



DMW ENVIRONMENTAL SAFETY LTD

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MANAGEMENT SURVEY

No Asbestos Containing Materials were found within the remit of this survey

**Client: Wales & West Housing
Site ID: PF /13 LH628**

Property:

**3 Llys Hebron
Pentre Rhondda
CF417AD**



This survey was undertaken by: Dan Moore - Lead Surveyor.

Signature:

A handwritten signature in black ink, appearing to read 'Dan Moore'.

Issue Date: 9th January 2014



Registered in England
Company Registration No. 3576012



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Note: This report is UKAS Accredited under ISO 17020. The Analytical data section in section 3.0 is UKAS Accredited under ISO 17025

1.0. EXECUTIVE SUMMARY

Wales & West Housing

Site Name: 3 Llys Hebron, CF417AD

Information based upon D.M.W. Survey **D-50559** Survey Date **17 Dec 2013**.

No Access Areas						
Please See Overview						
Ref.	Location	Item	Material	Material Score	Action	Status
D-50559/01	Ground floor Hall	Ceiling	Textured Coating - Ceiling	0	N/A	N/A
D-50559/01A	Ground floor Shower room	Ceiling	Textured Coating - Ceiling	0	N/A	N/A
D-50559/01B	Ground floor Boiler cupboard	Ceiling	Textured Coating - Ceiling	0	N/A	N/A
D-50559/01C	Ground floor Cupboard 1	Ceiling	Textured Coating - Ceiling	0	N/A	N/A
D-50559/01D	Ground floor Bedroom 1	Ceiling	Textured Coating - Ceiling	0	N/A	N/A
D-50559/01E	Ground floor Lounge	Ceiling	Textured Coating - Ceiling	0	N/A	N/A
D-50559/01F	Ground floor Kitchen	Ceiling	Textured Coating - Ceiling	0	N/A	N/A

Ref.	Location	Item	Material	Material Score	Action	Status
D-50559/02	Ground floor Kitchen	Sinkpadx1	Bitumen	0	N/A	N/A

2.0. INTRODUCTION

Instructions were received from Jen Barton on behalf of Wales & West Housing to conduct an asbestos survey of the property known as 3 Llys Hebron, CF417AD. The survey was conducted on the 17 Dec 2013.

The brief for these works was to carry out a Management Survey. The survey was carried out using DMW's documented in-house method, using SOP 11 based upon HSE document HSG 264 Asbestos: The Survey Guide. **Under the current issue of HSG 264 Asbestos: The Survey Guide there are 2 types of survey.**

The purpose of this survey is to locate, as far as reasonably practicable, the presence and extent of asbestos materials and to assess their condition. Representative samples have been taken as appropriate during the survey and analysed for the presence of asbestos.

The inspection and testing was conducted as agreed with the customer minimising any disruption to others working in the vicinity as far as practical. It should be noted that occupied buildings place certain restrictions on the scope of the survey in respect of access and sampling strategy.

Each section of this report focuses on one or two aspects; no section should be taken and read as a stand-alone document. It is imperative that each section is read in conjunction with each other.

Please note DMW are accredited for the following activities:

- **Surveying for asbestos in premises**
- **Asbestos in bulk materials – sampling of bulk materials for asbestos identification**
- **Identification of asbestos in bulk materials at base and on-site via the mobile laboratory**

DMW are not accredited for priority assessments.

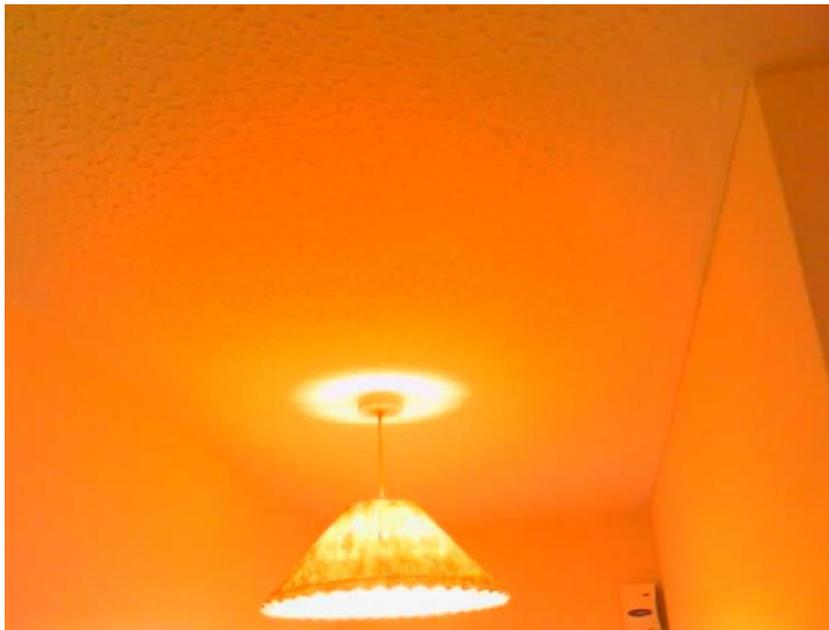
3.0 SITE LOCATIONS AND PLANS

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01	Flat	Ground floor	Hall	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

