Pre-Demolition Asbestos Survey



Of;

The Former Oakwell Brewery Site
Pontefract Road
Barnsley

For and on behalf of Clients:

Dunton Plant Ltd

Report Number:	M20056/01	**Report Status:**	Final
Report Type:	Pre-Demolition Survey		
Report Date:	September 2013		
Site:	Former Oakwell Brewery Site, Potefract Road, Barnsley		
Prepared For:	Dunton Plant Ltd		
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PRE-DEMOLITION ASBESTOS SURVEY REPORT

Of

FORMER OAKWELL BREWERY SITE
PONTEFRACT ROAD
BARNSLEY

Prepared for

Dunton Plant Ltd

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Summary

Introduction

M2 Environmental Limited carried out a pre-demolition asbestos survey at The Former Oakwell Brewery Site in Barnsley on behalf of Dunton Plant Ltd.

The report addresses the potential for asbestos containing materials within the buildings as part of the proposed demolition.

Stuart Miller (Principal Surveyor) & Jonathan Amerigo (Trainee Surveyor) undertook the survey on August 15th & September 5th 2013.

A total of 69 samples were taken during the course of the survey of which 31 have been identified as containing asbestos. 3 materials were also presumed to contain asbestos.

The asbestos containing materials (ACM's) identified and presumed are detailed in the table below:-

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
OB1/00/01	Building OB1, External, Cement Goods (roof sheets, fascia panels, vents, corner & centre pieces & debris)	Asbestos Cement	Chrysotile (White asbestos)	484m^2	MA Sheet 1
OB1/01/01	Throughout all Pipework on Site, Gasket	Asbestos Gasket	Chrysotile (White asbestos)	Small Amounts Throughout Pipework	MA Sheet 2
OB1/02/01	Building OB1, Internal & External, Room 2 & Under Road in Duct, Debris	Asbestos Insulation	Amosite (Brown asbestos) & Chrysotile (White asbestos)	6m^2 of contaminated floor area	MA Sheet 3
OB1/02/02	Building OB1, Internal, Throughout Building, Debris 2	Asbestos Cement	Chrysotile (White asbestos)	50m^2	MA Sheet 4

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
OB1/02/03	Building OB1, Internal, Room 2, Downpipe	Asbestos Cement	Chrysotile (White asbestos)	$3m^2$	MA Sheet 5
OB1/02/04	Throughout all Electrical Boxes on Site	Asbestos Textile Product	Chrysotile (White asbestos)	Approx 50 No. Electrical Boxes	MA Sheet 6
OB1/03/01	Building OB1, Internal, Rooms 3 & 4, Board Debris	Asbestos Millboard	Chrysotile (White asbestos)	$4m^2$	MA Sheet 8
OB1/09/03	Building OB1, Internal, Rooms 9 & 10, Ceiling Board (also on girders in 10)	Asbestos Millboard	Chrysotile (White asbestos)	$126m^2$	MA Sheet 12
OB2/00/01	Building OB2, External, Cement Goods (roof sheets, flues, centre pieces & debris)	Asbestos Cement	Chrysotile (White asbestos)	$200m^2$	MA Sheet 14
OB2/02/01	Building OB2, Internal, Rooms 1, 2, 3 & 4, Ceiling Board & Debris	Asbestos Cement	Chrysotile (White asbestos)	$176m^2$	MA Sheet 17
OB2/05/01	Building OB2, Internal, Room 5, Pipe Lagging	Asbestos Paper	Chrysotile (White asbestos)	3m Length	MA Sheet 19
OB2/09/01	Building OB2, Internal, Room 9, Toilet Cistern	Asbestos Composite	Amosite (Brown asbestos)	X 2	MA Sheet 20

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
OB5/00/01	Building OB5, External, Cement Goods (roof sheets & centre pieces)	Asbestos Cement	Chrysotile (White asbestos)	336m^2	MA Sheet 22
OB5/07/01	Building OB5, Internal, Room 7, Sink Pad	Asbestos Bitumen Product	Chrysotile (White asbestos)	<1m^2	MA Sheet 24
OB7/00/03	Building OB7, External, Underground & Low Level Gantry, Pipe Lagging	Asbestos Insulation	Amosite (Brown asbestos) & Chrysotile (White asbestos)	48m Length 1 No. Pipe	MA Sheet 29
OB7/19/01	Building OB7, Internal, Room 19, Pipe Wrap	Asbestos Textile Product	Chrysotile (White asbestos)	1m Length	MA Sheet 34
OB7/21/01	Building OB7, Internal Room 21 & External, Boarding (wall, ceiling, door & soffit)	Asbestos Cement	Chrysotile (White asbestos)	49m^2	MA Sheet 38
OB8/01/01	Building OB8, Internal & External, Room 1 & Under Road in Duct, Pipe Lagging & Debris	Asbestos Insulation	Amosite (Brown asbestos) & Chrysotile (White asbestos)	1m length of Pipe & 6m^2 of contaminated floor area	MA Sheet 40
OB9/00/01	Building OB9, External, Cement Goods (roof sheets, centre pieces & chimneys)	Asbestos Cement	Chrysotile (White asbestos)	1000m^2	MA Sheet 44

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
OB9/00/03	Building OB9, External, Soffit Board	Asbestos Cement	Chrysotile (White asbestos)	12m Length	MA Sheet 46
OB9/09/01	Building OB9, Internal, Room 9, Toilet Cistern	Asbestos Composite	Amosite (Brown asbestos)	X 1	MA Sheet 48
OB9/10/01	Building OB9, Internal, Room 10, Boiler Rope	Asbestos Textile Product	Chrysotile (White asbestos)	Small Amounts Throughout Boiler	MA Sheet 49
OB10/07/01	Building OB10, Internal, Rooms 7-15 (above suspended ceiling), Spray Coating (to girders)	Asbestos Spray Coating	Amosite (Brown asbestos) & Chrysotile (White asbestos)	88m length	MA Sheet 55
OB10/09/01	Building OB10, Internal, Room 9, Stair Tile	Asbestos Vinyl Product	Chrysotile (White asbestos)	$12m^2$	MA Sheet 56
OB10/09/02	Building OB10, Internal, Room 9, Stair Tread	Asbestos Vinyl Product	Chrysotile (White asbestos)	$2m^2$	MA Sheet 57
OB10/09/03	Building OB10, Internal & External, Rooms 9, 16, 17 & 18 (beneath plaster), Spray Coating (to girders)	Asbestos Spray Coating	Amosite (Brown asbestos) & Chrysotile (White asbestos)	18m length	MA Sheet 58
OB10/16/01	Building OB10, Internal, Room 16, Sink Pad	Asbestos Bitumen Product	Chrysotile (White asbestos)	$<1m^2$	MA Sheet 59

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
OB10/16/02	Building OB10, Internal, Rooms 16 & 17, Floor Tile	Asbestos Vinyl Product	Chrysotile (White asbestos)	36m^2	MA Sheet 60
OB11/02/01	Building OB11, Internal, Room 2, Pipe Lagging	Asbestos Insulation	Amosite (Brown asbestos) & Chrysotile (White asbestos)	8m length	MA Sheet 62
OB12/01/02	Building OB12, Internal, Room 1, Board	Asbestos Cement	Chrysotile (White asbestos)	1m^2	MA Sheet 65
OB12/01/05	Building OB12, Internal Throughout Building (above suspended ceiling), Roof Sheet	Asbestos Cement	Chrysotile (White asbestos)	56m^2	MA Sheet 68
OB12/02/01	Building OB12, Internal, Rooms 2 & 3, Ceiling Board	Asbestos Cement	Chrysotile (White asbestos)	28m^2	MA Sheet 69
OB1/00/P1	Building OB1, External, Presumed Skylight Rope Seals	Asbestos Textile Product	Presumed Chrysotile (White asbestos)	14m^2 of skylight area	MA Sheet 70
OB5/00/P1	Building OB5, External, Presumed Skylight Rope Seals	Asbestos Textile Product	Presumed Chrysotile (White asbestos)	27m^2 of skylight area	MA Sheet 71
OB8/00/P1	Building OB8, External, Presumed Skylight Rope Seals	Asbestos Textile Product	Presumed Chrysotile (White asbestos)	170m^2 of skylight area	MA Sheet 72

Material Assessment Sheets Located in Appendix

A total of approximately 308m/m^2 of licensable material / contaminated floor space were identified /presumed during the survey and marked in RED in the above table. In almost all cases any works or removal of these materials must be carried out by licensed asbestos contractors giving 14 days notification of works to the HSE. This material must be removed under fully controlled conditions in accordance with HSE Document *'The Licensed Contractors Guide'*.

In addition a total of approximately 2714m/m^2 of non-licensable material was identified/presumed as containing asbestos during the survey. Non-licensable material is defined as material which can be removed without having to acquire a license in accordance with HSE Document *'Work with materials containing asbestos L143'*. This material must be removed under controlled conditions by appropriately trained persons in accordance with HSE Document *'Asbestos Essentials Task Manual'*. A risk assessment will have to be undertaken by the relevant removal contractor to determine whether this material must be notified to the HSE immediately prior to removal.

Some areas of the site were inaccessible due to a variety of reasons explained and shown in APPENDIX E (areas of no access). These areas must be inspected prior to the proposed demolition.

Some electrics & pipework on the site were live and no access could be gained these areas therefore must be presumed to contain asbestos. M2 recommends that these areas are inspected by competent persons prior to the proposed demolition.

Introduction

Asbestos Surveyors

The Control of Asbestos Regulations 2012, HSG 264 and the associated ACoPs refer to asbestos surveys being carried out by "competent persons" with experience, training and suitable qualifications. M2 Environmental Ltd confirms that their surveyors are experienced in asbestos work and are competent persons as described under the revised legislation.

Training

M2 Environmental Limited will only employ competent surveyors to carry out asbestos survey work. The minimum requirement is for the successful completion of British Institute of Occupational Hygienists Modules of P402: Building Surveys and Bulk Sampling for Asbestos as recommended by the Health and Safety Executive (HSE).

Purpose of the Report

Scope

This report has been compiled using a Pre-demolition Asbestos Survey to comply with current legislation. The purpose of which is to determine the nature and extent of any asbestos containing materials (ACMs). An assessment of the condition and proposed risk to site employees by any ACMs identified is made and where applicable detailing remedial actions that may be required.

The purpose of this report is:

- To determine the nature and extent of any ACMs identified during the site survey.
- To provide a condition assessment of all ACMs.
- To provide an assessment/remedial strategy to reduce risk to all site operatives due to the actual presence of ACMs.

Limitations of the Report

This report is based on the information that has been made available to us from the client regarding site operations. The conclusions drawn in the report are considered correct although any subsequent additional information may allow refinement of the conclusions. It should be noted that:

The report has been prepared under the express instructions and solely for the use of Dunton Plant Ltd and their advisors.

The findings of this report represent the professional opinion of experienced asbestos surveyors and are produced in accordance with the Health and Safety (HSE) Guidance *264 'Asbestos: The Survey Guide'*. M2 Environmental do not provide legal advice and the advice of lawyers may also be required.

All work carried out in preparing this report is based upon M2 Environmental's current professional knowledge and understanding of current relevant UK standards and codes, technology and legislation. Changes in this legislation and guidance may occur at any time in the future and cause any conclusions to become inappropriate or incorrect. M2 Environmental do not accept responsibility for advising Dunton Plant Ltd or other interested parties of the facts or implications of any such changes.

Responsibility can only be accepted for the materials sampled. If asbestos materials have been suspected but not sampled, this has been highlighted in the report.

All samples were analysed by Franks Portlock Consulting Limited, Unit 306, TEDCO Business Centre, Viking industrial Park, Jarrow, Tyne & Wear, NE32 3DT. Franks Portlock is accredited under the UKAS testing scheme for asbestos.

Survey techniques involve the use of trained and experienced surveyors, using a combined visual and where necessary bulk sampling approach, to identify any asbestos within the structure.

It is possible that after completion of the survey that asbestos containing materials may remain undetected within the specified survey limits, this could be due to the following reasons:-

- The asbestos materials are within an area not specifically covered by this report and are therefore outside the scope of the survey.

- Materials may be hidden or obscured by other items or cover finishes, e.g. paint, over boarding, disguising etc. Where this is the case its detection could be impaired.

- Materials may be well hidden as part of the structure of the building and therefore not become visible until the structure is dismantled.

- Debris from previous asbestos removal projects may be present in some areas; general asbestos debris does not form part of this survey, however all good intentions are made for its discovery.

- Where an area has been previously stripped of asbestos (e.g. plant rooms, ducts etc.) and new coverings added, it must be pointed out that removal techniques have improved steadily over the years. Removal works carried out before the introduction of the HSE Document *'Work with materials containing asbestos L143'* in 2002 could be of inferior quality and therefore debris may still be present below the new coverings.

- This survey details all areas accessed and all samples taken. Where an area is not accessed for one or multiple reasons this will be detailed and clearly shown on the plans included. No responsibility can be taken for areas not accessed at the time of the survey

- Access for the survey may be restricted for reasons beyond our control such as height, inconvenience to others, immovable obstacles or confined space. Where electrical equipment or pipework is present, no access will be attempted until proof of a safe state is given. Our operatives have a duty of care under the 'Health and Safety at Work Act 1974' for both themselves and others.

- In a building where asbestos has been identified and it is clear that not all areas have been investigated, any material that is found to be suspicious and not detailed as part of surveyed area should be treated with caution and sampled accordingly.

- Certain materials contain asbestos to varying degrees and some may be less densely contaminated at certain locations (e.g. Artex). Where this is the case the sample taken may not be representative of the whole product throughout.

- Where a survey is carried out under the guidance of the owner of the property, or his representative, then the survey will be as per his instructions and guidance at that time.

- M2 Environmental Ltd cannot be held responsible for any damage caused as part of this survey carried out on your behalf. Due to the nature and necessity of sampling for asbestos some damage is unavoidable and will be limited just that is necessary for the taking of the sample.

Site Description

Current Site Conditions

M2 Environmental visited the Former Oakwell Brewery Site in Barnsley on August 15th & September 5th 2013. The inspection was undertaken solely on the areas identified by the client.

Ariel View of the Site



The Former Oakwell Brewery Site, in Barnsley consists of 12 buildings of various construction types and ages.

Description of Survey

Sampling Strategy

Sampling was not carried out where it would have caused unreasonable damage to the buildings fabric or where it would be unsafe to do so.

All sampling was undertaken in accordance with the guidelines produced in HSG 264. The samples were double bagged, labelled and submitted to the laboratory as bulk samples. No accessible areas were excluded during the survey.

Areas not accessed

Some areas of the site were inaccessible due to a variety of reasons explained and shown in APPENDIX E (areas of no access). These areas must be inspected prior to the proposed demolition.

Some electrics & pipework on the site were live and no access could be gained these areas therefore must be presumed to contain asbestos. M2 recommends that these areas are inspected by competent persons prior to the proposed demolition.

All other accessible areas of the buildings were inspected during the survey for materials which may contain asbestos. However, during the survey it was not possible to access any building foundations / ground content. Historically these areas have been known to contain asbestos.

Analytical Results

Introduction

All sampling was undertaken in accordance with HSE Document *'Asbestos: The analysts guide for sampling, analysis and clearance procedures'*. The certificates of analysis are included within **Appendix C** of this report. The material identifications and content are summarised below: -

- Crocidolite (Blue Asbestos)
- Amosite (Brown Asbestos)
- Chrysotile (White Asbestos)

Conclusions

Conclusions and Recommendations

During the survey the following ACM's were identified & presumed:-

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OB1/02/04	Throughout all Electrical Boxes on Site	Asbestos Textile Product	Chrysotile (White asbestos)	Approx 50 No. Electrical Boxes	MA Sheet 6
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OB8/01/01	Building OB8, Internal & External, Room 1 & Under Road in Duct, Pipe Lagging & Debris	Asbestos Insulation	Amosite (Brown asbestos) & Chrysotile (White asbestos)	1m length of Pipe & 6m^2 of contaminated floor area	MA Sheet 40
OB9/00/01	Building OB9, External, Cement Goods (roof sheets, centre pieces & chimneys)	Asbestos Cement	Chrysotile (White asbestos)	1000m^2	MA Sheet 44
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OB9/10/01	Building OB9, Internal, Room 10, Boiler Rope	Asbestos Textile Product	Chrysotile (White asbestos)	Small Amounts Throughout Boiler	MA Sheet 49

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
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OB11/02/01	Building OB11, Internal, Room 2, Pipe Lagging	Asbestos Insulation	Amosite (Brown asbestos) & Chrysotile (White asbestos)	8m length	MA Sheet 62
OB12/01/02	Building OB12, Internal, Room 1, Board	Asbestos Cement	Chrysotile (White asbestos)	$1m^2$	MA Sheet 65

Sample Ref	Location	Product Type	Asbestos Type	Extent	Material Assessment Sheet
OB12/01/05	Building OB12, Internal Throughout Building (above suspended ceiling), Roof Sheet	Asbestos Cement	Chrysotile (White asbestos)	$56m^2$	MA Sheet 68
OB12/02/01	Building OB12, Internal, Rooms 2 & 3, Ceiling Board	Asbestos Cement	Chrysotile (White asbestos)	$28m^2$	MA Sheet 69
OB1/00/P1	Building OB1, External, Presumed Skylight Rope Seals	Asbestos Textile Product	Presumed Chrysotile (White asbestos)	$14m^2$ of skylight area	MA Sheet 70
OB5/00/P1	Building OB5, External, Presumed Skylight Rope Seals	Asbestos Textile Product	Presumed Chrysotile (White asbestos)	$27m^2$ of skylight area	MA Sheet 71
OB8/00/P1	Building OB8, External, Presumed Skylight Rope Seals	Asbestos Textile Product	Presumed Chrysotile (White asbestos)	$170m^2$ of skylight area	MA Sheet 72

Material Assessment Sheets Located in Appendix C

A total of approximately $308m/m^2$ of licensable material / contaminated floor space were identified /presumed during the survey and marked in RED in the above table. In almost all cases any works or removal of these materials must be carried out by licensed asbestos contractors giving 14 days notification of works to the HSE. This material must be removed under fully controlled conditions in accordance with HSE Document *'The Licensed Contractors Guide'*.

In addition a total of approximately $2714m/m^2$ of non-licensable material was identified/presumed as containing asbestos during the survey. Non-licensable material is defined as material which can be removed without having to acquire a license in accordance with HSE Document *'Work with materials containing asbestos L143'*. This material must be removed under controlled conditions by appropriately trained persons in accordance with HSE Document *'Asbestos Essentials Task Manual'*. A risk assessment will have to be undertaken by the relevant removal contractor to determine whether this material must be notified to the HSE immediately prior to removal.

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Appendix A

HSG 264 Extract

Type of Survey

There are two types of survey referred to in HSG 264.

Management Survey: Standard sampling, identification and assessment survey (Replacing Type 1 & 2 Surveys)

A management survey is the standard survey. Its purpose is to locate, as far as reasonably practicable, the presence and extent of any suspect ACMs in the building which could be damaged or disturbed during normal occupancy, including foreseeable maintenance and installation, and to assess their condition. Management surveys will often involve minor intrusive work and some disturbance. The extent of intrusion will vary between premises and depend on what is reasonably practicable for individual properties, ie it will depend on factors such as the type of building, the nature of construction, accessibility etc. A management survey should include an assessment of the condition of the various ACMs and their ability to release fibres into the air if they are disturbed in some way. This 'material assessment' (Appendix C) will give a good initial guide to the priority for managing ACMs as it will identify the materials which will most readily release airborne fibres if they are disturbed. The survey will usually involve sampling and analysis to confirm the presence or absence of ACMs. However a management survey can also involve presuming the presence or absence of asbestos. A management survey can be completed using a combination of sampling ACMs and presuming ACMs or, indeed, just presuming. Any materials presumed to contain asbestos must also have their condition assessed (ie a material assessment). Management surveys can involve a combination of sampling to confirm asbestos is present or presuming asbestos to be present.

Refurbishment/Demolition Survey: Full access sampling and identification survey (Replacing Type 3 Survey)

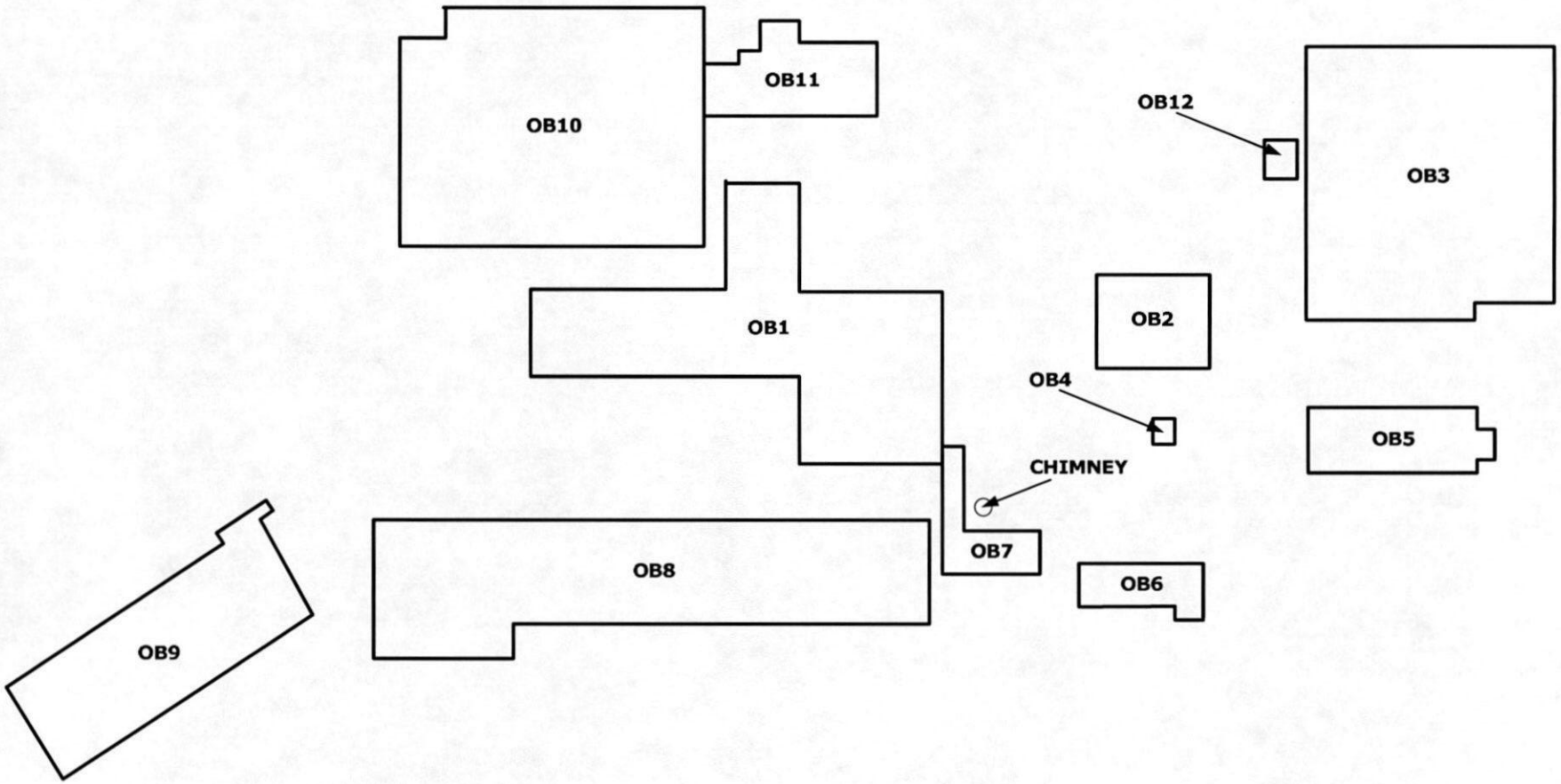
A refurbishment and demolition survey is needed before any refurbishment or demolition work is carried out. This type of survey is used to locate and describe, as far as reasonably practicable, all ACMs in the area where the refurbishment work will take place or in the whole building if demolition is planned. The survey will be fully intrusive and involve destructive inspection, as necessary, to gain access to all areas, including those that may be difficult to reach. A refurbishment and demolition survey may also be required in other circumstances, eg when more intrusive maintenance and repair work will be carried out or for plant removal or dismantling. There is a specific requirement in CAR 2006 (regulation 7) for all ACMs to be removed as far as reasonably practicable before major refurbishment or final demolition. Removing ACMs is also appropriate in other smaller refurbishment situations which involve structural or layout changes to buildings (eg removal of partitions, walls, units etc). Under CDM, the survey information should be used to help in the tendering process for removal of ACMs from the building before work starts. The survey report should be supplied by the client to designers and contractors who may be bidding for the work, so that the asbestos risks can be addressed. In this type of survey, where the asbestos is identified so that it can be removed (rather than to 'manage' it), the survey does not normally assess the condition of the asbestos, other than to indicate areas of damage or where additional asbestos debris may be present. However, where the asbestos removal may not take place for some time, the ACMs' condition will need to be assessed and the materials managed. Refurbishment and demolition surveys are intended to locate all the asbestos in the building (or the relevant part), as far as reasonably practicable. It is a disruptive and fully intrusive survey which may need to penetrate all parts of the building structure. Aggressive inspection techniques will be needed to lift carpets and tiles, break through walls, ceilings, cladding and partitions, and open up floors. In these situations, controls should be put in place to prevent the spread of debris, which may include asbestos. Refurbishment and demolition surveys should only be conducted in unoccupied areas to minimise risks to the public or employees on the premises. Ideally, the building should not be in service and all furnishings removed. For minor refurbishment, this would only apply to the room involved or even part of the room where the work is small and the room large. In these situations, there should be effective isolation of the survey area (eg full floor to ceiling partition), and furnishings should be removed as far as possible or protected using sheeting. The 'surveyed' area must be shown to be fit for reoccupation before people move back in. This will require a thorough visual inspection and, if appropriate (eg where there has been significant destruction), reassurance air sampling with disturbance. Under no circumstances should staff remain in rooms or areas of buildings when intrusive sampling is performed.

