chrysotile	Non-asbestos vinyl/asbestos adhesive
P-359298/052	Second Floor - Kemble Street Lobby - Ceiling access panel	Amosite Chrysotile	Asbestos insulating board
P-359298/053	Second Floor - Kemble Street Lobby - Adhesive residue beneath carpet tiles	Chrysotile	Asbestos bitumen

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Sample Number	Location / Description	Analysis	Material identification*
P-359298/054	Second Floor - Offices Area (Partitioned) - Debris behind screw heads above suspended ceiling	Chrysotile	Asbestos insulating board
P-359298/055	Second Floor - Former Kitchen - Wall forming cupboard	Chrysotile	Asbestos insulating board
P-359298/056	Second Floor - Former Kitchen - Floor tiles (grey) & bitumen adhesive	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/057	Second Floor - Former Kitchen - Panel beneath floor screed within risers (x3)	Chrysotile	Asbestos insulating board
P-359298/058	Second Floor - Female WC - Debris within hand dryer & cistern voids	Chrysotile Amosite	Asbestos cement
P-359298/059	Second Floor - Keeley Street Staircase - Stair nosings	Chrysotile	Asbestos thermoplastic material
P-359298/060	Second Floor - Keeley Street Staircase - Floor tiles (grey & black) & bitumen adhesive	Chrysotile	Asbestos thermoplastic/adhesive
P-359298/061	First Floor - Kemble Street Staircase - Floor tiles (grey) & bitumen adhesive	Chrysotile	Non-asbestos vinyl/asbestos adhesive
P-359298/062	First Floor - Kemble Street Lobby & Riser - Adhesive residue beneath carpet tiles	Chrysotile	Asbestos bitumen
P-359298/063	First Floor - Kemble Street Lobby & Riser - Board above false plasterboard ceiling	Amosite Chrysotile	Asbestos insulating board
P-359298/064	First Floor - Offices Area (Open Plan & Partitioned) - Packing above suspended ceiling	Chrysotile	Asbestos insulating board
P-359298/065	First Floor - Offices Area (Open Plan & Partitioned) - Residue on ceiling	Amosite	Asbestos insulation
P-359298/066	First Floor - Plant Room - Wall forming cupboard	Chrysotile	Asbestos insulating board
P-359298/067	First Floor - Plant Room - Riser panels within cupboard	No asbestos detected	Non-asbestos material
P-359298/068	First Floor - Plant Room - Panel beneath floor screed within risers (x3)	Chrysotile	Asbestos insulating board
P-359298/069	First Floor - Female WC - Flue pipe within hand dryer voids	Amosite Chrysotile	Asbestos cement
P-359298/070	First Floor - Female WC - Debris within hand dryer voids	Chrysotile Amosite	Asbestos cement
P-359298/071	Ground Floor - Changing Rooms / Voids - Applied to concrete ceiling above MMMF ceiling tiles	No asbestos detected	Non-asbestos material

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Sample Number	Location / Description	Analysis	Material identification*
P-359298/072	Ground Floor - Changing Rooms / Voids - Lining walls behind plasterboard	Amosite Chrysotile	Asbestos insulating board
P-359298/073	Ground Floor - Changing Rooms / Voids - Residue on concrete ceiling above MMMF ceiling tiles	No asbestos detected	Non-asbestos material
P-359298/074	Ground Floor - Plant Room (above WCs) - Lining access hatch	No asbestos detected	Non-asbestos material
P-359298/075	Ground Floor - Former Office (above UKPN) - Adhesive residue on masonry walls	No asbestos detected	Non-asbestos material
P-359298/076	Ground Floor - Kemble Street Staircase - Applied to low level skirting	No asbestos detected	Non-asbestos material
P-359298/077	Ground Floor - Security / Staff Entrance - Lining walls behind plasterboard, timber & MMMF insulation	Chrysotile Amosite	Asbestos insulating board
P-359298/078	Ground Floor - Security / Staff Entrance - Residue on concrete ceiling above MMMF ceiling tiles	No asbestos detected	Non-asbestos material
P-359298/079	Ground Floor - Security / Staff Entrance - Applied to meshed plaster ceiling	No asbestos detected	Non-asbestos material
P-359298/080	Ground Floor - Security / Staff Entrance - Floor tiles (grey) on spiral staircase	Chrysotile	Non-asbestos vinyl/asbestos adhesive
P-359298/081	Ground Floor - Meeting & Comms Rooms - Ducting seals above MMMF ceiling tiles	No asbestos detected	Non-asbestos material
P-359298/082	Ground Floor - Keeley Street Staircase - Ceiling & debris within timber bulkhead	No asbestos detected	Non-asbestos material
P-359298/083	Third Floor - Female WC - Debris within hand dryer voids	Amosite Chrysotile	Asbestos cement
	End of Repor	rt	

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APPENDIX C – PLANS

