Asbestos Assessment

St. Charles Centre
45 Young Street, Hamilton, ON,
L8N 1V1

Prepared for:

Hamilton-Wentworth Catholic District School Board
90 Mulberry Street
Hamilton, Ontario, L8N 3R9

August 31, 2023

Pinchin File: 320582.004

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EXECUTIVE SUMMARY

Hamilton-Wentworth Catholic District School Board (Client) retained Pinchin Ltd. (Pinchin) to conduct an asbestos building materials assessment of St. Charles Centre located at 45 Young Street, Hamilton, ON, L8N 1V1.

The objectives of the assessment were to document the locations of asbestos building materials, evaluate their condition and develop corrective action plans as required for the purposes of long-term management. The results of this assessment are not intended for construction, renovation, demolition or project tendering purposes.

SUMMARY OF RECOMMENDATIONS

The following is a summary of significant recommendations; refer to the body of the report for detailed recommendations:

1. Remediate the materials as described in Section 5.2.
2. Maintain the Asbestos Management Program (AMP)
3. Perform a re-assessment of asbestos materials on an annual basis.
4. Perform a pre-construction assessment and remove all ACM prior to alteration or maintenance work if ACM may be disturbed by the work.
5. Follow appropriate safe work procedures when handling or disturbing asbestos.
6. Sample any presumed ACM prior to alteration or maintenance work if presumed ACM may be disturbed by the work.
7. Update the asbestos inventory report upon completion of any abatement and removal of asbestos-containing materials.

This Executive Summary is subject to the same standard limitations as contained in the report and must be read in conjunction with the entire report.

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1.0 INTRODUCTION AND SCOPE

Hamilton-Wentworth Catholic District School Board (Client) retained Pinchin Ltd. (Pinchin) to conduct an asbestos building materials assessment of St. Charles Centre located at 45 Young Street, Hamilton, ON, L8N 1V1.

Pinchin performed the assessment on July 21, 2023.

The objectives of the assessment were to document the locations of asbestos building materials, evaluate their condition and develop corrective action plans as required. This assessment is only to be used for the purposes of long-term management and routine maintenance. The results of this assessment are not to be used for construction, renovation, demolition, or project tendering purposes.

1.1 Scope of Assessment

The assessment was performed to establish the location and type of asbestos building materials incorporated in the structure(s) and its finishes. The **assessed area** consisted of all parts of the building, excluding the roof.

2.0 METHODOLOGY

Pinchin conducted a room-by-room assessment (rooms, corridors, service areas, exterior, etc.) to identify the asbestos-containing building materials as defined in the scope.

The assessment was limited to non-intrusive testing. Concealed spaces such as those above solid ceilings and within shafts and pipe chases were accessed via existing access panels only. Demolition of walls, solid ceilings, structural items, interior finishes or exterior building finishes, to determine the presence of concealed materials was not conducted.

For further details on the methodology including test methods, refer to Appendix III.

3.0 BACKGROUND INFORMATION

3.1 Building Year of Construction and Additions

Item	Details
Year of Construction	1965

3.2 Existing Reports

Pinchin previously prepared the following report, which has been reviewed as part of this assessment:

- Asbestos Reassessment Report, St. Charles Centre, August 2022, Pinchin File No. 303992.004.

3.3 Inaccessible Locations

Inaccessible locations (rooms or areas), if any, are indicated in the Location List Report in Appendix IV. These locations within the assessed area were not accessible to the surveyor and are therefore not included in the report.

4.0 FINDINGS

The following section summarizes the findings of the assessment and provides a general description of the asbestos-containing materials (ACM) identified and their locations. For details on approximate quantities, condition, friability, accessibility and locations of asbestos materials; refer to the Asbestos Material Summary Report and All Data Report in Appendix V and VI.

4.1 Excluded Asbestos Materials

A number of materials which might contain asbestos were not sampled during this assessment due to limitations in scope and methodology. Where present, these materials are assumed to contain asbestos until otherwise proven by sampling and analysis. These materials are not shown on the drawings in Appendix I. Excluded materials presumed to contain asbestos include:

- Roofing felts and tar, mastics
- Floor levelling compound
- Ceramic tile setting compound
- Electrical components
- Mechanical packing, ropes and gaskets
- Vermiculite
- Adhesives and duct mastics
- Caulking and putties
- Fibre-reinforced paints and coatings
- Paper products
- Soffit and fascia boards
- Fire resistant doors
- Vibration dampers on HVAC equipment
- Terrazzo
- Ropes and gaskets in cast-iron bell and spigot joints
- Sealants on pipe threads

4.2 Summary of Building Materials

This section includes a summary of building materials that have been confirmed asbestos-containing by sample analysis, presumed asbestos-containing by visual identification, or confirmed non-asbestos by sampling or based on the manufacture date and known end of use of asbestos in these products.

The locations of samples from historical assessments performed by Pinchin, have been included on the drawings.

Appendix II presents the asbestos bulk sample analytical results.

Material and Application	Asbestos Type	Photo
Parging cement is present on pipe fittings (elbows, valves, tees, hangers etc.).	Chrysotile	
Sweatwrap insulation (brown layered paper) is present on straight sections of pipes.	None	
Remaining pipes are either uninsulated or insulated with non-asbestos fibreglass or elastomeric insulation (Armaflex).	None	
Ducts are either uninsulated or insulated with non-asbestos fibreglass (foil-faced or canvas).	None	
Mechanical equipment is either uninsulated or insulated with non-asbestos fibreglass.	None	
All ceiling tiles are presumed to be non-asbestos based on the date of manufacture determined from the date stamp applied to the top of the tiles.	None	

Material and Application	Asbestos Type	Photo
Vinyl floor tiles, 9"x9" and 12”x12”, various colours, are present.	Presumed (tile) Presumed (mastic)	
Remaining vinyl floor tiles/vinyl plank flooring are presumed to be non-asbestos based on the material (rubber) and the historical knowledge of the date of installation. Mastic under non-asbestos tiles is presumed to contain asbestos until further sampling is performed.	None (tile) Presumed (mastic)	

5.0 RECOMMENDATIONS

5.1 General

Perform a detailed intrusive assessment prior to maintenance work, building renovation or demolition operations. The assessment should include destructive testing (e.g., coring and/or removal of building finishes and components), and other hazardous materials (lead, mercury, PCBs, mould, etc.) and materials not tested in this study (e.g., roofing materials, caulking, mastics).

5.2 Remedial Work

The following remedial work is recommended.

Material, Quantity, Condition, Photo #	Location (Location #)	Recommended Procedure
Pipe insulation, 1 fitting, poor condition, Photo 1	Women’s Washroom (Location 1008)	Asbestos precautions for work in ceiling space which may disturb asbestos in poor condition.

Photo 1

5.3 On-going Management and Maintenance

The following recommendations are made regarding on-going management and maintenance work involving the asbestos materials identified.