Appendix B

Site and Sample Location Plans

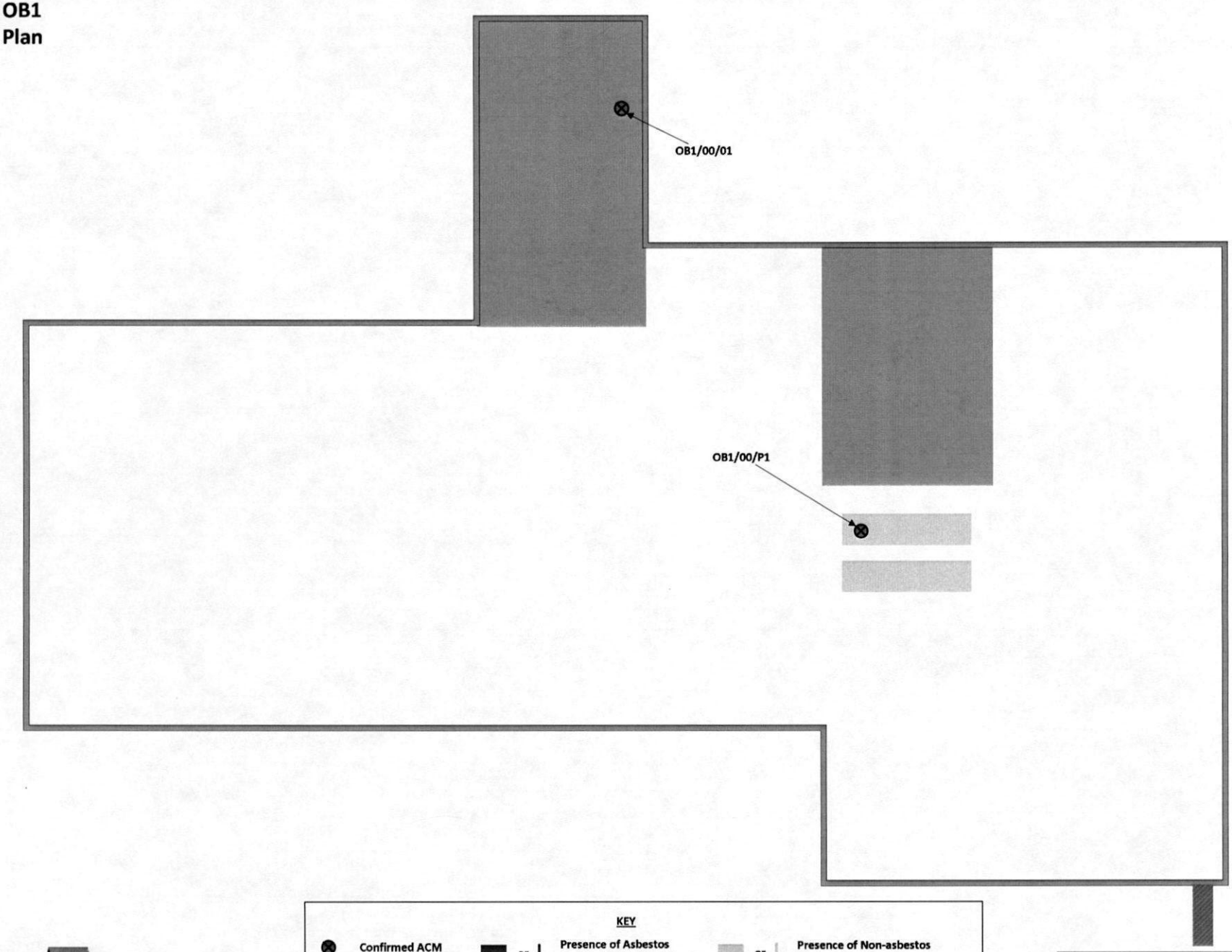
Site Plan

PONTEFRACT ROAD



Site Plan
Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB1
External Plan

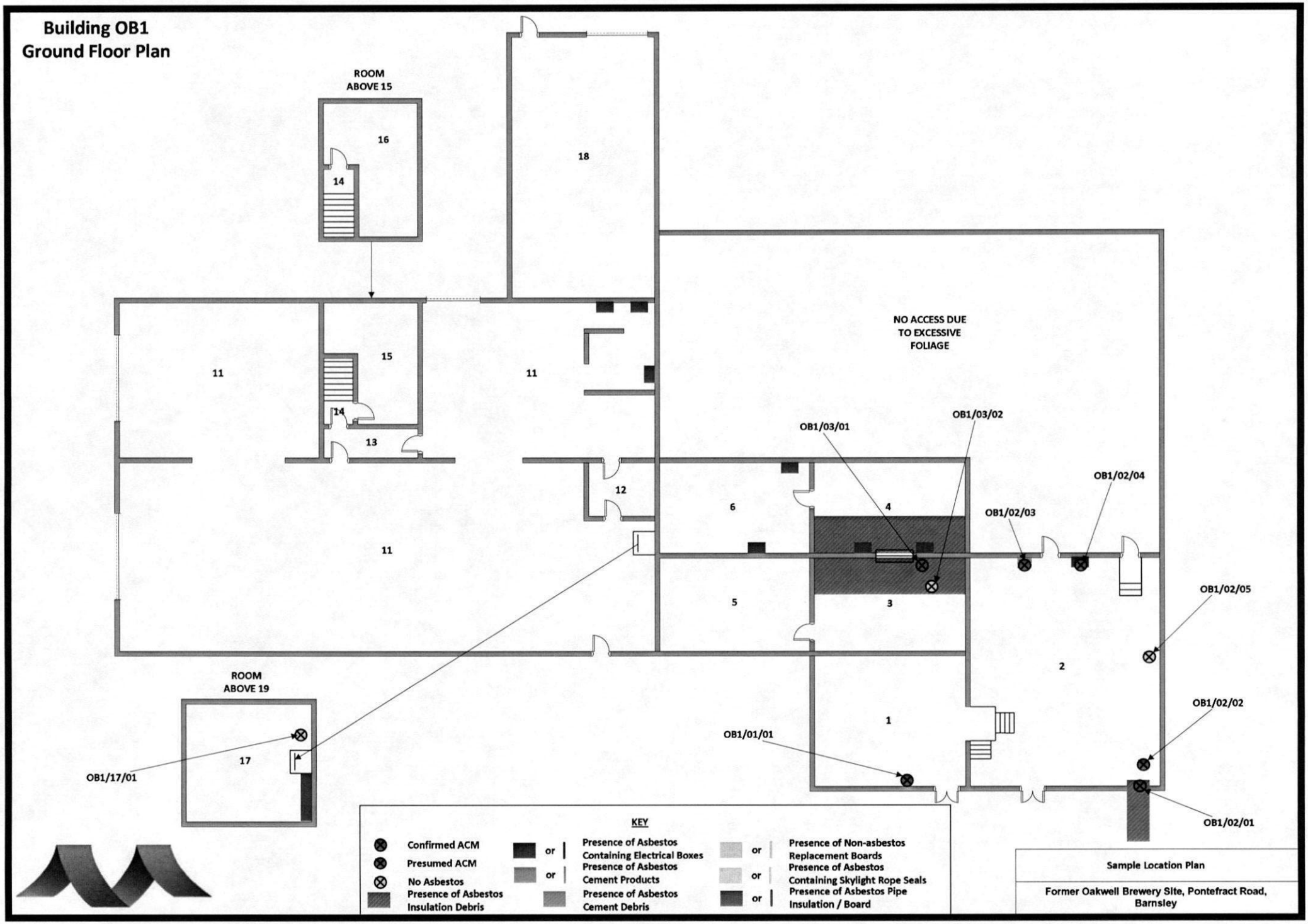


KEY

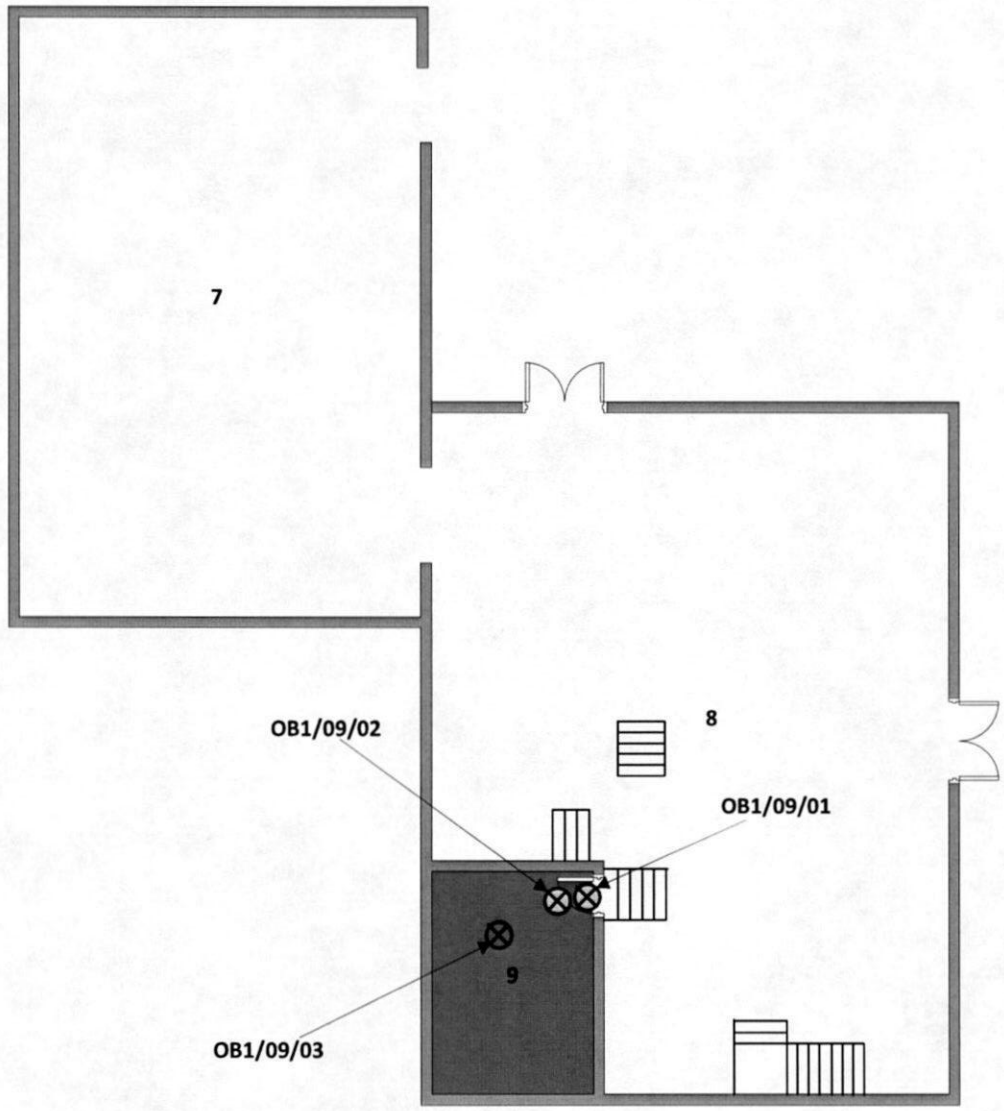
- Confirmed ACM
- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or
- Presence of Asbestos Containing Electrical Boxes
- or
- Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or
- Presence of Non-asbestos Replacement Boards
- or
- Presence of Asbestos Containing Skylight Rope Seals
- or
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley


Building OB1
Ground Floor Plan
ROOM
ABOVE 15
16
14
18
NO ACCESS DUE
TO EXCESSIVE
FOLIAGE
11
15
14
13
11
12
11
6
4
5
3
2
1
OB1/03/01
OB1/03/02
OB1/02/04
OB1/02/03
OB1/02/05
OB1/02/02
OB1/02/01
OB1/01/01
ROOM
ABOVE 19
17
OB1/17/01
KEY
Confirmed ACM
Presumed ACM
No Asbestos
Presence of Asbestos
Insulation Debris
or
Presence of Asbestos
Containing Electrical Boxes
Presence of Asbestos
Cement Products
Presence of Asbestos
Cement Debris
or
Presence of Non-asbestos
Replacement Boards
Presence of Asbestos
Containing Skylight Rope Seals
Presence of Asbestos Pipe
Insulation / Board
Sample Location Plan
Former Oakwell Brewery Site, Pontefract Road,
Barnsley

Building OB1
First Floor Plan



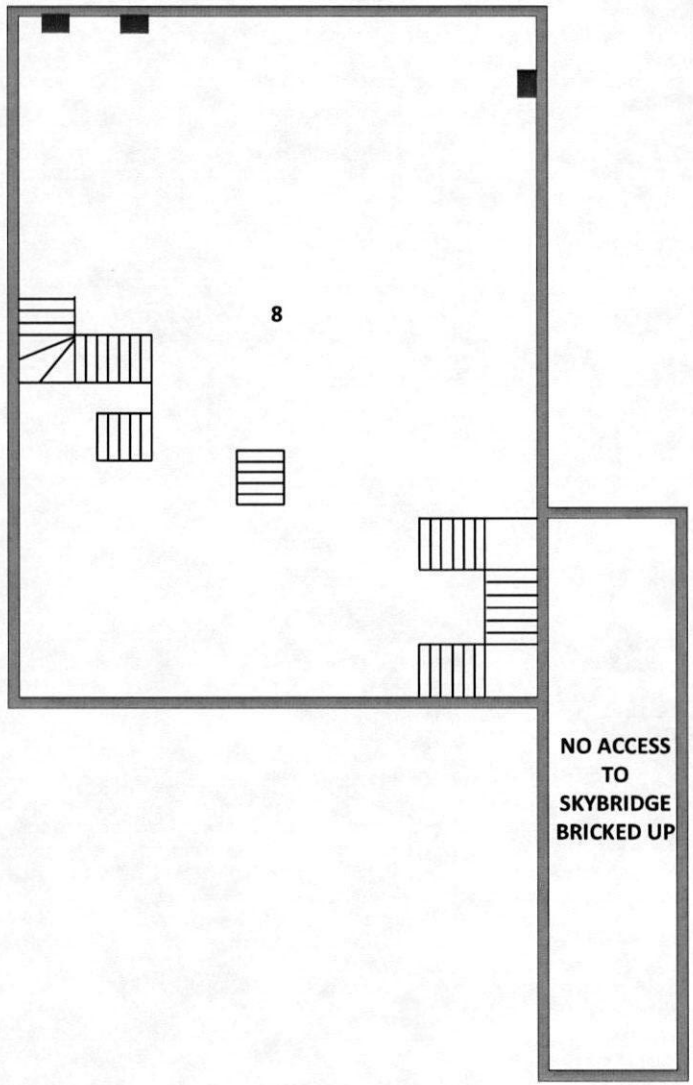
KEY

- Confirmed ACM
- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or — Presence of Asbestos Containing Electrical Boxes
- or — Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or — Presence of Non-asbestos Replacement Boards
- or — Presence of Asbestos Containing Skylight Rope Seals
- or — Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB1
Second Floor Plan



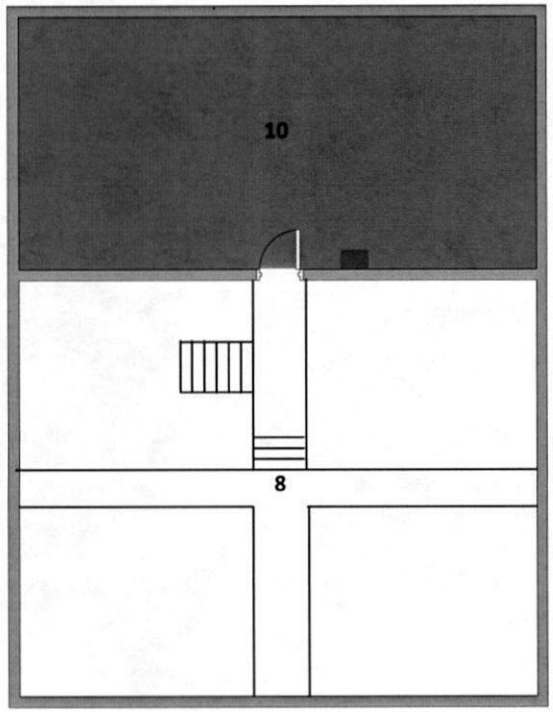
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or — Presence of Asbestos Containing Electrical Boxes
- or — Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or — Presence of Non-asbestos Replacement Boards
- or — Presence of Asbestos Containing Skylight Rope Seals
- or — Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB1
Third Floor Plan



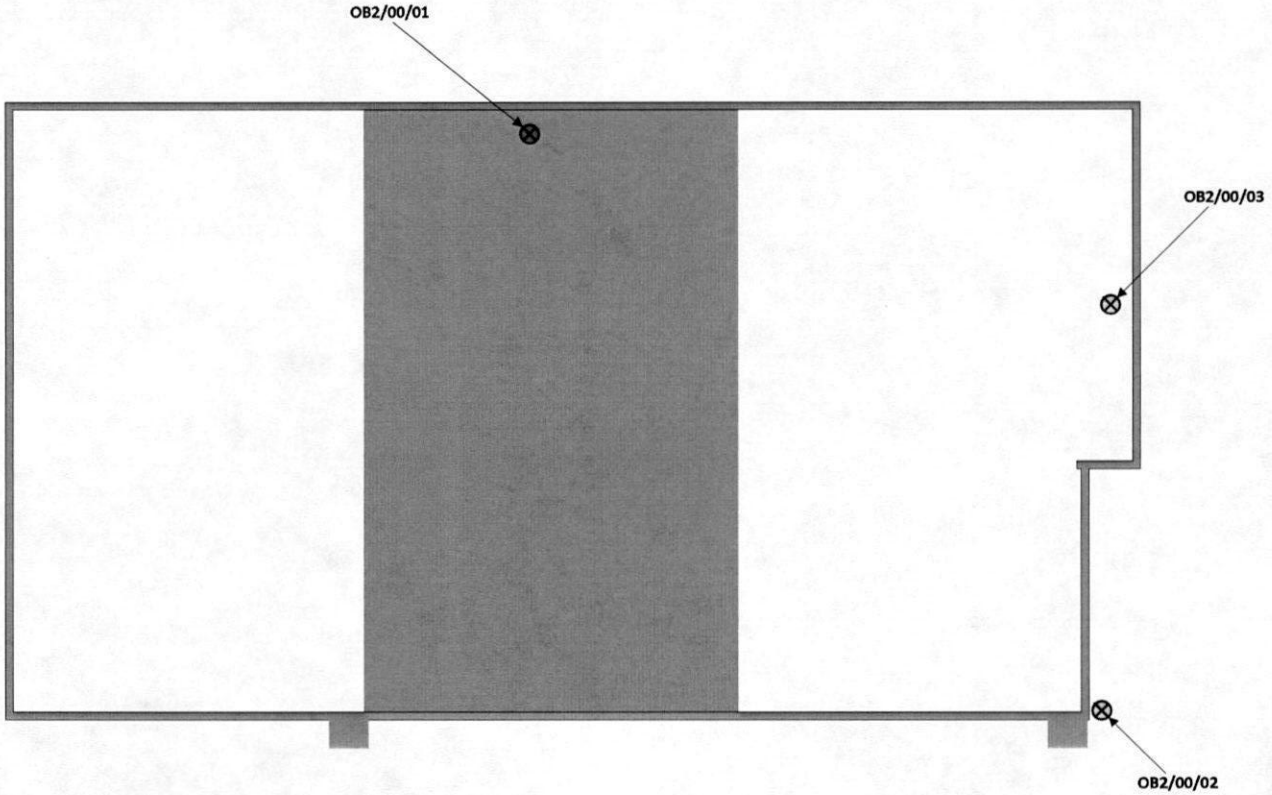
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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or — Presence of Asbestos Containing Electrical Boxes
- or — Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or — Presence of Non-asbestos Replacement Boards
- or — Presence of Asbestos Containing Skylight Rope Seals
- or — Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB2
External Plan



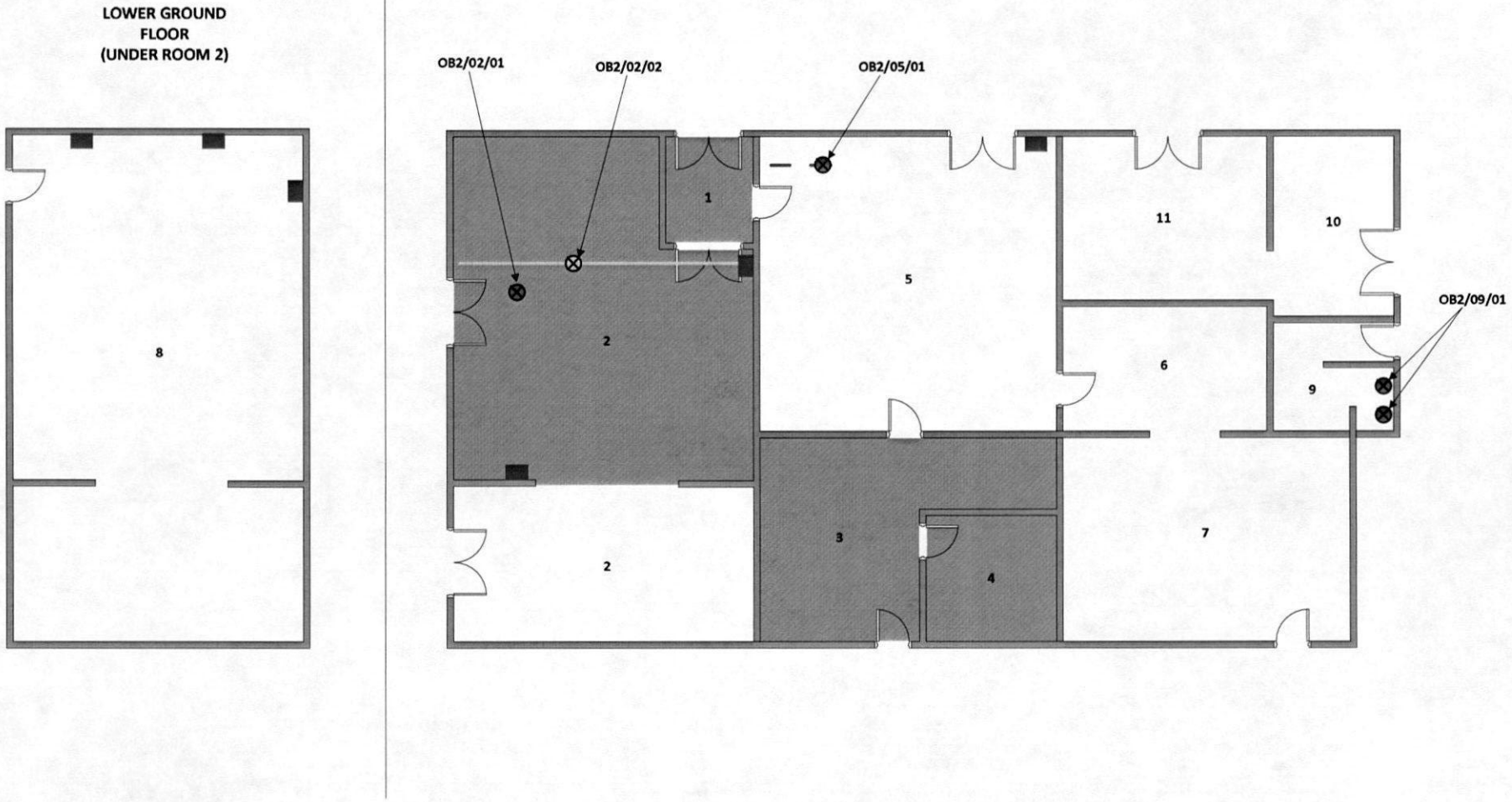
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or
- Presence of Asbestos Containing Electrical Boxes
- Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or
- Presence of Non-asbestos Replacement Boards
- Presence of Asbestos Containing Skylight Rope Seals
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB2
Internal Plan



