



# **HART ENVIRONMENTAL RESOURCES**

262 Hedge Dr. Springfield, OH 45504 (937) 325-8777 (937) 324-0288 FAX

## **ASBESTOS INSPECTION REPORT**

**626 Hulbert St.  
Dayton, OH 45410**



### **PREPARED FOR:**

**Mr. Dennis Zimmer  
City of Dayton  
Building Services  
Nuisance Abatement & Rehabilitation Supervisor  
371 W. 2<sup>nd</sup> St., Room 324  
Dayton, OH 45402  
937-333-3982**

### **PREPARED BY:**

**Lynda M. Hart  
Asbestos Hazards Evaluation Specialist  
Ohio #ES-32558  
June 23, 2012**

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# HART ENVIRONMENTAL RESOURCES

262 Hedge Dr. Springfield, OH 45504 (937) 325-8777 (937) 324-0288 FAX

June 23, 2012

Mr. Dennis Zimmer  
City of Dayton  
Building Services  
Nuisance Abatement & Rehabilitation Supervisor  
371 W. 2<sup>nd</sup> St., Room 324  
Dayton, OH 45402

Re: Asbestos Inspection  
626 Hulbert St.  
Dayton, Ohio 45403

Dear Mr. Zimmer,

Hart Environmental Resources prepared this report, under contract with the City of Dayton, Ohio, for the asbestos inspection conducted at 626 Hulbert St., Dayton, OH. The inspection, conducted on June 19, 2012, was completed utilizing applicable Federal and Ohio State regulations pertaining to asbestos: Federal OSHA (29 CFR 1910.1001 and 29 CFR 1926.1101), EPA (40 CFR Part 61), and TSCA Title II AHERA/ASHARA (40 CFR Part 763) Asbestos Regulations. The findings in this report are consistent with accepted principles and practice established and prescribed by the EPA and AHERA.

All accessible areas of the building, at 626 Hulbert St., were inspected physically, functional space by functional space, and homogeneous area by homogeneous area to determine the presence of asbestos-containing materials. Suspect materials that may be present inside wall cavities, electrical wiring or which were otherwise inaccessible were not included in the scope of this inspection. Core samples of friable and non-friable suspect asbestos-containing materials were collected. A site diagram, with the location of each sample, was made. The bulk samples were placed in zip-lock bags, sealed, and labeled with an identifying code. The samples, along with the chain-of-custody, were then submitted to the laboratory, Environmental Hazards Services, to be analyzed for asbestos content.

The home is a two-story structure, with a below ground level. The exterior has been finished with wood and vinyl siding. The interior walls and ceilings are finished with drywall, plaster and paneling. Older, wood windows have been installed in the home. A gas forced-air furnace, located in the basement, supplied heat to the structure. The pitched roof is covered with bituminous, asphalt shingles.

Hart Environmental Resources identified fourteen (14) suspect asbestos-containing materials in the accessible areas of the structure.

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## Analytical Results

HER Sample # Lab Sample #	Amount	Layers	Description/Sample Location	Condition	PLM Result (% Asbestos)
626H-1 12-06-02860-001	-	2	Wall Plaster, Kitchen, Wall C	Non-friable	None Detected
626H-2 12-06-02860-002	-	2	Drywall/JC, Kitchen Wall D	Friable	None Detected
626H-3 12-06-02860-003	-	1	Window Glazing, Kitchen, Wall B	Non-friable	None Detected
626H-4 12-06-02860-004	-	2	Wall Plaster, Living Room, Wall A	Non-friable	None Detected
626H-5 12-06-02860-005	-	2	Wall Plaster, Utility Room, Wall D	Non-friable	None Detected
626H-6 12-06-02860-006	-	1	Window Glazing, Bedroom 2, Wall B	Non-friable	None Detected
626H-7 12-06-02860-007	-	1	Brown Roofing Shingle	Non-friable	None Detected
626H-8 12-06-02860-008	-	2	Wall Plaster, Bedroom 2, Wall C	Non-friable	None Detected
626H-9 12-06-02860-009	-	2	Wall Plaster, Bedroom 1, Wall D	Non-friable	None Detected
626H-10 12-06-02860-010	-	2	Drywall/JC, Utility Room, Wall D	Friable	<1% Chrysotile Asbestos (.25% Point Count)
626H-11 12-06-02860-011	11 Ln. Ft.	1	Duct Wrap, Dining Room, Wall A	Friable	75% Chrysotile Asbestos
626H-12 12-06-02860-012	-	2	Drywall/JC, Utility Room, Wall D	Friable	<1% Chrysotile Asbestos (.25% Point Count)
626H-13 12-06-02860-013	8 Sq. Ft.	2	Furnace Board, Basement	Non-friable	70% Chrysotile Asbestos
626H-14 12-06-02860-014	-	1	Brown Roofing Shingle	Non-friable	None Detected