Maintain the Asbestos Management Program (AMP).

Perform a reassessment of asbestos materials on an annual basis.

Remove asbestos-containing materials (ACM) prior to alteration or maintenance work if ACM may be disturbed by the work. Follow appropriate asbestos precautions for the classification of work being performed.

Sample presumed ACM prior to alteration or maintenance work if the presumed ACM may be disturbed by the work.

Update the asbestos inventory report upon completion of any abatement and removal of asbestos-containing materials.

6.0 TERMS AND LIMITATIONS

This work was performed subject to the Terms and Limitations presented or referenced in the proposal for this project.

Information provided by Pinchin is intended for Client use only. Pinchin will not provide results or information to any party unless disclosure by Pinchin is required by law. Any use by a third party of reports or documents authored by Pinchin or any reliance by a third party on or decisions made by a third party based on the findings described in said documents, is the sole responsibility of such third parties. Pinchin accepts no responsibility for damages suffered by any third party as a result of decisions made or actions conducted. No other warranties are implied or expressed.

7.0 REFERENCES

The following legislation and documents were referenced in completing the assessment and this report:

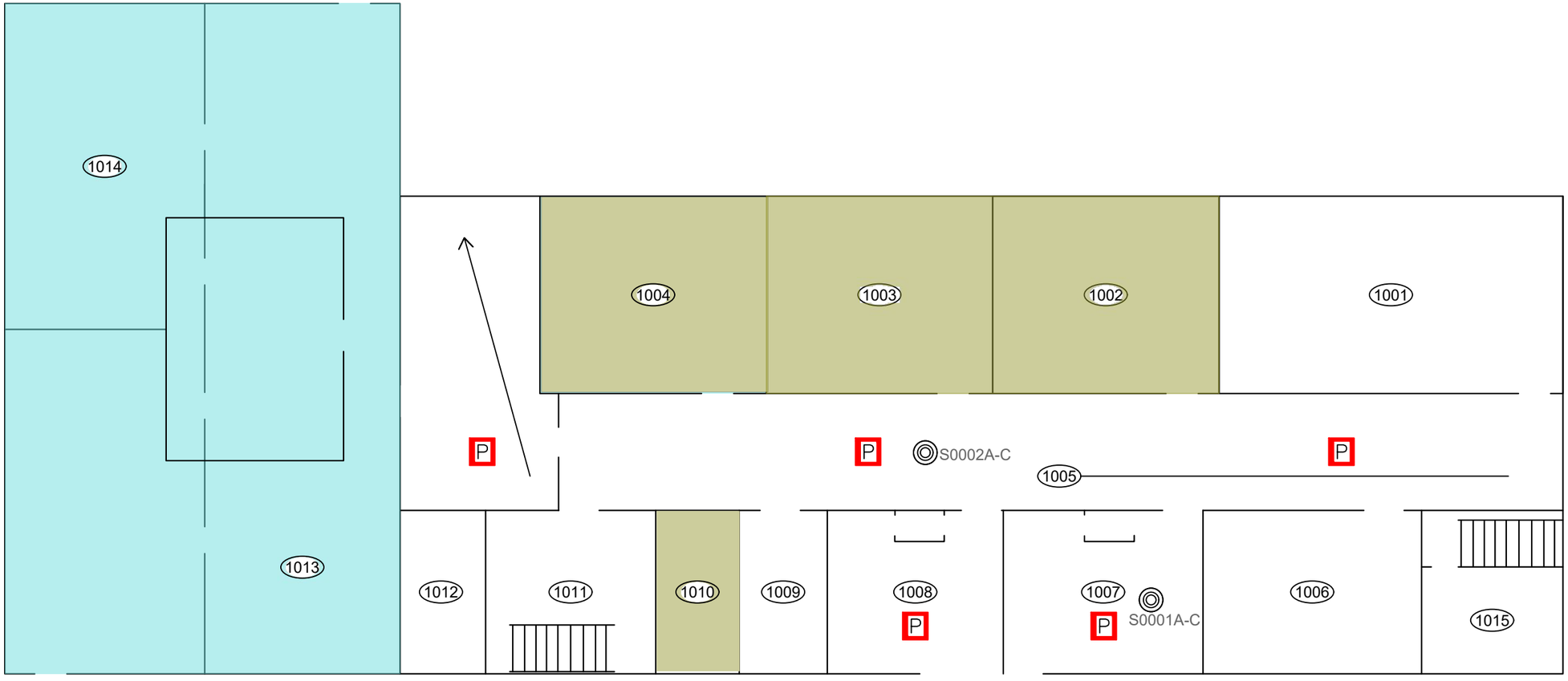
1. Asbestos on Construction Projects and in Buildings and Repair Operations, Ontario Regulation 278/05.
2. Designated Substances, Ontario Regulation 490/09.
3. Ministry of the Environment Regulation, R.R.O. 1990 Reg. 347 as amended.

\\PIN-HAM-FS02\job\320000s\0320582.000 HWCDSB,Various2023Projects,ASB,CONS\0320582.004 HWCDSB,AllSites,2023,ASB,ASSMT\Deliverables\St. Charles Centre\Deliverables\320582.004 Asbestos Asmnt Report St. Charles Centre HWCDSB Aug 31 2023.docx

Template: Master Report for Asbestos Assessment, HAZ, July 29, 2021

APPENDIX I

Drawings



PINCHIN

905-577-6206 www.pinchin.com

LEGEND:

X LOCATION NUMBER

ASBESTOS BULK SAMPLE

ASBESTOS-CONTAINING MATERIALS:

P PIPE INSULATION

VINYL FLOOR TILES AND MASTIC

MASTIC

NOT ALL KNOWN OR SUSPECTED ASBESTOS BUILDING MATERIALS MAY BE DEPICTED ON THE DRAWING. REFER TO THE ASBESTOS REASSESSMENT REPORT FOR A COMPLETE LIST OF KNOWN AND SUSPECTED ASBESTOS BUILDING MATERIALS.

LEGEND IS COLOUR DEPENDENT. NON-COLOUR COPIES MAY ALTER INTERPRETATION.