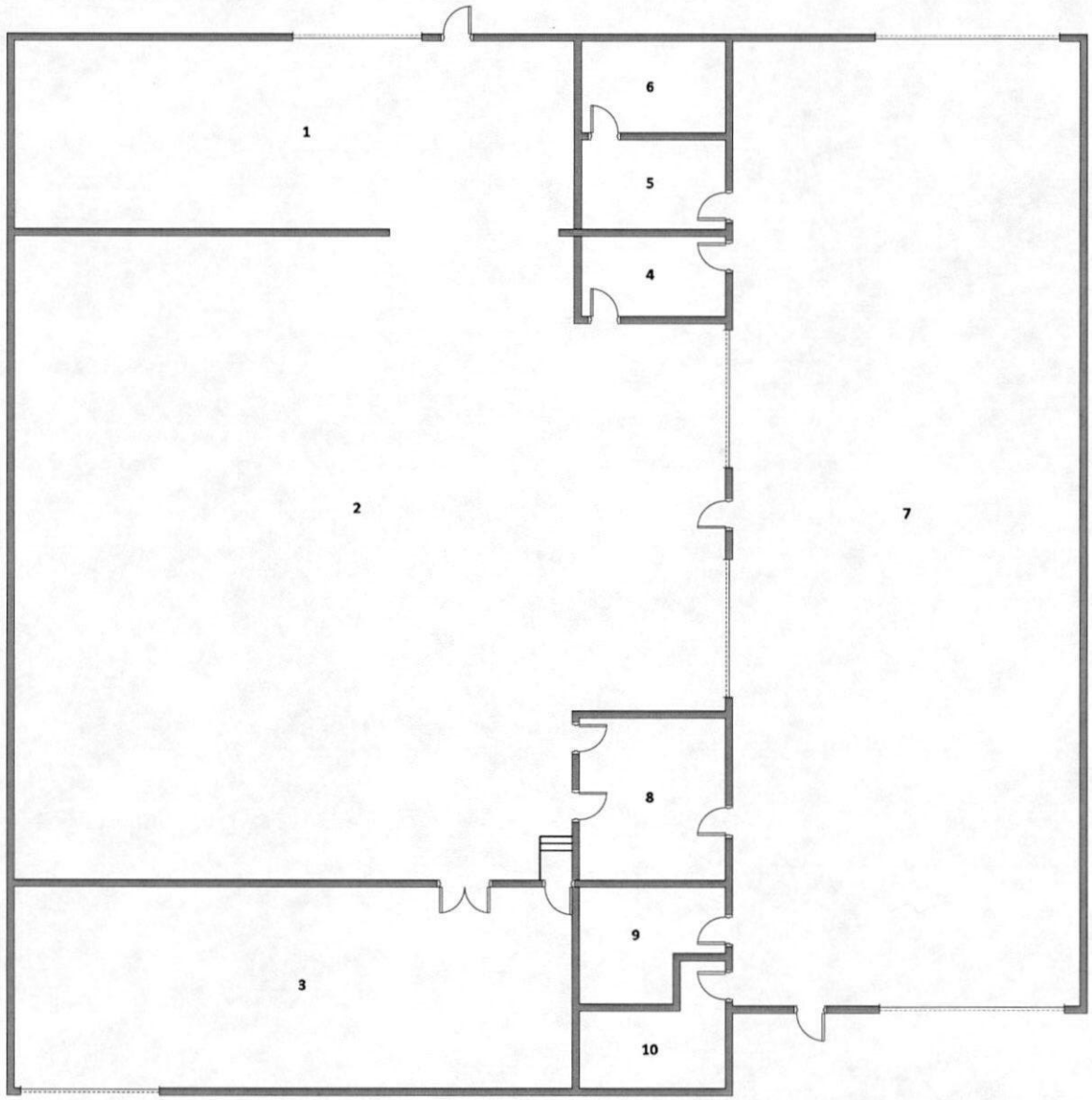
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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or
- Presence of Asbestos Containing Electrical Boxes
- Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or
- Presence of Non-asbestos Replacement Boards
- Presence of Asbestos Containing Skylight Rope Seals
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB3 Plan



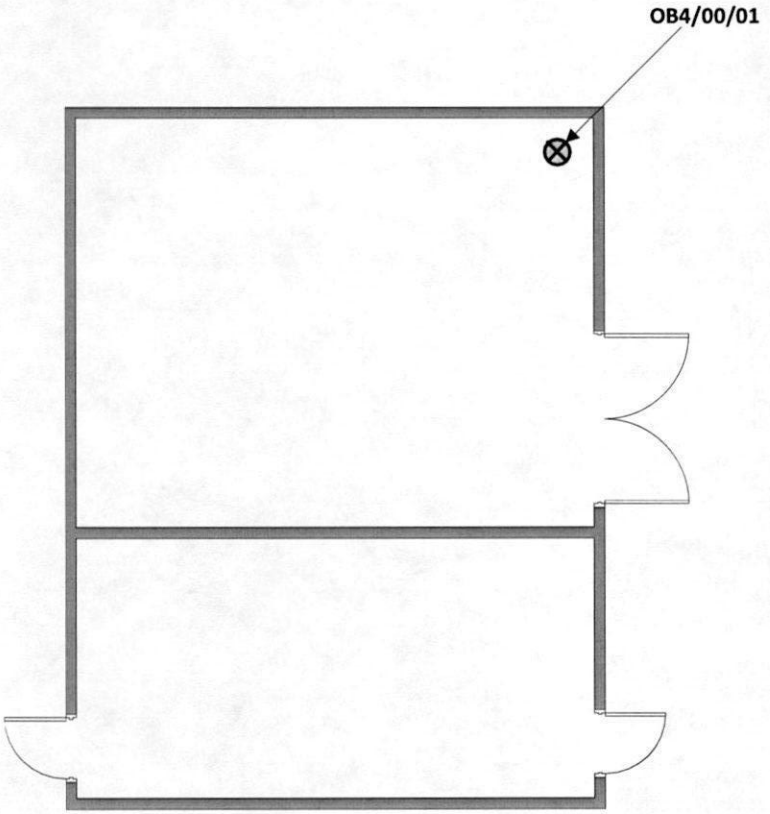
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB4
Plan



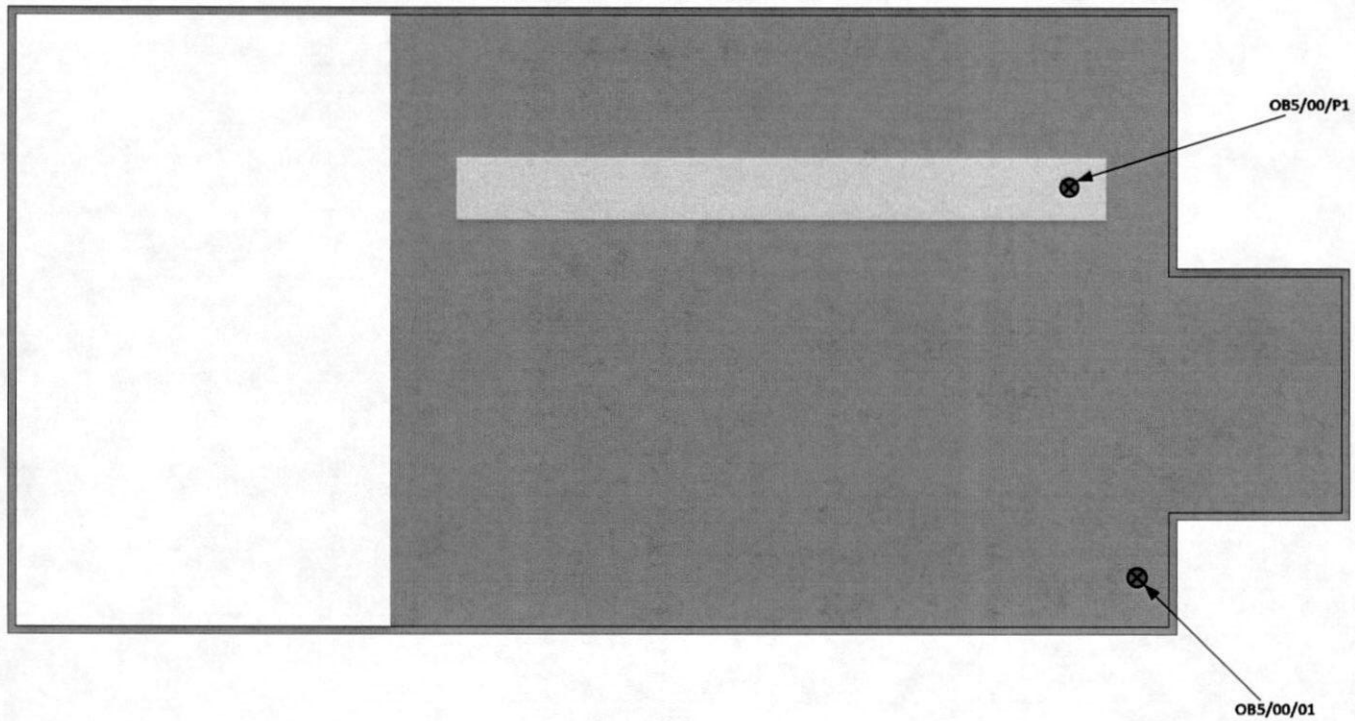
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or — Presence of Asbestos Containing Electrical Boxes
- or — Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or — Presence of Non-asbestos Replacement Boards
- or — Presence of Asbestos Containing Skylight Rope Seals
- or — Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB5
External Plan



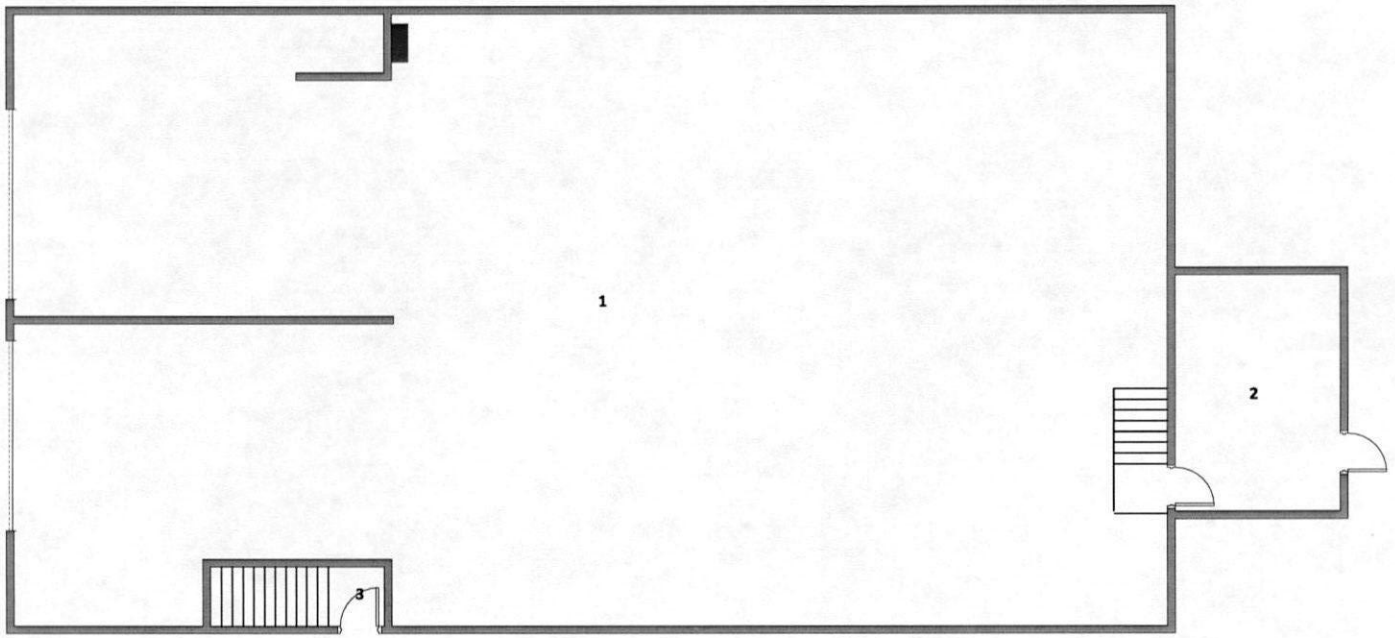
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB5
Ground Floor Plan



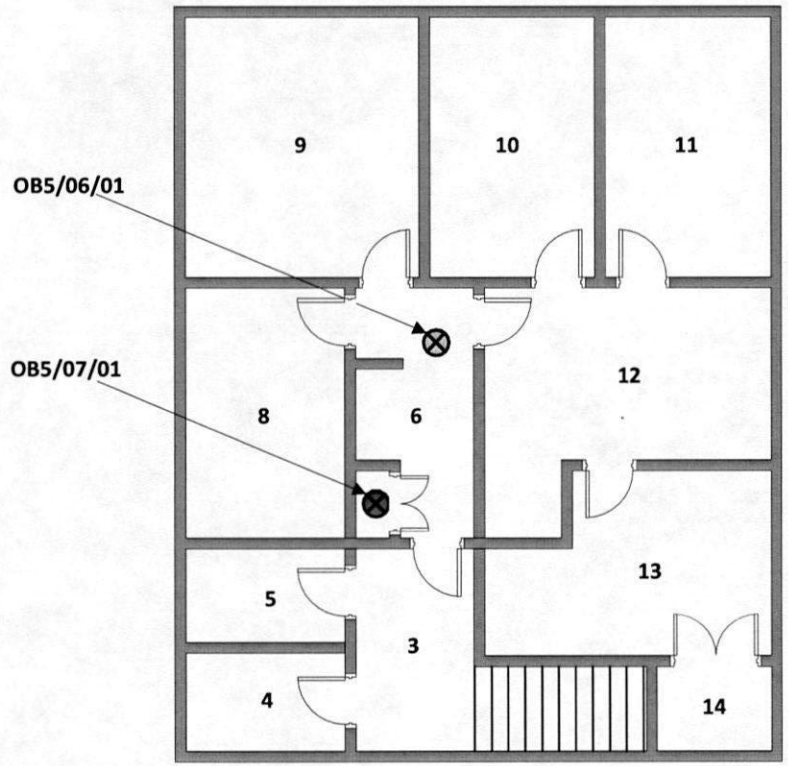
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB5
First Floor Plan



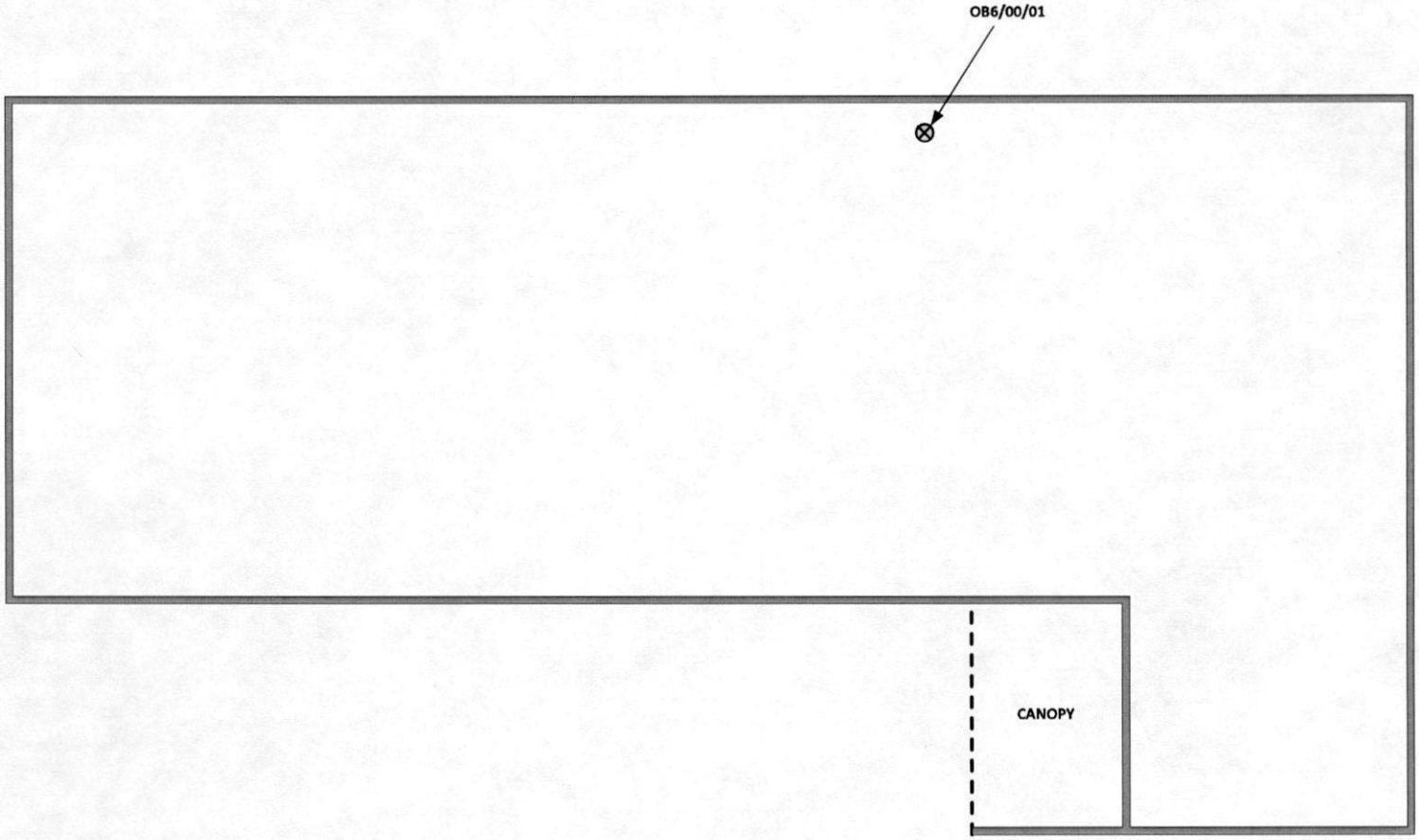
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or — Presence of Asbestos Containing Electrical Boxes
- or — Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or — Presence of Non-asbestos Replacement Boards
- or — Presence of Asbestos Containing Skylight Rope Seals
- or — Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB6
External Plan



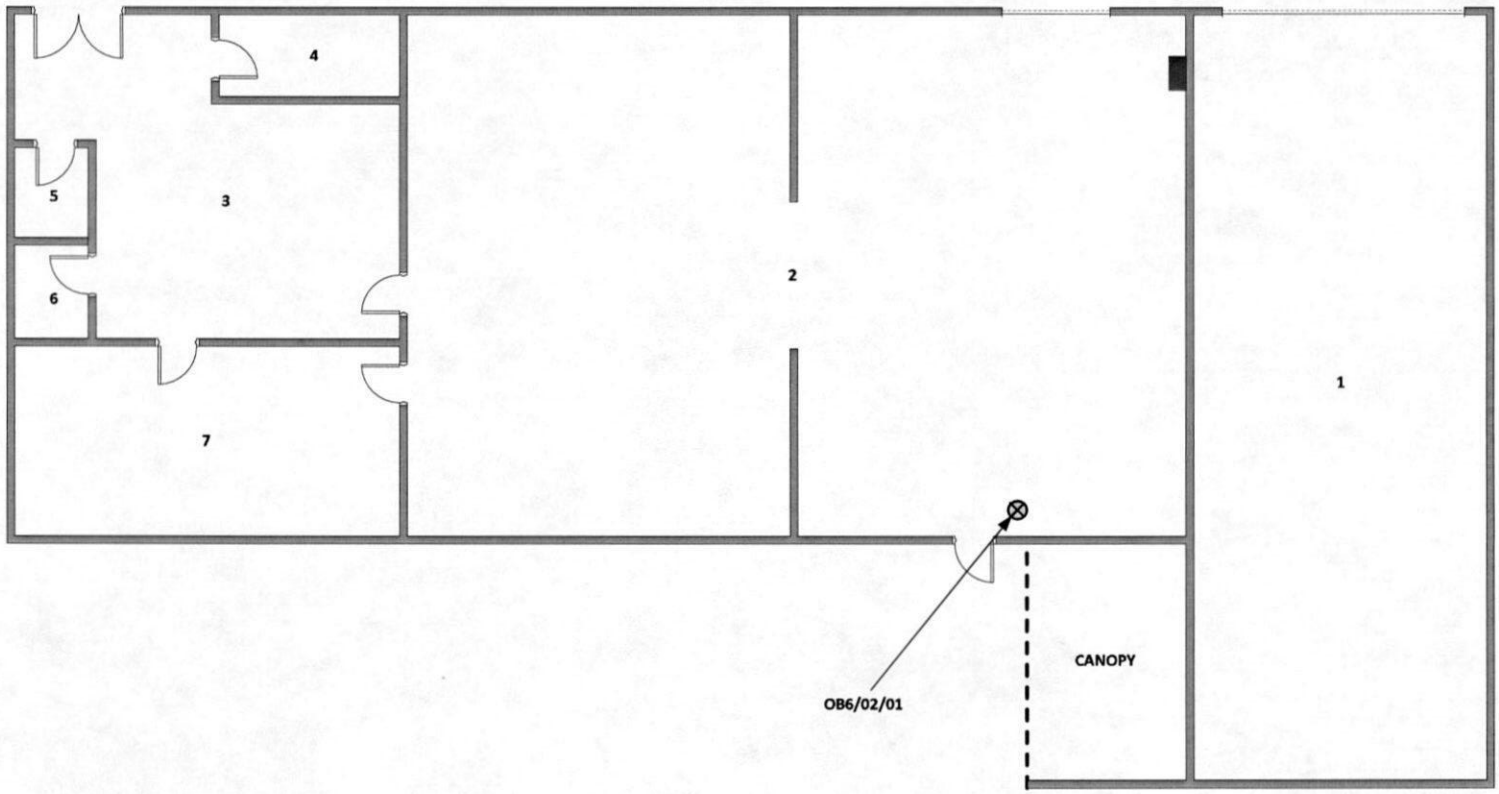
KEY

- Confirmed ACM
- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or
- Presence of Asbestos Containing Electrical Boxes
- or
- Presence of Asbestos Cement Products
- Presence of Asbestos Cement Debris
- or
- Presence of Non-asbestos Replacement Boards
- or
- Presence of Asbestos Containing Skylight Rope Seals
- or
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB6
Internal Plan