## Discussion and Recommendations

Fourteen (14) bulk samples of suspect asbestos-containing materials were collected in the accessible areas of the structure. Per current EPA regulations, Category I Non-Friable materials, including bituminous roofing materials, resilient floor coverings and gaskets do not need to be removed prior to the demolition of buildings, as long as it does not become friable during the demolition process.

The analytical results found the following items to contain greater than 1% asbestos fibers:

- Tan, fibrous duct wrap, Dining Room Wall.
- Light Grey, fibrous furnace board, Basement

Confirmed or assumed asbestos-containing materials, which will be disturbed during demolition activities, are regulated under current Federal and State regulations. Hart Environmental Resources recommends the removal of these materials by a licensed asbestos abatement contractor. It is also strongly recommended that the specifications for the removal program be developed by a licensed Asbestos Project Designer to ensure that all regulatory requirements are satisfied. The work should be properly documented in the event of future litigation.

An Ohio EPA Notification of Demolition and Renovation form must be completed and submitted to the Regional Air Pollution Control Agency (RAPCA) at least ten working days prior to the commencement of any abatement or demolition activity. The amount, type and condition of the asbestos-containing materials found in this inspection, as well as the materials assumed to be asbestos-containing materials, must be noted on the form. The name and certification number of the asbestos inspector, Douglas E. Hart, #ES35377, must be included.

Hart Environmental Resources estimates the cost associated with the removal of the confirmed asbestos-containing materials to be as follows:

<u>Material</u>	<u>Est. Qty.</u>	<u>Est. Unit Cost</u>	<u>Est. Cost</u>
Tan, fibrous duct wrap	11 Ln. Ft.	\$20/Ln. Ft.	\$220
Light Grey, furnace board	8 Sq. Ft.	\$20/Sq. Ft.	\$160
		<b>Total</b>	<b>\$380</b>

Estimated costs are based on local, current prevailing wages and do not include costs for planning, permitting, specification development, contractor oversight or air monitoring.

Additional suspect asbestos-containing materials may be hidden in uninspected or inaccessible areas, such as pipe chases, duct chases or wall cavities. If any additional suspect materials are encountered in these locations, the material should be left undisturbed and kept intact until they can be inspected and sampled by a licensed Asbestos Abatement Evaluation Specialist. Hart Environmental Resources will be happy to return to the site if additional suspect materials are encountered during the demolition activity. The other options, is to assume that the material is asbestos-containing and have it abated as such.

This report, and the supporting data, findings, conclusions, opinions, and the recommendations it contains, represents the result of Hart Environmental Resources' efforts on behalf of the City of Dayton. This report is not an asbestos abatement specification and should not be used for specifying removal methods or techniques. The results, assessments, conclusions and recommendations stated in this report are factually representative of the conditions and circumstances observed at this location on the date of the inspection. We cannot assume responsibility for any change in conditions or circumstances that occurred after the inspection. This report and its findings and recommendations, if implemented by the City of Dayton, should not be construed as an assurance or implied warranty for the continuing safety, performance, or cost-effectiveness of any equipment, product, system, facility, procedure, or policy discussed or recommended herein.

Recommendations are based on the professional judgment of the inspector and the results of the samples collected and analyzed. Hart Environmental Resources makes no warranty, expressed or implied, and accepts no liability for the presence or absence of asbestos or other hazardous materials in or on building products, materials or areas. Hart Environmental Resources assumes no responsibility for the cost of repairing, replacing or removing any undiscovered or unreported condition or defect, or any future condition or defect.