CLIENT:

Hamilton-Wentworth Catholic District School Board

Believing, Achieving, Serving

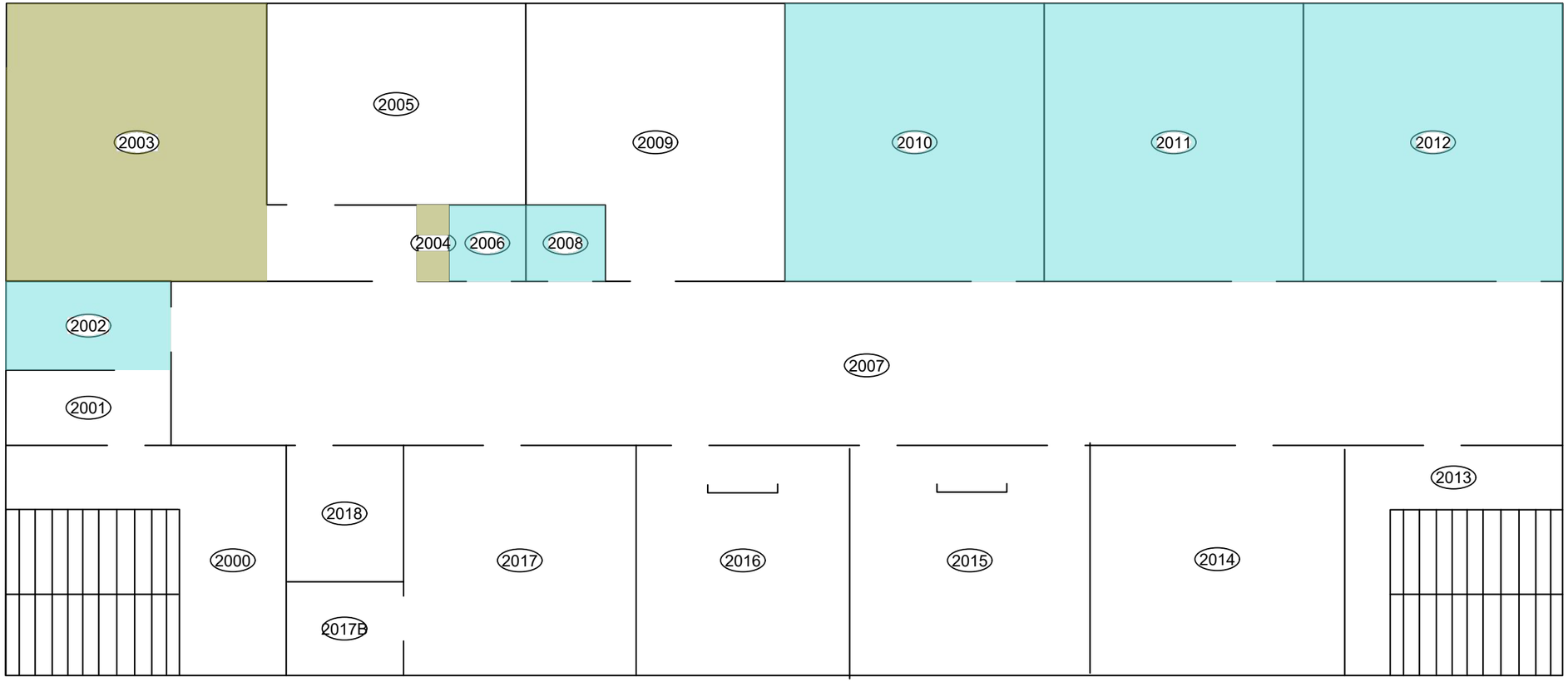
LOCATION:

ST. CHARLES CENTRE
45 YOUNG STREET
HAMILTON, ONTARIO

TITLE:

ASBESTOS ASSESSMENT
FLOOR LEVEL 1

DATE:	PROJECT # :
AUGUST 2023	320582.004
DRAWN BY: EB	DRAWING: 1 OF 2
CHECKED BY: EB	
SCALE: NTS	



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LEGEND:

X LOCATION NUMBER

ASBESTOS BULK SAMPLE

ASBESTOS-CONTAINING MATERIALS:

P PIPE INSULATION

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LEGEND IS COLOUR DEPENDENT. NON-COLOUR COPIES MAY ALTER INTERPRETATION.

CLIENT:

Hamilton-Wentworth Catholic District School Board

Believing, Achieving, Serving

LOCATION:

ST. CHARLES CENTRE
45 YOUNG STREET
HAMILTON, ONTARIO

TITLE:

ASBESTOS ASSESSMENT
FLOOR LEVEL 2

DATE:	PROJECT # :
AUGUST 2023	320582.004
DRAWN BY: EB	DRAWING: 2 OF 2
CHECKED BY: EB	
SCALE: NTS	

APPENDIX II

Asbestos Analytical Certificates

Pinchin Ltd. Asbestos Laboratory
Certificate of Analysis

Project Name:	**Hamilton-Wentworth Catholic School Board, St. Charles Centre, 45 Young Street, Hamilton, Ontario**		
Project No.:	**0272113.000**		
Prepared For:	**E. Balfour / M. Maiorana**		
		Date Received:	**May 21, 2020**
Lab Reference No.:	**b230662**	**Date Analyzed:**	**June 1, 2020**
Analyst(s):	**K. Cockburn**	**# Samples submitted:**	**6**
		# Phases analyzed:	**7**

Method of Analysis:

EPA 600/R-93/116 - Method for the Determination of Asbestos in Bulk Building Materials dated July, 1993

Bulk samples are checked visually and scanned under a stereomicroscope. Slides are prepared and observed under a Polarized Light Microscope (PLM) at magnifications of 40X, 100X or 400X as appropriate. Asbestos fibres are identified by a combination of morphology, colour, refractive index, extinction, sign of elongation, birefringence and dispersion staining colours. A visual estimate is made of the percentage of asbestos present. A reported concentration of less than (<) the regulatory threshold (see chart below) indicates the presence of confirmed asbestos in trace quantities, limited to only a few fibres or fibre bundles in an entire sample. This method complies with provincial regulatory requirements where applicable. Multiple phases within a sample are analyzed and reported separately.

All bulk samples submitted to this laboratory for asbestos analysis are retained for a minimum of three months. Samples may be retrieved, upon request, for re-examination at any time during that period.

The Pinchin Ltd. Mississauga asbestos laboratory is accredited by the National Institute of Standards and Technology, National Voluntary Laboratory Accreditation Program (NVLAP Lab Code 101270-0) for the 'EPA – 40 CFR Appendix E to Subpart E of Part 763, Interim Method of the Determination of Asbestos in Bulk Insulation Samples,' and the 'EPA 600/R-93/116: Method for the Determination of Asbestos in Bulk Building Materials'; and meets all requirements of ISO/IEC 17025:2005.

This report relates only to the items tested.