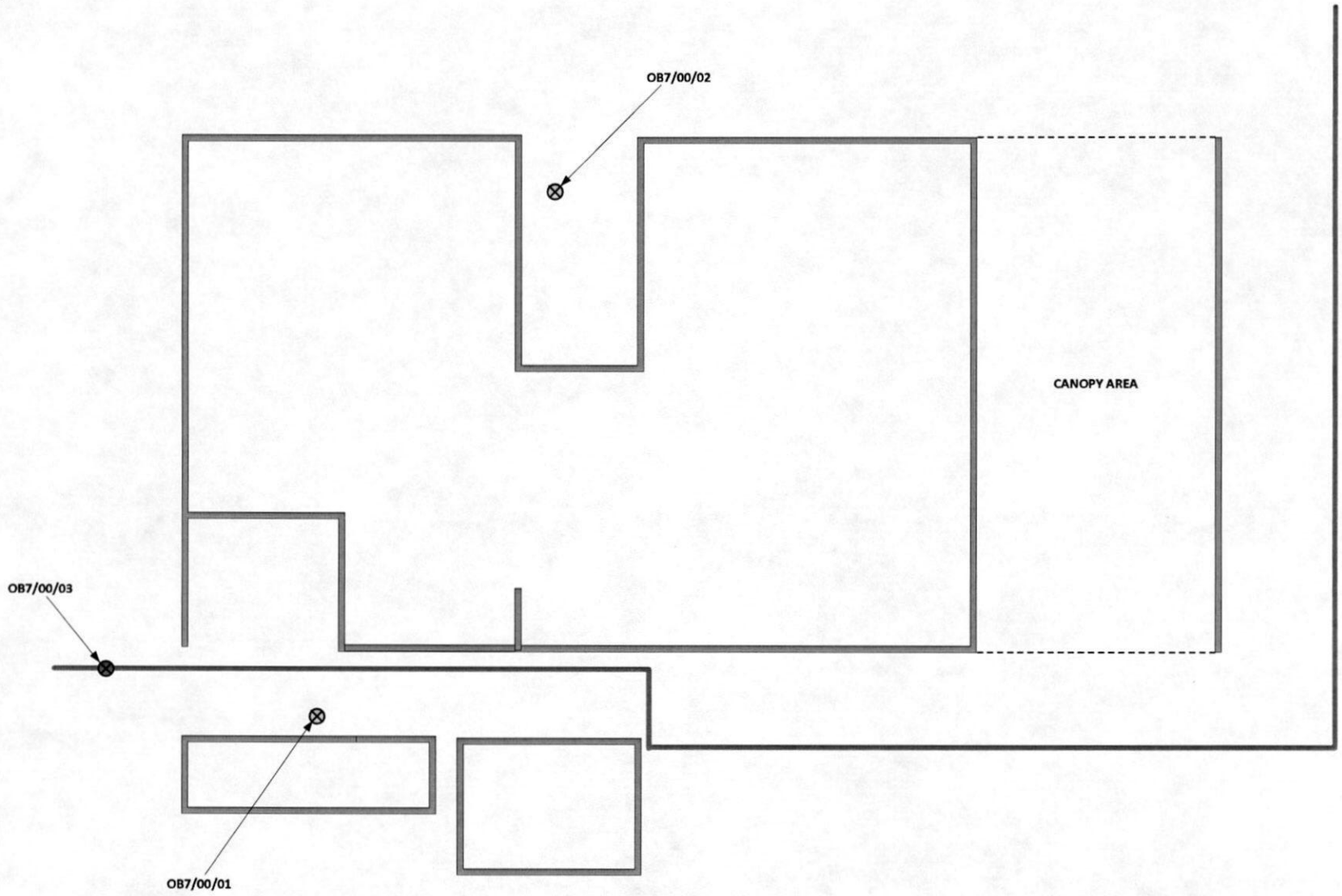
KEY

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Presumed ACM	or	Presence of Asbestos Cement Products	or	Presence of Asbestos Containing Skylight Rope Seals	
No Asbestos Presence of Asbestos Insulation Debris		Presence of Asbestos Cement Debris	or	Presence of Asbestos Pipe Insulation / Board	

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB7
External Plan



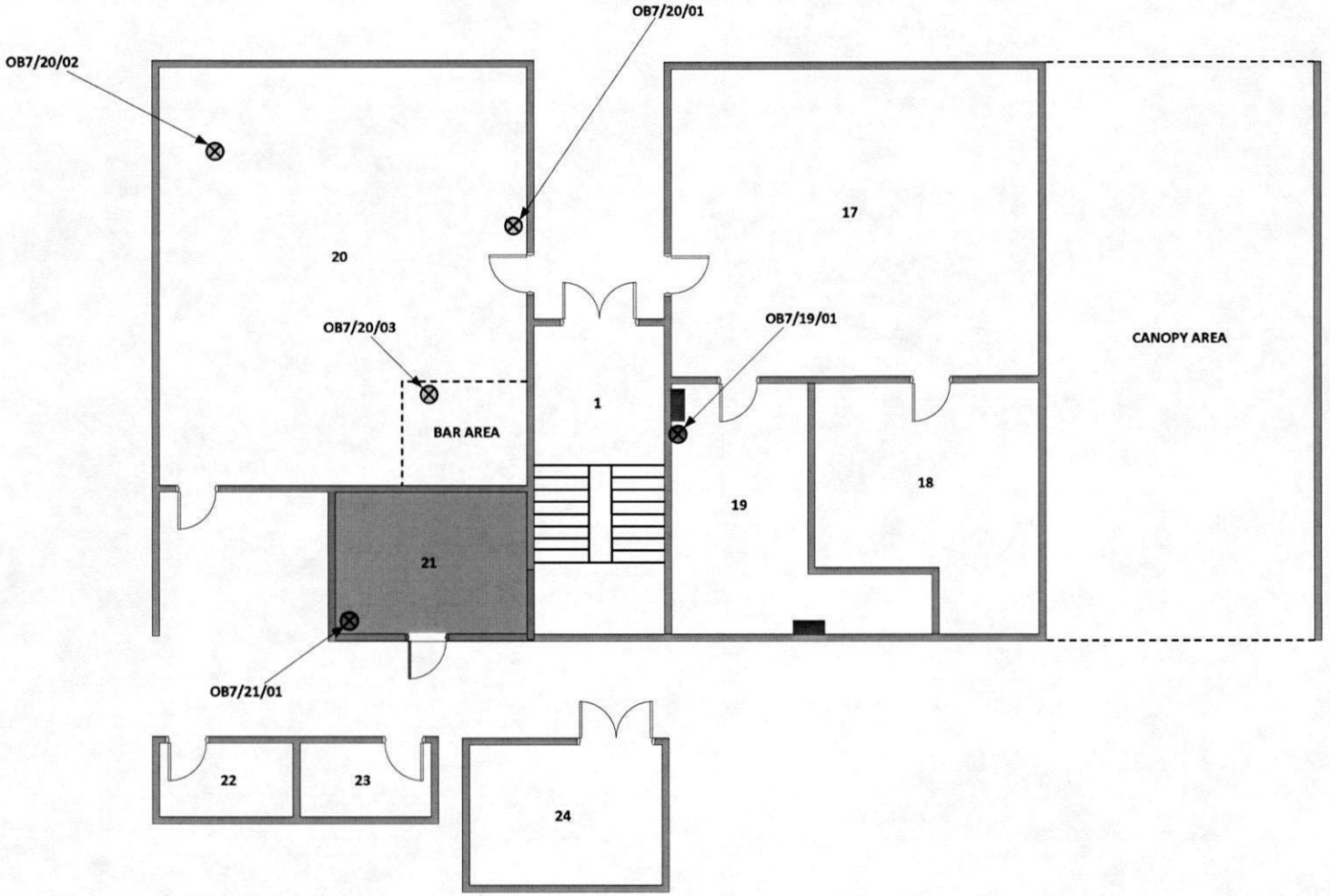
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- or Presence of Asbestos Cement Vinyl Products
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB7
Ground Floor Plan



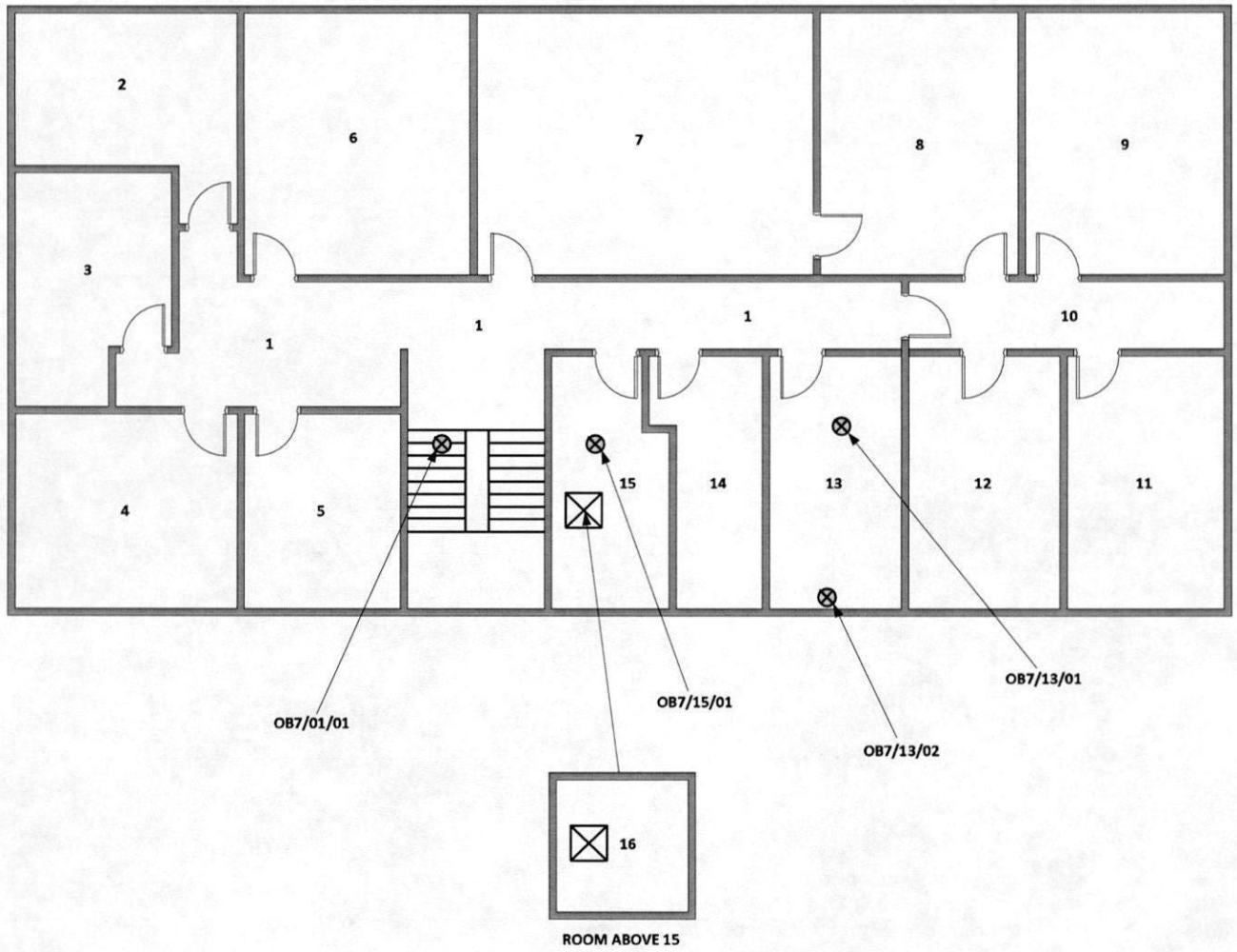
KEY

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Presumed ACM	or	Presence of Asbestos Cement Products	or	Presence of Asbestos Containing Skylight Rope Seals
No Asbestos Presence of Asbestos Insulation Debris	or	Presence of Asbestos Cement Vinyl Products	or	Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB7
First Floor Plan



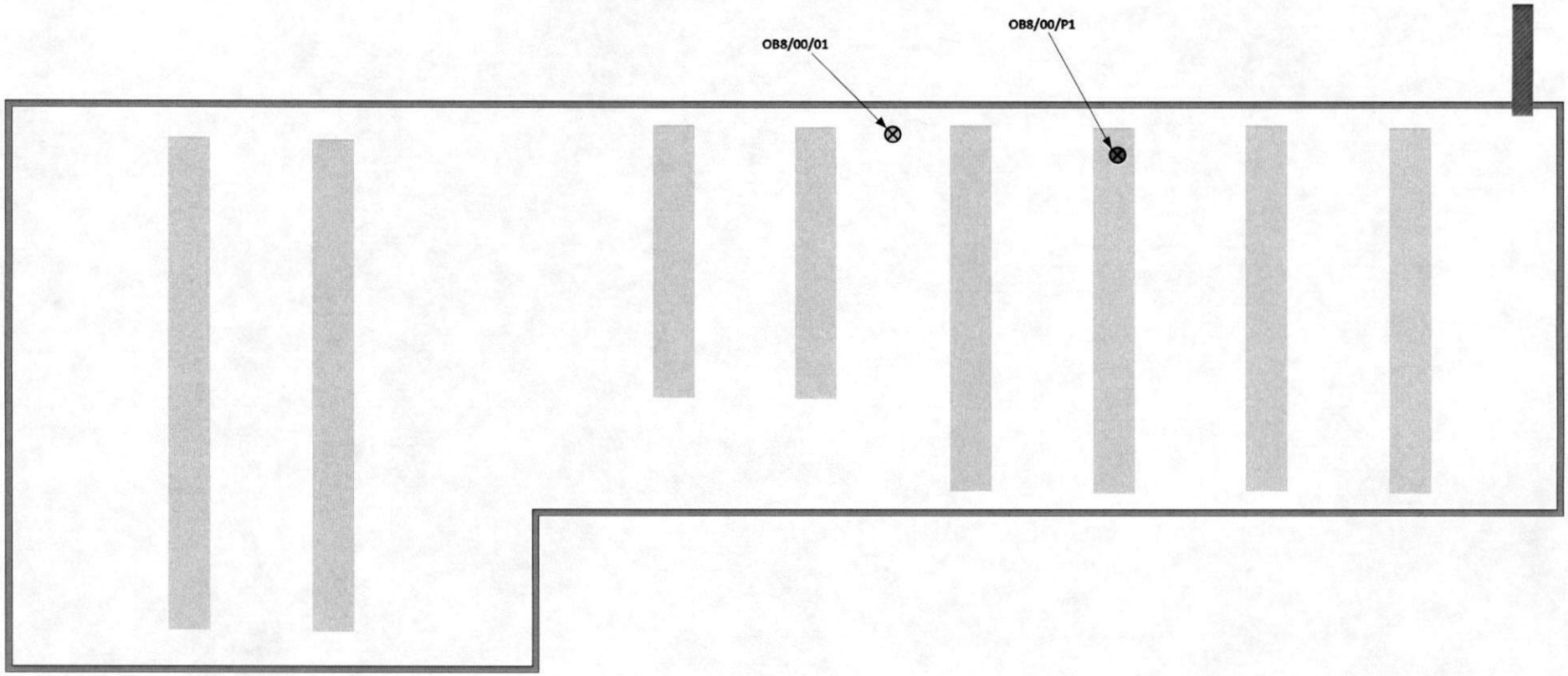
KEY

Confirmed ACM	or	Presence of Asbestos Containing Electrical Boxes	or	Presence of Non-asbestos Replacement Boards
Presumed ACM	or	Presence of Asbestos Cement Products	or	Presence of Asbestos Containing Skylight Rope Seals
No Asbestos Presence of Asbestos Insulation Debris	or	Presence of Asbestos Cement Vinyl Products	or	Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB8
External Plan



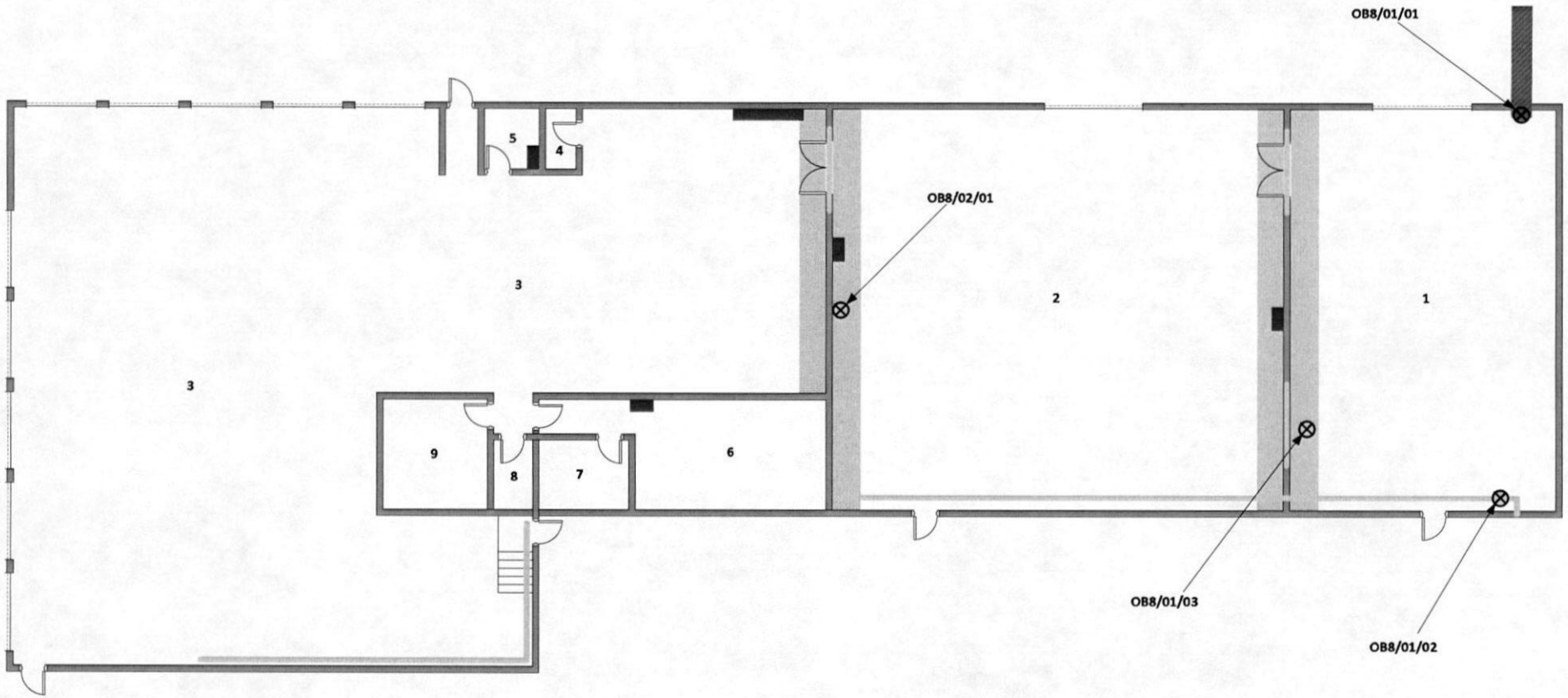
KEY

- Confirmed ACM
- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- or Presence of Asbestos Cement Vinyl Products
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB8
Internal Plan



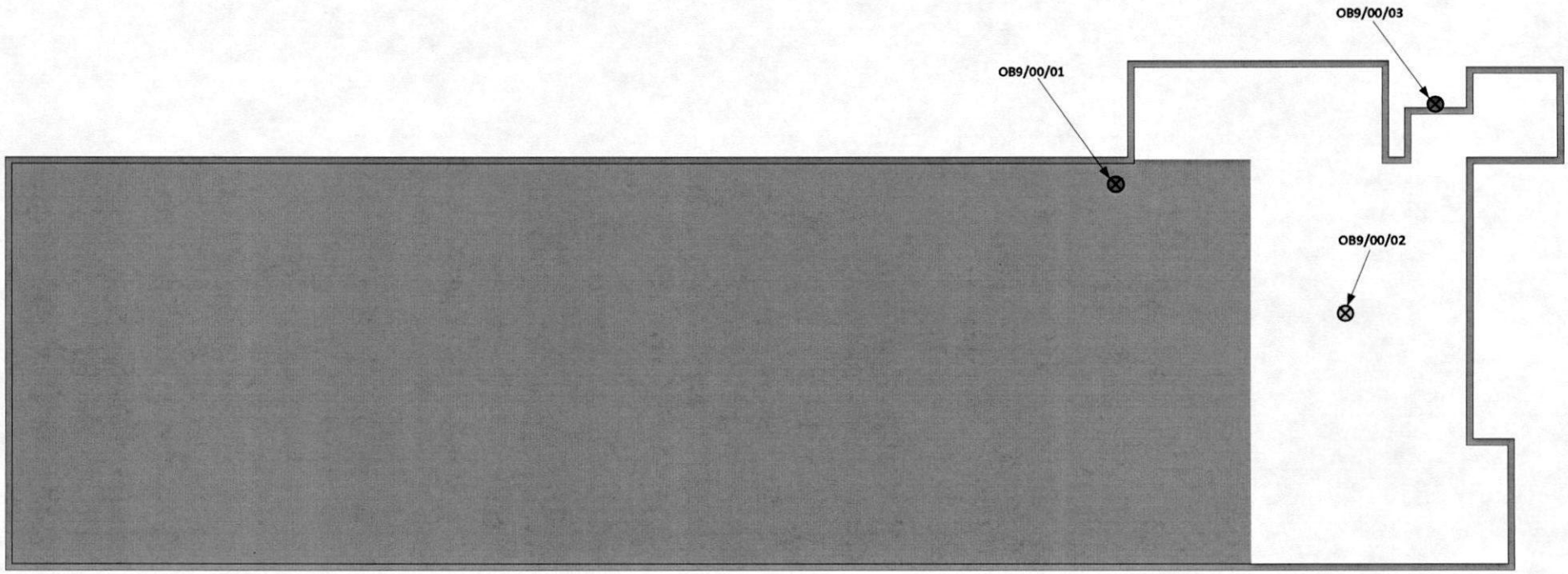
KEY

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Presumed ACM	or	Presence of Asbestos Cement Products	or	Presence of Asbestos Containing Skylight Rope Seals
No Asbestos	or	Presence of Asbestos Cement Vinyl Products	or	Presence of Asbestos Pipe Insulation / Board
Presence of Asbestos Insulation Debris				

