

Kitchen - 1 Ty Ddewi, St Davids Close, Ton Pentre.				Survey Type >		Refurbishment		Initial Survey Date(s) >							16/07/2025							
2220AS1700				Register Type >		Final		Risk ratings							Management Action							
Report Section	Extrapolated from Site Ref	UPRN (if applicable)	Lab Ref	Site Ref	Area or room	Position	Component description	Material	Asbestos ID	Extent / approx quantity	** Accessibility	** Damage	** Surface treatment	Asbestos type (1 = Chrysotile, 2 = Amosite, 3 = Crocidolite)	Total Material Risk rating "A"	Total Priority Risk rating "B" - Score breakdown available on request	Total Risk Rating "A+B"		Last date ACM inspected	Last date ACM modified	Note	Licensed work?
A			PHH48 276-1	2220AS17 00-001	Kitchen	Ceiling	'Artex' - 'Stipple'	Textured coatings & joint compound	Positive asbestos sample	10SM	NA	0	1	1	3	NA	NA	Remove	16/07/25		Can be left in place if unaffected by works	No*
E				2220AS17 00-004	Kitchen	Under floor screed	NA	NA (no access)	No access (Presumption)	NA	NA	NA	NA	NA	NA	NA	NA	Re-evaluate if access obtained	16/07/25			
H				2220AS17 00-002	Kitchen	To floor screed	Grey sheet vinyl	PVC vinyl floor tiles & unbacked PVC flooring	Discounted material (not sampled)	10SM	NA	NA	NA	NA	NA	NA	NA	No action not an ACM	16/07/25			
H				2220AS17 00-003	Kitchen	Under sink and drainer	Bitumen pads	Bitumen coatings on metal	Discounted material (not sampled)	Small Quants	NA	NA	NA	NA	NA	NA	NA	No action not an ACM	16/07/25			

* risk assessment required prior to work.

Where 'Carry Out Repairs', 'Seal', 'Encapsulate' or 'Enclose' is recommended, it is implicit that the ACM is also classified as 'Record, Manage and Monitor'.