Pinchin Ltd. Asbestos Laboratory
Certificate of Analysis

Project Name: **Hamilton-Wentworth Catholic School Board, St. Charles Centre, 45 Young Street, Hamilton, Ontario**
Project No.: **0272113.000**
Prepared For: **E. Balfour / M. Maiorana**

Lab Reference No.: **b230662**
Date Analyzed: **June 1, 2020**

BULK SAMPLE ANALYSIS

SAMPLE IDENTIFICATION	SAMPLE DESCRIPTION	% COMPOSITION (VISUAL ESTIMATE)	
		ASBESTOS	OTHER
S0001A Parging cement, Men's Washroom, Location 1007	Homogeneous, grey, soft, parging cement.	Chrysotile 50-75%	Non-Fibrous Material 25-50%
S0001B Parging cement, Men's Washroom, Location 1007			Not Analyzed
Comments:	Analysis was stopped due to a previous positive result.		
S0001C Parging cement, Men's Washroom, Location 1007			Not Analyzed
Comments:	Analysis was stopped due to a previous positive result.		
S0002A Sweatwrap, Corridor, Location 1005	2 Phases: a) Homogeneous, beige, dimpled, layered paper. b) Homogeneous, black, layered paper.	None Detected None Detected	Cellulose > 75% Non-Fibrous Material 0.5-5% Cellulose 50-75% Tar and other non-fibrous 25-50%
S0002B Sweatwrap, Corridor, Location 1005	2 Phases: a) Homogeneous, beige, dimpled, layered paper. b) Homogeneous, black, layered paper.	None Detected None Detected	Cellulose > 75% Non-Fibrous Material 0.5-5% Cellulose 50-75% Tar and other non-fibrous 25-50%

Pinchin Ltd. Asbestos Laboratory
Certificate of Analysis

Project Name: Hamilton-Wentworth Catholic School Board, St. Charles Centre, 45 Young Street, Hamilton, Ontario
Project No.: 0272113.000
Prepared For: E. Balfour / M. Maiorana

Lab Reference No.: b230662
Date Analyzed: June 1, 2020

BULK SAMPLE ANALYSIS

SAMPLE IDENTIFICATION	SAMPLE DESCRIPTION	% COMPOSITION (VISUAL ESTIMATE)	
		ASBESTOS	OTHER
S0002C Sweatwrap, Corridor, Location 1005	2 Phases: a) Homogeneous, beige, dimpled, layered paper.	None Detected	Cellulose > 75% Non-Fibrous Material 0.5-5%
	b) Homogeneous, black, layered paper.	None Detected	Cellulose 50-75% Tar and other non-fibrous 25-50%

Reviewed by: **Reporting Analyst:**

PINCHIN

MEMBER OF PG THE PINCHIN GROUP

Analyzed by: KC

Reviewed by: KB

Report Sent by: CL

Instructions:

Pinchin Ltd. - Asbestos Laboratory
Internal Asbestos Bulk Sample Chain of Custody

Client Name:	Hamilton-Wentworth Catholic School Board		**Project Address:**	45 Young Street, Hamilton, Ontario	
Portfolio/Building No:	St. Charles Centre		**Pinchin File:**	272113	
Submitted by:	Emily Balfour		**Email:**	ebalfour@pinchin.com	
CC Results to:	Michael Maiorana		**CC Email:**	mmaiorana@pinchin.com	
Invoice to:	Accounts Payable		**Invoice Email:**	ap@pinchin.com	
Date Submitted:	May 19 2020		**Required by:**	May 26 2020	
# of Samples:	6		**Priority:**	5 Day Turnaround	
Year of Building Construction (*Mandatory Field*):			1953		
Do NOT Stop on Positive (Sample Numbers):					
Pinchin Group Company (*Mandatory Field*):			Pinchin		

To be Completed by Lab Personnel Only:					
Lab Reference #:	b230662 CH		**Time:**	24 hour clock	
Received by:	MAY 21 2020		**Date:**	Month Day Year	
Name(s) of Analyst(s):	KC			2020/06/01	

Sample Prefix	Sample No.	Sample Suffix	Sample Description/Location (Mandatory)	
	S0001	A	Parging cement, Men's Washroom, Location 1007	CH50-757
	S0001	B	Parging cement, Men's Washroom, Location 1007	-NA-
	S0001	C	Parging cement, Men's Washroom, Location 1007	-NA-
	S0002	A	Sweatwrap, Corridor, Location 1005	a) ND b) ND
	S0002	B	Sweatwrap, Corridor, Location 1005	a) ND b) ND
	S0002	C	Sweatwrap, Corridor, Location 1005	a) ND b) ND

APPENDIX III
Methodology

1.0 GENERAL

An inspection was conducted to identify the asbestos-containing materials (ACM) incorporated in the structure and its finishes as defined by the scope of work.

Information regarding the location and condition of ACM encountered and visually estimated quantities were recorded. The locations of any samples collected were recorded on small-scale plans. As-built drawings and previous reports were referenced where provided.

Sample collection (where performed) was conducted in accordance with our Standard Operating Procedures.

The inspection for asbestos included friable and non-friable asbestos-containing materials (ACM). A friable material is a material that when dry can be crumbled, pulverized or powdered by hand pressure.

Where samples were collected, a separate set of samples was collected of each type of homogenous material suspected to contain asbestos. A homogenous material is defined by the US EPA as material that is uniform in texture and appearance, was installed at one time, and is unlikely to consist of more than one type or formulation of material. The homogeneous materials were determined by visual examination and available information on the phases of construction and prior renovations.

Where samples were collected, samples were collected at a rate that is in compliance with the requirements of local regulations and guidelines. The sampling strategy was also based on known ban dates and phase out dates of the use of asbestos; sampling of certain building materials is not conducted after specific construction dates. In addition, to be conservative, several years past these dates are added to account for some uncertainty in the exact start / finish date of construction and associated usage of ACM. In some cases, manufactured products such as asbestos cement pipe were visually identified without sample confirmation.

Where samples were collected, the asbestos analysis was completed using a stop-positive approach. Only one result meeting the regulated criteria was required to determine that a material is asbestos-containing, but all samples must be analyzed to conclusively determine that a material is non-asbestos. The laboratory stopped analyzing samples from a homogeneous material once a result equal to or greater than the regulated criteria is detected in any of the samples of that material. All samples of a homogeneous material were analyzed if no asbestos is detected. In some cases, all samples were analyzed in the sample set regardless of result.

Where samples were collected, the analysis was performed in accordance with Test Method EPA/600/R-93/116: Method for the Determination of Asbestos in Bulk Building Materials, July 1993.

Where samples were collected, analytical results were compared to the following criteria.

Jurisdiction*	Friable	Non-Friable
Ontario	0.5%	0.5%

Where building materials are described in the report as “non-asbestos” or “does not contain asbestos”, this means that either no asbestos was detected by the analytical method utilized in any of the multiple samples or, if detected, it is below the lower limit of an asbestos-containing material in the applicable regulation. Additionally, these terms are used for materials which historically are known to not include asbestos in their manufacturing.

Asbestos materials were evaluated in order to make recommendations regarding remedial work. The priority for remedial action was based on several factors:

- Friability (friable or non-friable);
- Condition (good, fair, poor, debris);
- Accessibility (ranking from accessible to all building users to inaccessible);
- Visibility (whether the material is obscured by other building components).
- Efficiency of the work (for example, if damaged ACM is being removed in an area, it may be most practical to remove all ACM in the area even if it is in good condition).