Based on the findings of this survey, Hart Environmental Resources recommends the following:

- **Maintain copies of the information from this asbestos inspection at the site during the demolition operations.** This information should also be maintained by the City of Dayton in an off-site file to document property completion of the inspection prior to the building demolition.
- **Asbestos-containing materials should not be disturbed or removed except by properly trained, certified and equipped personnel in accordance with the requirements of an asbestos abatement specification developed for this project.**
- **Air monitoring should be performed during any work that disturbs the integrity of identified asbestos-containing materials, in accordance with the OSHA regulations.** Air monitoring should be performed by a certified asbestos hazards evaluation specialist or a certified industrial hygienist.
- **An Ohio EPA Notification of Demolition and Renovation form should be completed and submitted to the Regional Air Pollution Control Agency (RAPCA) at least ten working days prior to the start of any abatement or demolition activity.** This form should list the amount of Category I Non-Friable materials, which will not be removed, as well as the amount of regulated asbestos-containing materials, which will be removed prior to the demolition activity.

If you have any questions or concerns with this inspection please do not hesitate to contact me.

Sincerely,



Lynda M. Hart, REM  
President

*Registered Environmental Manager, #7928  
Asbestos Hazards Evaluation Specialist, State of Ohio, #ES32558*

Attachments

Attachment 1	Site Location Map
Attachment 2	Site Inspection Work Sheet
Attachment 3	Photographs
Attachment 4	Laboratory Results
Attachment 5	Work Order

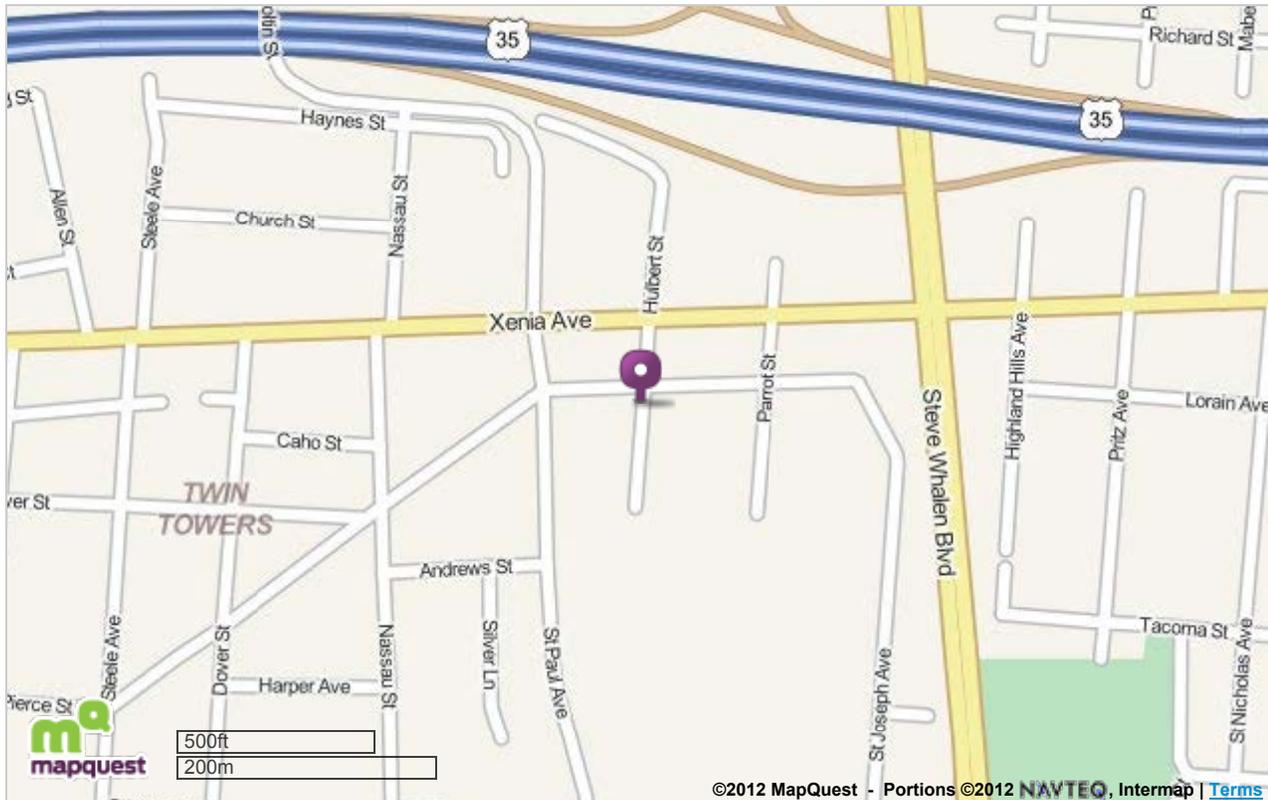
**ATTACHMENT 1**  
**SITE LOCATION MAP**