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB9
External Plan



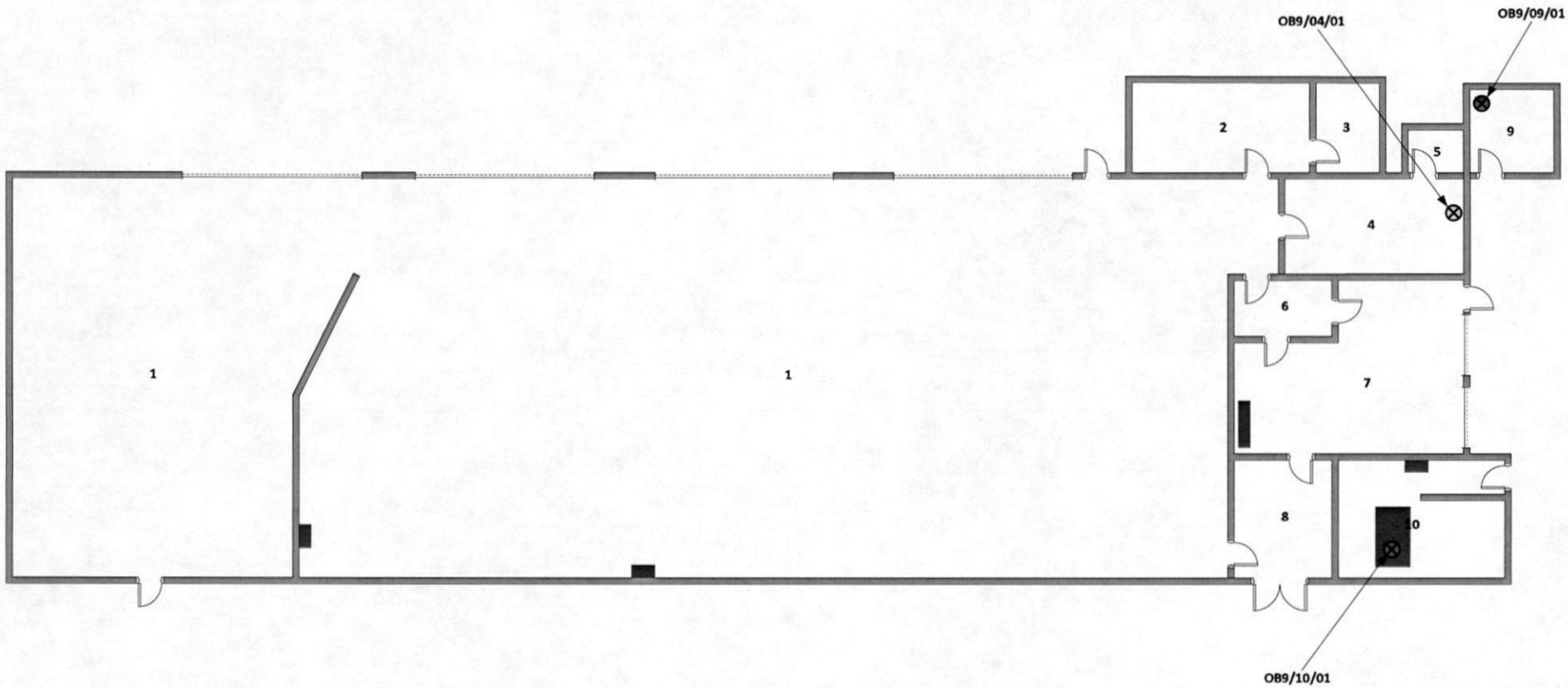
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- or Presence of Asbestos Cement Vinyl Products
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB9
Internal Plan



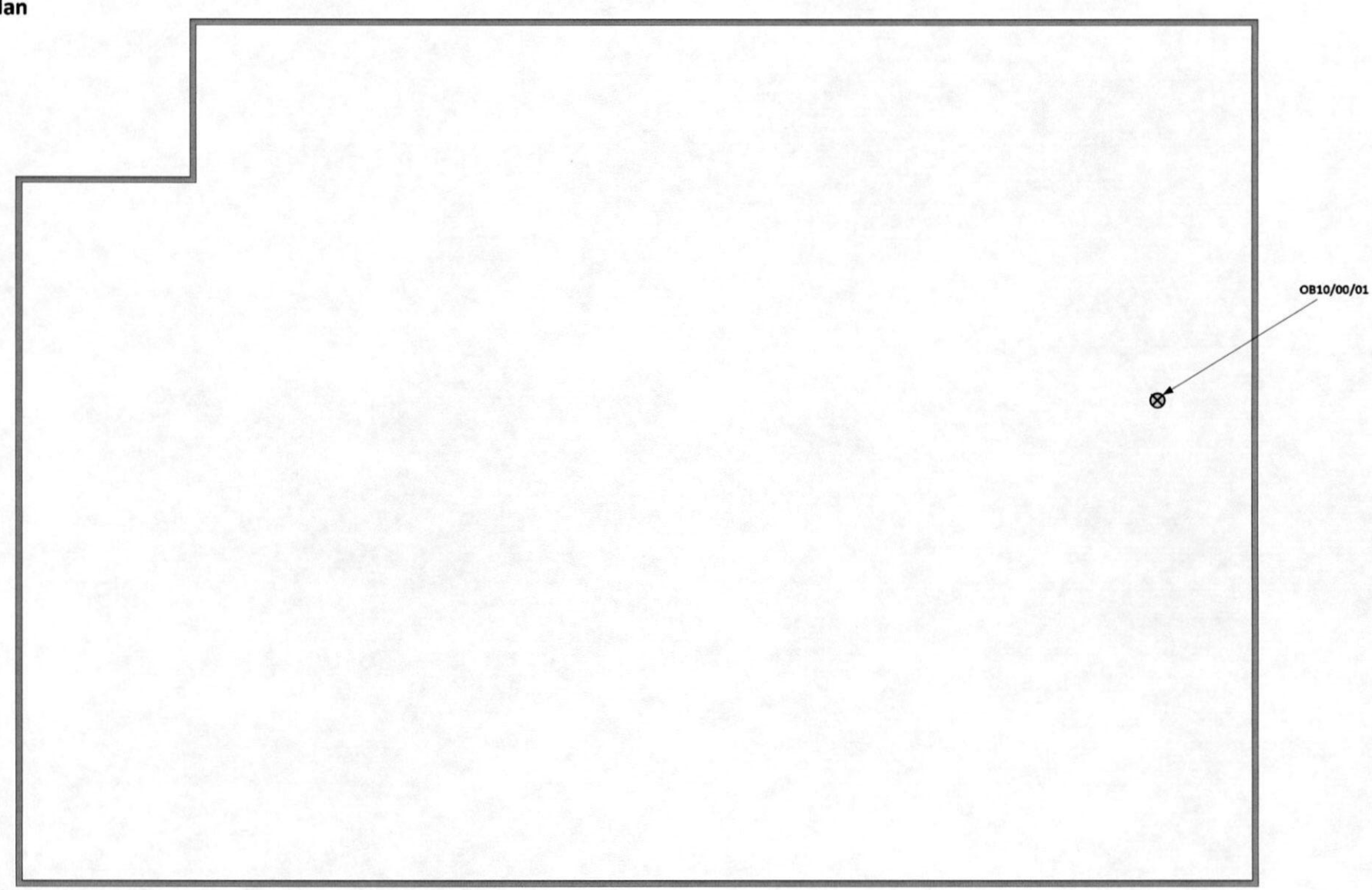
KEY

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Presumed ACM		Presence of Asbestos Cement Products		Presence of Asbestos Containing Skylight Rope Seals
No Asbestos		Presence of Asbestos Cement Vinyl Products		Presence of Asbestos Pipe Insulation / Board
Presence of Asbestos Insulation Debris				

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB10
External Plan



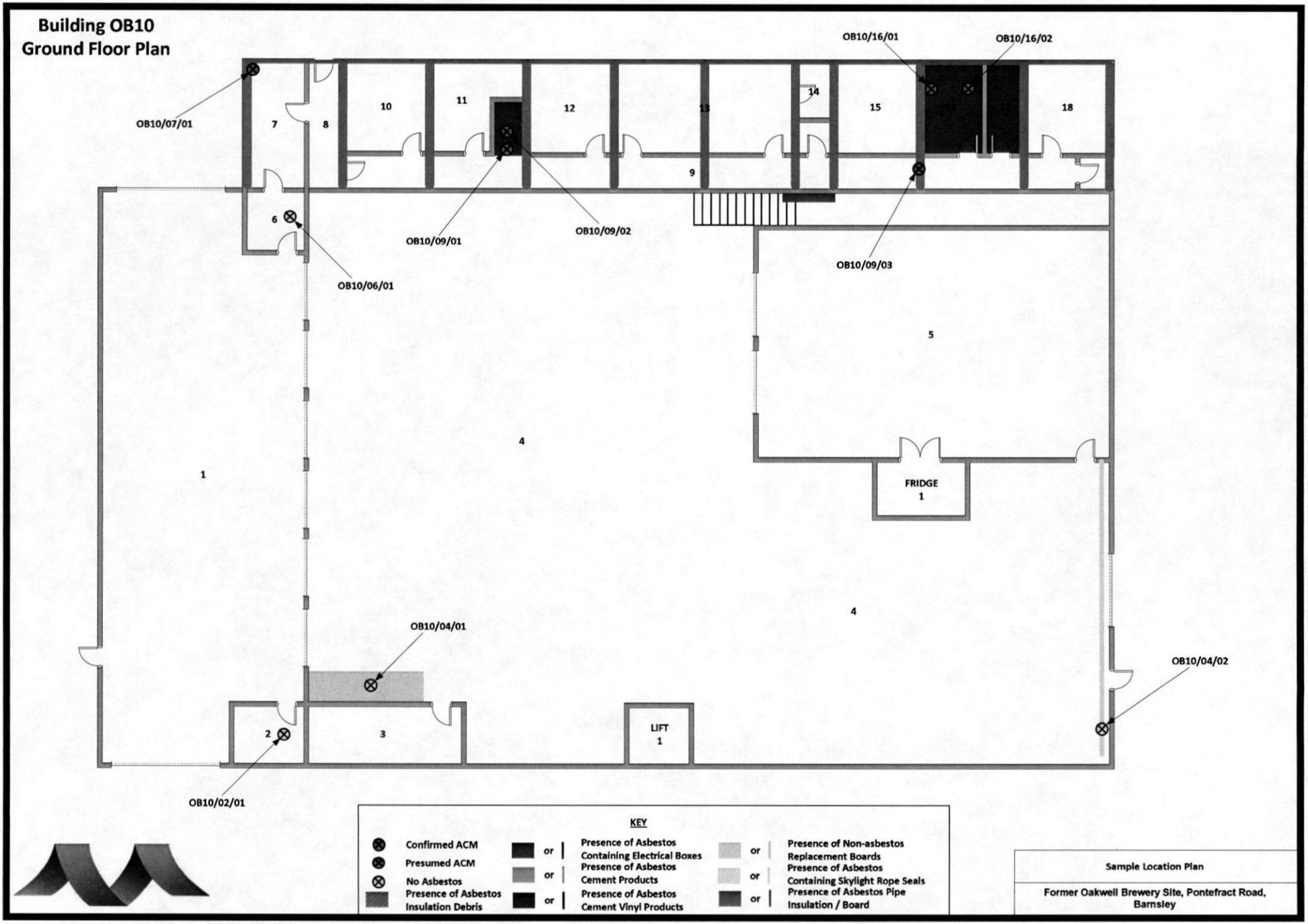
KEY

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- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or
- Presence of Asbestos Containing Electrical Boxes
- or
- Presence of Asbestos Cement Products
- or
- Presence of Asbestos Cement Vinyl Products
- or
- Presence of Non-asbestos Replacement Boards
- or
- Presence of Asbestos Containing Skylight Rope Seals
- or
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

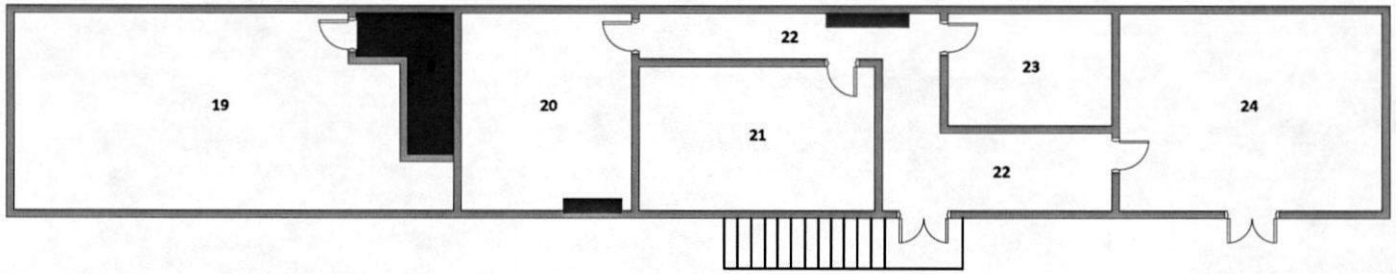
Building OB10
Ground Floor Plan



Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB10
First Floor Plan



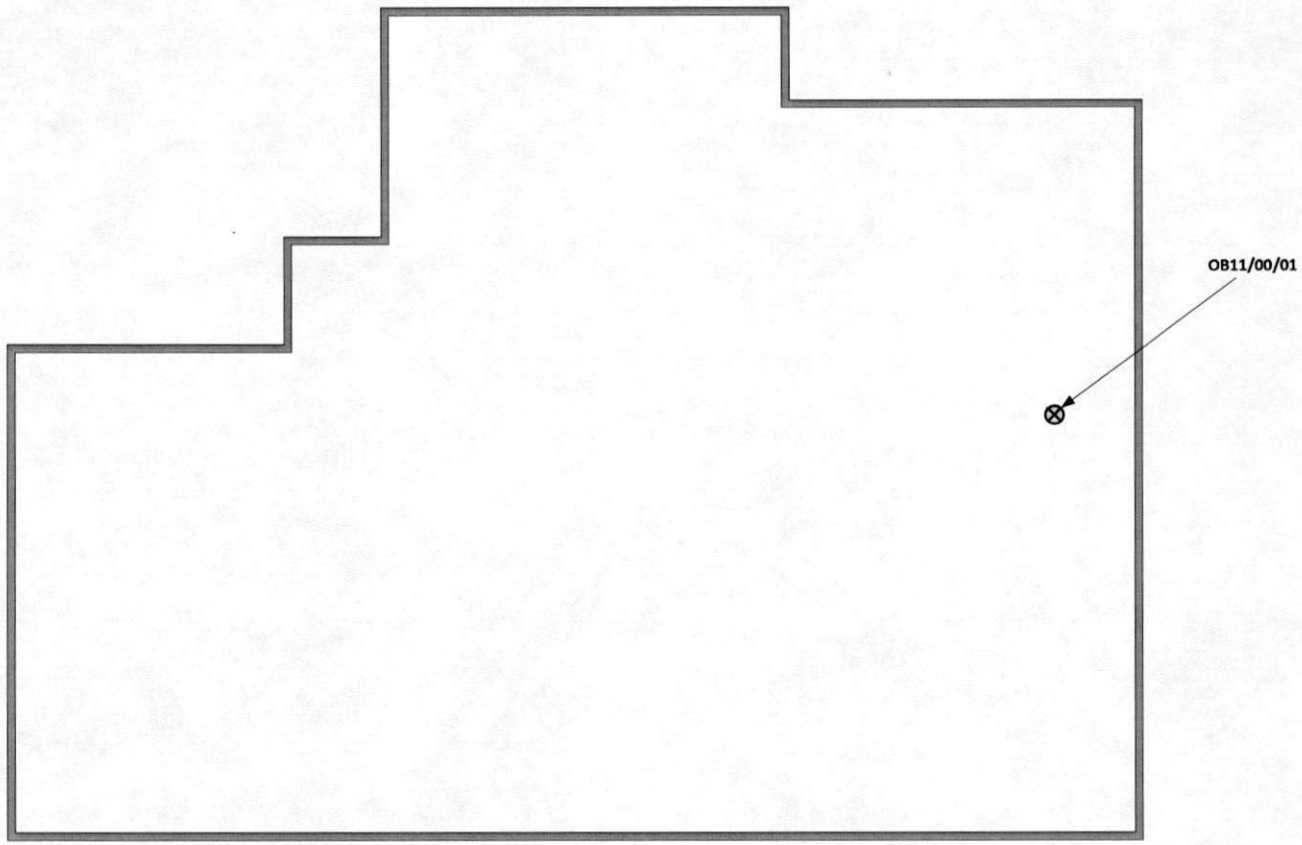
KEY

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Presumed ACM	or	Presence of Asbestos Cement Products	or	Presence of Asbestos Containing Skylight Rope Seals
No Asbestos	or	Presence of Asbestos Cement Vinyl Products	or	Presence of Asbestos Pipe Insulation / Board
Presence of Asbestos Insulation Debris				

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB11
External Plan



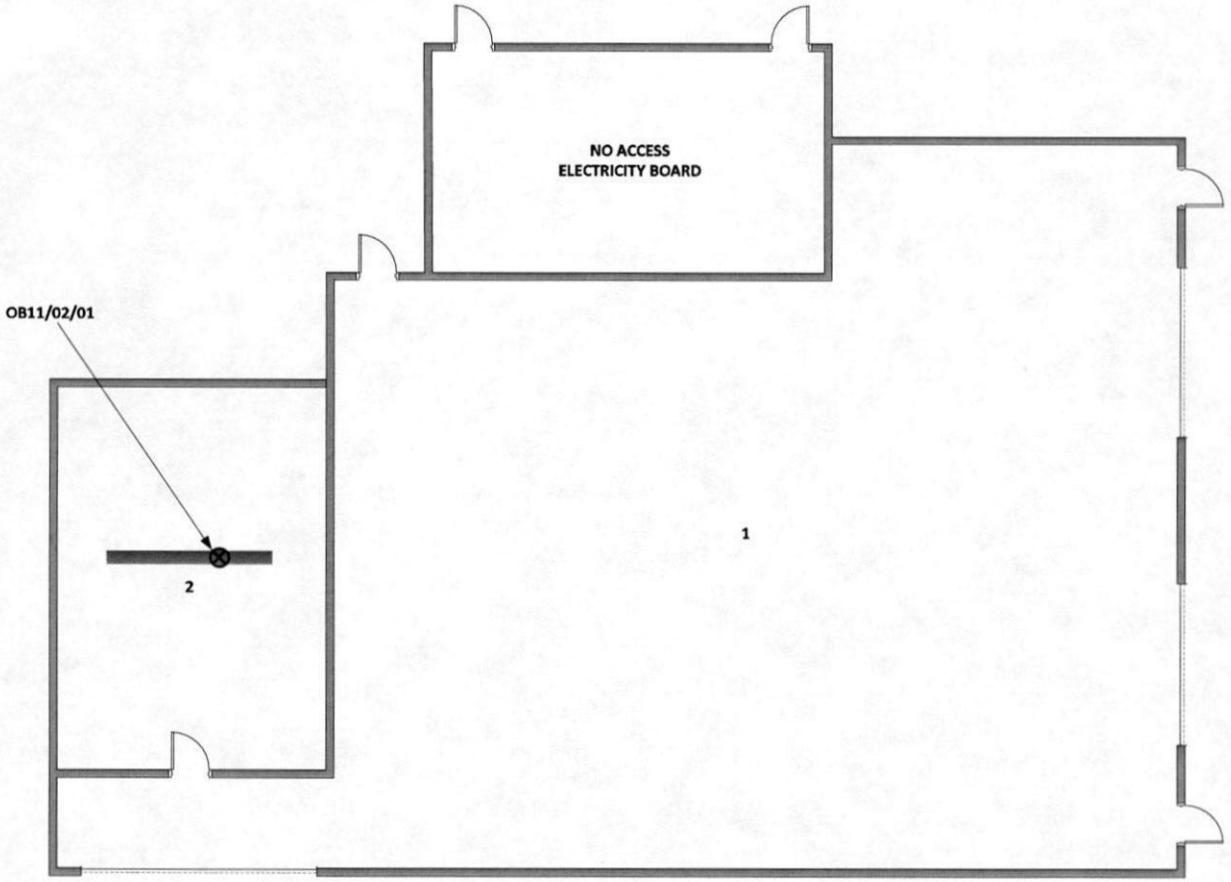
KEY

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- Presumed ACM
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- Presence of Asbestos Insulation Debris
- or Presence of Asbestos Containing Electrical Boxes
- or Presence of Asbestos Cement Products
- or Presence of Asbestos Cement Vinyl Products
- or Presence of Non-asbestos Replacement Boards
- or Presence of Asbestos Containing Skylight Rope Seals
- or Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB11
Internal Plan



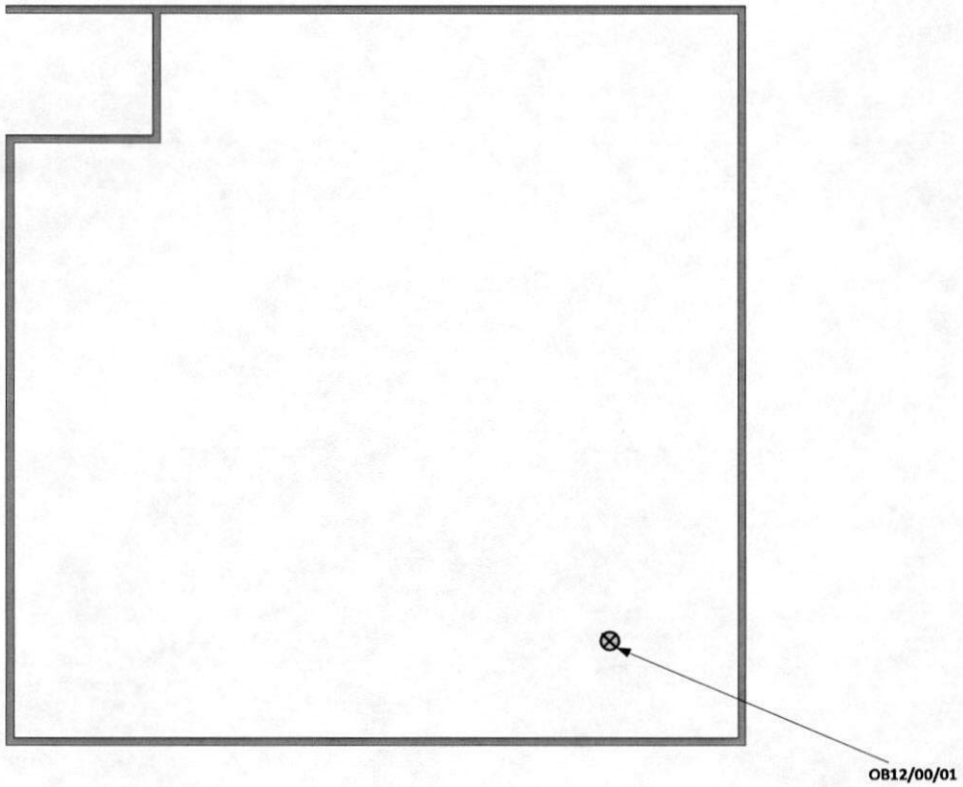
KEY

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Presumed ACM	or	Presence of Asbestos Cement Products	or	Presence of Asbestos Containing Skylight Rope Seals
No Asbestos	or	Presence of Asbestos Cement Vinyl Products	or	Presence of Asbestos Pipe Insulation / Board
Presence of Asbestos Insulation Debris				

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB12
External Plan



KEY

- Confirmed ACM
- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris

or

- Presence of Asbestos Containing Electrical Boxes
- Presence of Asbestos Cement Products
- Presence of Asbestos Cement Vinyl Products

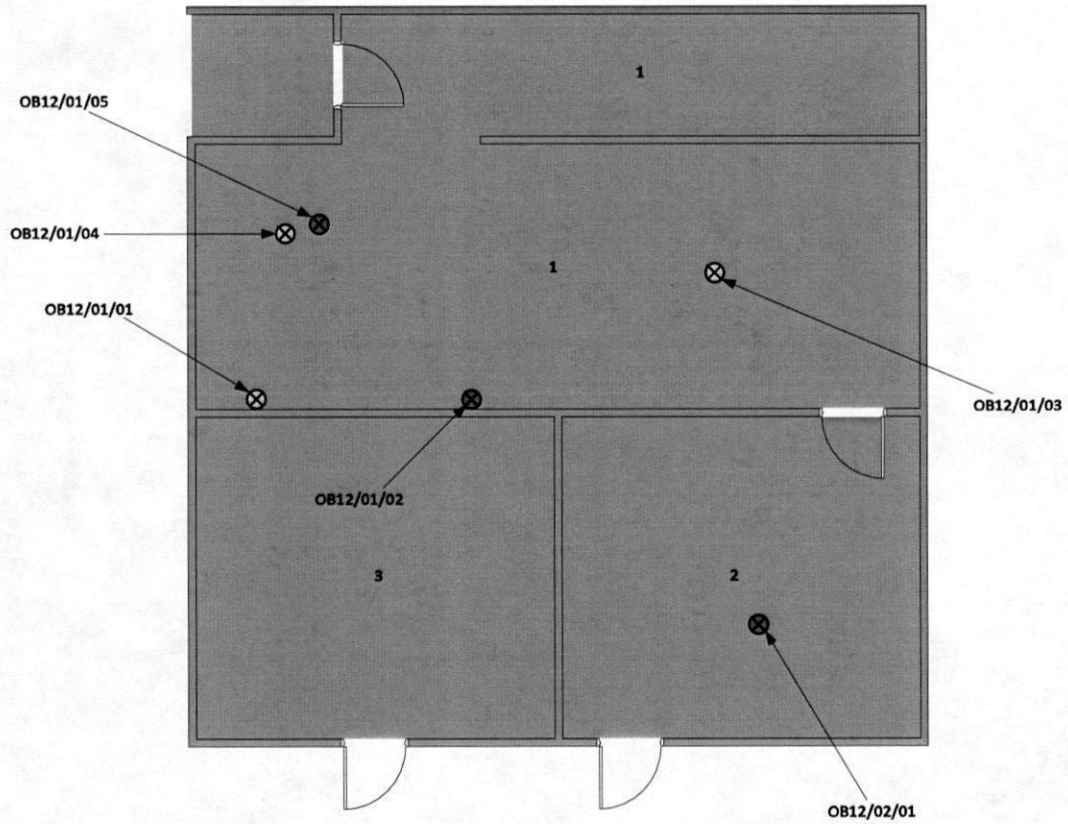
or

- Presence of Non-asbestos Replacement Boards
- Presence of Asbestos Containing Skylight Rope Seals
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Building OB12
Internal Plan