For a complete description of the Evaluation Criteria and Basis of Recommendations, refer to Annex A.

METHODOLOGY ANNEX A EVALUATION CRITERIA

EVALUATION CRITERIA AND BASIS OF RECOMMENDATIONS

The detailed asbestos assessment provides information regarding the location, condition, accessibility and friability of the asbestos-containing materials (ACM). In order to make recommendations for compliance with current regulations, Pinchin developed the following criteria.

EVALUATION OF CONDITION

Friable Sprayed or Trowelled Fireproofing, Thermal Insulation and Texture Finishes (Surfacing Materials)

To evaluate the condition of ACM sprayed or trowelled on fireproofing, sprayed or trowelled thermal insulation (non-mechanical), or texture, decorative or acoustic finishes, the following criteria are applied:

Good	Surface of material shows no significant signs of damage, deterioration or delamination. Good condition includes unencapsulated or unpainted fireproofing or texture finishes, where no or limited delamination or damage is observed, or encapsulated fireproofing or texture finishes where the encapsulant or paint has been applied after the damage or fallout occurred.
Poor	A sprayed material that shows signs of significant damage or is significantly delaminating or deteriorating. This may be limited to surface delamination or some portion of the substrate may be exposed.

In Locations where damage exists in isolated areas, both good and poor condition may be applicable. The extent of each condition will be recorded. Fair condition is not utilized in the evaluation of ACM sprayed or trowelled fireproofing, sprayed or trowelled thermal insulation (non-mechanical), or texture, decorative or acoustic finishes.

The evaluation of the above products above ceilings may be limited by the number of observations and by building components such as ducts or full height walls that obstruct the above ceiling observations.

Friable Mechanical or Thermal System Insulation (TSI)

To evaluate the condition of mechanical insulation on vessels, boilers, breeching, ducts, pipes, fan units, equipment etc. the following criteria are applied:

Good	Insulation is completely covered in jacketing and exhibits no evidence of damage or deterioration. No insulation is exposed. Includes conditions where the jacketing has minor damage (i.e. scuffs or stains), but the jacketing is not penetrated.
Fair	Minor penetrating damage to jacketed insulation (cuts, tears, nicks, deterioration or delamination) or undamaged insulation that has never been jacketed. Insulation is exposed but not showing surface disintegration. The extent of missing insulation ranges from minor to none. Damage can be repaired.

Poor	Original insulation jacket is missing, damaged, deteriorated or delaminated. Insulation is exposed and significant areas have been dislodged. Damage cannot be readily repaired. Includes components where insulation may have been removed incompletely.

The evaluation of mechanical insulation may be limited by the number of observations made and building components such as ducts or full height walls that obstruct observations. It is often not possible to observe each foot of mechanical insulation from all angles.

Potentially Friable Materials and Miscellaneous Friable Materials

Potentially friable ACM are products that are basically non-friable while in place but have the potential to generate friable dust upon removal or if significantly disturbed without appropriate procedures. These products may become friable if damaged. Potentially friable materials include materials such as acoustic ceiling tiles and plaster. To evaluate the condition of potentially friable materials, the following criteria are applied:

Good	No significant damage or deterioration. Still serving its intended use as a building material or finish.
Fair	Showing signs of some cracking or breakage, but is not deteriorating (e.g. cracked plaster, broken but in place ceiling tile, missing tile or section of plaster etc.). The condition is such that it is still serving its intended use as a building material or finish but may require repair for mainly cosmetic purposes.
Poor	Significant deterioration or breaking apart of the material. Material has deteriorated to the point it is not serving its intended use as building material or finish. Material has deteriorated to a point it has become friable. Normally potentially friable ACM in Poor condition is not repairable and requires at least localized removal and replacement.

Non-Friable Materials

Non-friable ACM cover a wide range of products with a wide variation in their tendency to release dust or asbestos fibres to the air. Many of these materials, (particularly where the matrix is an unweathered bitumen, asphalt or tar material) do not release fibres except in very unusual circumstances or during significant disturbance (e.g. use of abrasive power tools). Others with a cementitious matrix (asbestos-cement products) can more readily release dust due to abrasion, demolition, weathering, etc. The potential for asbestos release from non-friable ACM is always lower than from friable ACM. To evaluate the condition of non-friable Materials, the following criteria are applied:

Good	No significant damage or deterioration. Still serving its intended use as a building material or finish.

Fair	Showing signs of some cracking or breakage but is not deteriorating (e.g. cracked vinyl floor tile, missing piece of tile or transite, etc.). The condition is such that it is still serving its intended use as a building material or finish but may require repair for mainly cosmetic purposes.
Poor	Significant deterioration or breaking apart of the material to the point at which it cannot be repaired, and it will require at least local removal. Material has deteriorated to the point it is not serving its intended use as building material or finish. Material may have deteriorated to a point where traffic or disturbance may cause it to become friable.

Evaluation of ACM Debris

The identification of the exact location or presence of debris on the top of ceiling tiles is limited by the number of observations made and the presence of building components such as ducts or full height walls that obstruct observations.

The presence of fallen or dislodged ACM is noted separately from the ACM source and is referred to as Debris. Debris may be friable if from a friable ACM source or a badly deteriorated non-friable ACM source. Debris may also be non-friable (such as fallen pieces of transite sheet or mastic fittings, or broken, dislodged floor tiles).

Debris	Debris may be friable or non-friable but is always identified as debris.

Evaluation of Presumed Asbestos-Containing Material (PACM)

Presumed asbestos-containing materials (PACM), are building materials that may contain asbestos but were not sampled or analyzed due to inaccessibility or the need to perform destructive testing to obtain a reasonable sample set. Evaluation of these materials is based on the assumption that these PACM are asbestos-containing.

A list of PACM is provided in the report and they are generally not included in the detailed room by room reports. Typically, they are excluded because they are inaccessible or present in very small quantities. If PACM are evaluated, Pinchin uses the criteria that correspond with the type (and friability) of the material listed above.

