

## **Foreward**

ASBESTOS SURVEY REPORT FOR BEXHILL ACADEMY, TOWN END FARM,  
SUNDERLAND, SR5 4PJ

I have enclosed for your information and retention the most recent asbestos survey (Management) which applies to the property stated above. The purpose of the survey is to identify as far as possible, the materials containing asbestos fibres in your property.

The attached report is divided in sections so as to give as much information as possible, a basic reference section for use by premises managers and a more detailed report for use by contractors on site etc.

### **Plan of the Building and Sample Locations**

This contains a plan of the building and identifies where asbestos samples have been taken from.

### **Photographs of Areas Sampled**

This section contains photographs of all the areas where samples were taken. These photographs can be used when carrying out the periodic inspections to see if there has been any change or deterioration in its condition.

### **Survey Information**

This section contains the survey information as printed from the central database held at Land and Property. It describes the type of asbestos present, its location, condition etc. Contractors should be shown this section along with the others when they are shown the register prior to starting any work.

### **Priority Risk Assessments**

This section contains assessments which have been created using information from the survey and information on your property. This assessment helps to determine how often periodic checks on any asbestos need to be carried out by your Samo.

### **5 Simple Steps to Asbestos Management**

This section details procedures for managing asbestos in your property. It gives guidance on the register, the inspections, any planned work and what to do when contractors arrive on site.

### **Commonly asked Questions**

This section covers questions most commonly asked and can be referred to as/when the need arises.

The building has been surveyed as comprehensively as possible, all potentially fibrous materials have been examined and where necessary analysed by competent UKAS accredited analysts and the findings of both recorded in the report.

This report is an important document and must be referred to before any building works are carried out. The report must be kept with your handbook and the checklists completed on a regular basis. You will be reminded when your specific checklists are due for submission.

### **Information for Employees Working in Premises where Asbestos Containing Materials Exist.**

Asbestos is made up of fibrous materials, which are flexible, mechanically strong and resistant to stretching, heat and chemicals. As a consequence asbestos has been used extensively in buildings. Examples of asbestos containing materials found in buildings include exterior asbestos cement cladding; gutters and pipes; fireproof sprays on structural steel joists; insulation boards in service ducts and wall partitions; ceiling and floor tiles and pipe and boiler lagging.

Asbestos containing products can produce very small fibrous dust particles, which can not be seen by the naked eye. It is only when these fibres become airborne, due to damage, deterioration, disturbance etc, that there is a risk to health.

### **If asbestos is maintained in good condition and is not disturbed or damaged it does not pose a health risk.**

The authority has a management system for ensuring that you are not exposed to asbestos containing materials that are in poor condition and may pose a health risk. This system is based on sound principals laid down by legislation and associated codes of practice and guidance.

It is not appropriate simply to remove all asbestos containing materials in buildings. Asbestos materials that are sound, undamaged and not releasing dust should be left alone. Any disturbance to such materials, however carefully controlled, will release fibres and be counter-productive.

Within the building you occupy, your department has nominated a Site Asbestos Monitoring Officer (SAMO). This individual is responsible for inspecting the asbestos containing materials to ensure they are not in a dangerous condition. Should you have any concerns about suspect materials within your premises you should contact the SAMO.

### **Restrictions on use, distribution and publication of the report**

We accept no responsibility or liability for the consequences of this document being used for purpose other than for which it was commissioned.

To the extent that the document is based on the information available at the time of writing, Sunderland City Council accepts no liability for any consequences should this report be used for any other purpose

If you require any further information regarding the report or its application please contact Caroline Bage, Asbestos Manager on Tel: 07557 938966.

Yours sincerely,

Neil Guthrie  
Director of Development and Property

Sunderland  
City Council

# Sunderland City Council

*Control of Asbestos  
Regulations 2012*

## Asbestos Register for

**Bexhill Academy, Town End Farm, SR5 4PJ**



**UPRN: - J257687**

**TF Ref:**

**Location of register:-**

**Premises Manager / Samo: - Tenant**

**Date: 16 May 2025**

**Contact Numbers List: -**

**Caroline Bage Asbestos Manager – 07557 938966**

## Contents

|   | <u>Section</u> |
|---|----------------|
| • Plan of building and sample locations           | 1              |
| • Photographs of areas sampled                    | 2              |
| • Survey information                              | 3              |
| • Asbestos Management Plan, Priority Assessments, | 4              |
| • Contacts Form, Code of Practice                 | 4              |
| • 5 Simple Steps of Asbestos Management           | 5              |
| • Commonly asked questions                        | 6              |

## Appendices

|   |    |
|---|----|
| • Form 1 – Visitor Register                       | 7  |
| • Form 2 – Periodic Return Checklist and Schedule | 8  |
| • Form 3 – Works Notification Form                | 9  |
| • Form 4 – Registration of All Disturbances       | 10 |
| • Form 5 – Training Records                       | 11 |

## Plan of Building and Samples Location

| Item No. | Sample Ref. | Area Sampled  | Location Name                                    | Inspection Frequency |
|----------|-------------|---|--|----------------------|
| 1        | NZ001636    | Ceiling tile – solid within ceiling void and corridor | Reception/Entrance Hall including corridor G/002 | No Risk              |
| 2        | NZ001637    | Floor nosing to stairs                                | Reception/Entrance Hall including corridor G/002 | No Risk              |
| 3        | NZ001638    | Floor tile with adhesive under carpet                 | Reception/Entrance Hall including corridor G/002 | No Risk              |
| 4        | As NZ001654 | Shelving putty to shelving above radiator             | Reception/Entrance Hall including corridor G/002 | No Risk              |
| 5        | As NZ001636 | Ceiling tile – solid                                  | Corridor to Kitchen G/005                        | No Risk              |
| 6        | NZ001639    | Floor tile with adhesive                              | Corridor to Kitchen G/005                        | No Risk              |
| 7        | As NZ001639 | Floor tile with adhesive                              | Cupboard Cleaners G/006                          | No Risk              |
| 8        | Presumed    | Pipework Gasket too deeply recessed to sample         | Cupboard Cleaners G/006                          | Very Low Risk        |
| 9        | As NZ001636 | Ceiling tile – solid to Kitchen servery               | Kitchen including servery G/007                  | No Risk              |
| 10       | NZ001640    | Pipework gasket to sink waste pipework                | Kitchen including servery G/007                  | Very Low Risk        |
| 11       | NZ001641    | Under sink mat paint                                  | Kitchen including servery G/007                  | No Risk              |
| 12       | NZ001642    | Bunny burner internal lining                          | Toilets Staff G/008                              | Very Low Risk        |
| 13       | NZ001643    | Bunny burner flue pipes                               | Toilets Staff G/008                              | Very Low Risk        |
| 14       | As NZ001636 | Ceiling tile – solid                                  | Toilets Staff G/008                              | No Risk              |
| 15       | NZ001644    | Ceiling tile - solid                                  | Staff Room Kitchen G/009                         | No Risk              |
| 16       | As NZ001644 | Ceiling tile - solid                                  | Store Room Dry Kitchen G/010                     | No Risk              |
| 17       | NZ001645    | Floor tile with adhesive light brown                  | Store Room Dry Kitchen G/010                     | No Risk              |
| 18       | As NZ001644 | Ceiling tile - solid                                  | Store Room Veg Kitchen G/011                     | No Risk              |
| 19       | As NZ001645 | Floor tile with adhesive light brown                  | Store Room Veg Kitchen G/011                     | No Risk              |
| 20       | NZ001646    | Under sink mat  | Classroom G/014                                  | No Risk              |
| 21       | As NZ001646 | Under sink mat  | Classroom G/015                                  | No Risk              |
| 22       | As NZ001644 | Ceiling tile – solid within ceiling void              | Corridor G/016                                   | No Risk              |
| 23       | Presumed    | Pipework Gasket to pipework within boxing too deeply  | Toilets Staff G/018                              | Very Low Risk        |