Photo File: C:\AMS\MailMergePhotos\729555_IMAGE_033.jpg

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01A	Flat	Ground floor	Shower room	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

Photo File: C:\AMS\MailMergePhotos\729556_IMAGE_034.jpg

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01B	Flat	Ground floor	Boiler cupboard	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

Photo File: C:\AMS\MailMergePhotos\729557_IMAGE_035.jpg

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01C	Flat	Ground floor	Cupboard 1	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

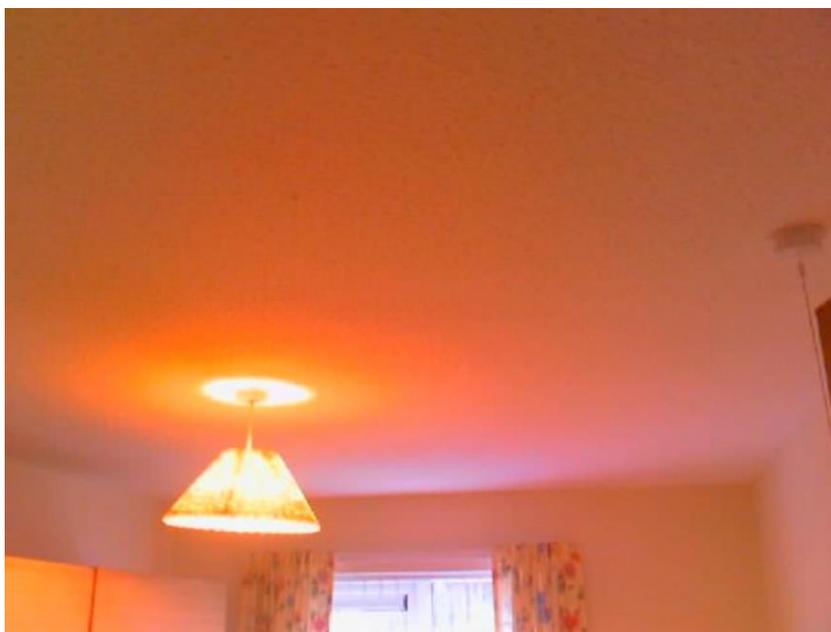
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Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01D	Flat	Ground floor	Bedroom 1	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

Photo File: C:\AMS\MailMergePhotos\729559_IMAGE_037.jpg

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01E	Flat	Ground floor	Lounge	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Photo File: C:\AMS\MailMergePhotos\729560_IMAGE_038.jpg

Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/01F	Flat	Ground floor	Kitchen	Ceiling

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Textured Coating - Ceiling	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

Photo File: C:\AMS\MailMergePhotos\729561_IMAGE_039.jpg

Site ID	Location ID	Building	Floor	Room / Area	Description
PF /13 LH628	D-50559/02	Flat	Ground floor	Kitchen	Sinkpadx1

GENERAL AND ASSESSMENT DETAILS

Last Inspection Date	Next Inspection Date	Survey Type	Source of Info
17 Dec 2013	N/A	Management Survey	Dan Moore

Asbestos Type	Product Type	Amount	Extent of Damage	Surface Treatment	Action Assessment	Material Assessment
Non Asbestos	Bitumen	N/A	N/A	N/A	N/A	0



Comments: No asbestos was detected in the sample taken from the material.

Recommendations: No further action is required.

Action taken:

Removal date:

Contractor:

Analytical Co:

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4.0. SITE OVERVIEW & PLAN

Any area not specifically listed below or any area described as 'No Access' should be deemed to contain Asbestos Containing Materials (ACMs).

Flat

Ground floor

Hall

- Carpet on concrete floor
- Plaster and plaster on plasterboard internal walls
- Textured coating on plaster on plasterboard ceiling
- UPVC door
- Bare copper pipes

See Sample 01

Shower room

- Modern lino on concrete floor
- Part ceramic wall tiles, plaster and plaster on plasterboard internal walls
- Textured coating on plaster on plasterboard ceiling
- Timber door
- Timber window sill
- Bare copper and plastic pipes

See Sample 01A

No access under modern sealed lino
No access into plasterboard boxing
No access behind live wall fan

Boiler cupboard

- Modern lino on concrete floor
- Plaster on plasterboard internal walls
- Textured coating on plaster on plasterboard ceiling
- Timber door
- Modern vaillant combi boiler, bare copper and plastic pipes

See Sample 01B

No access behind live boiler

Cupboard 1

- Carpet on modern lino on concrete floor
- Plaster on plasterboard and plaster internal walls
- Textured coating on plaster on plasterboard ceiling
- Timber door
- Bare copper pipes