EVALUATION OF ACCESSIBILITY

The accessibility of building materials known or suspected of being ACM is rated according to the following criteria:

Access (A)	Common areas of the building within reach of all building users (approximately 8 '-9' from floor or standard ceiling height). Includes other areas where occupant activities may result in disturbance of material that is not normally within reach from floor level, but may be disturbed by common activities (e.g. gymnasiums, workshops, warehouses)
Access (B)	Areas of the building accessed primarily by Maintenance/Caretaking/Janitorial Staff and within reach without use of a ladder. Includes areas within reach in Boiler Rooms, Electrical Rooms, Janitors Closets, Elevator Rooms, Mechanical Rooms, etc. Includes materials within reach from fixed ladders or catwalks, mezzanines, and accessible pipe chases.
Access (C) and Visible	Areas of the building above 8' - 9' where use of a ladder or scaffold is required to reach the ACM. Only includes ACM that are visible to view without the removal or opening of other building components such as ceiling tiles or service access panels. Visible column on HMIS sheets will say YES.
Access (C) and not Visible	Areas of the building above 8' - 9' where use of a ladder or scaffold is required to reach the ACM. Includes ACM that are not visible to view and require the removal of a building component to see, such as ceilings tiles or access panels to view and access. Includes rarely entered crawl spaces, attic spaces, etc. Observations will be limited to the extent visible from the access points. Visible column on HMIS sheets will say NO.
Access (D)	Areas of the building behind inaccessible solid ceiling systems, walls or equipment etc. where demolition of the ceiling, wall or equipment etc. is required to reach the ACM. Material inaccessible due to height or location or is only accessed under unusual situations. Evaluation of condition and extent of ACM is limited or impossible, depending on the surveyor's ability to visually examine materials in Access D.

ACTION MATRIX AND DEFINITIONS

Pinchin's evaluation of the viability of a specific asbestos control option is based on the consideration of the friability, condition, accessibility and visibility of a material. The logic used is that damaged ACM located in an area frequently accessed by all building occupants is of a higher priority than damaged ACM located in an infrequently accessed service area. The action matrix considers the potential for fibre release (primarily from friable ACM) and the possible concerns from regulatory bodies and many building occupants to all damaged ACM (including non-friable).

In any building with asbestos, many current regulations require an Asbestos Management Program be implemented. Depending on the condition and the accessibility, more active measures such as repair or removal may be recommended. The following matrix provides guidance for recommended Actions in the absence of renovation or demolition. In the event of construction or maintenance activity which will disturb ACM more aggressive control or removal will be required.

Action Matrix

The following tables outline the action decisions based on the relationship of assessed factors. Table I applies to friable ACM. Table II applies to non-friable ACM.

Table I Decision Matrix for Friable ACM

	Condition			
Access	**Good**	**Fair**	**Poor**	**Debris**
(A)	Action 5[1]	Action 5[2]	Action 3	Action 1
(B)	Action 7	Action 6[3]	Action 3	Action 1
(C) Visible	Action 7	Action 6	Action 3	Action 2
(C) Not Visible	Action 7	Action 7	Action 4	Action 2
(D)	Action 7	Action 7	Action 7	Action 7

Table II Decision Matrix for Potentially Friable and Non-Friable ACM

	Condition			
Access	**Good**	**Fair**	**Poor**	**Debris**
(A)	Action 7	Action 7[4]	Action 3	Action 1
(B)	Action 7	Action 7	Action 3	Action 1
(C) Visible	Action 7	Action 7	Action 4	Action 2
(C) Not Visible	Action 7	Action 7	Action 4	Action 2
(D)	Action 7	Action 7	Action 7	Action 7

Action Definitions

The following are the definitions in the Action Matrix Table presented above:

Action Definitions	
Action 1	Clean-Up of ACM Debris Restrict access that is likely to cause a disturbance of the ACM Debris and clean up ACM Debris. Utilize appropriate asbestos precautions.

[1] If friable ACM in access (A)/Good condition is not proactively removed Action 7 (Manage) is recommended.
[2] If friable ACM in access (A)/Fair condition is not proactively removed repair is recommended.
[3] If friable ACM in access (B)/Fair condition is likely to be disturbed after repair proactive removal is recommended.
[4] Action 7 is recommended for all non-friable ACM in Fair condition however some clients may wish to repair or take some action primarily for cosmetic reasons

Action Definitions	
Action 2	Precautions for Access Which may Disturb ACM Debris Use appropriate means to isolate the debris or to limit entry to the area which may disturb the material. At locations where ACM Debris can remain in place in lieu of removal or clean-up (e.g. Debris on top of ceiling tiles or behind lockable door), Utilize appropriate asbestos precautions to enter the area if this will disturb debris. The precautions will be required until the ACM Debris has been cleaned up.
Action 3	ACM Removal Remove ACM. Utilize asbestos procedures appropriate to the scope of the removal work. Until it is removed, restrict access to the material so it is not disturbed.
Action 4	Precautions for Work Which may Disturb ACM in Poor Condition. Utilize appropriate asbestos precautions if ACM may be disturbed by work on or near ACM. This does not require restricting access to the area, only control of work which may contact or disturb the ACM. Removal is the only viable option if work will disturb ACM.
Action 5	Proactive ACM Removal Remove friable ACM where the presence of friable asbestos in Good condition is not desirable. If friable ACM in Fair condition is not removed, then Repair friable ACM.
Action 6	ACM Repair Repair friable ACM in Fair condition which is not likely to be damaged again or disturbed by normal use of the area or room. Pinchin recommends proactive removal if friable ACM is likely to be damaged or disturbed during normal use of the area or room
Action 7	Asbestos Management Program with Routine Surveillance Implement an Asbestos Management Program, including routine surveillance of ACM. Reassess materials regularly (typically once per year).

APPENDIX IV

Location List

HMIS
HAZARDOUS MATERIALS INVENTORY SYSTEM

LOCATIONS LIST

PINCHIN
1.855.PINCHIN www.pinchin.com

Client:Hamilton-Wentworth Catholic District Sch
Site: 45 Young Street, Hamilton, ON
Building Name: St Charles - Centre Campus
Survey Date: 2018-08-02
Last Re-Assessment: 2023-07-21
Building Phases: A: 1953

Location No.	Name or Description	Area ft²	Floor No.	Bldg. Phase	Notes
1	Presumed Asbestos-Containing Materials	0	0	A	Where present, these materials are assumed to contain asbestos until otherwise proven by sampling and analysis.
1001	Classroom 6, room no. 6	0	1	A	
1002	Classroom 3, room no. 3	0	1	A	
1003	ESL	0	1	A	
1004	Childminding	0	1	A	
1005	Corridor	0	1	A	
1006	Boiler Room	0	1	A	
1007	Mens Washroom	0	1	A	
1008	Womens Washroom	0	1	A	
1009	Office	0	1	A	
1010	Custodian Closet	0	1	A	
1011	Stairwell	0	1	A	
1012	Washroom	0	1	A	
1013	Corridor	0	1	A	
1014	Gym Offices	0	1	A	
1015	Stairway Crawlspace	0	1	A	
2000	Stairwell	0	2	A	
2001	Fan Room	0	2	A	
2002	Caretaker Room	0	2	A	
2003	Staff Room	0	2	A	
2004	Staff Washroom	0	2	A	
2005	Photo Room	0	2	A	
2006	Womens Washroom	0	2	A	
2007	Corridor	0	2	A	
2008	Mens Washroom	0	2	A	
2009	Classroom 8, room no. 8	0	2	A	
2010	Classroom 7, room no. 7	0	2	A	
2011	Classroom 6, room no. 6	0	2	A	
2012	Classroom 5, room no. 5	0	2	A	
2013	Stairwell	0	2	A	
2014	Assessment Room	0	2	A	
2015	Mens Washroom	0	2	A	
2016	Womens Washroom	0	2	A	
2017	Office	0	2	A	
2018	Custodian Room	0	2	A	