|    |                |  |  |               |
|----|----------------|--|--|---------------|
|    |                | recessed to sample   |  |               |
| 24 | As<br>NZ001647 | Floor adhesive under raised floor  | Cupboard Store G/021                                     | Very Low Risk |
| 25 | NZ001647       | Floor adhesive   | Cupboard Store G/022                                     | Very Low Risk |
| 26 | As<br>NZ001647 | Floor adhesive under carpet  | Office G/033   | Very Low Risk |
| 27 | Presumed       | Pipework Gasket within ceiling void too deeply recessed to sample        | Store Room G/045   | Very Low Risk |
| 28 | AS<br>NZ001646 | Under sink mat   | Classroom G/050  | No Risk       |
| 29 | As<br>NZ001644 | Ceiling tile – solid   | Caretakers Room G/054                                    | No Risk       |
| 30 | As<br>NZ001644 | Ceiling tile – solid within ceiling void                                 | Classroom G/055  | No Risk       |
| 31 | NZ001648       | Damp proof course to door frame  | Store room adjacent boiler room within male toilet G/060 | No Risk       |
| 32 | NZ001649       | Ceiling shuttering to left hand and front/rear walls on top of brickwork | Store room adjacent boiler room within male toilet G/060 | Very Low Risk |
| 33 | As<br>NZ001644 | Ceiling tile – solid   | Corridor G/064   | No Risk       |
| 34 | Presumed       | Pipework gasket too deeply recessed to sample                            | Corridor G/064   | Very Low Risk |
| 35 | Presumed       | Under sink mat sink unit blocked in presumed to be present               | Corridor G/064   | Very Low Risk |
| 36 | NZ001651       | Floor tile with adhesive under modern flooring and stairwell             | Corridor including staircase G/068                       | Very Low Risk |
| 37 | NZ001652       | Floor nosing to stairs   | Corridor including staircase G/068                       | Very Low Risk |
| 38 | NZ001653       | Under sink mat   | Classroom G/069  | No Risk       |
| 39 | As<br>NZ001651 | Floor tile with adhesive under modern flooring and stairwell             | Cloakroom under staircase G/071                          | Very Low Risk |
| 40 | NZ001654       | Shelving putty to shelving above radiator                                | Cloakroom under staircase G/071                          | No Risk       |
| 41 | As<br>NZ001653 | Under sink mat   | Classroom G/072  | No Risk       |
| 42 | As<br>NZ001653 | Under sink mat   | Classroom G/073  | No Risk       |
| 43 | As<br>NZ001651 | Floor tile with adhesive under modern flooring and stairwell             | Corridor including staircase G/075                       | Very Low Risk |
| 44 | As             | Floor nosing to stairs   | Corridor including                                       | Very Low Risk |


|    |                |   |  |               |
|----|----------------|---|--|---------------|
|    | NZ001652       |   | staircase G/075                        |               |
| 45 | NZ001655       | Wall coating to stairwell   | Corridor including staircase G/075     | No Risk       |
| 46 | As<br>NZ001651 | Floor tile with adhesive under modern flooring  | Hub/Network room under staircase G/076 | Very Low Risk |
| 47 | As<br>NZ001654 | Shelving putty to shelving above radiator   | Hub/Network room under staircase G/076 | No Risk       |
| 48 | As<br>NZ001655 | Wall coating to stairwell   | Hub/Network room under staircase G/076 | No Risk       |
| 49 | NZ001656       | Pipework Gaskets  | Office G/077                           | No Risk       |
| 50 | As<br>NZ001653 | Under sink mat  | Classroom G/078                        | No Risk       |
| 51 | NZ001657       | Ceiling tile – solid  | Office Headteachers G/080              | No Risk       |
| 52 | As<br>NZ001657 | Ceiling tile – solid  | Office Family Liaison Officer G/081    | No Risk       |
| 53 | As<br>NZ001657 | Ceiling tile – solid  | Room Conference G/082                  | No Risk       |
| 54 | As<br>NZ001657 | Ceiling tile – solid  | Room Conference G/083                  | No Risk       |
| 55 | NZ001658       | Pipework Gasket<br>Gas inlet pipework top flange  | Room Gas inlet G/084                   | No Risk       |
| 56 | NZ001659       | Floor tile with adhesive  | Cupboard store G/093                   | No Risk       |
| 57 | NZ001650       | Ceiling void ceiling above  | Tank Room 1/001                        | Low Risk      |
| 58 | As<br>NZ001650 | Debris from flue install to upper and lower tank  | Tank Room 1/001                        | Low Risk      |
| 59 | As<br>NZ001655 | Wall coating  | Landing 1/002                          | No Risk       |
| 60 | As<br>NZ001653 | Under sink mat  | Classroom 1/004                        | No Risk       |
| 61 | As<br>NZ001653 | Under sink mat  | Classroom 1/006                        | No Risk       |
| 62 | As<br>NZ001653 | Under sink mat  | Classroom 1/007                        | No Risk       |
| 63 | As<br>NZ001653 | Under sink mat  | Classroom 1/009                        | No Risk       |
| 64 | As<br>NZ001655 | Wall coating  | Landing 1/010                          | No Risk       |
| 65 | NZ001660       | Damp proof course   | External E/001                         | No Risk       |
| 66 | As<br>NZ001662 | Floor tile jointing to entrance steps   | External E/001                         | No Risk       |
| 67 | NZ001663       | Door seal gasket remnants under modern putty to window header panels – all door and windows | External E/001                         | Very Low Risk |
| 68 | As<br>NZ001643 | Bunny Burner Flue pipe  | External E/001                         | Very Low Risk |
| 69 | NZ001661       | Wall coating  | Store Room E/002                       | No Risk       |



|    |                |  |                                       |               |
|----|----------------|--|---------------------------------------|---------------|
| 70 | NZ001662       | Floor tile jointing                              | Store Room E/002                      | No Risk       |
| 71 | As<br>NZ001662 | Floor tile jointing                              | Boiler Room Small<br>E/004            | No Risk       |
| 72 | As<br>NZ001648 | Damp proof course<br>to door and window<br>frame | Boiler Room E/005                     | No Risk       |
| 73 | NZ001664       | Debris/residue to<br>entrance wall               | Boiler Room E/005                     | Very Low Risk |
| 74 | NZ001665       | Debris/residue to<br>tank wall                   | Boiler Room E/005                     | Very Low Risk |
| 75 | NZ001666       | Debris/residue to<br>electrical services<br>wall | Boiler Room E/005                     | Very Low Risk |
| 76 | NZ001667       | Debris/residue to<br>boiler wall                 | Boiler Room E/005                     | Very Low Risk |
| 77 | NZ001668       | Debris/residue to<br>floor                       | Boiler Room E/005                     | Medium Risk   |
| 78 | NZ001669       | Debris/residue to<br>ceiling                     | Boiler Room E/005                     | Low Risk      |
| 79 | NZ001670       | Pipework gaskets to<br>gas pipework              | Boiler Room E/005                     | No Risk       |
| 80 | NZ001671       | Pipework gaskets to<br>pipework                  | Boiler Room E/005                     | No Risk       |
| 81 | TL001059       | Ceiling void residue<br>to walls                 | Toilets Female G/039                  | No Risk       |
| 82 | As<br>TL001059 | Ceiling void residue<br>to walls                 | Entrance<br>Hall/Foyer/Lobby<br>G/040 | No Risk       |
| 83 | As<br>TL001059 | Ceiling void residue<br>to walls                 | Toilets Male G/041                    | No Risk       |
| 84 | TL001060       | Ceiling tile solid                               | Boiler Room Small<br>E/004            | No Risk       |

**Please note the survey carried out was non-intrusive and any areas not listed above may not have been accessed or had samples taken, should major refurbishment be planned for the property, further investigation will be required.**

## Photographs of Areas Sampled

|   |          |  |  |         |
|---|----------|--|--|---------|
| 1 | NZ001636 | Ceiling tile – solid within ceiling void and corridor                                | Reception/Entrance Hall including corridor G/002 | No Risk |
|   |          |    |  |         |
| 2 | NZ001637 | Floor nosing to stairs   | Reception/Entrance Hall including corridor G/002 | No Risk |
|   |          |   |  |         |
| 3 | NZ001638 | Floor tile with adhesive under carpet  | Reception/Entrance Hall including corridor G/002 | No Risk |
|   |          |  |  |         |