KEY

- Confirmed ACM
- Presumed ACM
- No Asbestos
- Presence of Asbestos Insulation Debris
- or
- Presence of Asbestos Containing Electrical Boxes
- or
- Presence of Asbestos Cement Products
- or
- Presence of Asbestos Cement Vinyl Products
- or
- Presence of Non-asbestos Replacement Boards
- or
- Presence of Asbestos Containing Skylight Rope Seals
- or
- Presence of Asbestos Pipe Insulation / Board

Sample Location Plan

Former Oakwell Brewery Site, Pontefract Road, Barnsley

Appendix C

Material Assessment Sheets/Register

Survey Date: - **September 2013** Sheet No. **1** Survey: - **Pre-Demolition**

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**External**
Detail	**Cement Goods (roof sheets, fascia panels, vents, corner & centre pieces & debris)**
Result	CHRYSOTILE
Sample No.	**OB1/00/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Throughout Site**
Loc.	**Within all Pipework**
Detail	**Gasket**
Result	CHRYSOTILE
Sample No.	**OB1/01/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**External Under Road (in duct) & Internal, Room 2**
Detail	**Debris**
Result	AMOSITE & CHRYSOTILE
Sample No.	**OB1/02/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating HIGH	Score 11	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

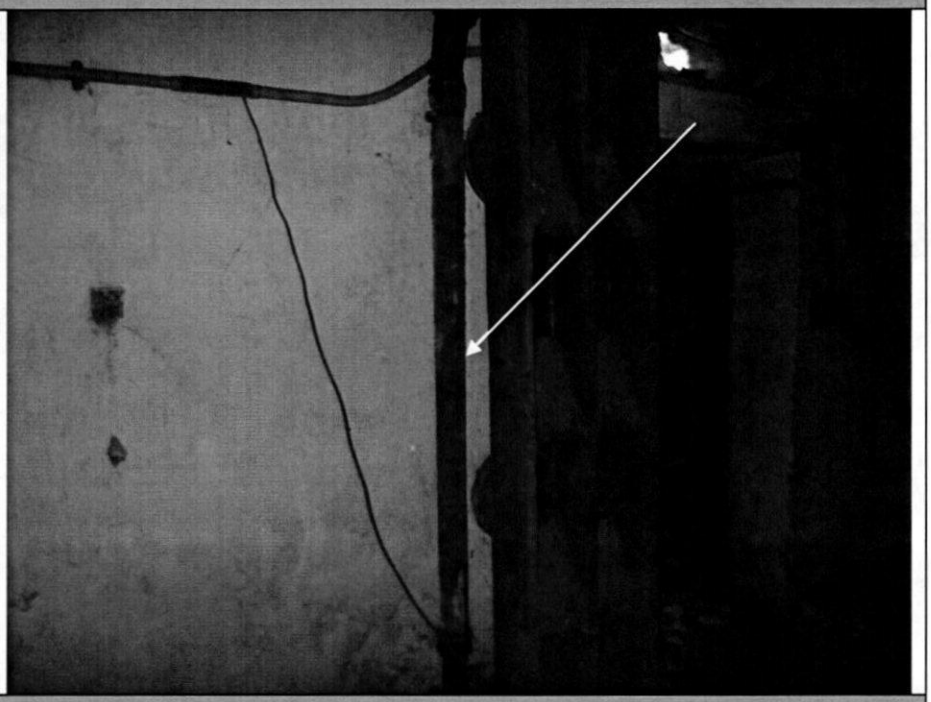
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Throughout Building**
Detail	**Debris 2 (cement)**
Result	CHRYSOTILE
Sample No.	**OB1/02/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 6	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Room 2**
Detail	**Downpipe**
Result	CHRYSOTILE
Sample No.	**OB1/02/03**

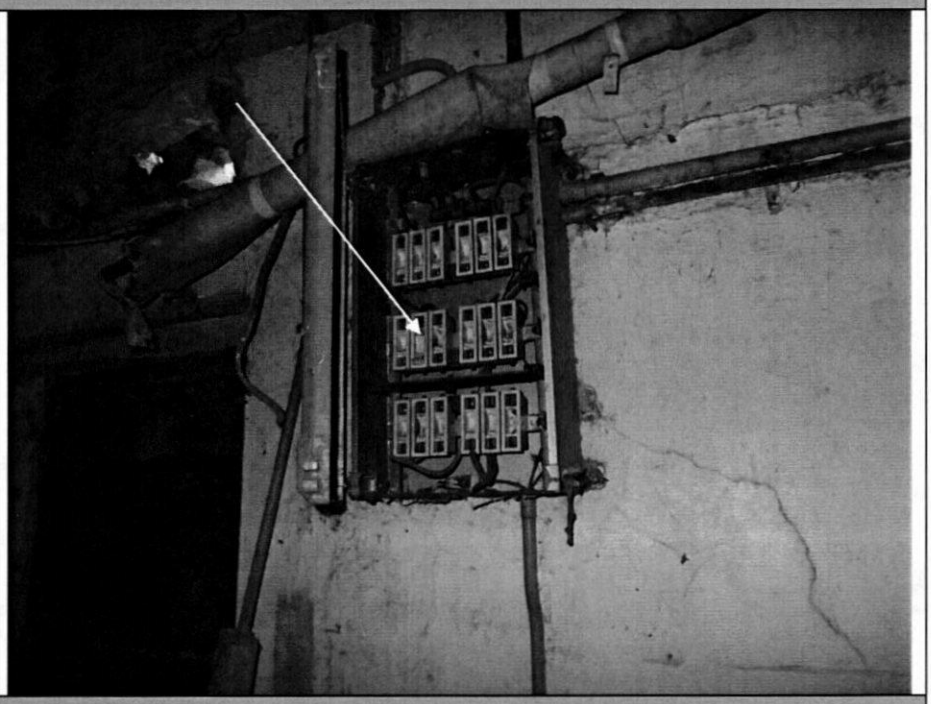


Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 4	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor	QA Check	
Stuart Miller		Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Throughout Site**
Loc.	**Within all Electrical Boxes**
Detail	**Flashguard / Rope**
Result	CHRYSOTILE
Sample No.	**OB1/02/04**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Room 2**
Detail	**Ceiling Board Debris**
Result	**No Asbestos Detected**
Sample No.	**OB1/02/05**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Rooms 3 & 4 (on floor)**
Detail	**Board Debris**
Result	CHRYSOTILE
Sample No.	**OB1/03/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating MEDIUM	Score 8	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Throughout Building**
Detail	**Packing (within concrete ceilings)**
Result	**No Asbestos Detected**
Sample No.	**OB1/03/02**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Room 9**
Detail	**Lino**
Result	**No Asbestos Detected**
Sample No.	**OB1/09/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Room 9**
Detail	**Floor Board (under lino)**
Result	**No Asbestos Detected**
Sample No.	**OB1/09/02**

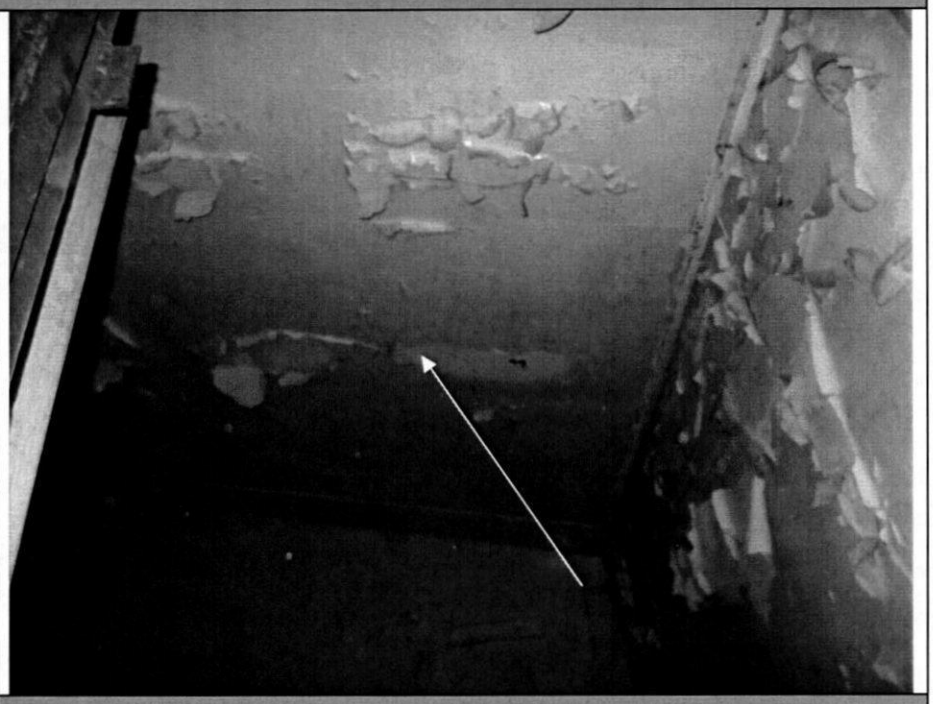


Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Rooms 9 & 10**
Detail	**Ceiling Board (also on girders in room 10)**
Result	CHRYSOTILE
Sample No.	**OB1/09/03**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 6	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Internal, Room 17**
Detail	**Pipe Lagging**
Result	**No Asbestos Detected**
Sample No.	**OB1/17/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**External**
Detail	**Cement Goods (roof sheets, flues, centre pieces & debris)**
Result	CHRYSOTILE
Sample No.	**OB2/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**External**
Detail	**Pipe Wrap**
Result	**No Asbestos Detected**
Sample No.	**OB2/00/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB2/00/03**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**Internal, Rooms 1, 2, 3 & 4**
Detail	**Ceiling Board & Debris**
Result	CHRYSOTILE
Sample No.	**OB2/02/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 6	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**Internal, Room 2**
Detail	**Pipe Lagging**
Result	**No Asbestos Detected**
Sample No.	**OB2/02/02**

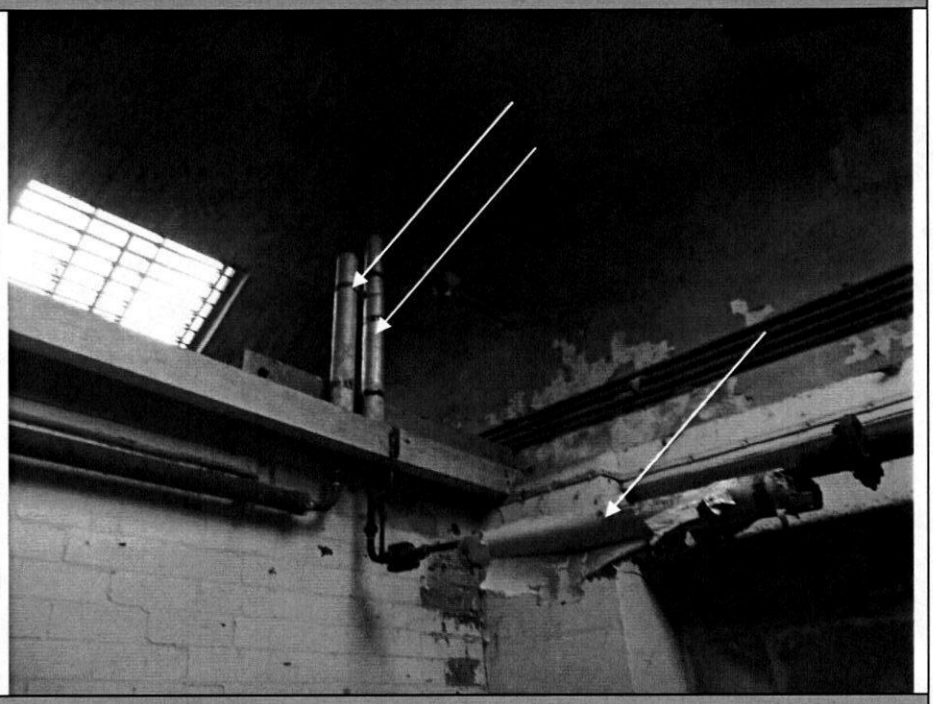


Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**Internal, Room 5**
Detail	**Pipe Lagging**
Result	CHRYSOTILE
Sample No.	**OB2/05/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating MEDIUM	Score 7	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB2**
Loc.	**Internal, Room 9**
Detail	**Toilet Cistern**
Result	AMOSITE
Sample No.	**OB2/02/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 6	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB4**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB4/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB5**
Loc.	**External**
Detail	**Cement Goods (roof sheets & centre pieces)**
Result	CHRYSOTILE
Sample No.	**OB5/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 4	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB5**
Loc.	**Internal, Rooms 6, 7, 8, 12, 13 & 14 (under carpet)**
Detail	**Lino**
Result	**No Asbestos Detected**
Sample No.	**OB5/06/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB5**
Loc.	**Internal, Room 7**
Detail	**Sink Pad**
Result	CHRYSOTILE
Sample No.	**OB5/07/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 3	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

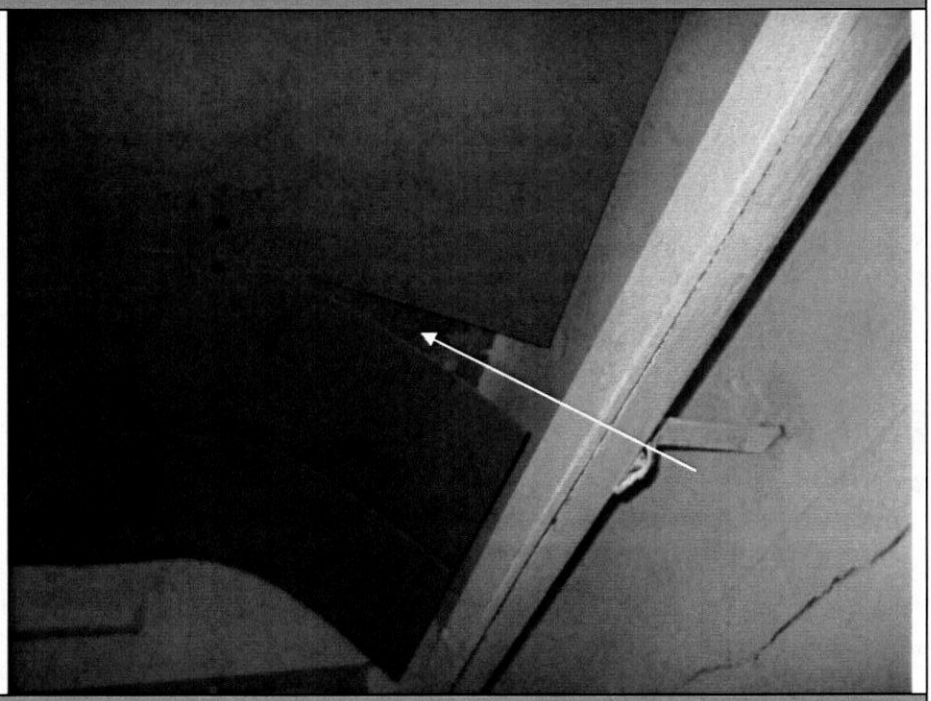
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB6**
Loc.	**External**
Detail	**Room Felt**
Result	**No Asbestos Detected**
Sample No.	**OB6/00/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB6**
Loc.	**Internal, Rooms 2-7**
Detail	**Straw Block Board**
Result	**No Asbestos Detected**
Sample No.	**OB6/02/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**External**
Detail	**Room Felt**
Result	**No Asbestos Detected**
Sample No.	**OB7/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**External**
Detail	**Artex**
Result	**No Asbestos Detected**
Sample No.	**OB7/00/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

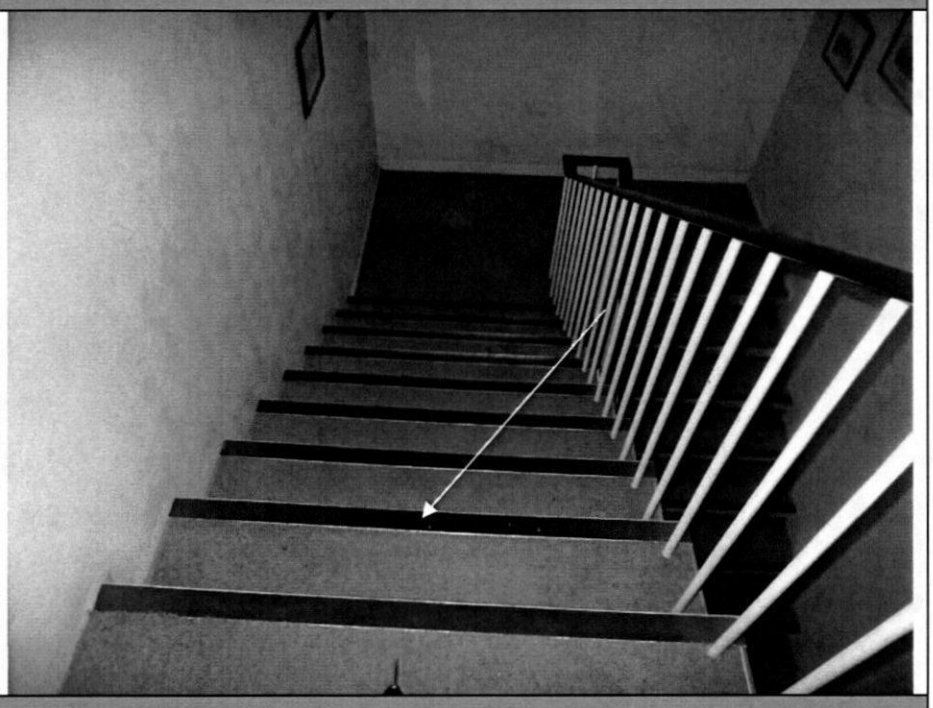
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**External Surrounding Rear Building**
Detail	**Pipe Lagging (1 No. Pipe)**
Result	AMOSITE & CHRYSOTILE
Sample No.	**OB7/00/03**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating MEDIUM	Score 8	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

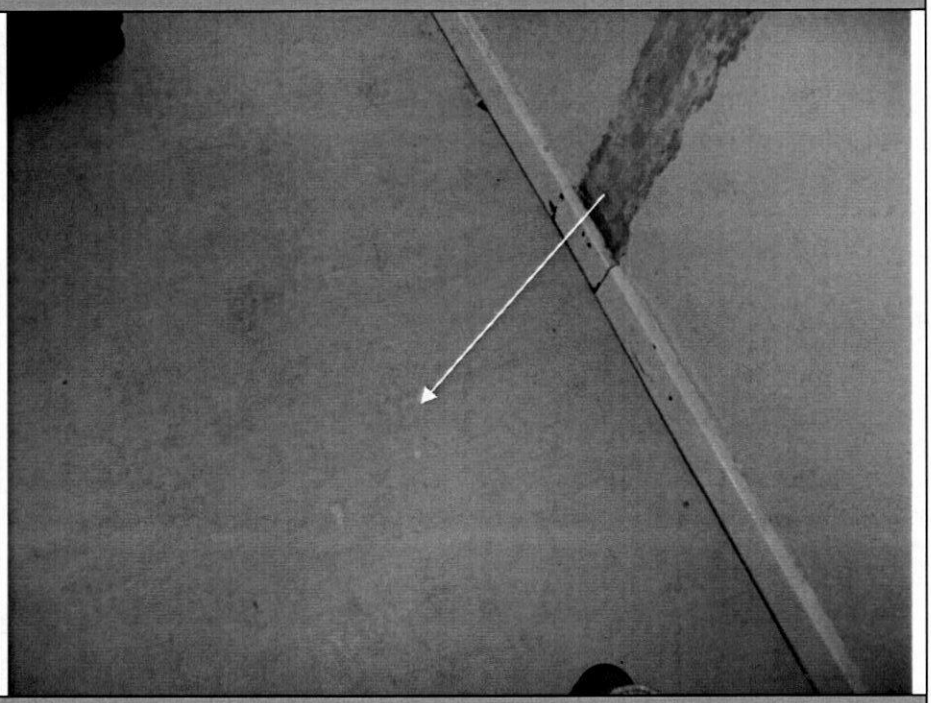
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 1**
Detail	**Stair Tread**
Result	**No Asbestos Detected**
Sample No.	**OB7/01/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

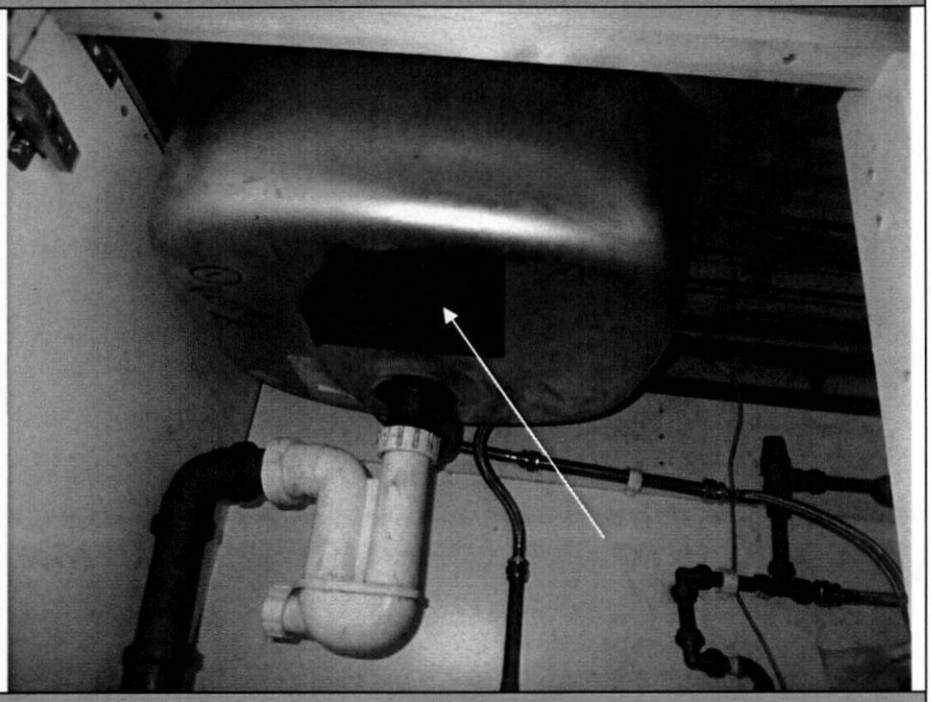
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Rooms 13 & 14**
Detail	**Lino**
Result	**No Asbestos Detected**
Sample No.	**OB7/13/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

