



IMPORTANT NOTICE - PLEASE READ!

ASBESTOS REGULATION

EFFECTIVE 21st MAY 2004

If you own, occupy, manage or have responsibilities for non domestic premises which may contain asbestos this affects you and you need to act NOW!

You need to decide how to identify, assess and manage any asbestos-containing materials (ACM's) on your premises and have a good strategy to manage these materials and help prevent risk to staff or others who may use the premises.

The new regulation requires you to manage the risk from asbestos by:-

Finding out if there is asbestos in the premises, it's amount and what condition it is in.

Presume that materials do contain asbestos, unless you have strong evidence to the contrary.

Make and keep records of the locations and condition of ACM's or presumed ACM's.

Assess the risk and plan how you are going to manage the risk, implement the plan and review and monitor it in the future.

please see overleaf for details

There are 3 types of survey (not surprisingly known as Type 1,2 and 3)

TYPE 1 – Location and Assessment Survey (Presumptive survey)

This type of survey merely locates the presence and extent of any suspect ACM's in the premises. This survey essentially defers the need to sample and analyse for asbestos (or the absence thereof) until a later date (e.g. prior to demolition or major refurbishment). All areas identified as suspect ACM's must be presumed to contain asbestos and where it appears highly likely to contain asbestos, there should be a strong presumption that it does. All materials, which are presumed to contain asbestos, must be assessed as to their condition.

TYPE 2 – Standard Sampling, Identification and Assessment Survey (Sampling survey)

The purpose and procedures used in this survey are the identification of any potential ACM and representative samples are collected and analysed for the presence of asbestos. Samples from each type of suspect ACM found are collected and analysed to confirm or refute the surveyor's judgement. If the material sampled is found to contain asbestos, other similar homogeneous material used in the same way in the building can be strongly presumed to contain asbestos. Less homogeneous materials will require a greater number of samples. The number should be sufficient for the surveyor to make an assessment of whether asbestos is or is not present. The report details where any asbestos is identified so that in the future persons who are required to work on the fabric are forewarned of the presence of asbestos and can arrange for the necessary precautions to be taken.

TYPE 3 – Pre Demolition Survey

This type of survey only applies when demolition or fabric work on any potential ACM is about to take place (not previously subject analysis). It is mandatory where no Type 2 Survey has been fully completed.

HSB Houghton's trained and qualified staff are able to provide the Type 2 Survey, which is the realistic practical route to follow for Compliance with the Regulations, if potential future costly pre-demolition surveys are to be avoided. Whilst the Type 2 Survey requires action and analysis now it seeks to limit the extent of future precautions and provides certainty as to what extent asbestos may be present in a premises and allows cost effective future management.

To obtain an indication of cost and arrange your survey please return the enclosed form or call Suzy Titcombe on

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email stitcombe@seib.co.uk

fax 01708 851 520



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