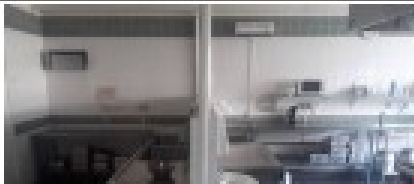

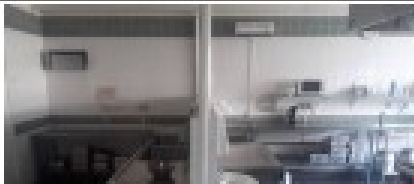

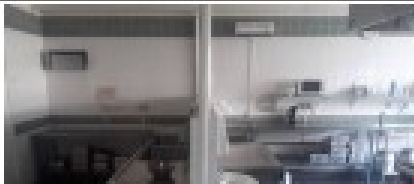


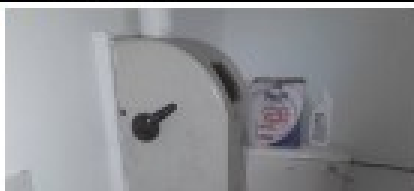

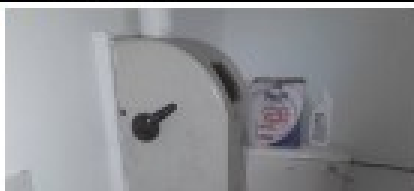

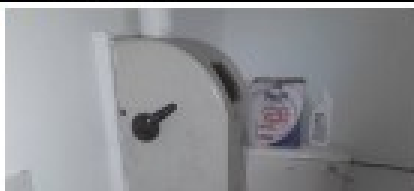

### Photographs of Areas Sampled (cont.)

|   |                |  |  |         |
|---|----------------|--|--|---------|
| 4 | As<br>NZ001654 | Shelving putty to<br>shelving above<br>radiator                                      | Reception/Entrance<br>Hall including corridor<br>G/002 | No Risk |
|   |                |    |  |         |
| 5 | As<br>NZ001636 | Ceiling tile – solid   | Corridor to Kitchen<br>G/005                           | No Risk |
|   |                |   |  |         |
| 6 | NZ001639       | Floor tile with<br>adhesive  | Corridor to Kitchen<br>G/005                           | No Risk |
|   |                |  |  |         |



### Photographs of Areas Sampled (cont.)

|  |                |  |                                    |               |
|--|----------------|--|------------------------------------|---------------|
| 7  | As<br>NZ001639 | Floor tile with<br>adhesive  | Cupboard Cleaners<br>G/006         | No Risk       |
|  |                |    |                                    |               |
| 8  | Presumed       | Pipework Gasket too<br>deeply recessed to<br>sample                                  | Cupboard Cleaners<br>G/006         | Very Low Risk |
| <div> <div>Photo 1: Wide Angle</div> <div>Photo 2: Close</div> </div> <div>   </div> |                |  |                                    |               |
| 9  | As<br>NZ001636 | Ceiling tile – solid to<br>Kitchen servery   | Kitchen including<br>servery G/007 | No Risk       |
|  |                |  |                                    |               |



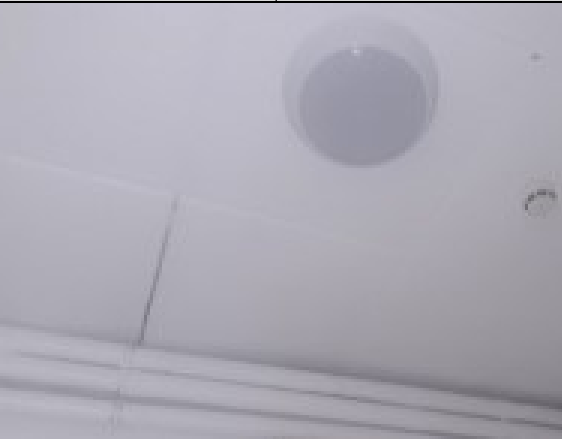
### Photographs of Areas Sampled (cont.)

|  |          |  |   |               |                     |  |  |                |  |   |  |  |   |  |
|--|----------|--|---|---------------|---------------------|--|--|----------------|--|---|--|--|---|--|
| 10   | NZ001640 | Pipework gasket to sink waste pipework | Kitchen including servery G/007   | Very Low Risk |                     |  |  |                |  |   |  |  |   |  |
| <table><tr><td colspan="3">Photo 1: Wide Angle</td><td colspan="2">Photo 2: Close</td></tr><tr><td colspan="3"></td><td colspan="2"></td></tr></table>     |          |  |   |               | Photo 1: Wide Angle |  |  | Photo 2: Close |  |    |  |  |    |  |
| Photo 1: Wide Angle  |          |  | Photo 2: Close  |               |                     |  |  |                |  |   |  |  |   |  |
|   |          |  |    |               |                     |  |  |                |  |   |  |  |   |  |
| 11   | NZ001641 | Under sink mat paint                   | Kitchen including servery G/007   | No Risk       |                     |  |  |                |  |   |  |  |   |  |
|   |          |  |   |               |                     |  |  |                |  |   |  |  |   |  |
| 12   | NZ001642 | Bunny burner internal lining           | Toilets Staff G/008   | Very Low Risk |                     |  |  |                |  |   |  |  |   |  |
| <table><tr><td colspan="3">Photo 1: Wide Angle</td><td colspan="2">Photo 2: Close</td></tr><tr><td colspan="3"></td><td colspan="2"></td></tr></table> |          |  |   |               | Photo 1: Wide Angle |  |  | Photo 2: Close |  |  |  |  |  |  |
| Photo 1: Wide Angle  |          |  | Photo 2: Close  |               |                     |  |  |                |  |   |  |  |   |  |
|   |          |  |  |               |                     |  |  |                |  |   |  |  |   |  |

### Photographs of Areas Sampled (cont.)

|   |                |  |                          |               |
|---|----------------|--|--------------------------|---------------|
| 13  | NZ001643       | Bunny burner flue pipes  | Toilets Staff G/008      | Very Low Risk |
| <div> <div>Photo 1: Wide Angle</div> <div>Photo 2: Close</div> </div> |                |  |                          |               |
| 14  | As<br>NZ001636 | Ceiling tile – solid   | Toilets Staff G/008      | No Risk       |
|   |                |   |                          |               |
| 15  | NZ001644       | Ceiling tile - solid   | Staff Room Kitchen G/009 | No Risk       |
|   |                |  |                          |               |

### **Photographs of Areas Sampled (cont.)**


|    |                |  |                                 |         |
|----|----------------|--|---------------------------------|---------|
| 16 | As<br>NZ001644 | Ceiling tile - solid   | Store Room Dry<br>Kitchen G/010 | No Risk |
|    |                |    |                                 |         |
| 17 | NZ001645       | Floor tile with<br>adhesive light brown  | Store Room Dry<br>Kitchen G/010 | No Risk |
|    |                |   |                                 |         |
| 18 | As<br>NZ001644 | Ceiling tile - solid   | Store Room Veg<br>Kitchen G/011 | No Risk |
|    |                |  |                                 |         |