APPENDIX V

Summary Report / Sample Log

HMIS
HAZARDOUS MATERIALS INVENTORY SYSTEM

HAZARDOUS MATERIALS SUMMARY / SAMPLE LOG

PINCHIN
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Client:Hamilton-Wentworth Catholic District Sch **Site: 45 Young Street, Hamilton, ON** **Building Name: St Charles - Centre Campus** **Survey Date: 2018-08-02**

HAZMAT	Sample No	System/Component/Material/Sample Description	Locations	Bldg. Phase	LF	SF	EA	%	Type	Positive	Friability
Asbestos	S0001 ABC	Piping | | Parging Cement |	1005,1007,1008	A	0	0	103	0	Chrysotile	Yes	F
Asbestos	S0002 ABC	Piping | | Sweatwrap |	1005	A	100	0	0	0	None Detected	No	
Asbestos	V9500	Floor | | Mastic |	1002,1003,1004,1010,1013,1014,2002,2003,2004 2006,2008,2010,2011,2012	A	0	0	0	100	Presumed Asbestos	Yes	NF
Asbestos	V9500	Floor | | Vinyl Floor Tile (no Mastic) | 12x12 Beige W Tan Streaks, 12x12 Brown W Green Fleck, 12x12 Green W Cream Fleck, 12x12 Green W White Fleck, 12x12 White W Black Fleck, 9x9 Yellow	1013,1014,2002,2006,2008,2010,2011,2012	A	0	0	0	100	Presumed Asbestos	Yes	NF
Asbestos	V9500	Other | | N/a | Roofing Felts And Tar, Mastics, Floor Levelling Compound, Ceramic Tile Setting Compound, Elevator And Lift Brakes, Electrical Components, Mechanical Packing, Ropes And Gaskets, Vermiculite, Adhesives And Duct Mastics, Caulking And Putties, Fibre-reinforced Paints And Coatings, Paper Products, Soffit And Fascia Boards, Fire Resistant Doors, Stucco, Plaster Or Other Cementitious Parge Coatings, Vibration Dampers On Hvac Equipment, Terrazzo, Ropes And Gaskets In Cast-iron Bell And Spigot Joints, Sealants On Pipe Threads	1	A	0	0	0	100	Presumed Asbestos	Yes	NF
Asbestos	V0000	Ceiling | Acoustic Tile | Ceiling Tiles (lay-in) | 2x4 Fiberglass	2003,2004,2006,2007,2008	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Ceiling | Acoustic Tile | Ceiling Tiles (lay-in) | 2x4 Short Fissure Random Pinhole (date Stamped 2003)	1005,1007,1008,1012,1013,2015,2016	A	0	0	0	100	Non Asbestos	No	
Asbestos	V0000	Ceiling | | Concrete (precast) |	1003,1004,1006,1009,1010,1011,1014,1015,2000 2001,2005,2009,2010,2011,2012,2013,2014,2017 2018	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Ceiling | | Masonry |	1001,1002,2002	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Ceiling | Acoustic Tile | Tectum | Panels	1005	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Floor | | Carpet |	1001,1009,1014,2005,2009,2014,2017	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Floor | | Ceramic Tiles | 12x12 Beige	1010	A	0	0	0	100	Non Asbestos	No	
Asbestos	V0000	Floor | | Concrete (poured) |	1006,1015,2001	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Floor | | Laminate |	2003	A	0	0	0	0	Non	No	

HAZMAT	Sample No	System/Component/Material/Sample Description	Locations	Bldg. Phase	LF	SF	EA	%	Type	Positive	Friability
									Asbestos		
Asbestos	V0000	Floor | | Terrazzo |	1005,1007,1008,1011,1012,1013,2000,2007,2013 2015,2016,2018	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Floor | | Vinyl Floor Tile (no Mastic) | 12x12 Brown Green With White Fleck	1003	A	0	0	0	100	Non Asbestos	No	
Asbestos	V0000	Floor | | Vinyl Floor Tile (no Mastic) | 12x12 Grey Dense Fleck (installed 2014?)	1003	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Floor | | Vinyl Floor Tile (no Mastic) | 12x12 Grey Dense Fleck (installed 2014)	1002	A	0	0	0	100	Non Asbestos	No	
Asbestos	V0000	Floor | | Vinyl Sheet Flooring | Wood Pattern-Tile May Be Underneath	1014	A	0	0	0	100	Non Asbestos	No	
Asbestos	V0000	Piping | | Fibreglass |	1014,2000,2013	A	0	0	0	0	Non Asbestos	No	
Asbestos	V0000	Wall | | Masonry |	1001,1002,1003,1004,1005,1006,1007,1008,1009 1010,1011,1012,1013,1014,1015,2000,2001,2002 2003,2004,2005,2006,2007,2008,2009,2010,2011 2012,2013,2014,2015,2016,2017,2018	A	0	0	0	0	Non Asbestos	No	

Legend:

Sample number	
S####	Asbestos sample collected
L####	Paint sample collected
P####	PCB sample collected
M####	Mould sample collected
V####	Material visually similar to numbered sample collected
V0000	Known non Hazardous Material
V9000	Material is visually identified as Hazardous Material
V9500	Material is presumed to be Hazardous Material
[Loc. No.]	Abated Material

Units	
SF	Square feet
LF	Linear feet
EA	Each
%	Percentage

NF	Non Friable material.
F	Friable material
PF	Potentially Friable material

APPENDIX VI

HMIS All Data Report

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1 : Presumed Asbestos-Containing Materials **Floor: 0** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Other		N/A, Roofing felts and tar, mastics, Floor levelling compound, Ceramic tile setting compound, Elevator and Lift Brakes, Electrical components, Mechanical packing, ropes and gaskets, Vermiculite, Adhesives and duct mastics, Caulking and putties, Fibre-reinforced paints and coatings, Paper products, Soffit and fascia boards, Fire resistant doors, Stucco, plaster or other cementitious parge coatings, Vibration dampers on HVAC equipment, Terrazzo, Ropes and gaskets in cast-iron bell and spigot joints, Sealants on pipe threads			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF

Where present, these materials are assumed to contain asbestos until otherwise proven by sampling and analysis.