See Sample 01C

No access limited access due to tenants stored items
No access behind live consumer unit

Bedroom 1

- Carpet on concrete floor
- Plaster and plaster on plasterboard internal walls
- Textured coating on plaster on plasterboard ceiling
- Timber door
- Bare copper pipes
- Timber window sill

See Sample 01D

Lounge

- Carpet on concrete floor
- Plaster and plaster on plasterboard internal walls
- Textured coating on plaster on plasterboard ceiling
- Timber door
- Bare copper pipes
- Timber window sill

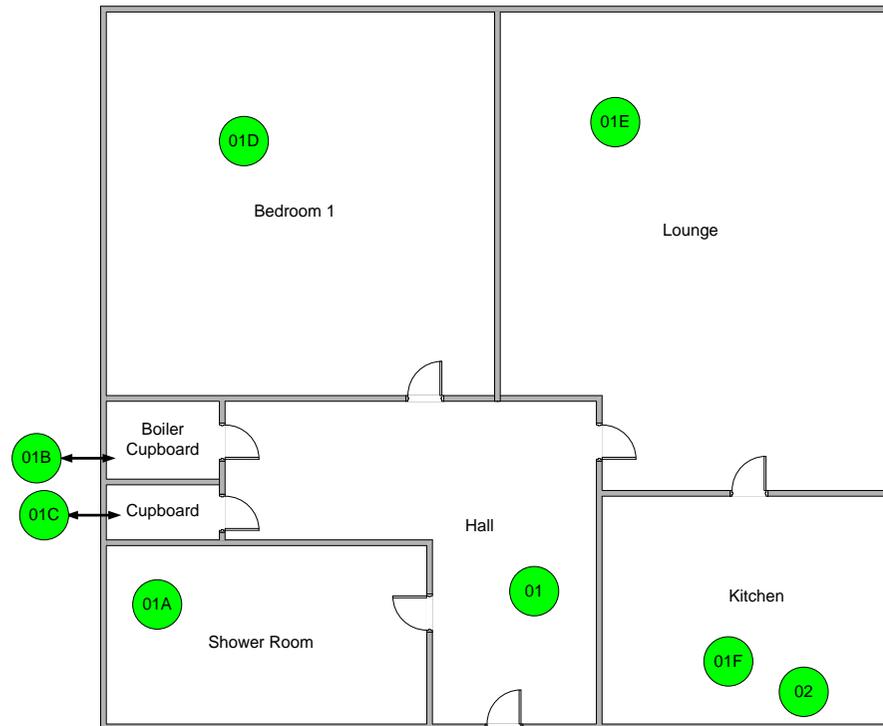
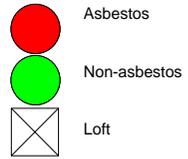
See Sample 01E

Kitchen

- Modern lino on concrete floor
- Plaster and plaster on plasterboard internal walls
- Textured coating on plaster on plasterboard ceiling
- Timber door
- Timber window sill
- Bare copper and plastic pipes

See Sample 01F, 02

No access under modern sealed lino
No access into plasterboard boxing
No access behind live wall fan





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5.0 BULK SAMPLE IDENTIFICATION CERTIFICATE

Project No: **D-50559**
Client Order Ref: **PF /13 LH628**
Client: **Wales & West Housing**
Address: **3 Alexandra Gate**
Ffordd Pengam
Tremorfa
Cardiff
CF24 2UD

Issue Date: **9th January 2014**
Date Sample Taken: **17th December 2013**
Sampled by: *(Note 3)* **DMW**
Site: **3 Llys Hebron**
Pentre Rhondda
CF417AD

<u>Sample Number</u>	<u>Site Location</u>	<u>Product Type</u> <i>(Note 4)</i>	<u>Asbestos Type</u> <u>Detected</u> <i>(Note 1)</i>	<u>Other Fibres</u> <u>Observed</u> <i>(Note 2)</i>
01	Ground floor Hall	Textured Coating - Ceiling	-	Organic
02	Ground floor Kitchen	Bitumen	-	Organic

Signature: 

- Note 1* Samples are analysed using DMW's documented in-house method, using SOP 10, based upon HSE Guidance. Note HSG 248 'The analysts guide' - Appendix 2. Samples are examined under low power stereo microscopy. Indicative characteristics observed using polarised light optical microscopy, with dispersion staining techniques specific to asbestos are used to determine asbestos fibre types.
- Note 2* Not UKAS Accredited. Non-asbestos fibres and other materials are listed to help in the interpretation of results. However they are not included in the UKAS accreditation schedule for our laboratory.
- Note 3* Where the sample was not taken by DMW, the information indicated above is that which is supplied by the client. DMW Environmental Safety is not responsible for sampling errors where the sample is taken by others.
- Note 4* Opinions and interpretations expressed herein, such as the product type are outside the scope of UKAS accreditation



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