### Photographs of Areas Sampled (cont.)







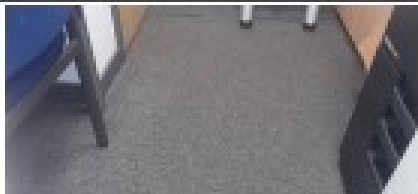

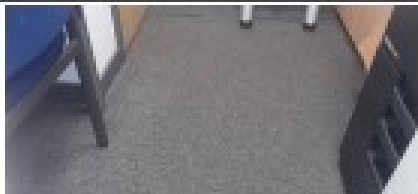

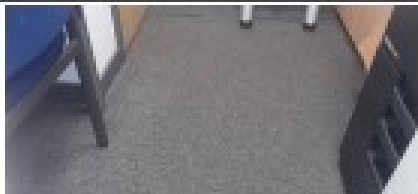

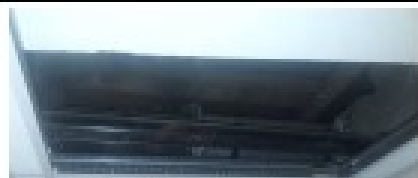

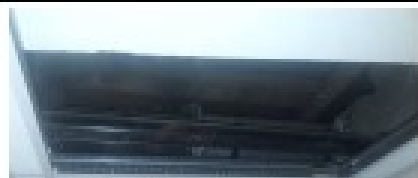

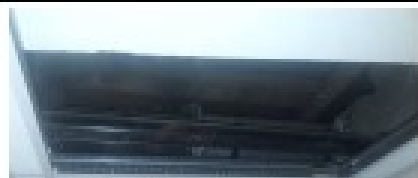

|    |                |  |                                 |         |
|----|----------------|--|---------------------------------|---------|
| 19 | As<br>NZ001645 | Floor tile with<br>adhesive light brown  | Store Room Veg<br>Kitchen G/011 | No Risk |
|    |                |    |                                 |         |
| 20 | NZ001646       | Under sink mat   | Classroom G/014                 | No Risk |
|    |                |   |                                 |         |
| 21 | As<br>NZ001646 | Under sink mat   | Classroom G/015                 | No Risk |
|    |                |  |                                 |         |



### Photographs of Areas Sampled (cont.)

|  |   |  |                         |               |                            |                       |   |   |
|--|---|--|-------------------------|---------------|----------------------------|-----------------------|---|---|
| 22   | As<br>NZ001644  | Ceiling tile – solid<br>within ceiling void                                      | Corridor G/016          | No Risk       |                            |                       |   |   |
|    |   |  |                         |               |                            |                       |   |   |
| 23   | Presumed  | Pipework Gasket to<br>pipework within<br>boxing too deeply<br>recessed to sample | Toilets Staff G/018     | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |  |                         |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |                         |               |                            |                       |   |   |
|   |  |  |                         |               |                            |                       |   |   |
| 24   | As<br>NZ001647  | Floor adhesive under<br>raised floor   | Cupboard Store<br>G/021 | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |  |                         |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |                         |               |                            |                       |   |   |
|   |  |  |                         |               |                            |                       |   |   |

### Photographs of Areas Sampled (cont.)

|  |   |   |                      |               |                            |                       |   |   |
|--|---|---|----------------------|---------------|----------------------------|-----------------------|---|---|
| 25   | NZ001647  | Floor adhesive  | Cupboard Store G/022 | Very Low Risk |                            |                       |   |   |
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| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |   |                      |               |                            |                       |   |   |
|   |    |   |                      |               |                            |                       |   |   |
| 26   | As NZ001647   | Floor adhesive under carpet                                       | Office G/033         | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table>   |   |   |                      |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |   |   |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |   |                      |               |                            |                       |   |   |
|    |   |   |                      |               |                            |                       |   |   |
| 27   | Presumed  | Pipework Gasket within ceiling void too deeply recessed to sample | Store Room G/045     | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |   |                      |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |   |                      |               |                            |                       |   |   |
|   |  |   |                      |               |                            |                       |   |   |













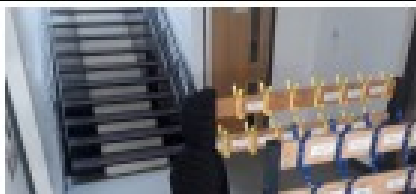

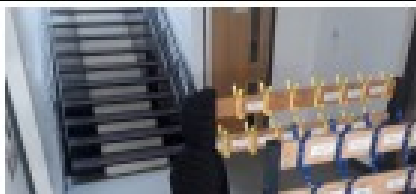

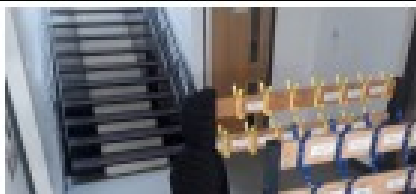

### **Photographs of Areas Sampled (cont.)**

|    |                |  |                          |         |
|----|----------------|--|--------------------------|---------|
| 28 | AS<br>NZ001646 | Under sink mat   | Classroom G/050          | No Risk |
|    |                |    |                          |         |
| 29 | As<br>NZ001644 | Ceiling tile – solid   | Caretakers Room<br>G/054 | No Risk |
|    |                |   |                          |         |
| 30 | As<br>NZ001644 | Ceiling tile – solid<br>within ceiling void  | Classroom G/055          | No Risk |
|    |                |  |                          |         |











### Photographs of Areas Sampled (cont.)

|  |   |  |  |               |                            |                       |   |   |
|--|---|--|--|---------------|----------------------------|-----------------------|---|---|
| 31   | NZ001648  | Damp proof course to door frame  | Store room adjacent boiler room within male toilet G/060 | No Risk       |                            |                       |   |   |
|  |   |    |  |               |                            |                       |   |   |
| 32   | NZ001649  | Ceiling shuttering to left hand and front/rear walls on top of brickwork             | Store room adjacent boiler room within male toilet G/060 | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |  |  |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |  |               |                            |                       |   |   |
|   |  |  |  |               |                            |                       |   |   |
| 33   | As NZ001644   | Ceiling tile – solid   | Corridor G/064   | No Risk       |                            |                       |   |   |
|  |   |  |  |               |                            |                       |   |   |

### Photographs of Areas Sampled (cont.)

|  |   |  |                                    |               |                     |                |   |   |
|--|---|--|------------------------------------|---------------|---------------------|----------------|---|---|
| 34   | Presumed  | Pipework gasket too deeply recessed to sample                | Corridor G/064                     | Very Low Risk |                     |                |   |   |
| <table><tr><td>Photo 1: Wide Angle</td><td>Photo 2: Close</td></tr><tr><td></td><td></td></tr></table>     |   |  |                                    |               | Photo 1: Wide Angle | Photo 2: Close |    |    |
| Photo 1: Wide Angle  | Photo 2: Close  |  |                                    |               |                     |                |   |   |
|   |    |  |                                    |               |                     |                |   |   |
| 35   | Presumed  | Under sink mat sink unit blocked in presumed to be present   | Corridor G/064                     | Very Low Risk |                     |                |   |   |
| <table><tr><td>Photo 1: Wide Angle</td><td>Photo 2: Close</td></tr><tr><td></td><td></td></tr></table> |   |  |                                    |               | Photo 1: Wide Angle | Photo 2: Close |  |  |
| Photo 1: Wide Angle  | Photo 2: Close  |  |                                    |               |                     |                |   |   |
|   |  |  |                                    |               |                     |                |   |   |
| 36   | NZ001651  | Floor tile with adhesive under modern flooring and stairwell | Corridor including staircase G/068 | Very Low Risk |                     |                |   |   |
| <table><tr><td>Photo 1: Wide Angle</td><td>Photo 2: Close</td></tr><tr><td></td><td></td></tr></table> |   |  |                                    |               | Photo 1: Wide Angle | Photo 2: Close |  |  |
| Photo 1: Wide Angle  | Photo 2: Close  |  |                                    |               |                     |                |   |   |
|   |  |  |                                    |               |                     |                |   |   |

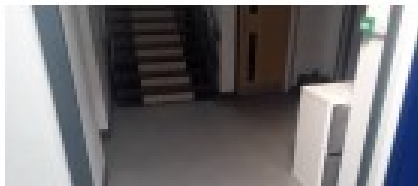

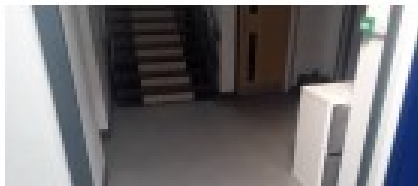

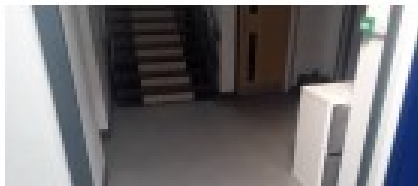

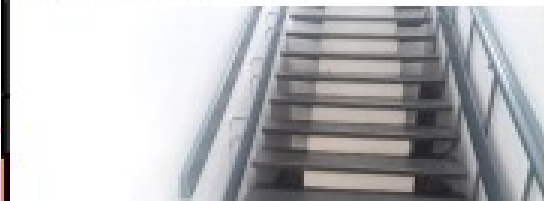
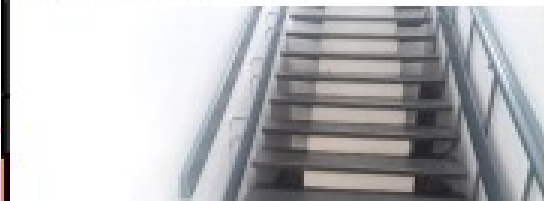
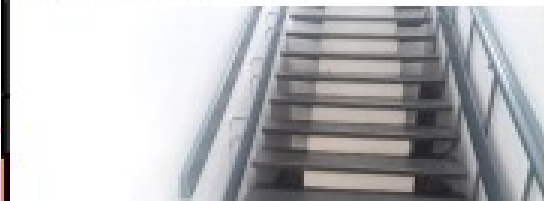
### Photographs of Areas Sampled (cont.)