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1001 : Classroom 6 **Floor: 1** **Room #: 6** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Masonry			C	Y						V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	[None]		[Abated]	
Floor		Vinyl Floor Tile (No Mastic), Wood pattern			A	Y										
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1002 : Classroom 3 **Floor: 1** **Room #: 3** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Masonry			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 grey dense fleck (installed 2014)			A	Y		100			%	V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1003 : ESL **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Grey Dense Fleck (installed 2014?)			A	Y						V0000	Non-Asbestos		None	
Floor		Vinyl Floor Tile (No Mastic), 12x12 Brown green with white fleck			A	Y		100			%	V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1004 : Childminding **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 White w Green and Beige Streak			A	Y		100			%	V9500	[None]		[Abated]	
Floor		Vinyl Floor Tile (No Mastic), Wood pattern			A	Y										
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1005 : Corridor **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Ceiling	Acoustic Tile	Tectum, Panels			C	Y						V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Piping		Parging Cement	Fitting		C	N		5(7)	58(7)		EA	V0001	Chrysotile	50-75%	Confirmed Asbestos	F
Piping		Sweatwrap			C	N		100			LF	S0002ABC	None Detected	N.D.	None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1006 : Boiler Room **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Concrete (poured)			A	Y						V0000	Non-Asbestos		None	
Piping		Abated Material, Removed in 2015	Fitting		C	N									[Abated]	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1007 : Mens Washroom **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Piping		Parging Cement	Fitting		C	N			24(7)		EA	S0001ABC	Chrysotile	50-75%	Confirmed Asbestos	F
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1008 : Womens Washroom **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Piping		Parging Cement	Fitting		C	N			15(7)	1(4)	EA	V0001	Chrysotile	50-75%	Confirmed Asbestos	F
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1009 : Office **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1010 : Custodian Closet **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Ceramic Tiles, 12x12 beige			A	Y		100			%	V0000	Non-Asbestos		None	
Floor		Mastic			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Abated Material, 12x12 White w Green and Beige Streak													[Abated]	
Piping		Parging Cement	Fitting		C	Y				1	EA	V0001	[None]	50-75%	[Abated]	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1011 : Stairwell **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1012 : Washroom **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1013 : Corridor **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Green w Cream Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Brown w Green Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 9x9 yellow			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1014 : Gym Offices **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Vinyl Sheet Flooring, Wood pattern- tile may be underneath			A	Y		100			%	V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Brown w Green Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Green w Cream Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 9x9 yellow			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Piping		Fibreglass	Insulation	Polyvinyl chloride (PVC)	C	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #1015 : Stairway Crawlspace **Floor: 1** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Concrete (poured)			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2000 : Stairwell **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Piping		Fibreglass	Insulation		C	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2001 : Fan Room **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Concrete (poured)			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2002 : Caretaker Room **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Masonry			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 White w Black Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2003 : Staff Room **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Fiberglass			C	Y						V0000	Non-Asbestos		None	
Floor		Laminate			A	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2004 : Staff Washroom **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Fiberglass			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 White w Black Fleck			A	Y		100			%	V9500	[None]		[Abated]	
Floor		Vinyl Floor Tile (No Mastic), Wood pattern			A	Y										
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2005 : Photo Room **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2006 : Womens Washroom **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Fiberglass			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 White w Black Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2007 : Corridor **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Fiberglass			C	Y						V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2008 : Mens Washroom **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Fiberglass			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 White w Black Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2009 : Classroom 8 **Floor: 2** **Room #: 8** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2010 : Classroom 7 **Floor: 2** **Room #: 7** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Beige w Tan Streaks			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2011 : Classroom 6 **Floor: 2** **Room #: 6** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Beige w Tan Streaks			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2012 : Classroom 5 **Floor: 2** **Room #: 5** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Mastic			D	N		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Floor		Vinyl Floor Tile (No Mastic), 12x12 Green w White Fleck			A	Y		100(7)			%	V9500	Presumed Asbestos		Presumed Asbestos	NF
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2013 : Stairwell **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Piping		Fibreglass	Insulation		C	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2014 : Assessment Room **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2015 : Mens Washroom **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2016 : Womens Washroom **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling	Acoustic Tile	Ceiling Tiles (lay-in), 2x4 Short Fissure Random Pinhole (date stamped 2003)			C	Y		100			%	V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2017 : Office **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Carpet			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Client: Hamilton-Wentworth Catholic District Sch **Site: Adult** **Building Name: St Charles - Centre Campus**
Location: #2018 : Custodian Room **Floor: 2** **Room #:** **Area (sqft): 0**
Survey Date: 2018-08-02 **Last Re-Assessment: 2023-07-21**

ASBESTOS																
System	Component	Material	Item	Covering	A*	V*	AP*	Good	Fair	Poor	Unit	Sample	Asbestos Type	Amount	Hazard	Friable
Ceiling		Concrete (precast)			C	Y						V0000	Non-Asbestos		None	
Floor		Terrazzo			A	Y						V0000	Non-Asbestos		None	
Wall		Masonry			A	Y						V0000	Non-Asbestos		None	

Legend:

Sample number	
S####	Asbestos sample collected
V####	Material visually similar to numbered sample collected
V0000	Known non-asbestos material
V9000	Visually identified as an asbestos material
V9500	Material is presumed to be an asbestos material

Units	
SF	Square feet
LF	Linear feet
EA	Each
%	Percentage

Other	
A	Access
V	Visible
AP	Air Plenum
F	Friable material
NF	Non Friable material
PF	Potentially Friable material

Access	
A	Accessible to all building occupants
B	Accessible to maintenance and operations staff without a ladder
C	Accessible to maintenance and operations staff with a ladder. Also rarely entered, locked areas
D	Not normally accessible

Condition	
Good	No visible damage or deterioration
Fair	Minor, repairable damage, cracking, delamination or deterioration
Poor	Irreparable damage or deterioration with exposed and missing material

Visible	
Y	The material is visible when standing on the floor of the room, without the removal or opening of other building components (e.g. ceiling tiles or access panels).
N	The material is not visible to view when standing on the floor of the room and requires the removal of a building component (e.g. ceilings tiles or access panels) to view and access. Includes rarely entered crawlspaces, attic spaces, etc. Observations will be limited to the extent visible from the access points.

Air Plenum	
Yes or No	The material is in a return air plenum or in a direct airstream or there is evidence of air erosion (e.g. duct for heating or cooling blowing directly on or across an ACM). This field is only completed where Air Plenum consideration is required by regulation.

Colour Coding	
	The material is known to contain regulated concentrations of asbestos; either by analytical results or visible identification (use of the V9000 code).
	The material is presumed to contain asbestos; based on visual appearances; typically a material known to historically contain asbestos; however, not sampled due to limited access or the destructive nature of the sampling.

Action					
(1)	Clean up of ACM Debris	(2)	Precautions for Access Which may Disturb ACM Debris	(3)	ACM removal
(4)	Precautions for Work Which may Disturb ACM in Poor Condition	(5)	Proactive ACM removal (Minimum repair required for fair condition)	(6)	ACM repair
(7)	Management program and surveillance				