Map of:  
**626 Hulbert St**  
Dayton, OH 45410-2224

Notes

Mr. Dennis Zimmer  
City of Dayton  
Building Services  
Nuisance Abatement & Rehabilitation Supervisor  
371 W. 2nd St., Room 324  
Dayton, OH 45402  
937-333-3982



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**ATTACHMENT 2**  
**SITE INSPECTION WORK SHEET**

Site 6026 Hulbert St City Dayton State OH Zip \_\_\_\_\_

Structure

Levels: 1 \_\_\_\_\_ 2  3 \_\_\_\_\_ Other \_\_\_\_\_ Foundation: Slab \_\_\_\_\_ Crawl \_\_\_\_\_ Basement

Exterior: Wood  Vinyl  Aluminum \_\_\_\_\_ Transite \_\_\_\_\_ Brick \_\_\_\_\_ Other \_\_\_\_\_

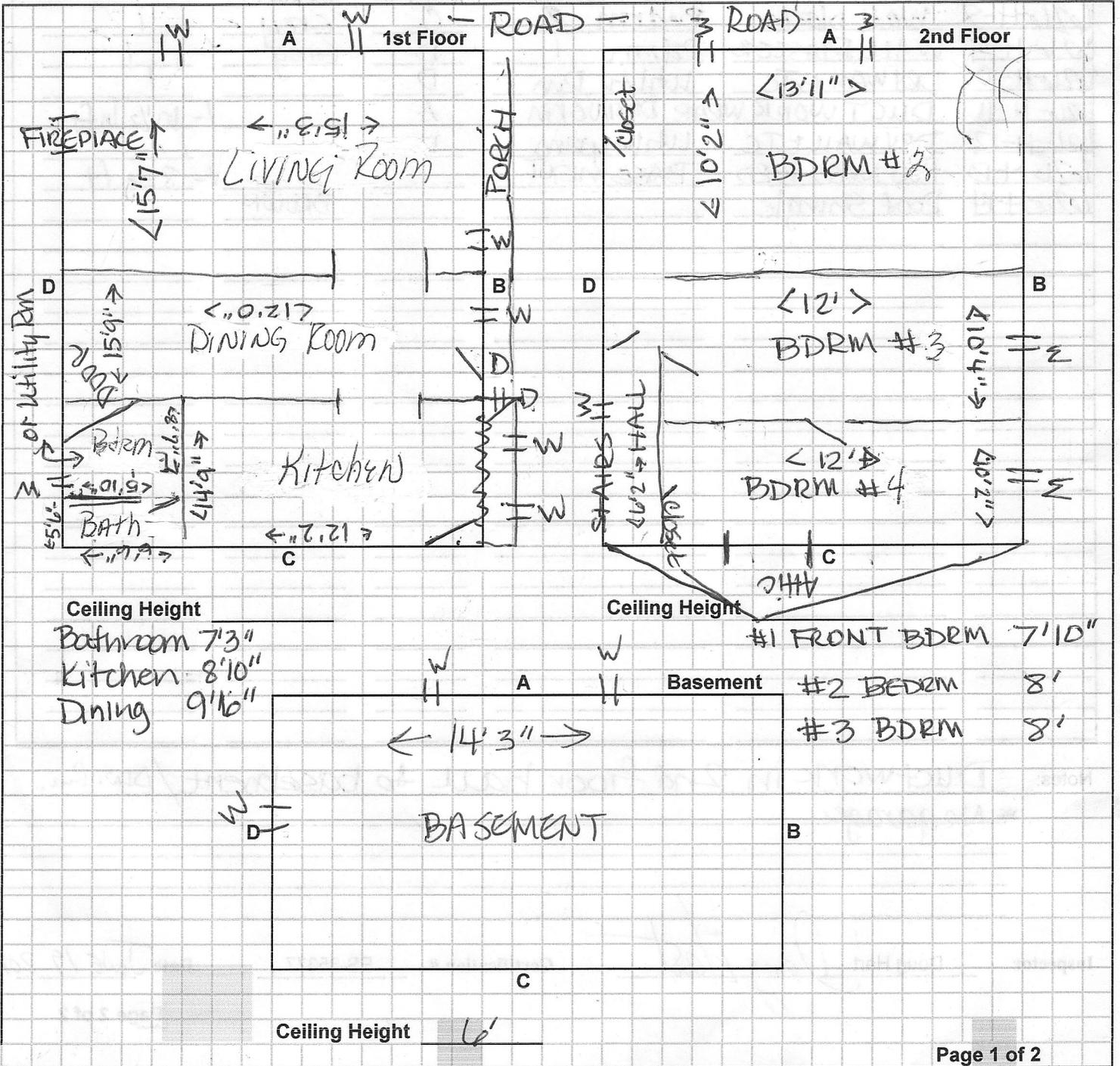
Interior Walls: Drywall  Plaster  Paneling  Other \_\_\_\_\_