|  |                |   |                                    |               |                     |  |                |  |   |  |   |  |
|--|----------------|---|------------------------------------|---------------|---------------------|--|----------------|--|---|--|---|--|
| 37   | NZ001652       | Floor nosing to stairs  | Corridor including staircase G/068 | Very Low Risk |                     |  |                |  |   |  |   |  |
| <table><tr><td colspan="2">Photo 1: Wide Angle</td><td colspan="2">Photo 2: Close</td></tr><tr><td colspan="2"></td><td colspan="2"></td></tr></table>     |                |   |                                    |               | Photo 1: Wide Angle |  | Photo 2: Close |  |    |  |    |  |
| Photo 1: Wide Angle  |                | Photo 2: Close  |                                    |               |                     |  |                |  |   |  |   |  |
|   |                |    |                                    |               |                     |  |                |  |   |  |   |  |
| 38   | NZ001653       | Under sink mat  | Classroom G/069                    | No Risk       |                     |  |                |  |   |  |   |  |
|   |                |   |                                    |               |                     |  |                |  |   |  |   |  |
| 39   | As<br>NZ001651 | Floor tile with adhesive under modern flooring and stairwell                          | Cloakroom under staircase G/071    | Very Low Risk |                     |  |                |  |   |  |   |  |
| <table><tr><td colspan="2">Photo 1: Wide Angle</td><td colspan="2">Photo 2: Close</td></tr><tr><td colspan="2"></td><td colspan="2"></td></tr></table> |                |   |                                    |               | Photo 1: Wide Angle |  | Photo 2: Close |  |  |  |  |  |
| Photo 1: Wide Angle  |                | Photo 2: Close  |                                    |               |                     |  |                |  |   |  |   |  |
|   |                |  |                                    |               |                     |  |                |  |   |  |   |  |

### **Photographs of Areas Sampled (cont.)**









|    |                |  |                                 |         |
|----|----------------|--|---------------------------------|---------|
| 40 | NZ001654       | Shelving putty to shelving above radiator  | Cloakroom under staircase G/071 | No Risk |
|    |                |    |                                 |         |
| 41 | As<br>NZ001653 | Under sink mat   | Classroom G/072                 | No Risk |
|    |                |   |                                 |         |
| 42 | As<br>NZ001653 | Under sink mat   | Classroom G/073                 | No Risk |
|    |                |  |                                 |         |

### Photographs of Areas Sampled (cont.)

|  |  |   |                                       |               |                            |                       |  |  |
|--|--|---|---------------------------------------|---------------|----------------------------|-----------------------|--|--|
| 43   | As<br>NZ001651   | Floor tile with<br>adhesive under<br>modern flooring and<br>stairwell | Corridor including<br>staircase G/075 | Very Low Risk |                            |                       |  |  |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table>   |  |   |                                       |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |   |   |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>  |   |                                       |               |                            |                       |  |  |
|   |   |   |                                       |               |                            |                       |  |  |
| 44   | As<br>NZ001652   | Floor nosing to stairs  | Corridor including<br>staircase G/075 | Very Low Risk |                            |                       |  |  |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |  |   |                                       |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>  |   |                                       |               |                            |                       |  |  |
|    |  |   |                                       |               |                            |                       |  |  |
| 45   | NZ001655   | Wall coating to<br>stairwell  | Corridor including<br>staircase G/075 | No Risk       |                            |                       |  |  |
|    |  |   |                                       |               |                            |                       |  |  |



### Photographs of Areas Sampled (cont.)

|  |   |  |   |               |                            |                       |   |   |
|--|---|--|---|---------------|----------------------------|-----------------------|---|---|
| 46   | As<br>NZ001651  | Floor tile with<br>adhesive under<br>modern flooring | Hub/Network room<br>under staircase G/076 | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |  |   |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |   |               |                            |                       |   |   |
|   |  |  |   |               |                            |                       |   |   |
| 47   | As<br>NZ001654  | Shelving putty to<br>shelving above<br>radiator      | Hub/Network room<br>under staircase G/076 | No Risk       |                            |                       |   |   |
|   |   |  |   |               |                            |                       |   |   |
| 48   | As<br>NZ001655  | Wall coating to<br>stairwell                         | Hub/Network room<br>under staircase G/076 | No Risk       |                            |                       |   |   |
|    |   |  |   |               |                            |                       |   |   |




### Photographs of Areas Sampled (cont.)

|    |                |  |                              |         |
|----|----------------|--|------------------------------|---------|
| 49 | NZ001656       | Pipework Gaskets   | Office G/077                 | No Risk |
|    |                |    |                              |         |
| 50 | As<br>NZ001653 | Under sink mat   | Classroom G/078              | No Risk |
|    |                |   |                              |         |
| 51 | NZ001657       | Ceiling tile – solid   | Office Headteachers<br>G/080 | No Risk |
|    |                |  |                              |         |







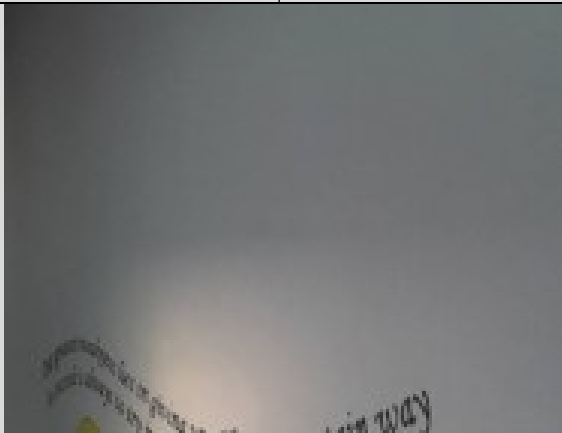

### **Photographs of Areas Sampled (cont.)**

|    |                |  |  |         |
|----|----------------|--|--|---------|
| 52 | As<br>NZ001657 | Ceiling tile – solid   | Office Family Liaison<br>Officer G/081 | No Risk |
|    |                |    |  |         |
| 53 | As<br>NZ001657 | Ceiling tile – solid   | Room Conference<br>G/082               | No Risk |
|    |                |   |  |         |
| 54 | As<br>NZ001657 | Ceiling tile – solid   | Room Conference<br>G/083               | No Risk |
|    |                |  |  |         |



### Photographs of Areas Sampled (cont.)

| 55   | NZ001658 | Pipework Gasket<br>Gas inlet pipework<br>top flange                                   | Room Gas inlet G/084 | No Risk  |                     |  |                |  |   |  |   |  |
|--|----------|---|----------------------|----------|---------------------|--|----------------|--|---|--|---|--|
|  |          |     |                      |          |                     |  |                |  |   |  |   |  |
| 56   | NZ001659 | Floor tile with<br>adhesive   | Cupboard store G/093 | No Risk  |                     |  |                |  |   |  |   |  |
|  |          |    |                      |          |                     |  |                |  |   |  |   |  |
| 57   | NZ001650 | Ceiling void ceiling<br>above   | Tank Room 1/001      | Low Risk |                     |  |                |  |   |  |   |  |
| <table><tr><th colspan="2">Photo 1: Wide Angle</th><th colspan="2">Photo 2: Close</th></tr><tr><td colspan="2"></td><td colspan="2"></td></tr></table> |          |   |                      |          | Photo 1: Wide Angle |  | Photo 2: Close |  |  |  |  |  |
| Photo 1: Wide Angle  |          | Photo 2: Close  |                      |          |                     |  |                |  |   |  |   |  |
|   |          |  |                      |          |                     |  |                |  |   |  |   |  |