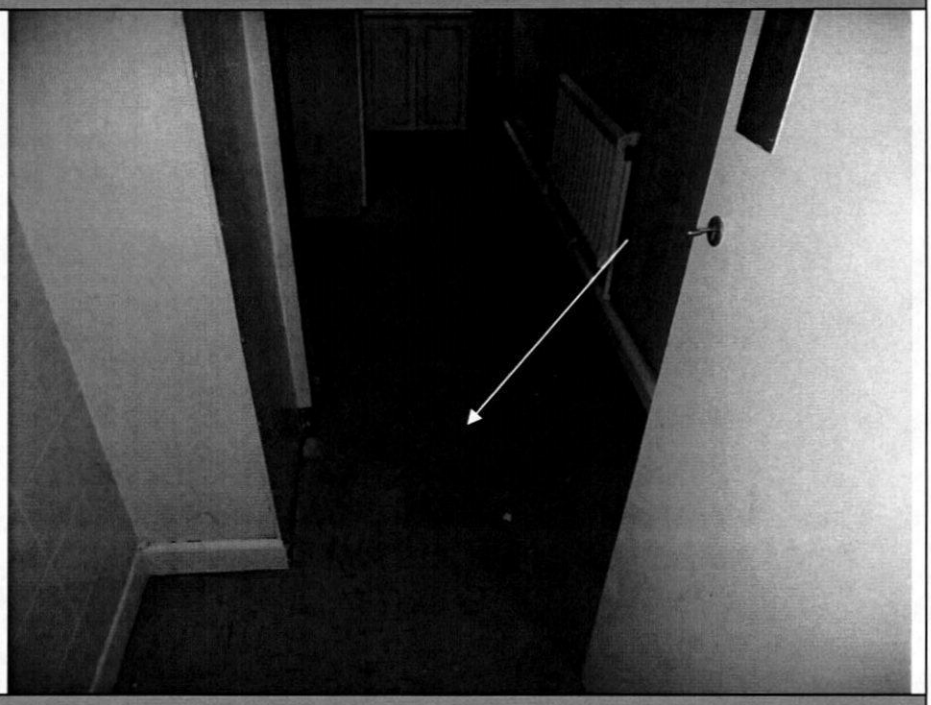
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 13**
Detail	**Sink Pad**
Result	**No Asbestos Detected**
Sample No.	**OB7/13/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 15**
Detail	**Floor Tile**
Result	**No Asbestos Detected**
Sample No.	**OB7/15/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 19**
Detail	**Pipe Wrap**
Result	CHRYSOTILE
Sample No.	**OB7/19/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

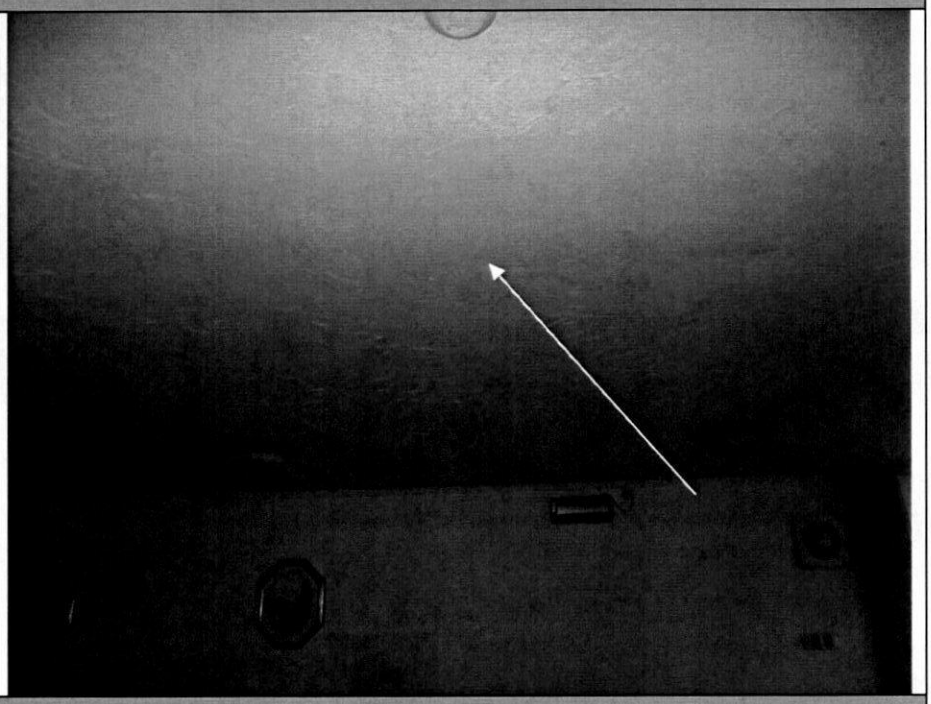
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 20 (under carpet)**
Detail	**Floor Tile**
Result	**No Asbestos Detected**
Sample No.	**OB7/20/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

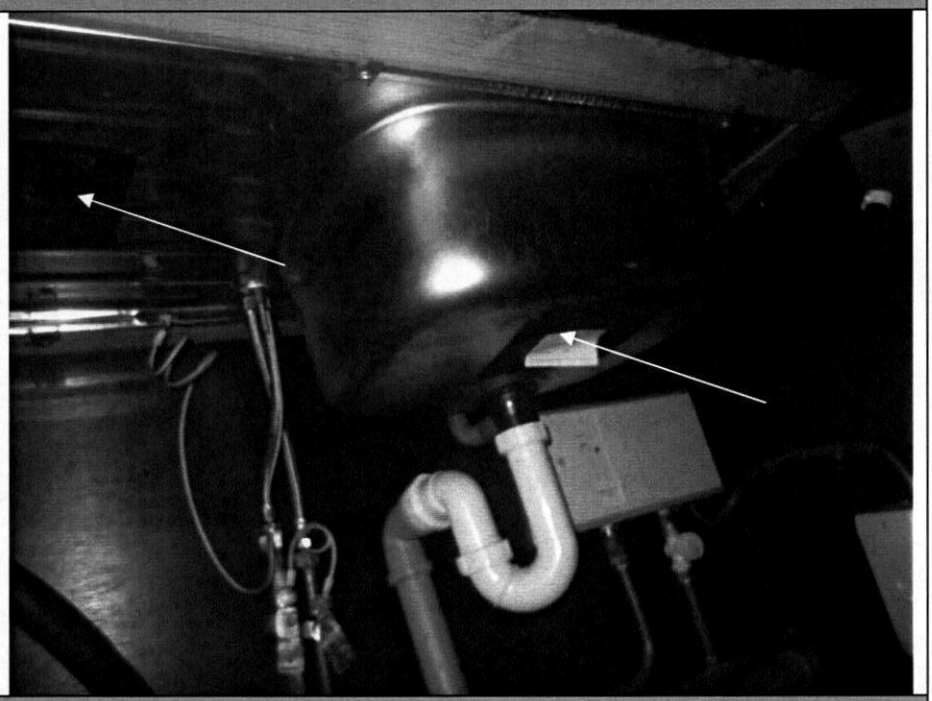
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 20**
Detail	**Artex**
Result	**No Asbestos Detected**
Sample No.	**OB7/20/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**Internal, Room 20**
Detail	**Sink Pad**
Result	**No Asbestos Detected**
Sample No.	**OB7/20/03**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB7**
Loc.	**External & Internal Room 21**
Detail	**Boarding (wall, ceiling, door & soffit)**
Result	CHRYSOTILE
Sample No.	**OB7/21/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 4	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB8**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB8/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB8**
Loc.	**External Under Road (in duct) & Internal, Room 1**
Detail	**Pipe Lagging & Debris**
Result	AMOSITE & CHRYSOTILE
Sample No.	**OB8/01/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating HIGH	Score 11	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

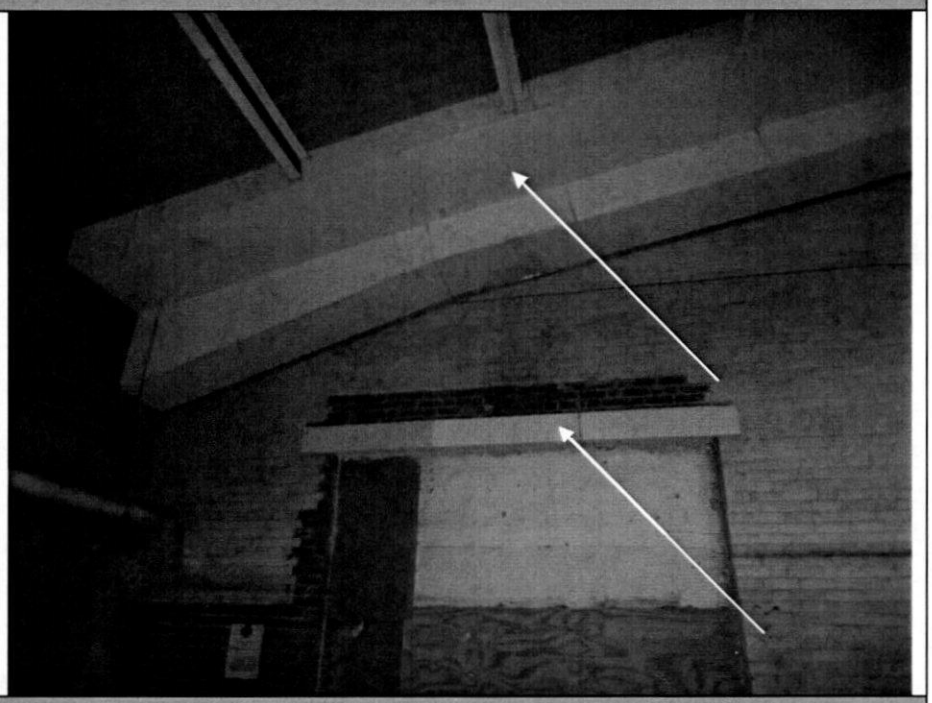
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB8**
Loc.	**Internal, Rooms 1 & 2**
Detail	**Pipe Lagging 2**
Result	**No Asbestos Detected**
Sample No.	**OB8/01/02**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

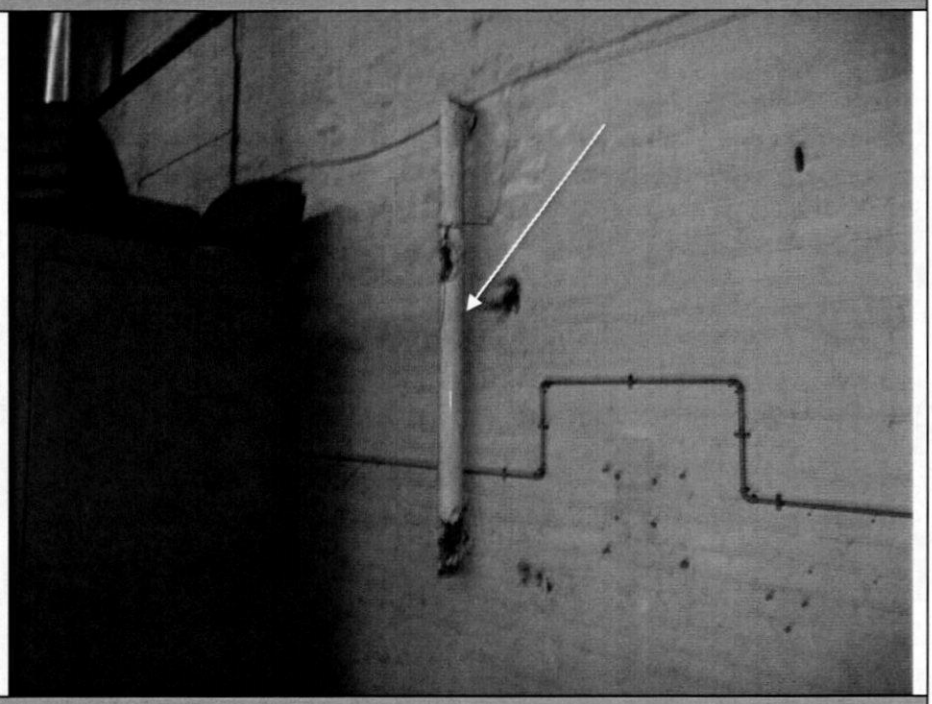
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB8**
Loc.	**Internal, Rooms 1, 2 & 3**
Detail	**Boarding**
Result	**No Asbestos Detected**
Sample No.	**OB8/01/03**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB8**
Loc.	**Internal, Rooms 2 & 3**
Detail	**Pipe Lagging**
Result	**No Asbestos Detected**
Sample No.	**OB8/02/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB9**
Loc.	**External**
Detail	**Cement Goods (roof sheets, centre pieces & chimneys)**
Result	CHRYSOTILE
Sample No.	**OB9/00/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 4	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

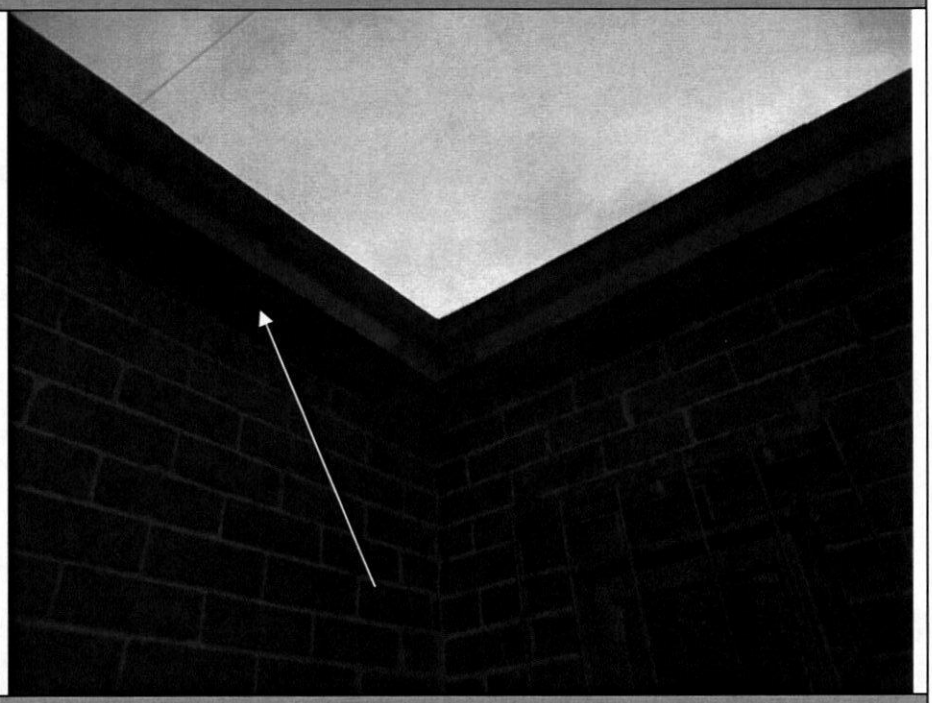
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB9**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB9/00/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB9**
Loc.	**External**
Detail	**Soffit Board**
Result	CHRYSOTILE
Sample No.	**OB9/00/03**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 4	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB9**
Loc.	**Internal, Room 4**
Detail	**Sink Pad**
Result	**No Asbestos Detected**
Sample No.	**OB9/04/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB9**
Loc.	**Internal, Room 9**
Detail	**Toilet Cistern**
Result	AMOSITE
Sample No.	**OB9/09/01**

NO PHOTO AVAILABLE

Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 6	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB9**
Loc.	**Internal, Room 10**
Detail	**Boiler Rope**
Result	CHRYSOTILE
Sample No.	**OB9/10/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB10/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Rooms 2 & 3**
Detail	**Straw Block Board**
Result	**No Asbestos Detected**
Sample No.	**OB10/02/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Room 4**
Detail	**Debris**
Result	**No Asbestos Detected**
Sample No.	**OB10/04/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Room 4**
Detail	**Pipe Lagging**
Result	**No Asbestos Detected**
Sample No.	**OB10/04/02**

NO PHOTO AVAILABLE

Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

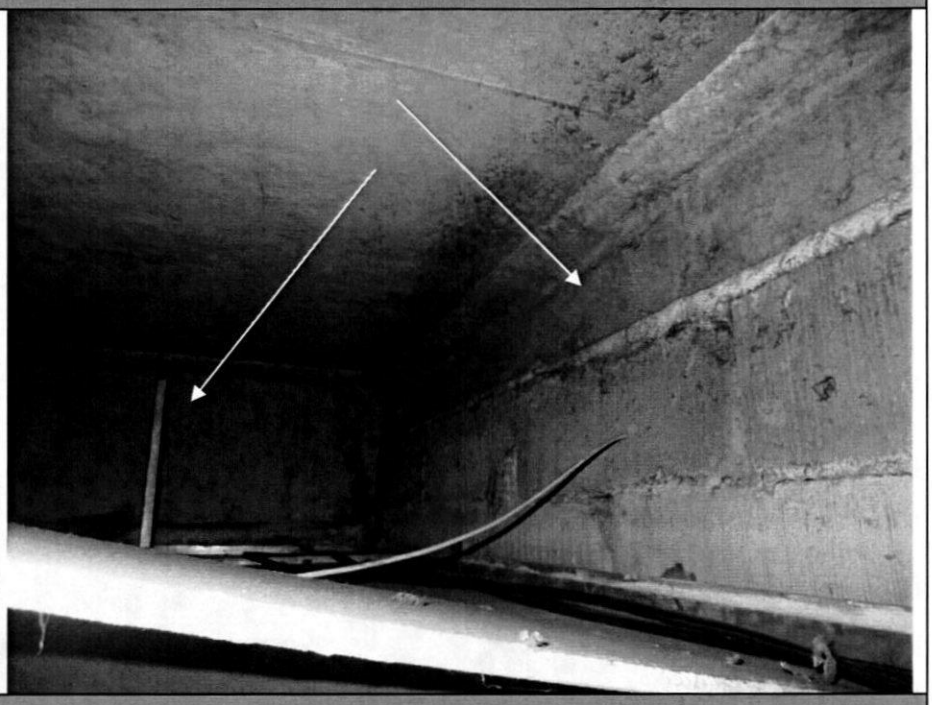
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Room 6**
Detail	**Lino**
Result	**No Asbestos Detected**
Sample No.	**OB10/06/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Rooms 7-15 (above suspended ceiling)**
Detail	**Spray Coating (to girders)**
Result	AMOSITE & CHRYSOTILE
Sample No.	**OB10/07/01**

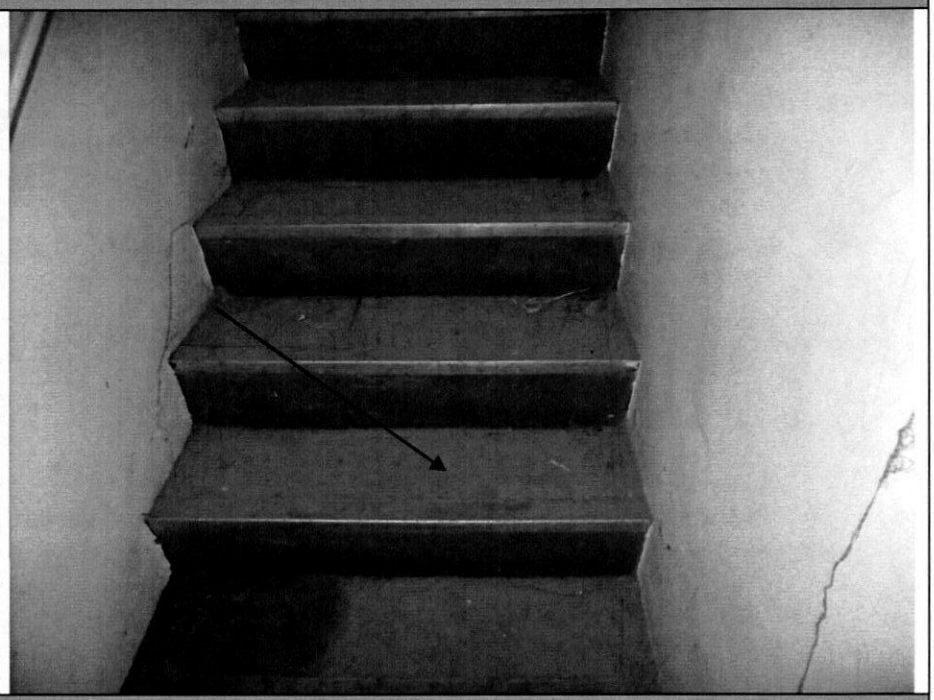


Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating HIGH	Score 11	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Room 9**
Detail	**Stair Tile**
Result	CHRYSOTILE
Sample No.	**OB10/09/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 3	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Room 9**
Detail	**Stair Tread**
Result	CHRYSOTILE
Sample No.	**OB10/09/02**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 3	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Rooms 9, 16, 17 & 18 (beneath plaster)**
Detail	**Spray Coating (to girders)**
Result	AMOSITE & CHRYSOTILE
Sample No.	**OB10/09/03**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating MEDIUM	Score 9	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Room 16**
Detail	**Sink Pad**
Result	CHRYSOTILE
Sample No.	**OB10/16/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 3	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor	QA Check	
Stuart Miller		Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB10**
Loc.	**Internal, Rooms 16 & 17**
Detail	**Floor Tile**
Result	CHRYSOTILE
Sample No.	**OB10/16/02**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 3	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB11**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB11/00/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

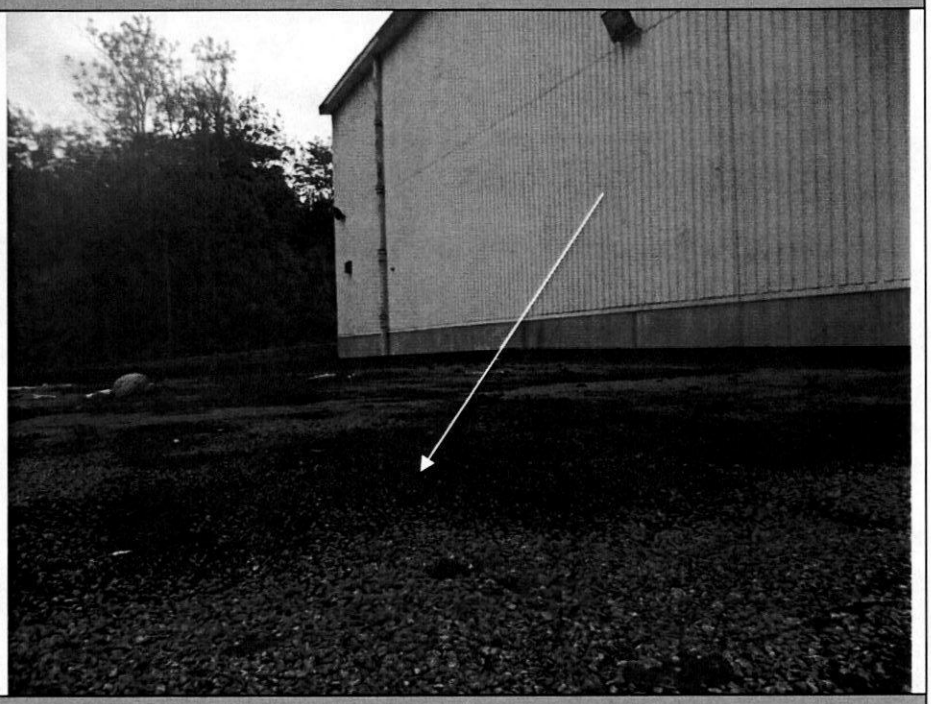
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB11**
Loc.	**Internal, Room 2**
Detail	**Pipe Lagging**
Result	AMOSITE & CHRYSOTILE
Sample No.	**OB11/02/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating HIGH	Score 11	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Removal must be carried out by licensed Asbestos Contractors	
Surveyor's comment	This product requires a minimum 14 days notification to the HSE prior to removal	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