Flooring: Linoleum/Vinyl  Kitchen self ad \_\_\_\_\_ Linoleum/Vinyl \_\_\_\_\_ Linoleum/Vinyl \_\_\_\_\_

Windows: Wood \_\_\_\_\_ Vinyl \_\_\_\_\_ Metal \_\_\_\_\_ Other \_\_\_\_\_ Number of Windows 15

Heating: GFA  Hot Water \_\_\_\_\_ Other \_\_\_\_\_ Duct Work  Yes / No \_\_\_\_\_ Seam Tape Yes /  No

Roofing: Asphalt Shingles  Transite Shingles \_\_\_\_\_ Metal \_\_\_\_\_ Other \_\_\_\_\_





**ATTACHMENT 3**  
**PHOTOGRAPHS**



Photo 1: Wall Plaster (626H-1) Kitchen. No Asbestos Detected.



Photo 2: Drywall/JC (626H-2) Kitchen. No Asbestos Detected.



Photo 3: Window Glazing (626H-3) Kitchen. No Asbestos Detected.



Photo 4: Wall Plaster (626H-4) Living Room. No Asbestos Detected.



Photo 5: Wall Plaster (626H-5) Utility Room. No Asbestos Detected.



Photo 6: Window Glazing (626H-6) Bedroom 2. No Asbestos Detected.



Photo 7: Brown Roofing Shingle (626H-7). No Asbestos Detected.



Photo 8: Wall Plaster (626H-8) Bedroom 2. No Asbestos Detected.



Photo 9: Wall Plaster (626H-9) Bedroom 1. No Asbestos Detected.



Photo 10: Drywall/JC (626H-10) Utility Room. <1% Chrysotile Asbestos Detected (.25% Point Count).

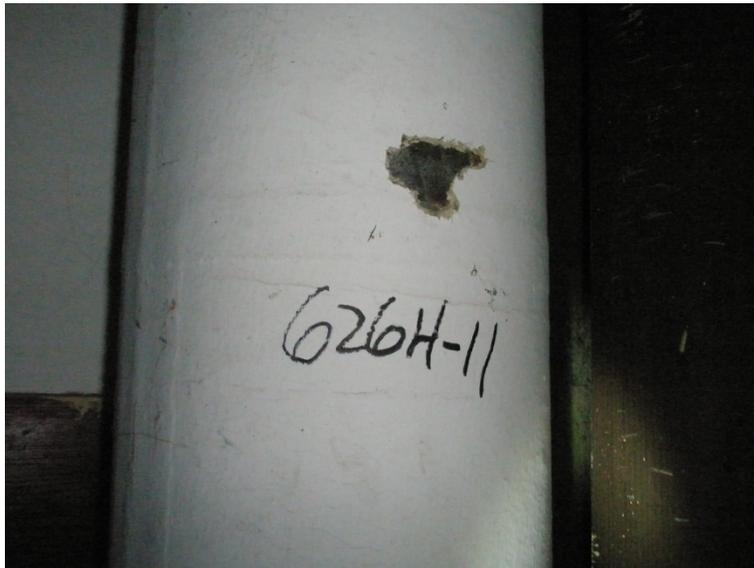
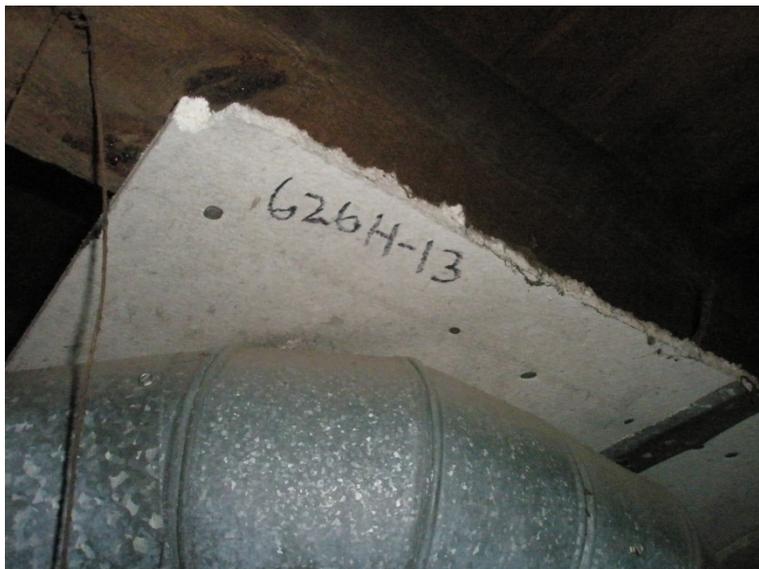