### Photographs of Areas Sampled (cont.)

|  |                |  |   |          |                     |  |  |                |  |   |  |  |   |  |
|--|----------------|--|---|----------|---------------------|--|--|----------------|--|---|--|--|---|--|
| 58   | As<br>NZ001650 | Debris from flue<br>install to upper and<br>lower tank | Tank Room 1/001   | Low Risk |                     |  |  |                |  |   |  |  |   |  |
| <table><tr><td colspan="3">Photo 1: Wide Angle</td><td colspan="2">Photo 2: Close</td></tr><tr><td colspan="3"></td><td colspan="2"></td></tr></table> |                |  |   |          | Photo 1: Wide Angle |  |  | Photo 2: Close |  |  |  |  |  |  |
| Photo 1: Wide Angle  |                |  | Photo 2: Close  |          |                     |  |  |                |  |   |  |  |   |  |
|   |                |  |  |          |                     |  |  |                |  |   |  |  |   |  |
| 59   | As<br>NZ001655 | Wall coating   | Landing 1/002   | No Risk  |                     |  |  |                |  |   |  |  |   |  |
|   |                |  |   |          |                     |  |  |                |  |   |  |  |   |  |
| 60   | As<br>NZ001653 | Under sink mat   | Classroom 1/004   | No Risk  |                     |  |  |                |  |   |  |  |   |  |
|    |                |  |   |          |                     |  |  |                |  |   |  |  |   |  |

### Photographs of Areas Sampled (cont.)

|    |                |  |                 |         |
|----|----------------|--|-----------------|---------|
| 61 | As<br>NZ001653 | Under sink mat   | Classroom 1/006 | No Risk |
|    |                |    |                 |         |
| 62 | As<br>NZ001653 | Under sink mat   | Classroom 1/007 | No Risk |
|    |                |   |                 |         |
| 63 | As<br>NZ001653 | Under sink mat   | Classroom 1/009 | No Risk |
|    |                |  |                 |         |

### Photographs of Areas Sampled (cont.)



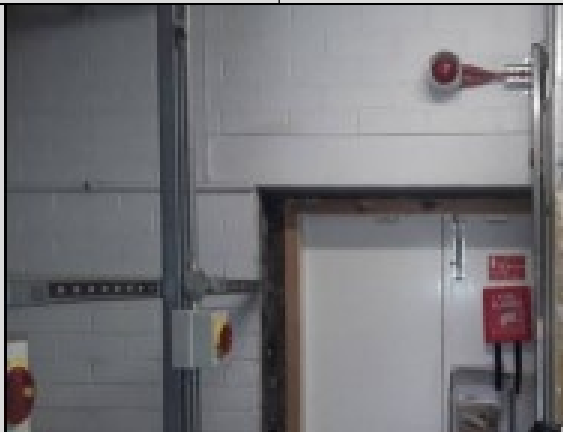
|    |                |  |                |         |
|----|----------------|--|----------------|---------|
| 64 | As<br>NZ001655 | Wall coating   | Landing 1/010  | No Risk |
|    |                |    |                |         |
| 65 | NZ001660       | Damp proof course  | External E/001 | No Risk |
|    |                |   |                |         |
| 66 | As<br>NZ001662 | Floor tile jointing to<br>entrance steps   | External E/001 | No Risk |
|    |                |  |                |         |

### Photographs of Areas Sampled (cont.)



















|  |   |   |                  |               |                            |                       |   |   |
|--|---|---|------------------|---------------|----------------------------|-----------------------|---|---|
| 67   | NZ001663  | Door seal gasket remnants under modern putty to window header panels – all door and windows | External E/001   | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table>     |   |   |                  |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |    |    |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |   |                  |               |                            |                       |   |   |
|   |    |   |                  |               |                            |                       |   |   |
| 68   | As<br>NZ001643  | Bunny Burner Flue pipe  | External E/001   | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |   |                  |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |   |                  |               |                            |                       |   |   |
|   |  |   |                  |               |                            |                       |   |   |
| 69   | NZ001661  | Wall coating  | Store Room E/002 | No Risk       |                            |                       |   |   |
|    |   |   |                  |               |                            |                       |   |   |



### Photographs of Areas Sampled (cont.)

|    |                |  |                            |         |
|----|----------------|--|----------------------------|---------|
| 70 | NZ001662       | Floor tile jointing  | Store Room E/002           | No Risk |
|    |                |    |                            |         |
| 71 | As<br>NZ001662 | Floor tile jointing  | Boiler Room Small<br>E/004 | No Risk |
|    |                |   |                            |         |
| 72 | As<br>NZ001648 | Damp proof course<br>to door and window<br>frame                                     | Boiler Room E/005          | No Risk |
|    |                |  |                            |         |

### Photographs of Areas Sampled (cont.)

|  |   |  |                   |               |                            |                       |   |   |
|--|---|--|-------------------|---------------|----------------------------|-----------------------|---|---|
| 73   | NZ001664  | Debris/residue to entrance wall            | Boiler Room E/005 | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table>     |   |  |                   |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |    |    |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |                   |               |                            |                       |   |   |
|   |    |  |                   |               |                            |                       |   |   |
| 74   | NZ001665  | Debris/residue to tank wall                | Boiler Room E/005 | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table>   |   |  |                   |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |   |   |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |                   |               |                            |                       |   |   |
|    |   |  |                   |               |                            |                       |   |   |
| 75   | NZ001666  | Debris/residue to electrical services wall | Boiler Room E/005 | Very Low Risk |                            |                       |   |   |
| <table><tr><td><b>Photo 1: Wide Angle</b></td><td><b>Photo 2: Close</b></td></tr><tr><td></td><td></td></tr></table> |   |  |                   |               | <b>Photo 1: Wide Angle</b> | <b>Photo 2: Close</b> |  |  |
| <b>Photo 1: Wide Angle</b>   | <b>Photo 2: Close</b>   |  |                   |               |                            |                       |   |   |
|   |  |  |                   |               |                            |                       |   |   |

### Photographs of Areas Sampled (cont.)

|  |   |                               |                   |               |                     |                |   |   |
|--|---|-------------------------------|-------------------|---------------|---------------------|----------------|---|---|
| 76   | NZ001667  | Debris/residue to boiler wall | Boiler Room E/005 | Very Low Risk |                     |                |   |   |
| <table><tr><td>Photo 1: Wide Angle</td><td>Photo 2: Close</td></tr><tr><td></td><td></td></tr></table>     |   |                               |                   |               | Photo 1: Wide Angle | Photo 2: Close |    |    |
| Photo 1: Wide Angle  | Photo 2: Close  |                               |                   |               |                     |                |   |   |
|   |    |                               |                   |               |                     |                |   |   |
| 77   | NZ001668  | Debris/residue to floor       | Boiler Room E/005 | Medium Risk   |                     |                |   |   |
| <table><tr><td>Photo 1: Wide Angle</td><td>Photo 2: Close</td></tr><tr><td></td><td></td></tr></table>   |   |                               |                   |               | Photo 1: Wide Angle | Photo 2: Close |   |   |
| Photo 1: Wide Angle  | Photo 2: Close  |                               |                   |               |                     |                |   |   |
|    |   |                               |                   |               |                     |                |   |   |
| 78   | NZ001669  | Debris/residue to ceiling     | Boiler Room E/005 | Low Risk      |                     |                |   |   |
| <table><tr><td>Photo 1: Wide Angle</td><td>Photo 2: Close</td></tr><tr><td></td><td></td></tr></table> |   |                               |                   |               | Photo 1: Wide Angle | Photo 2: Close |  |  |
| Photo 1: Wide Angle  | Photo 2: Close  |                               |                   |               |                     |                |   |   |
|   |  |                               |                   |               |                     |                |   |   |