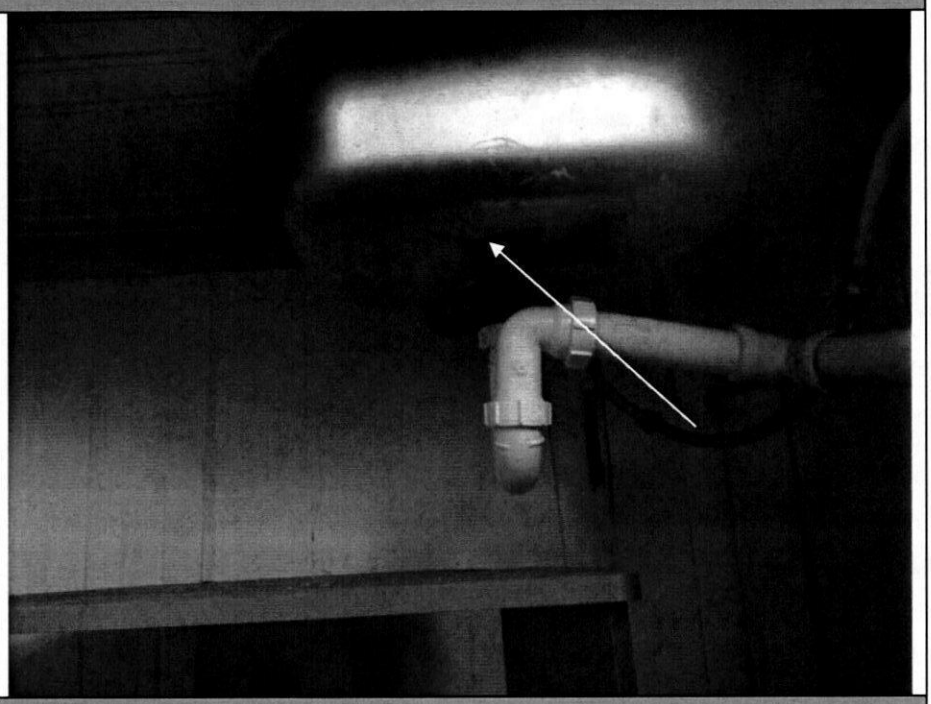
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**External**
Detail	**Roof Felt**
Result	**No Asbestos Detected**
Sample No.	**OB12/00/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**Internal, Room 1**
Detail	**Sink Pad**
Result	**No Asbestos Detected**
Sample No.	**OB12/01/01**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**Internal, Room 1**
Detail	**Board**
Result	CHRYSOTILE
Sample No.	**OB12/01/02**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

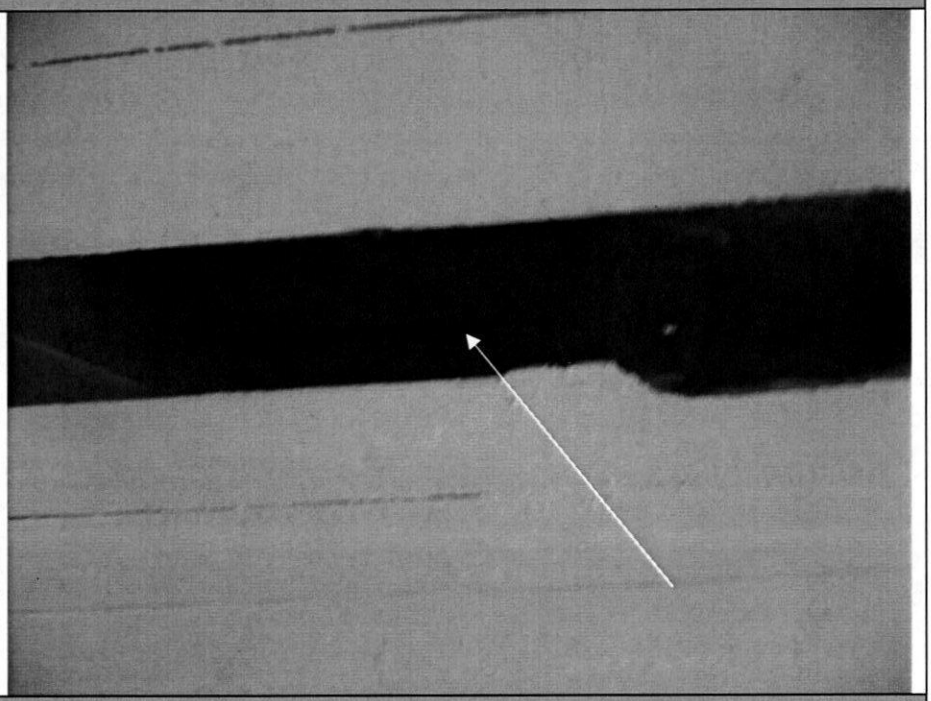
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**Internal, Room 1**
Detail	**Lino**
Result	**No Asbestos Detected**
Sample No.	**OB12/01/03**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

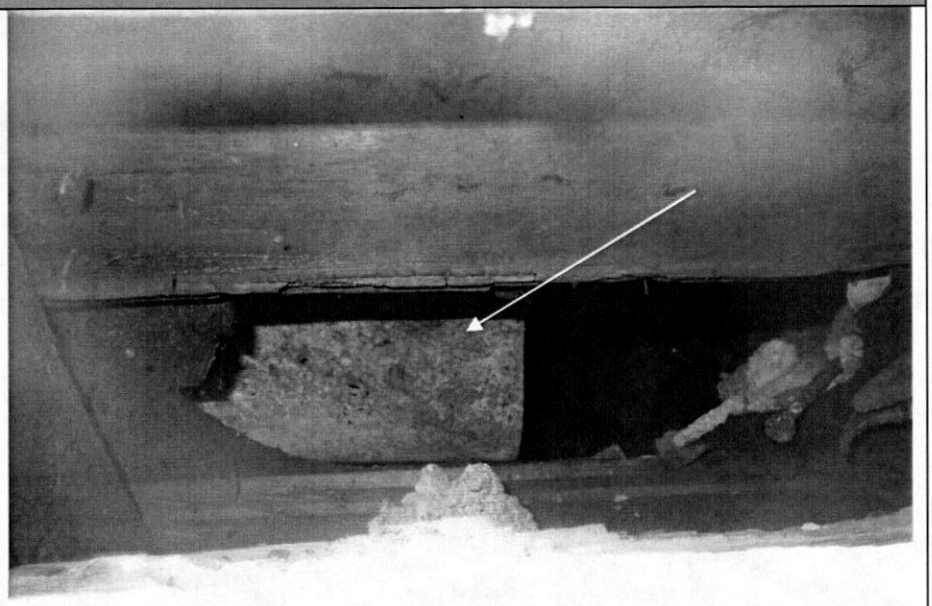
Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**Internal, Room 1 (above suspended ceiling)**
Detail	**Under Felt**
Result	**No Asbestos Detected**
Sample No.	**OB12/01/04**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating **N/A**	Score **0**	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	No further action required.	
Surveyor's comment	No asbestos identified from the sample taken.	
Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**Internal, Throughout Building (above suspended ceiling)**
Detail	**Roof Sheet**
Result	CHRYSOTILE
Sample No.	**OB12/01/05**

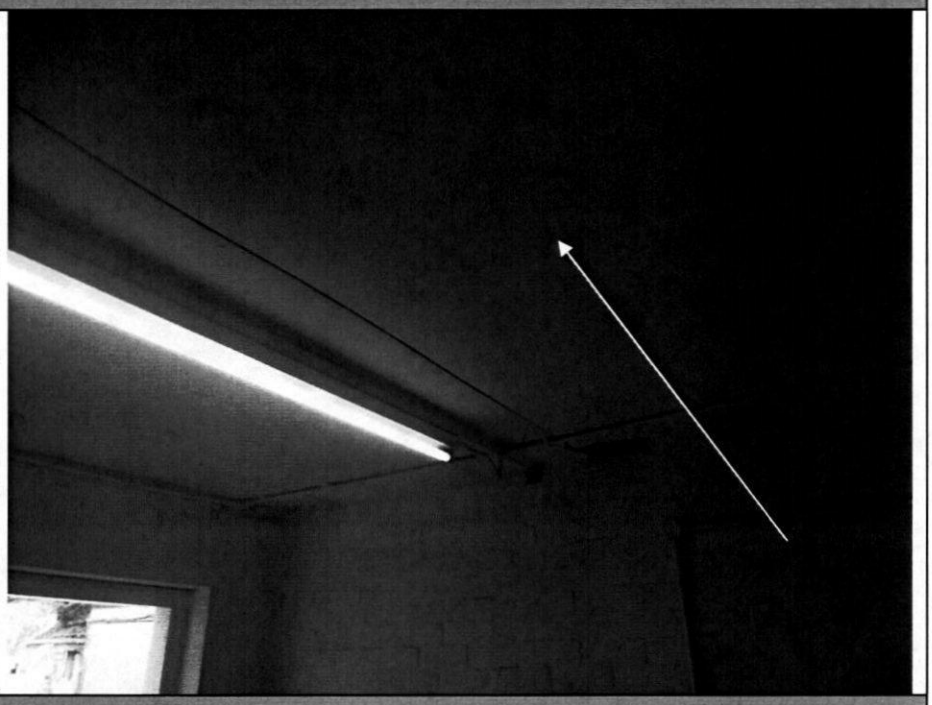


Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB12**
Loc.	**Internal, Rooms 2 & 3**
Detail	**Ceiling Board**
Result	CHRYSOTILE
Sample No.	**OB12/02/01**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating VERY LOW	Score 4	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**External**
Detail	**Presumed Skylight Rope Seal**
Result	PRESUMED CHRYSOTILE
Sample No.	**OB1/00/P1**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB5**
Loc.	**External**
Detail	**Presumed Skylight Rope Seal**
Result	PRESUMED CHRYSOTILE
Sample No.	**OB5/00/P1**



Sample variable	**Score**	**Examples of scores**
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Material Assessment Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB8**
Loc.	**External**
Detail	**Presumed Skylight Rope Seal**
Result	PRESUMED CHRYSOTILE
Sample No.	**OB8/00/P1**



Sample variable	Score	Examples of scores
Product type or debris from product	1 2 3	Asbestos – reinforced composites (plastics, resins, mastics, roofing felts, vinyl floor tiles, semi rigid paints, or decorative finishes, asbestos cement etc.) Asbestos insulating board, asbestos millboard, other low-density insulation boards, asbestos textiles, gaskets ropes and woven textiles, asbestos paper and felt. Thermal insulation (e.g. Pipe and boiler lagging) loose and sprayed asbestos, asbestos mattresses and packing.
Extent of damage or deterioration	0 1 2 3	Good condition – no visible damage Low damage – a few scratches or surface marks; broken edges on boards, tiles etc. Medium damage; significant breakage of materials or several small areas where material has been damaged revealing loose asbestos fibres. High damage or delamination of materials, sprays and thermal insulation. Visible asbestos debris.
Surface treatment	0 1 2 3	Composite materials containing asbestos. reinforced plastics, resins and vinyl tiles Enclosed sprays and lagging, AIB (with exposed face painted or encapsulated) A/C Unsealed AIB, or encapsulated lagging and sprays Unsealed lagging and sprays
Asbestos type	1 2 3	Chrysotile Amphibole asbestos excluding crocidolite Crocidolite
Risk rating LOW	Score 5	Materials with assessment scores of 10 and more are regarded as having a high potential to release fibres if disturbed. Scores of between 7 and 9 have a medium potential and between 5 and 6 a low potential. Scores of 4 or less have a very low potential. Material risk assessment scores are in RED.
Recommendations	Remove under controlled conditions, by adequately trained persons (category 2 training minimum).	
Surveyor's comment	A risk assessment will show whether this product must be notified to the HSE immediately prior to removal.	

Surveyor Stuart Miller	QA Check	Date: - September 2013

Appendix D

Certificates of Analysis

FranksPortlock

CONSULTING

Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
01	OB1/00/01 Cement goods	Cement	Chrysotile
02	OB1/01/01 Gasket	Gasket	Chrysotile
03	OB1/02/01 Debris 1	Debris	Amosite, Chrysotile
04	OB1/02/02 Debris 2	Debris	Chrysotile
05	OB1/02/03 Down pipe	Cement	Chrysotile
06	OB1/02/04 Flashguard	Woven	Chrysotile
07	OB1/02/05 Ceiling board debris	Fibre board	No Asbestos Detected
08	OB1/03/01 Board debris	Mill board	Chrysotile
09	OB1/03/02 Packing	Woven	No Asbestos Detected
10	OB1/09/01 Lino	Lino	No Asbestos Detected

Notes:

i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)

ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.

iii. Samples will be retained for 6 months prior to disposal unless otherwise stated.

UKAS TESTING
4155

Note: Opinions and interpretations expressed herein are outside the scope of UKAS accreditation

Report Authorised by:	N Warburton	Date:	4 September 2013
Signed:	N Warburton.	Position:	Analyst

FranksPortlock

CONSULTING

Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
11	OB1/09/02 Floor board	Screed	No Asbestos Detected
12	OB1/09/03 Ceiling board	Mill board	Chrysotile
13	OB1/17/01 Pipe lagging	Cementitious	No Asbestos Detected
14	OB2/00/01 Cement goods	Cement	Chrysotile
15	OB2/00/02 Pipe wrap	Wrap	No Asbestos Detected
16	OB2/00/03 Roof felt	Felt	No Asbestos Detected
17	OB2/02/01 Ceiling board & debris	Cement	Chrysotile
18	OB2/02/02 Pipe lagging	Cementitious	No Asbestos Detected
19	OB2/05/01 Pipe lagging	Paper	Chrysotile
20	OB2/09/01 Toilet cistern	Composite	Amosite

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
iii. Samples will be retained for 6 months prior to disposal unless otherwise stated.

UKAS TESTING
4155

Note: Opinions and interpretations expressed herein are outside the scope of UKAS accreditation

Report Authorised by:	N Warburton	Date:	4 September 2013
Signed:	N Warburton.	Position:	Analyst

FranksPortlock

CONSULTING

Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
21	OB4/00/01 Roof felt	Felt	No Asbestos Detected
22	OB5/00/01 Cement goods	Cement	Chrysotile
23	OB5/06/01 Lino	Lino	No Asbestos Detected
24	OB5/07/01 Sink pad	Bituminous	Chrysotile
25	OB6/00/01 Roof felt	Felt	No Asbestos Detected
26	OB6/02/01 Straw Board	Board	No Asbestos Detected
27	OB7/00/01 Roof felt	Felt	No Asbestos Detected
28	OB7/00/02 Artex	Textured Coating	No Asbestos Detected
29	OB7/00/03 Pipe lagging	Lagging	Amosite, Chrysotile
30	OB7/01/01 Stair tread	Rubber	No Asbestos Detected

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
iii. Samples will be retained for 6 months prior to disposal unless otherwise stated.

UKAS TESTING 4155

Note: Opinions and interpretations expressed herein are outside the scope of UKAS accreditation

Report Authorised by:	N Warburton	Date:	4 September 2013
Signed:	N Warburton.	Position:	Analyst

FranksPortlock

CONSULTING

Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
31	OB7/13/01 Lino	Lino	No Asbestos Detected
32	OB7/13/02 Sink pad	Bituminous	No Asbestos Detected
33	OB7/15/01 Floor tile	Vinyl	No Asbestos Detected
34	OB7/19/01 Pipe wrap	Woven	Chrysotile
35	OB7/20/01 Floor tile	Vinyl	No Asbestos Detected
36	OB7/20/02 Artex	Textured Coating	No Asbestos Detected
37	OB7/20/03 Sink pad	Bituminous	No Asbestos Detected
38	OB7/21/01 Boarding	Cement	Chrysotile
39	OB8/00/01 Roof felt	Felt	No Asbestos Detected
40	OB8/01/01 Pipe lagging	Lagging	Amosite, Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Signed:	N Warburton.	Position:	Analyst

FranksPortlock

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Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
41	OB8/01/02 Pipe lagging 2	Cementitious	No Asbestos Detected
42	OB8/01/03 Boarding	Board	No Asbestos Detected
43	OB8/02/01 Pipe lagging	Cementitious	No Asbestos Detected
44	OB9/00/01 Cement goods	Cement	Chrysotile
45	OB9/00/02 Roof felt	Felt	No Asbestos Detected
46	OB9/00/03 Soffit board	Cement	Chrysotile
47	OB9/04/01 Sink pad	Bituminous	No Asbestos Detected
48	OB9/09/01 Toilet cistern	Composite	Amosite
49	OB9/10/01 Boiler rope	Woven	Chrysotile
50	OB10/00/01 Roof felt	Felt	No Asbestos Detected

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
51	OB10/02/01 Straw board	Board	No Asbestos Detected
52	OB10/04/01 Debris	Debris	No Asbestos Detected
53	OB10/04/02 Pipe lagging	Cementitious	No Asbestos Detected
54	OB10/06/01 Lino	Lino	No Asbestos Detected
55	OB10/07/01 Sprayed coating	Insulation	Amosite, Chrysotile
56	OB10/09/01 Stair tread	Nosing	Chrysotile
57	OB10/09/02 Stair tread	Nosing	Chrysotile
58	OB10/09/03 Spray Coating	Insulation	Amosite, Chrysotile
59	OB10/16/01 Sink pad	Bituminous	Chrysotile
60	OB10/16/02 Floor tile	Tile	Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
61	OB11/00/01 Roof felt	Felt	No Asbestos Detected
62	OB11/02/01 Pipe lagging	Insulation	Amosite, Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
01	OB1/00/01 Cement goods	Cement	Chrysotile
02	OB1/01/01 Gasket	Gasket	Chrysotile
03	OB1/02/01 Debris 1	Debris	Amosite, Chrysotile
04	OB1/02/02 Debris 2	Debris	Chrysotile
05	OB1/02/03 Down pipe	Cement	Chrysotile
06	OB1/02/04 Flashguard	Woven	Chrysotile
07	OB1/02/05 Ceiling board debris	Fibre board	No Asbestos Detected
08	OB1/03/01 Board debris	Mill board	Chrysotile
09	OB1/03/02 Packing	Woven	No Asbestos Detected
10	OB1/09/01 Lino	Lino	No Asbestos Detected

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
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Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
11	OB1/09/02 Floor board	Screed	No Asbestos Detected
12	OB1/09/03 Ceiling board	Mill board	Chrysotile
13	OB1/17/01 Pipe lagging	Cementitious	No Asbestos Detected
14	OB2/00/01 Cement goods	Cement	Chrysotile
15	OB2/00/02 Pipe wrap	Wrap	No Asbestos Detected
16	OB2/00/03 Roof felt	Felt	No Asbestos Detected
17	OB2/02/01 Ceiling board & debris	Cement	Chrysotile
18	OB2/02/02 Pipe lagging	Cementitious	No Asbestos Detected
19	OB2/05/01 Pipe lagging	Paper	Chrysotile
20	OB2/09/01 Toilet cistern	Composite	Amosite

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Signed:	N Warburton.	Position:	Analyst

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Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
21	OB4/00/01 Roof felt	Felt	No Asbestos Detected
22	OB5/00/01 Cement goods	Cement	Chrysotile
23	OB5/06/01 Lino	Lino	No Asbestos Detected
24	OB5/07/01 Sink pad	Bituminous	Chrysotile
25	OB6/00/01 Roof felt	Felt	No Asbestos Detected
26	OB6/02/01 Straw Board	Board	No Asbestos Detected
27	OB7/00/01 Roof felt	Felt	No Asbestos Detected
28	OB7/00/02 Artex	Textured Coating	No Asbestos Detected
29	OB7/00/03 Pipe lagging	Lagging	Amosite, Chrysotile
30	OB7/01/01 Stair tread	Rubber	No Asbestos Detected

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
31	OB7/13/01 Lino	Lino	No Asbestos Detected
32	OB7/13/02 Sink pad	Bituminous	No Asbestos Detected
33	OB7/15/01 Floor tile	Vinyl	No Asbestos Detected
34	OB7/19/01 Pipe wrap	Woven	Chrysotile
35	OB7/20/01 Floor tile	Vinyl	No Asbestos Detected
36	OB7/20/02 Artex	Textured Coating	No Asbestos Detected
37	OB7/20/03 Sink pad	Bituminous	No Asbestos Detected
38	OB7/21/01 Boarding	Cement	Chrysotile
39	OB8/00/01 Roof felt	Felt	No Asbestos Detected
40	OB8/01/01 Pipe lagging	Lagging	Amosite, Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
41	OB8/01/02 Pipe lagging 2	Cementitious	No Asbestos Detected
42	OB8/01/03 Boarding	Board	No Asbestos Detected
43	OB8/02/01 Pipe lagging	Cementitious	No Asbestos Detected
44	OB9/00/01 Cement goods	Cement	Chrysotile
45	OB9/00/02 Roof felt	Felt	No Asbestos Detected
46	OB9/00/03 Soffit board	Cement	Chrysotile
47	OB9/04/01 Sink pad	Bituminous	No Asbestos Detected
48	OB9/09/01 Toilet cistern	Composite	Amosite
49	OB9/10/01 Boiler rope	Woven	Chrysotile
50	OB10/00/01 Roof felt	Felt	No Asbestos Detected

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
51	OB10/02/01 Straw board	Board	No Asbestos Detected
52	OB10/04/01 Debris	Debris	No Asbestos Detected
53	OB10/04/02 Pipe lagging	Cementitious	No Asbestos Detected
54	OB10/06/01 Lino	Lino	No Asbestos Detected
55	OB10/07/01 Sprayed coating	Insulation	Amosite, Chrysotile
56	OB10/09/01 Stair Tile	Tile	Chrysotile
57	OB10/09/02 Stair tread	Nosing	Chrysotile
58	OB10/09/03 Spray Coating	Insulation	Amosite, Chrysotile
59	OB10/16/01 Sink pad	Bituminous	Chrysotile
60	OB10/16/02 Floor tile	Tile	Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Signed:	N Warburton.	Position:	Analyst

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Asbestos Bulk Analysis Report (PLM)

Date Received:	02 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	04 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton Jon Kirvan		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery Site, Pontefract Road, Barnsley
No. of Samples:	62		

Franks Portlock Consulting Limited project number: **FP13-03246**

FPC Ltd ref	Sample Descriptions	Material	Asbestos identified
61	OB11/00/01 Roof felt	Felt	No Asbestos Detected
62	OB11/02/01 Pipe lagging	Insulation	Amosite, Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Report Authorised by:	N Warburton	Date:	4 September 2013
Signed:	N Warburton.	Position:	Analyst

FranksPortlock

CONSULTING

Asbestos Bulk Analysis Report (PLM)

Date Received:	06 September 2013	Client:	M2 Environmental Ltd
Date of Analysis:	06 September 2013	Address:	Wynyard Park House, Wynyard Avenue, Wynyard, Billingham, TS22 5TB
Samples Analysed by:	Nicola Warburton		
Samples Taken by:	M2 Environmental Ltd	Site Address:	Former Oakwell Brewery, Pontefract Road, Barnsley
No. of Samples:	7		

Franks Portlock Consulting Limited project number: **FP13-03284**

FPC Ltd ref	Sample Descriptions	Asbestos identified
01	OB12/00/01 Roof felt	No Asbestos Detected
02	OB12/01/01 Sink pad	No Asbestos Detected
03	OB12/01/02 Board	Chrysotile
04	OB12/01/03 Lino	No Asbestos Detected
05	OB12/01/04 Under felt	No Asbestos Detected
06	OB12/01/05 Cement roof sheet	Chrysotile
07	OB12/02/01 Ceiling board	Chrysotile

Notes:
i. Sample analysis conducted in accordance with in-house procedure Tech04 and HSG248 using PLM (polarised light microscopy)
ii. Where the samples have been taken by persons other than Franks Portlock Consulting Limited staff we cannot accept responsibility for the accuracy of the sampling. Analysis represents the contents of the sample received and may not necessarily be representative of the material from which it originated.
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Report Authorised by:	N Warburton	Date:	6 September 2013
Signed:	N Warburton.	Position:	Analyst

Appendix E

Areas of No Access

No Access Area Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Rooms to Rear (see plan)**
Access Gained	**No Access Gained to Area**
Reason For No Access	**Area was Covered With Dense Foliage**



Recommendations	M2 recommends that foliage is cleared and any suspicious materials sampled prior to demolition.

No Access Area Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB1**
Loc.	**Skybridge to Building OB7**
Access Gained	**No Access Gained to Area**
Reason For No Access	**Both Entrances Bricked up**



Recommendations	Area must be surveyed prior to the proposed demolition to confirm or refute the presence of asbestos containing materials within.

No Access Area Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Building OB11**
Loc.	**Electricity Board Rooms**
Access Gained	**No Access Gained to Area**
Reason For No Access	**No Access Due to Live Electrics & No Keys Available**



Recommendations	Area must be surveyed prior to the proposed demolition to confirm or refute the presence of asbestos containing materials within.

No Access Area Sheet

Site	**Former Oakwell Brewery Site, Pontefract Road, Barnsley**
Zone	**Throughout Site**
Loc.	**Basement Areas**
Access Gained	**No Access Gained to Area**
Reason For No Access	**Access Points Were Blocked with Large Amounts of Debris**



Recommendations	Area must be surveyed prior to the proposed demolition to confirm or refute the presence of asbestos containing materials within.