Photo 11: Duct Wrap (626H-11) Dining Room. 75% Chrysotile Asbestos Detected.



Photo 12: Drywall/JC (626H-12) Utility Room. <1% Chrysotile Asbestos Detected (.25% Point Count).



**Photo 13: Furnace Board (626H-13) Basement. 70% Chrysotile Asbestos Detected.**



**Photo 14: Brown Roofing Shingle (626H-14). No Asbestos Detected.**

**ATTACHMENT 4**  
**LABORATORY RESULTS**



Environmental Hazards Services, L.L.C.  
 7469 Whitepine Rd  
 Richmond, VA 23237  
 Telephone: 800.347.4010

## Asbestos Bulk Analysis Report

**Report Number:** 12-06-02860

**Client:** Hart Environmental Resources  
 262 Hedge Drive  
 Springfield, OH 45504

**Received Date:** 06/21/2012  
**Analyzed Date:** 06/21/2012  
**Reported Date:** 06/22/2012

**Project/Test Address:** City of Dayton; 626 Hulbert St.

**Client Number:**  
 36-5620

**Fax Number:**  
 937-324-0288

# Laboratory Results

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-06-02860-001	626H-1		White/Tan Granular	NAD	2% Hair 98% Non-Fibrous
12-06-02860-002	626H-2		White Granular; Rubbery; Powder; Tan Fibrous	NAD	24% Cellulose 76% Non-Fibrous
12-06-02860-003	626H-3		White Brittle	NAD	1% Talc 99% Non-Fibrous
12-06-02860-004	626H-4		White/Tan Granular; Tan Fibrous	NAD	12% Cellulose 2% Hair 86% Non-Fibrous
12-06-02860-005	626H-5		White/Gray Granular	NAD	1% Hair 99% Non-Fibrous

## Environmental Hazards Services, L.L.C

**Client Number:** 36-5620

**Report Number:** 12-06-02860

**Project/Test Address:** City of Dayton; 626 Hulbert St.

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-06-02860-006	626H-6		White Brittle	NAD	100% Non-Fibrous
12-06-02860-007	626H-7		Black Tar-Like; Red/Tan Aggregate	NAD	20% Fibrous Glass 80% Non-Fibrous
12-06-02860-008	626H-8		White/Gray Granular	NAD	100% Non-Fibrous
12-06-02860-009	626H-9		White/Tan Granular	NAD	4% Hair 96% Non-Fibrous
12-06-02860-010	626H-10		Beige Granular; White Powder; Tan Fibrous	Trace <1% Chrysotile	22% Cellulose 2% Talc 76% Non-Fibrous
<b>Total Asbestos: Trace &lt;1%</b>					
<1% Chrysotile present in joint compound-like material.					
12-06-02860-011	626H-11		Tan Fibrous	75% Chrysotile	10% Cellulose 15% Non-Fibrous
<b>Total Asbestos: 75%</b>					
12-06-02860-012	626H-12		Beige Granular; White Powder; Tan Fibrous	Trace <1% Chrysotile	24% Cellulose 2% Talc 74% Non-Fibrous
<b>Total Asbestos: Trace &lt;1%</b>					
<1% Chrysotile present in joint compound-like material.					
12-06-02860-013	626H-13		Light Gray Fibrous	70% Chrysotile	20% Cellulose 10% Non-Fibrous
<b>Total Asbestos: 70%</b>					