### Photographs of Areas Sampled (cont.)

|    |          |  |                      |         |
|----|----------|--|----------------------|---------|
| 79 | NZ001670 | Pipework gaskets to gas pipework   | Boiler Room E/005    | No Risk |
|    |          |    |                      |         |
| 80 | NZ001671 | Pipework gaskets to pipework   | Boiler Room E/005    | No Risk |
|    |          |   |                      |         |
| 81 | TL001059 | Ceiling void residue to walls  | Toilets Female G/039 | No Risk |
|    |          |  |                      |         |

### **Photographs of Areas Sampled (cont.)**

|    |                |  |                                       |         |
|----|----------------|--|---------------------------------------|---------|
| 82 | As<br>TL001059 | Ceiling void residue<br>to walls   | Entrance<br>Hall/Foyer/Lobby<br>G/040 | No Risk |
|    |                |    |                                       |         |
| 83 | As<br>TL001059 | Ceiling void residue<br>to walls   | Toilets Male G/041                    | No Risk |
|    |                |   |                                       |         |
| 84 | TL001060       | Ceiling tile solid   | Boiler Room Small<br>E/004            | No Risk |
|    |                |  |                                       |         |

## Five Simple Steps to Asbestos Management

Each property has a nominated site asbestos monitoring officer (SAMO). The SAMO is responsible for maintaining this register and ensuring all necessary personnel are aware of the register including all maintenance, construction and service installers; undertaking periodic inspections and liaising with the Departmental Asbestos Co-ordinator and the Asbestos Manager in Property Services as necessary.

The SAMO's role is very important but this guide is hoped to ensure the requirements are easy and simple to follow.

### Step 1 – Receiving the Register

The SAMO is the tenant.

And the person is responsible for the register, where it is located and that it is kept up to date.

The register contains a plan of the premises and a photographic schedule of where the asbestos is and what risk is associated.

The SAMO must make all employees aware of the locations and should let any contractors entering the building view the register before any work is started.

### Step 2 – Periodic Inspections

The SAMO must look at the locations photographed and compare the asbestos now to when the photograph was taken and complete the checklist attached (Form 2).

The checklists are to be completed periodically in accordance with the schedule attached.

Should the SAMO come across some asbestos which has been disturbed, whether during refurbishment works or during the normal course of wear and tear, they should complete Form 4 as far as possible and contact Property Services for advice and remedial action.

In the meantime, they should ensure that access to the area containing the disturbed or damaged asbestos is prohibited until Property Services has made recommendations.

### Step 3 – Planned Work

All planned works that may disturb or danger any asbestos indicated, should be reported to Property Services using form 3 at least 21 days before the work is due to commence.

#### Step 4 – Contractors on Site

If a contractor arrives on site, the SAMO must :

- a. Make sure they read/view the register
- b. Get contractor to sign register to say he has read it (Form1).
- c. Get confirmation from the contractor that proposed works will not disturb any asbestos areas.
- d. If area is disturbed that was not identified in Register, advise Property Services immediately and complete Form 4.

#### Step 5 – Monitoring the Register

On completion of work get contractor to sign to say they didn't disturb any areas.

If alterations have occurred details should be forwarded to Property Services.

If you, as SAMO, are to leave your post, please notify your Departmental Co-ordinator to appoint another person and notify Property Services and the front of your register.

In the event of an exposure of asbestos, please refer to your site specific emergency procedures. However, as a minimum:

- Seal the area off completely. (Lock the area off if possible and post a notice on the door, "No access - Contact ..... " )
- If there is any air movement systems within the premises, shut it off.
- Contact the Asbestos Manager on 07557 938966 immediately. Who will arrange for any remedial works / air monitoring.
- Start to complete the "Registration of Disturbances" form, which is in your register (Section 10 in the new style register).

Once the remedial works have been carried out and a clear air test certificate has been issued. Access to the area can be re-opened.

In the event that you are unable to contact the Asbestos Manager, please contact the Civic Centre on 520 5555 and ask for assistance from a building surveyor. Out of hours ring the City Alarm and Emergency Control room on 553 1999.

Central Safety can be contacted on 561 2311.

**In the event of a fire (or drill), the asbestos register must be taken outside to show the emergency services.**

## Commonly Asked Questions.

- **How often should SAMO's undertake inspections of asbestos containing materials?**  
The Asbestos Manager will inform the SAMO of how often the inspections should be undertaken.
- **What should a SAMO do if the asbestos containing materials are disturbed or damaged?**  
The SAMO should prohibit access to the areas until the Asbestos Manager in Property Services has been contacted and given recommendations.
- **Can employees put up decorations onto asbestos containing materials?**  
No decorations should be attached to asbestos containing materials. However, it is understood that some decoration is already attached to asbestos containing materials and these should be left in place.
- **Can a room with asbestos containing materials in the ceiling and wall be painted?**  
Yes, as long as the material is not rubbed or sanded down, as this may result in the release of asbestos fibres.
- **Why isn't all asbestos containing materials removed from buildings?**  
Because it is safer to leave asbestos containing materials in good condition in buildings. Removing the materials will result in a greater risk to health because of the consequential release of fibres.
- **When will asbestos containing material be removed from my building?**  
Asbestos containing materials will be removed if work involves the disturbance of the material e.g. during the refurbishment or dismantling of part of the building or structure.
- **What should a SAMO do if he/she has had no training in use of the register?**  
The SAMO should ring the Departmental Co-ordinator who will arrange training.





## INSPECTION SCHEDULE

## FORM 2

| Item No. | Area Sampled  | Location Name                                    | Inspection Frequency       | Date of Return | Condition Same/change | Action Required Y/N | Comments |
|----------|---|--|----------------------------|----------------|-----------------------|---------------------|----------|
| 1        | Ceiling tile – solid within ceiling void and corridor | Reception/Entrance Hall including corridor G/002 | N/A                        |                |                       |                     |          |
| 2        | Floor nosing to stairs                                | Reception/Entrance Hall including corridor G/002 | N/A                        |                |                       |                     |          |
| 3        | Floor tile with adhesive under carpet                 | Reception/Entrance Hall including corridor G/002 | N/A                        |                |                       |                     |          |
| 4        | Shelving putty to shelving above radiator             | Reception/Entrance Hall including corridor G/002 | N/A                        |                |                       |                     |          |
| 5        | Ceiling tile – solid                                  | Corridor to Kitchen G/005                        | N/A                        |                |                       |                     |          |
| 6        | Floor tile with adhesive                              | Corridor to Kitchen G/005                        | N/A                        |                |                       |                     |          |
| 7        | Floor tile with adhesive                              | Cupboard Cleaners G/006                          | N/A                        |                |                       |                     |          |
| 8        | Pipework Gasket too deeply recessed to sample         | Cupboard Cleaners G/006                          | Very Low Risk – 12 monthly | 29/07/2025     |                       |                     |          |
| 9        | Ceiling tile – solid to Kitchen servery               | Kitchen including servery G/007                  | N/A                        |                |                       |                     |          |
| 10       | Pipework gasket to sink waste pipework                | Kitchen including servery G/007                  | Very Low Risk – 12 monthly | 29/07/2025     |                       |                     |          |
| 11       | Under sink mat paint                                  | Kitchen including servery G/007                  | N/A                        |                |                       |                     |          |
| 12       | Bunny burner internal lining                          | Toilets Staff G/008                              | Very Low Risk – 12 monthly | 29/07/2025     |                       |                     |          |
| 13       | Bunny burner flue pipes                               | Toilets Staff G/008                              | Very Low Risk – 12 monthly | 29/07/2025     |                       |                     |          |

|    |   |                              |                            |            |  |  |  |
|----|---|------------------------------|----------------------------|------------|--|--|--|
| 14 | Ceiling tile – solid  | Toilets Staff G/008          | N/A                        |            |  |  |  |
| 15 | Ceiling tile - solid  | Staff Room Kitchen G/009     | N/A                        |            |  |  |  |
| 16 | Ceiling tile - solid  | Store Room Dry Kitchen G/010 | N/A                        |            |  |  |  |
| 17 | Floor tile with adhesive light brown                                    | Store Room Dry Kitchen G/010 | N/A                        |            |  |  |  |
| 18 | Ceiling tile - solid  | Store Room Veg Kitchen G/011 | N/A                        |            |  |  |  |
| 19 | Floor tile with adhesive light brown                                    | Store Room Veg Kitchen G/011 | N/A                        |            |  |  |  |
| 20 | Under sink mat  | Classroom G/014              | N/A                        |            |  |  |  |
| 21 | Under sink mat  | Classroom G/015              | N/A                        |            |  |  |  |
| 22 | Ceiling tile – solid within ceiling void                                | Corridor G/016               | N/A                        |            |  |  |  |
| 23 | Pipework Gasket to pipework within boxing too deeply recessed to sample | Toilets Staff G/018          | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 24 | Floor adhesive under raised floor                                       | Cupboard Store G/021         | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 25 | Floor adhesive  | Cupboard Store G/022         | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 26 | Floor adhesive under carpet   | Office G/033                 | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 27 | Pipework Gasket within ceiling void too deeply recessed to sample       | Store Room G/045             | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 28 | Under sink mat  | Classroom G/050              | N/A                        |            |  |  |  |
| 29 | Ceiling tile – solid  | Caretakers Room G/054        | N/A                        |            |  |  |  |
| 30 | Ceiling tile – solid within ceiling void                                | Classroom G/055              | N/A                        |            |  |  |  |
| 31 | Damp proof course   | Store room adjacent          | N/A                        |            |  |  |  |

|    |  |  |                            |            |  |  |  |
|----|--|--|----------------------------|------------|--|--|--|
|    | to door frame  | boiler room within male toilet G/060                     |                            |            |  |  |  |
| 32 | Ceiling shuttering to left hand and front/rear walls on top of brickwork | Store room adjacent boiler room within male toilet G/060 | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 33 | Ceiling tile – solid   | Corridor G/064   | N/A                        |            |  |  |  |
| 34 | Pipework gasket too deeply recessed to sample                            | Corridor G/064   | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 35 | Under sink mat sink unit blocked in presumed to be present               | Corridor G/064   | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 36 | Floor tile with adhesive under modern flooring and stairwell             | Corridor including staircase G/068                       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 37 | Floor nosing to stairs   | Corridor including staircase G/068                       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 38 | Under sink mat   | Classroom G/069  | N/A                        |            |  |  |  |
| 39 | Floor tile with adhesive under modern flooring and stairwell             | Cloakroom under staircase G/071                          | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 40 | Shelving putty to shelving above radiator                                | Cloakroom under staircase G/071                          | N/A                        |            |  |  |  |
| 41 | Under sink mat   | Classroom G/072  | N/A                        |            |  |  |  |
| 42 | Under sink mat   | Classroom G/073  | N/A                        |            |  |  |  |
| 43 | Floor tile with adhesive under modern flooring and stairwell             | Corridor including staircase G/075                       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 44 | Floor nosing to stairs   | Corridor including staircase G/075                       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |

|    |  |  |                            |            |  |  |  |
|----|--|--|----------------------------|------------|--|--|--|
| 45 | Wall coating to stairwell                        | Corridor including staircase G/075     | N/A                        |            |  |  |  |
| 46 | Floor tile with adhesive under modern flooring   | Hub/Network room under staircase G/076 | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 47 | Shelving putty to shelving above radiator        | Hub/Network room under staircase G/076 | N/A                        |            |  |  |  |
| 48 | Wall coating to stairwell                        | Hub/Network room under staircase G/076 | N/A                        |            |  |  |  |
| 49 | Pipework Gaskets                                 | Office G/077                           | N/A                        |            |  |  |  |
| 50 | Under sink mat                                   | Classroom G/078                        | N/A                        |            |  |  |  |
| 51 | Ceiling tile – solid                             | Office Headteachers G/080              | N/A                        |            |  |  |  |
| 52 | Ceiling tile – solid                             | Office Family Liaison Officer G/081    | N/A                        |            |  |  |  |
| 53 | Ceiling tile – solid                             | Room Conference G/082                  | N/A                        |            |  |  |  |
| 54 | Ceiling tile – solid                             | Room Conference G/083                  | N/A                        |            |  |  |  |
| 55 | Pipework Gasket Gas inlet pipework top flange    | Room Gas inlet G/084                   | N/A                        |            |  |  |  |
| 56 | Floor tile with adhesive                         | Cupboard store G/093                   | N/A                        |            |  |  |  |
| 57 | Ceiling void ceiling above                       | Tank Room 1/001                        | Low Risk – 6 monthly       | 29/07/2025 |  |  |  |
| 58 | Debris from flue install to upper and lower tank | Tank Room 1/001                        | Low Risk – 6 monthly       | 29/07/2025 |  |  |  |
| 59 | Wall coating                                     | Landing 1/002                          | N/A                        |            |  |  |  |
| 60 | Under sink mat                                   | Classroom 1/004                        | N/A                        |            |  |  |  |
| 61 | Under sink mat                                   | Classroom 1/006                        | N/A                        |            |  |  |  |
| 62 | Under sink mat                                   | Classroom 1/007                        | N/A                        |            |  |  |  |
| 63 | Under sink mat                                   | Classroom 1/009                        | N/A                        |            |  |  |  |
| 64 | Wall coating                                     | Landing 1/010                          | N/A                        |            |  |  |  |

|    |   |                         |                            |            |  |  |  |
|----|---|-------------------------|----------------------------|------------|--|--|--|
| 65 | Damp proof course   | External E/001          | N/A                        |            |  |  |  |
| 66 | Floor tile jointing to entrance steps   | External E/001          | N/A                        |            |  |  |  |
| 67 | Door seal gasket remnants under modern putty to window header panels – all door and windows | External E/001          | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 68 | Bunny Burner Flue pipe  | External E/001          | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 69 | Wall coating  | Store Room E/002        | N/A                        |            |  |  |  |
| 70 | Floor tile jointing   | Store Room E/002        | N/A                        |            |  |  |  |
| 71 | Floor tile jointing   | Boiler Room Small E/004 | N/A                        |            |  |  |  |
| 72 | Damp proof course to door and window frame  | Boiler Room E/005       | N/A                        |            |  |  |  |
| 73 | Debris/residue to entrance wall   | Boiler Room E/005       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 74 | Debris/residue to tank wall   | Boiler Room E/005       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 75 | Debris/residue to electrical services wall  | Boiler Room E/005       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 76 | Debris/residue to boiler wall   | Boiler Room E/005       | Very Low Risk – 12 monthly | 29/07/2025 |  |  |  |
| 77 | Debris/residue to floor   | Boiler Room E/005       | Medium Risk – 3 monthly    | 29/07/2025 |  |  |  |
| 78 | Debris/residue to ceiling   | Boiler Room E/005       | Low Risk – 6 monthly       | 29/07/2025 |  |  |  |
| 79 | Pipework gaskets to gas pipework  | Boiler Room E/005       | N/A                        |            |  |  |  |
| 80 | Pipework gaskets to pipework  | Boiler Room E/005       | N/A                        |            |  |  |  |
| 81 | Ceiling void residue  | Toilets Female G/039    | N/A                        |            |  |  |  |

|    |                               |                                 |     |  |  |  |  |
|----|-------------------------------|---------------------------------|-----|--|--|--|--|
|    | to walls                      |                                 |     |  |  |  |  |
| 82 | Ceiling void residue to walls | Entrance Hall/Foyer/Lobby G/040 | N/A |  |  |  |  |
| 83 | Ceiling void residue to walls | Toilets Male G/041              | N/A |  |  |  |  |
| 84 | Ceiling tile solid            | Boiler Room Small E/004         | N/A |  |  |  |  |

**Good Practice Guidance:**

- Take photographs of ACMs for each inspection and store for future reference
- Compare previous photographs with current condition state to determine whether there has been any deterioration the last inspection
- Replace missing/damaged asbestos labels/stickers

**Comments:**

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|                           |  |
|---------------------------|--|
| School/Site:              |  |
| Date of inspection:       |  |
| Inspected by (signature): |  |
| Print Name:               |  |

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