# Environmental Hazards Services, L.L.C

**Client Number:** 36-5620  
**Project/Test Address:** City of Dayton; 626 Hulbert St.

**Report Number:** 12-06-02860

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-06-02860-014	626H-14		Black Tar-Like	NAD	20% Fibrous Glass 80% Non-Fibrous

**QC Sample:** 10-M1-1993-3  
**QC Blank:** SRM 1866 Fiberglass  
**Reporting Limit:** 1% Asbestos  
**Method:** EPA Method 600/R-93/116, EPA Method 600/M4-82-020  
**Analyst:** Vickie Holmes

*Vickie Holmes*

Reviewed By Authorized Signatory:

*Tasha Eaddy*

Tasha Eaddy  
QA/QC Clerk

The condition of the samples analyzed was acceptable upon receipt per laboratory protocol unless otherwise noted on this report. Results represent the analysis of samples submitted by the client. Sample location, description, area, volume, etc., was provided by the client. This report cannot be used by the client to claim product endorsement by NVLAP or any agency of the U.S. Government. This report shall not be reproduced except in full, without the written consent of the Environmental Hazards Service, L.L.C. California Certification #2319 NY ELAP #11714. All information concerning sampling location, date, and time can be found on Chain-of-Custody. Environmental Hazards Services, L.L.C. does not perform any sample collection.

Environmental Hazards Services, L.L.C. recommends reanalysis by point count (for more accurate quantification) or Transmission Electron Microscopy (TEM), (for enhanced detection capabilities) for materials regulated by EPA NESHAP (National Emission Standards for Hazardous Air Pollutants) and found to contain less than ten percent (<10%) asbestos by polarized light microscopy (PLM). Both services are available for an additional fee.

400 Point Count Analysis, where noted, performed per EPA Method 600/R-93/116 with a Reporting Limit of 0.25%.

LEGEND: NAD = no asbestos detected





Environmental Hazards Services, L.L.C.  
 7469 Whitepine Rd  
 Richmond, VA 23237  
 Telephone: 800.347.4010

## Asbestos 400 Point Count Analysis Report

**Client:** Hart Environmental Resources  
 262 Hedge Drive  
 Springfield, OH 45504

**Report Number:** 12-06-02977  
  
**Received Date:** 06/21/2012  
**Analyzed Date:** 06/21/2012  
**Reported Date:** 06/22/2012

**Project/Test Address:** City of Dayton; 626 Hulbert St.; EHS# 12-06-02860

**Client Number:**  
36-5620

**Fax Number:**  
937-324-0288

# Laboratory Results

Lab Sample Number	Client Sample Number	Lab Gross Description	% Asbestos	Narrative ID
12-06-02977-001	6264-10 Joing Compound	Beige Granular	<0.25 % Chrysotile	A12
12-06-02977-002	6264-12 Joint Compound	Beige Granular	<0.25 % Chrysotile	A12

**Sample Narratives:**

A12: Chrysotile fibers observed but did not fall under any counted points.

**Reporting Limit:** 0.25 % Asbestos

**Method:** EPA Method 600/R-93/116, EPA Method 600/M4-82-020

**Analyst:** Vickie Holmes

*Vickie Holmes*

Reviewed By Authorized Signatory:

*Tasha Eaddy*

Tasha Eaddy  
QA/QC Clerk

The condition of the samples analyzed was acceptable upon receipt per laboratory protocol unless otherwise noted on this report. Results represent the analysis of samples submitted by the client. Sample location, description, area, volume, etc., was provided by the client. This report cannot be used by the client to claim product endorsement by NVLAP or any agency of the U.S. Government. This report shall not be reproduced except in full, without the written consent of the Environmental Hazards Service, L.L.C. California Certification #2319 NY ELAP #11714.

**LEGEND** NAD = No Asbestos Detected



WPLM

# CHAIN OF CUSTODY FORM

## ENVIRONMENTAL HAZARDS SERVICES, L.L.C.

7469 Whitepine Rd., Richmond, VA 23237 (804) 275-4788 (804) 275-4907 FAX

Company Name: Hart Environmental Resources  
 Address: 262 Hedge Dr. Springfield, OH 45504  
 City, State, Zip: Springfield, OH 45504  
 EHS Client Acct. #: 36-5620 D  
 Phone #: (937) 325-8777 Fax #: (937) 324-0288  
 E-mail: hartenv@woh.rr.com  
 Date: June 19 2012  
 Contact Name: Doug Hart  
 Sampler Name: Doug Hart  
 Project #: City of Dayton 626 Hulbert St.  
1 Day TAT  
**Point count samples with Trace-5% asbestos**

Sample Number	Sample Date & Time	Asbestos						Lead				Other Metals (Specify metals below)				Indoor Air Quality	Particulate: Total Nuisance (NIOSH 0500) Respirable (NIOSH 0600)	Comments
		Bulk ID by PLM	(PCM) Fiber Count	PLM Gravimetric	TEM AHERA (Air)	TEM Chatfield (Bulk)	Air (%)	Paint (%)	Paint (PPM)	Paint (mg/cm2)	Soil	Wipe* (See Note)	TCLP (Pb)	Waste Water	TCLP RCRA 8			
626H-1	JUNE 19 2012	X																WALL PLASTER KET. C
626H-2		X																DRYWALL+JC KET. D
626H-3		X																WINDOW GLAZING KET. B
626H-4		X																WALL PLASTER LOU. RM. A
626H-5		X																WALL PLASTER UTILITY RM. D
626H-6		X																WINDOW GLAZING BD RM. 2 B
626H-7		X																ROOF SHINGLE BRN.
626H-8		X																WALL PLASTER GR. BD. RM. 2
626H-9		X																WALL PLASTER GREEN BD I D
626H-10		X																DRYWALL+JC UTIL. RM. D
626H-11	V	X																DUCTWORK WRAP DEN. RM. A
626H-12		X																DRYWALL+JC UTIL. RM. D
626H-13		X																FURNACE BONED BASEMENT
626H-14	10:24 AM	X																ROOF SHINGLE

Released by: Doug Hart Signature: Doug Hart Date/Time: JUNE 20 2012 10:15 AM  
 Received by: K Tylek Signature: K Tylek Date/Time: 6/21/12

**ATTACHMENT 5**  
**WORK ORDER**



## NUISANCE ABATEMENT NOTICE OF POSSESSION

**NOP # 26**

**June 2, 2012**

HART ENVIRONMENTAL, INC.  
262 Hedge Drive  
Springfield, OH 45504

CT10-5028

Subject: NEIGHBORHOOD STABILIZATION PROGRAM - NUISANCE ABATEMENT  
ASBESTOS SURVEY PROJECT I RESIDENTIAL FEDERAL 2010

This Transmittal is **Notice of Possession # 26** for the performance of asbestos surveys on the properties listed herein.

A Notice of Possession under this agreement hereby gives you possession of the entire parcel(s) including the structures and all contents for the purpose of performance of asbestos surveys.

ADDRESS	LOT#	TYPE	AMOUNT
1507 E Fifth	82332	Two Story/Basement	310
2117 E Fifth	5437pt	One Story/Bsmt	310
2229 E Fifth	5457	One Story/Bsmt	310
2337 E Fifth	11095	Two Story/Bsmt	310
24 Glencoe	14334pt	Two Story/Basement	310
329 Gunckel	22940	Two Story/Bsmt	310
626 Hulbert	20474	Two Story/Bsmt	310
137 Kastner	4270	Two Story/Bsmt/3 Unit	930
27 Lathrop	10491-2pts	One Story/Basement	310
204 Henry	4110	Two Story/Bsmt	310

This Notice of Possession becomes effective at 12:01 a.m. Eastern Standard Time in Ohio on **June 2, 2012** which is established as the beginning date of survey activities on these parcels. **Furthermore, the time for completion is 30 working days or July 1, 2012.**

Sincerely,

Dennis Zimmer  
Housing Inspection

DZ: