PRE-DEMOLITION ASBESTOS SURVEY
FOR THE
VACANT WAREHOUSE BUILDING
LOCATED AT
444 WEST CATALDO AVENUE
SPOKANE, WA

Project Number: S10-025.2 A

Prepared for:

City of Spokane – Riverfront Park
Parks & Recreation Department
507 North Howard Street
Spokane, WA 99201

Prepared by:

Mountain Consulting Services, LLC
9922 E Montgomery Drive, Suite 9
Spokane Valley, WA 99206

March 24, 2010

CONTENTS

PRE-DEMOLITION ASBESTOS SURVEY; VACANT WAREHOUSE BUILDING; 444 WEST CATALDO AVENUE; SPOKANE, WASHINGTON

1.0 INTRODUCTION

Mr. Dave Randolph, representing the Spokane Parks & Recreation Department – Riverfront Park contracted Mountain Consulting Services, LLC (Mountain Consulting), to conduct a **pre-demolition asbestos survey** of the suspect asbestos containing building materials associated with the vacant warehouse building located at 444 West Cataldo Avenue in Spokane, Washington.

Mr. Samuel W. Bailey Jr., EPA-accredited AHERA building inspector, certification BIR-09-087, expiration 11-10-2010 conducted a field survey of the structure on March 9, 2010. (See Appendix A for inspector certifications and laboratory accreditations).

SITE DESCRIPTION

The building is a concrete, masonry and wood framed, single-story, former vehicle maintenance/ storage warehouse facility, built on a full concrete basement foundation. Interior finishes are exposed or painted masonry, plaster, wood and sheetrock wall and ceiling finishes with limited vinyl and mostly exposed concrete floorings. Exterior finishes are clay brick and concrete walls with wood entry doors and metal framed window units. The exterior roof system is wood framed with built-up layered roofing. The structure is currently unoccupied and remnants of newer interior build outs (stand alone rooms) are present in the main open rooms of the upper level and lower levels in the forms of piled plywood, fiberglass insulation and tarpaper (upper level) and piled wood studs and sheetrock (basement).

The property is located in the central downtown part of Spokane, Washington, bounded by Boone Avenue to the north; an adjoining brick building, commercial property and Washington Street to the east; Cataldo Avenue to the south; and parking lots to the west. The closest main arterial is Washington Street.

2.0 SCOPE OF WORK

The scope of work was designed to meet the requirements for asbestos inspection and due diligence notification in the Occupational Safety and Health Administration (OSHA) Asbestos Standard (29 CFR 1926.1101), Washington Industrial Safety & Health Act (WISHA) standards (WAC 296-62-077), the National Emission Standards for Hazardous Air Pollutants (NESHAP; 40 CFR 61), and

applicable portions of the Asbestos Hazardous Emergency Response Act (AHERA) and regulations in 40 CFR 763.

The survey was conducted through visual evaluation, classification and analysis of suspected asbestos-containing materials (ACMs) used in the construction or remodeling of the surveyed structure. The survey included the following tasks:

- Visual survey and assessment of the location and condition of suspected materials.
- Collection and analysis of bulk samples from suspected asbestos containing materials.
- Preparation of a report summarizing the identification and assessment of any asbestos containing materials and material found not to contain asbestos.

3.0 ASSESSMENT SURVEY PARAMETERS

3.1 HOMOGENEOUS AREAS

Homogeneous materials are those considered to be consistent throughout an area based on color, texture, and construction era. For the purpose of this survey, homogeneous areas were delineated using the construction era, material composition, and material location as the primary considerations. Material appearance, texture, size, color, and analytical results may support assumptions about each material's homogeneity.

3.2 BULK SAMPLING

Suspected ACMs were collected according to guidelines in 40 CFR 763.85 and were sampled to determine the type and percentage of asbestos by volume. At least one sample was collected from selected miscellaneous materials and at least three samples from thermal system insulation materials. Suspect surfacing materials were sampled according to the AHERA "3/5/7 rule." For other types of suspect materials, or materials assumed to be non-ACM, regulations require the on-site AHERA building inspector to determine the appropriate number of samples. The quantity of material present, manufacturer's labels, appearance, construction or renovation era, and inspector's expertise were used to determine the number of samples.

A homogeneous material is considered to be an ACM if one or more sample results are equal to or greater than 1% asbestos. The EPA recommends that at least three samples be analyzed by polarized-light microscopy (PLM) for the following types of materials in order to prevent false negative results (less then <1% asbestos):

- Materials that contain low concentrations of asbestos fibers (less then 10%);
- Materials with asbestos fibers tightly bound in a matrix;
- Materials with milled asbestos fibers (fine fibers);
- Materials with hand-mixed asbestos fibers; and
- Materials with a combination of these characteristics.

All bulk samples must have results below 1% asbestos before the material may be classified in accordance with AHERA rules as not being ACM. However, if asbestos is detected in the material at less than one percent (<1%), OSHA and WISHA worker health and safety regulations still apply.

3.3 LABORATORY AND ANALYTICAL METHODS

Mountain Consulting submitted for analysis 20 bulk samples collected from 18 different homogeneous suspect building materials identified during this survey. Laboratory analysts sub-divided 1 submitted sample, resulting in a total of 23 samples analyzed for this project.

All samples were submitted for analysis to Mountain Laboratories of Spokane, Washington using chain of custody procedures. Mountain Laboratories participates in the national voluntary laboratory accreditation program (NAVLAP) and is a NAVLAP accredited asbestos testing laboratory, NAVLAP code: 101890-0. All samples were analyzed to determine asbestos type and content using PLM with dispersion staining in accordance with the following methods:

EPA — EPA 600/R-93/116, "Method for the Determination of Asbestos in Bulk Building Materials" (July 1993).

EPA — "Interim Method for the Determination of Asbestos in Bulk Insulation Samples" (40 CFR Part 763, Subpart F, Appendix A; May 27, 1982).

ASTM — Draft "Standard Method of Testing for Asbestos Containing Materials by Polarized Light Microscopy" (ASTM Committee D22.05; January 14, 1988).

4.0 RESULTS

This section describes suspect materials that were found to be or assumed to be asbestos containing. (Refer to the bulk sample analysis report in Appendix B for specific sample composition and the sample log in Appendix C for sampling locations.)

4.1 MATERIAL CONTAINING 1% OR MORE ASBESTOS

ACMs are materials proven to contain one percent asbestos or greater. AHERA and NESHAP regulations distinguish between friable and nonfriable forms of ACM. A friable material is defined as an ACM that can be "crumbled, pulverized, or reduced to powder by hand pressure when dry." Friability is an indication of a material's ability to release asbestos fibers into the air. Regulated ACMs are defined by NESHAP as all friable ACM and nonfriable ACM that may be disturbed by renovation or demolition.

The following sampled materials collected from the building were found to contain greater than one percent (>1%) asbestos by laboratory analysis:

- **TSI Piping Insulation** located on piping mainly throughout the southern half and northeast corner of the basement and west wall of the SE maintenance room of the entry level was found to contain asbestos. This class I, friable, thermal systems insulation (TSI) material contains 10-15% chrysotile asbestos and 30-35% amosite asbestos. There is approximately 350 linear feet (lf) of this material present.

- **TSI Mudded Joint Fittings Insulation** located on piping mainly throughout the southern half and northeast corner of the basement and west wall of the SE maintenance room of the entry level was found to contain asbestos. This class I, friable, TSI material contains 15-20% chrysotile asbestos and 20-25% amosite asbestos. There are approximately 35 fittings present.

- **Built-up Layered Roofing** located on exterior roof decks and parapet walls of the building was found to contain asbestos. This class II, non-friable, miscellaneous material contains 4-7% chrysotile asbestos in the built-up systems top and bottom tar layers. There is approximately 15,400 square feet (ft^2) of this material present.

- **Grey 9"x 9" Vinyl Floor Tile** located in the entry level southwest office area present over the basement vehicle access ramp was found to contain asbestos. This class II, non-friable, miscellaneous material contains 2-3% chrysotile asbestos. There is approximately 360 ft^2 of this material present. The associated black flooring mastic was proven asbestos-free.

- **Black Expansion Joint Material** located throughout the concrete floor slab system of the building was found to contain asbestos. This class II, non-friable, miscellaneous material contains 15-20% chrysotile asbestos. The total quantity of this material is unknown, but estimated to be around 1,500 lf.

4.2 MATERIALS ASSUMED TO CONTAIN ASBESTOS

No suspect building materials were ASSUMED to contain asbestos during this survey.

4.3 MATERIALS WITH ASBESTOS CONCENTRATIONS OF LESS THAN <1%

The following sampled material was proven to contain asbestos concentrations at less than one percent (<1%) by laboratory analysis:

- **Black Tarpaper** located throughout the building debris piles present in the main open room of the entry level was found to contain <1% chrysotile asbestos. The total quantity of this material is unknown, but present throughout 3 building debris piles. *This material is not regulated for disposal however certain worker health and safety requirements still apply for removal or left in-place demolition operations.*

4.4 NON-ACM MATERIALS

Microscopic examination, of samples collected from the following suspect building materials, did not detect the presence of asbestos minerals:

- Wall and Ceiling Plaster
- Grey Mortar (of clay brick walls)
- White Glazing Putty (of exterior metal window units)
- Grey Concrete (building foundation)
- Grey Mortar (of field stone foundation walls)
- Gypsum Wallboard Paneling (sheetrock of basement)
- Joint & Taping Compound Mud (associated with basement sheetrock)
- Grey Mortar (of basement CMU block walls)
- Grey Mortar (of NW area chimney brick)
- Brown & Black Backing Paper (of bat style ceiling insulation)
- White & Black Asphalt Rolled Roofing (used around interior upper wall area of entry level main room)
- Black Tar (associated with metal flashing and above referenced rolled roofing)

5.0 CONCLUSIONS AND RECOMMENDATIONS

Our findings are based strictly on information obtained from our site observations and from sample analysis during survey activities. Consistent with our knowledge and understanding of environmental regulations, particularly as they apply to the potential liabilities associated with asbestos-containing building materials, we present the following conclusions and recommendations.

5.1 CONCLUSIONS

Mountain Consulting identified two (2) class I, friable, TSI asbestos containing materials: Piping Insulation & Mudded Fittings Insulation (located on piping throughout the southern half and northeast corner of the basement level and a minor quantity present on the west center wall area of the southeast maintenance room of the entry level). These TSI materials were in poor deteriorated to good conditions with some material water damaged, delaminating and contaminating basement floor areas; and the majority in serviceable condition with minor areas impacted, abraded or missing.

Mountain Consulting identified three (3) class II, non-friable, miscellaneous, asbestos containing materials: Built-up Layered Tar & Felt Roofing; 9"x 9" Vinyl Floor Tile (office area over basement access ramp); and Black Expansion Joint Material (present between and around concrete floor slabs). These materials are considered to be in poor to fair conditions with the roofing and expansion joint materials in serviceable condition and the 9"x 9" VFT delaminating from the floor substrate with many areas impacted, abraded or missing.

Mountain Consulting identified one (1) AHERA non-regulated, non-friable, miscellaneous materials that contains less than one percent (<1%) asbestos: Black Tarpaper (present throughout 3 building debris piles of the main room of the entry level). This material is not regulated for disposal however certain worker health and safety due diligence requirements still apply for removal of left in-place demolition operations.

In accordance with regulatory protocol, all suspect materials identified as, or assumed to be, asbestos containing must be managed as ACM until further sampling documents otherwise. The owner may refute, by additional point-count analysis, the ACM status of materials found to contain less than 10% asbestos. However, for materials such as vinyl tile and adhesive with concentrations between 1% and 10%, reanalysis by point counting typically does not decrease estimated concentrations enough to justify non-ACM classification.

5.2 RECOMMENDATIONS

Regulated Asbestos Containing Materials: Properly trained workers employed by a certified asbestos-abatement contractor may work on, remove, or dispose ACM materials using wet methods, appropriate work practices, and proper engineering controls. Depending on type of material (class I or class II, friable or non-friable) and engineering controls used (mechanical or manual), workers need either 8 or 32 hours of initial training and must be supervised by a competent person with 40 hours of training. All asbestos certifications require annual refresher training.

<1% Asbestos Containing Material: If this material will be directly sanded or similarly disturbed during renovation or modification, certified asbestos workers using wet methods, appropriate work practices, and engineering controls will be needed.

Demolition or removal of this material is regulated under OSHA and WISHA by the Washington State Department of Labor and Industries (L&I).

Impacting a non-friable material that contains less than one percent asbestos is not an abatement project under AHERA regulations any contractor may remove or impact this material. Employees working with this material must have an asbestos awareness level of training, manual wet work methods must be employed, respirator protection must be based on overall dust levels (initial or negative exposure assessments), and if vacuums are used that must be equipped with HEPA filtration. The demolition debris generated from this material can be disposed of as standard construction debris.

The materials proven to be free of asbestos require no further action in regard to asbestos regulations. These materials and the material proven to contain less than one percent asbestos may be disposed of in a landfill that accepts standard construction debris.

- **If any materials not identified in this survey are uncovered during demolition, they must be considered to contain asbestos until sampling and analysis prove otherwise.** ACM must be handled in accordance with OSHA, NESHAP, and local regulations.

- The building owner or tenant is required by OSHA regulations to notify all maintenance and custodial workers of the presence and location of asbestos containing materials. Maintenance and custodial work during which employees will contact but not disturb asbestos shall be performed by workers with at least 2 hours of asbestos-awareness training.

- The Spokane Regional Clean Air Agency (SRCAA), the Spokane Building Department and the local fire department should be contacted regarding possible permit requirements.

- All ACM quantities are approximate. Before starting abatement work, the abatement contractor should confirm ACM quantities.

6.0 LIMITING CONDITIONS AND CLOSURE

6.1 LIMITING CONDITIONS

We have exercised reasonable efforts to accomplish the tasks for this project using current professional standards of the industry. To the extent that the services require subjective judgment, there can be no assurance that definitive or desired results have been obtained or that they will be usable. Although based on scientific principles, to the extent that results depend on subjective judgment, they are subject to human error.

6.2 CLOSURE

The results, conclusions, and recommendations in this report were prepared following our inspection of suspected ACM at the subject property. Methods used by Mountain Consulting for this study are consistent with the standard of care and professionalism normally exercised by consultants in environmental science and engineering. The Client acknowledges that Mountain Consulting has been retained for the sole purpose of helping the Client to identify ACM, if any, associated with the subject structure(s).

It is agreed that Mountain Consulting has assumed responsibility only for performing this inspection and presenting this report and conclusions to the Client. The Client acknowledges that Mountain Consulting is not acting as an "agent" for the Client, or any other user or entity, for work associated with any asbestos-containing materials. Mountain Consulting does not act or have authority to act for or in place of the Client or its successors or assigns.

Mountain Consulting does not represent the Client nor does it authorize or allow any construction, renovation, remodeling, maintenance, repair, or demolition work by performing this inspection. Mountain Consulting is not a licensed contractor or licensed asbestos contractor.

This report was prepared for the exclusive use of the City of Spokane, Parks & Recreation Department and/or representatives thereof. It may only be reproduced in full and with written approval of Mountain Consulting and is not warranted if any portion of it is separated from the original complete document.

STATEMENT OF PROFESSIONALISM

Mountain Consulting Services, LLC hereby certifies that the **pre-demolition asbestos survey** of the suspect asbestos containing building materials associated with the vacant Warehouse Building located at 444 West Cataldo Avenue in Spokane, Washington was conducted under modified protocols of 40 CFR 763.85. All policies and procedures described in 40 CFR 763 have been followed. All work and statements contained herein are certified true and correct to the best of Mountain Consulting's ability.

Inspector: _____ Date: 3-24-2010

Samuel W. Bailey Jr.
AHERA Building Inspector
Certification Number: BIR-09-087
Expiration: November 10, 2010

APPENDIX A
CERTIFICATION AND ACCREDITATION

MICRIST ENVIRONMENTAL RESOURCE

Recognizes

Sam Bailey

Michael D. Thomas - Administrator

Richard A. Johnson - Instructor

In Successful Course Completion of

AHERA Building Inspector Refresher Training

In Accordance with TSCA Title II Date of Training: November 10, 2009 in Coeur d' Alene, ID

Certification Valid through November 10, 2010 Certification Number: BIR-09-087

MICRIST ENVIRONMENTAL 7045 East Greta Avenue, Post Falls, Idaho 83854 (208) 818-0455

Certificate of Training

Environmental Health Sciences, Inc.
certifies that

Samuel W. Bailey, Jr.

has successfully completed the

AHERA Building Inspector Training Course

in accordance with
40 CFR 763, Subpart E, Appendix C
held the 25th through the 27th day of March, 1996,
in Bellevue, Washington.

PRINCIPAL INSTRUCTOR	TRAINING DIRECTOR
March 27, 1997	960312-01
EXPIRATION DATE	CERTIFICATION NUMBER

ENVIRONMENTAL HEALTH SCIENCES, INC.
Nine Lake Bellevue Building • Suite 220 • Bellevue, Washington 98005
(206) 455-2959 Phone • (206) 646-7247 Fax

United States Department of Commerce
National Institute of Standards and Technology

NVLAP®

Certificate of Accreditation to ISO/IEC 17025:2005

NVLAP LAB CODE: 101890-0

Mountain Laboratories
Spokane, WA

is accredited by the National Voluntary Laboratory Accreditation Program for specific services, listed on the Scope of Accreditation, for:

BULK ASBESTOS FIBER ANALYSIS

This laboratory is accredited in accordance with the recognized International Standard ISO/IEC 17025:2005. This accreditation demonstrates technical competence for a defined scope and the operation of a laboratory quality management system (refer to joint ISO-ILAC-IAF Communique dated January 2009).

2009-10-01 through 2010-09-30
Effective dates

DEPARTMENT OF COMMERCE ★ UNITED STATES OF AMERICA ★

Sally S. Bruce
For the National Institute of Standards and Technology

NVLAP-01C (REV. 2009-01-28)

National Voluntary Laboratory Accreditation Program

SCOPE OF ACCREDITATION TO ISO/IEC 17025:2005

Mountain Laboratories
9922 East Montgomery, Suite 13
Spokane, WA 99206
Ms. Karen L. Drader
Phone: 509-922-1365 Fax: 509-922-1380
E-Mail: kdradermils@comcast.net

BULK ASBESTOS FIBER ANALYSIS (PLM) **NVLAP LAB CODE 101890-0**

NVLAP Code	*Designation / Description*
18/A01	EPA-600/M4-82-020: Interim Method for the Determination of Asbestos in Bulk Insulation Samples

2009-10-01 through 2010-09-30
Effective dates

Sally S. Bruce
For the National Institute of Standards and Technology

APPENDIX B
BULK SAMPLE ANALYSIS REPORT

Mountain Laboratories

Division of Mountain Inspection & Laboratory Services, Inc.

9922 East Montgomery Suite 13
Spokane Valley, WA 99206
(509) 922-1365 • Fax (509) 922-1380

NVLAP®

NVLAP LAB CODE 101890-0

March 11, 2010

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Dear Mr. Bailey,

The enclosed report details results for the analysis of the bulk sample(s) submitted to Mountain Laboratories on March 9, 2010. Mountain Laboratories participates in a National Voluntary Laboratory Accreditation Program (NVLAP) for Bulk Asbestos Analysis, governed by the National Institute for Standards and Technology (NIST)-NVLAP I.D. #101890-0. Sample results must not be used by the client to claim endorsement by NVLAP nor any agency of the United States government. Sample analysis was performed to determine asbestos type and content using Polarized Light Microscopy, supplemented by Dispersion Staining (PLM/DS) in accordance with the following methodology:

18/A01	EPA-600/M4-82-020: Interim Method for the Determination of Asbestos in Bulk Insulation Samples.

This report includes a summary of the analytical results, chain of custody and copies of the analysts report forms used by our analysis. Analytical results are only reflective of the samples, which were tested and presented in this report. Mountain Laboratories limits warranty to proper analysis methods and take no responsibility for sample procurement.

It has been our pleasure providing you with these analytical services. If you have any questions regarding this report, please do not hesitate to call Karen L. Drader or Heidi L. McCarthy at (509) 922-1365.

Sincerely,

Heidi L. McCarthy
Laboratory Manager
Mountain Laboratories
Mountain Inspection & Laboratory Services, Inc.

Enclosure: 5070.2462.2570

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2462	B10-2463	B10-2464
Sample ID No.	S10-025.2A-01	S10-025.2A-02	S10-025.2A-03
Sample Description	9X9 Tile w/ Mastic	Plaster	Plaster
Sample Treatment	Teased/Crushed Dissolved/Heated	Teased/Crushed	Teased/Crushed
Homogeneous	No	Yes	Yes
Layered	Yes	No	No
Fibrous	Yes	Yes	Yes
Sample Color	Black/Grey	Grey	Grey
Asbestos Present	Yes	No	No
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	Floor Tile: Chrysotile 2-3% Black Mastic: N.D.	N.D.	N.D.
Total % Asbestos		None	None
Other Fibrous Material In Sample		Cellulose <1% Hair <1%	Cellulose <1% Hair <1%
Non-Fibrous Material:	Floor Tile: Vinyl 52-53% Binder/Filler 45% Black Mastic: Other 100%	Plaster 32% Mica <1% Quartz 25% Aggregate 40%	Plaster 32% Mica <1% Quartz 25% Aggregate 40%

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2465	B10-2466	B10-2467
Sample ID No.	S10-025.2A-04	S10-025.2A-05	S10-025.2A-06
Sample Description	Plaster	Brick Mortar	Window Putty
Sample Treatment	Teased/Crushed	Teased/Crushed	Teased/Crushed Heated
Homogeneous	Yes	Yes	Yes
Layered	No	No	No
Fibrous	Yes	Yes	Yes
Sample Color	Grey	Grey	White
Asbestos Present	No	No	No
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	N.D.	N.D.	N.D.
Total % Asbestos	None	None	None
Other Fibrous Material In Sample	Cellulose <1% Hair <1% Wood Trace	Cellulose <1%	Cellulose <1%
Non-Fibrous Material:	Plaster 31% Mica <1% Quartz 25% Aggregate 40%	Mica <1% Quartz 15% Aggregate 50% Other 33%	Other 99%

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2468	B10-2469	B10-2470
Sample ID No.	S10-025.2A-07	S10-025.2A-08	S10-025.2A-09
Sample Description	Concrete	Tar Paper	TSI Piping
Sample Treatment	Teased/Crushed	Teased/Dissolved Heated	Teased
Homogeneous	Yes	No	No
Layered	No	Yes	Yes
Fibrous	Yes	Yes	Yes
Sample Color	Grey	Black	White/Tan
Asbestos Present	No	Yes	Yes
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	N.D.	Tar Layer: Chrysotile <1% Paper: N.D.	TSI: Chrysotile 10-15% Amosite 30-35%
Total % Asbestos	None		40-50%
Other Fibrous Material In Sample	Cellulose <1%	Paper: Cellulose 70%	Woven Layer: Cellulose 100%
Non-Fibrous Material:	Concrete 99%	Tar Layer: Tar 99% Paper: Tar 30%	TSI: Binder/Filler 50-60% Paint Not Analyzed.

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2471	B10-2472	B10-2473
Sample ID No.	S10-025.2A-10	S10-025.2A-11	S10-025.2A-12
Sample Description	Mudded Fitting	Rock Mortar	Joint Compound
Sample Treatment	Teased	Teased/Crushed	Teased/Crushed Dissolved/Heated
Homogeneous	No	Yes	No
Layered	Yes	No	Yes
Fibrous	Yes	Yes	No
Sample Color	White/Tan	Grey	White/Off White
Asbestos Present	Yes	No	No
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	Mudded Fitting: Chrysotile 15-20% Amosite 20-25%	N.D.	N.D.
Total % Asbestos	35-45%	None	None
Other Fibrous Material In Sample	Woven Layer: Cellulose 100%	Cellulose <1%	
Non-Fibrous Material:	Mudded Fitting: Binder/Filler 55-65% Paint Not Analyzed.	Mica <1% Quartz 30% Aggregate 40% Other 28%	Gypsum 99% Paint <1% Other 100%

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2474	B10-2475	B10-2476
Sample ID No.	S10-025.2A-13	S10-025.2A-14	S10-025.2A-15
Sample Description	Sheetrock	Brick Mortar	Brick Mortar Chimney
Sample Treatment	Teased/Crushed	Teased/Crushed	Teased/Crushed
Homogeneous	No	Yes	No
Layered	Yes	No	Yes
Fibrous	Yes	Yes	Yes
Sample Color	White/Brown	Light Grey	Grey/Red
Asbestos Present	No	No	No
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	N.D.	N.D.	N.D.
Total % Asbestos	None	None	None
Other Fibrous Material In Sample	Cellulose 5%	Wood <1%	Grey Layer: Wood <1%
Non-Fibrous Material:	Gypsum 92% Binder/Filler 3%	Mica <1% Quartz 20% Aggregate 45% Other 33%	Grey Layer: Mica <1% Quartz 20% Aggregate 45% Other 33% Red Layer: Aggregate 25% Quartz 15% Other 60%

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2477	B10-2478	B10-2479
Sample ID No.	S10-025.2A-16	S10-025.2A-17	S10-025.2A-18
Sample Description	Insulation Backing	Expansion Joint	Asphalt Roofing
Sample Treatment	Teased/Dissolved Heated	Teased/Dissolved Heated	Teased/Dissolved Heated
Homogeneous	No	Yes	No
Layered	Yes	No	Yes
Fibrous	Yes	Yes	Yes
Sample Color	Black/Brown/Silver	Black	Black/White
Asbestos Present	No	Yes	No
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	N.D.	Chrysotile 15-20%	N.D.
Total % Asbestos	None	15-20%	None
Other Fibrous Material In Sample	Cellulose 15% Wood 55%		Synthetic 20%
Non-Fibrous Material:	Tar 30% *Silver Paint Too Thin to Analyze.	Other 80-85%	Aggregate 50% Tar 30%

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2480	B10-2481	B10-2568
Sample ID No.	S10-025.2A-19	S10-025.2A-20	S10-025.2A-20-A
Sample Description	Flashing	Built Up Roofing-Top Tar	Sub Sample of S10-025.2A-20-Silver Paint & Tar
Sample Treatment	Teased/Dissolved Heated	Teased/Dissolved Heated	Teased/Dissolved Heated
Homogeneous	Yes	Yes	No
Layered	No	No	Yes
Fibrous	Yes	Yes	Yes
Sample Color	Black	Black	Black/Silver
Asbestos Present	No	Yes	No
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	N.D.	Chrysotile 5-7%	N.D.
Total % Asbestos	None	5-7%	None
Other Fibrous Material In Sample	Cellulose 50% Synthetic 15%		Silver Paint: Cellulose <1% Tar: Synthetic <1%
Non-Fibrous Material:	Tar 35%	Tar 93-95%	Silver Paint: Other 99% Tar: Tar 99%

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

BULK SAMPLE ANALYSIS FOR ASBESTOS

Mountain Consulting Services, LLC
Sam Bailey
9922 E. Montgomery Avenue Suite #9
Spokane, WA 99206

Project: 444 W. Cataldo Avenue-Spokane, WA
Project #: S10-025.2AA

Method: PLM with Dispersion Staining

Client # 5070

Laboratory No.	B10-2569	B10-2570	
Sample ID No.	S10-025.2A-20-B	S10-025.2A-20-C	
Sample Description	Sub Sample of S10-025.2A-20-Roofing & Tar	Sub Sample of S10-025.2A-20-Brown Layer & Bottom Tar	
Sample Treatment	Teased/Dissolved Heated	Teased/Dissolved Heated	
Homogeneous	No	Yes	
Layered	Yes	No	
Fibrous	Yes	Yes	
Sample Color	Black	Brown	
Asbestos Present	No	Yes	
Asbestos Type and Percentage 1. Chrysotile 2. Amosite 3. Crocidolite 4. Other	N.D.	Bottom Tar: Chrysotile 4-6% Brown Layer: N.D.	
Total % Asbestos	None		
Other Fibrous Material In Sample	Roofing: Synthetic 60%	Brown Layer: Cellulose 85% Bottom Tar: Synthetic <1%	
Non-Fibrous Material:	Roofing: Tar 40% Tar: Tar 100%	Brown Layer: Binder/Filler 15% Bottom Tar: Tar 93-95%	

Date Analyzed: March 10, 2010

Analyzed By: Lisa Meade

Mountain Consulting Services, LLC
9922 E Montgomery Drive, Suite 9
Spokane Valley, Washington 99206

Chain of Custody

Bulk Sample Data Sheet for PLM Analysis

office (509) 924-9236 fax (509) 924-2287

	Rush Turn Around Time
X	Standard Turn Around Time
X	Analyze to 1st positive on sets of 3 or more

Inspection Date: March 9, 2010

Client: City of Spokane – Parks & Recreation

Project: Pre-Demo ACM Survey Project # S10-025.2 A A

Bldg Name & #: Old Abandoned Warehouse Building

Address: 444 West Cataldo Avenue; Spokane, Washington 99201

Project ID:	Sample #	Sample Location	Material Description	Quantity	Comments	Asbestos Present
S10-025.2 A	01	Office Area	9X9 Tile Grey w/ BLK Mastic	See Maps		
S10-025.2 A	02	"	Grey Plaster			
S10-025.2 A	03	"	"			
S10-025.2 A	04	"	"			
S10-025.2 A	05	Open Area	Grey Brick Mortar			
S10-025.2 A	06	Open Area	Window Putty WHT			
S10-025.2 A	07	Foundation	Grey Concrete			
S10-025.2 A	08	EAST END OF Open Area	BLK Tar paper			
S10-025.2 A	09	Basement	WHT TSI Piping			
S10-025.2 A	10	"	WHT Mudded fitting			
S10-025.2 A	11	Basement	Grey Rock Mortar			
S10-025.2 A	12	"	WHT Joint Comp.			
S10-025.2 A	13	"	WHT Sheetrock			
S10-025.2 A	14	Basement	Grey Brick Mortar			
S10-025.2 A	15	Open Area	Grey Brick Mortar Chimney			
S10-025.2 A	16	Open area	BLK Insulation Backing			
S10-025.2 A	17	" Floor	BLK Expansion Joint			

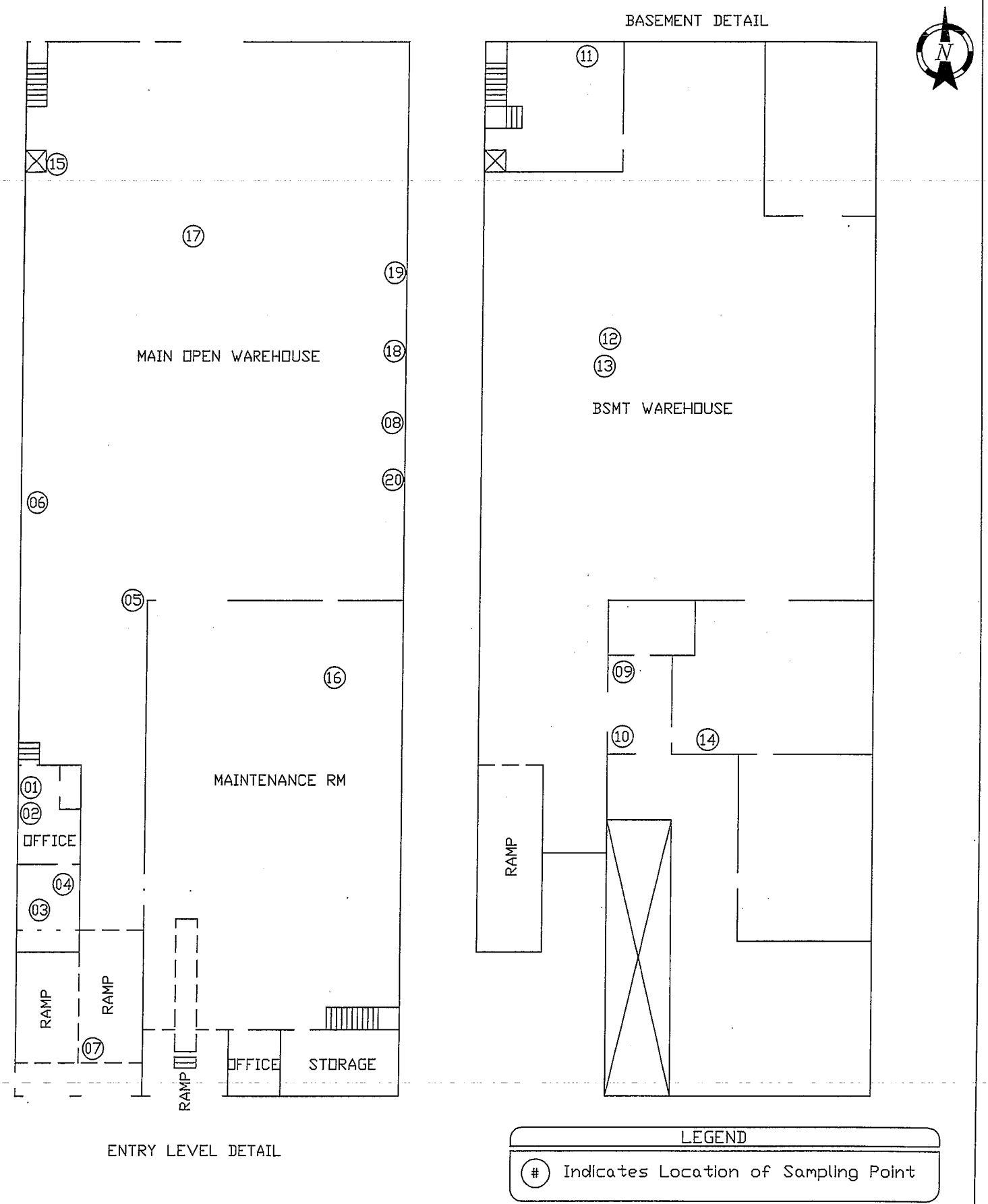
RELEASED BY: Signature:	RECEIVED BY: Signature: Amber Sexton	DELIVERY METHOD: Hand	CONDITION: Good	DATE/TIME RECEIVED: 3/9/10 2:15pm

Bulk Sample Data Sheet (Continued)

Chain of Custody

Project ID:	Sample #	Sample Location	Material Description	Quantity	Comments	Asbestos Present
S10-025.2 A	18	Open Area Intake Eve	BLK/WHT Asphalt Roofing See Pics			
S10-025.2 A	19	Roof	BLK Flashing			
S10-025.2 A	20	11	Built up Roofing w/ Silver Paint			
S10-025.2 A	21					
S10-025.2 A	22					
S10-025.2 A	23					
S10-025.2 A	24					
S10-025.2 A	25					
S10-025.2 A	26					
S10-025.2 A	27					
S10-025.2 A	28					
S10-025.2 A	29					
S10-025.2 A	30					
S10-025.2 A	31					
S10-025.2 A	32					
S10-025.2 A	33					
S10-025.2 A	34					
S10-025.2 A	35					
S10-025.2 A	36					
S10-025.2 A	37					
S10-025.2 A	38					

APPENDIX C
SAMPLE LOCATION DRAWING AND SITE PHOTOGRAPHS

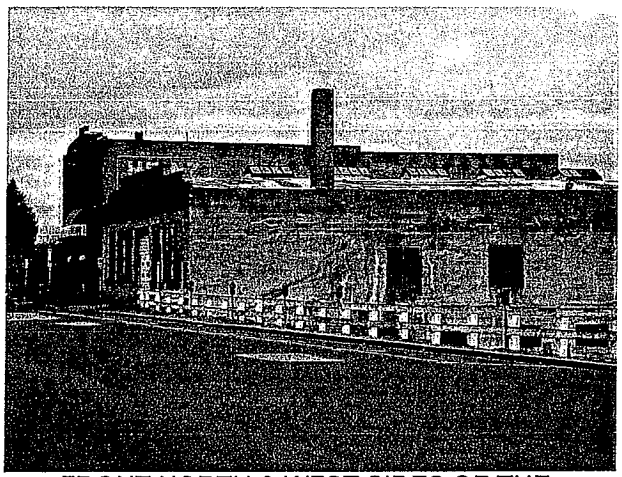


Mountain Consulting Services
9922 E. Montgomery Dr; Suite 9
Spokane Valley, WA 99206
Telephone 509-924-9236

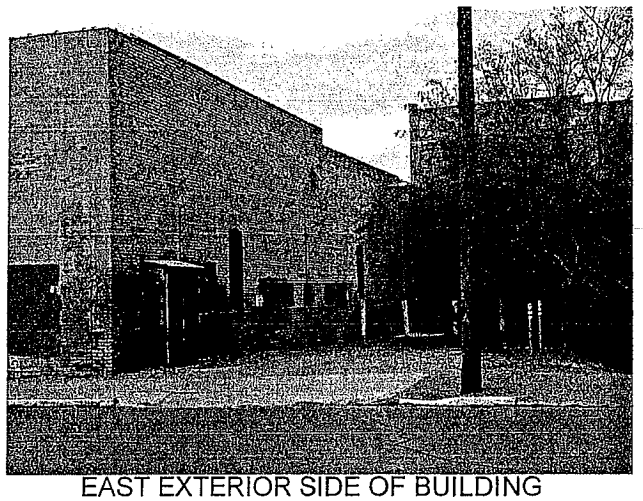
PRE-DEMOLITION ASBESTOS SURVEY BULK SAMPLE LOCATIONS SITE DRAWING
COMMERCIAL BUILDING; 444 W. CATALDO AVENUE; SPOKANE, WA

DRAWN BY: S. BAILEY	CHECKED BY: D. JONES	PROJECT NO: S10-025.2 A	DRAWING NOT TO SCALE

DRAWING No. 1 OF 1 DRAWINGS



FRONT NORTH & WEST SIDES OF THE BUILDING; 444 W. CATALDO AVE; EXTERIOR ROOFING IS ACM



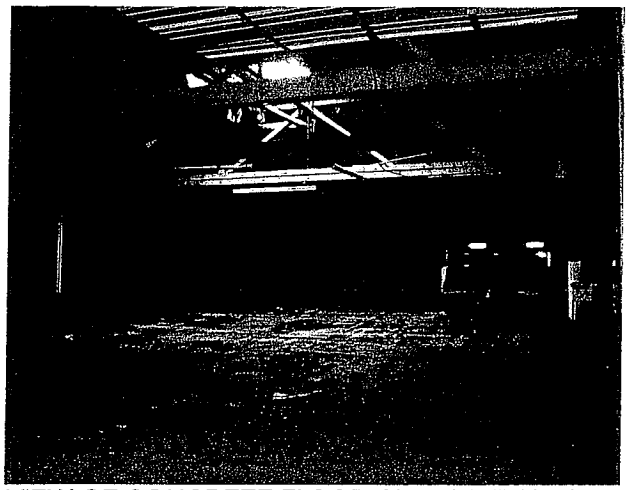
EAST EXTERIOR SIDE OF BUILDING

SOUTH EXTERIOR VIEW OF BUILDING

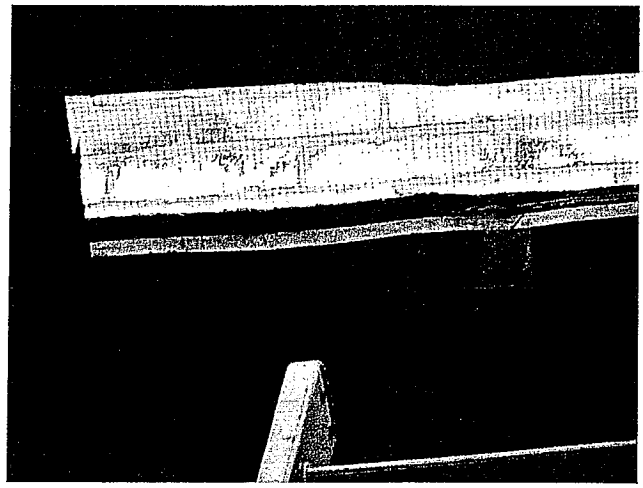
WEST EXTERIOR VIEW OF BUILDING

VIEW OF ENTRY LEVEL MAIN NORTH ROOM SHOWING DEBRIS PILES WITH <1% ACM TARPAPER PRESENT

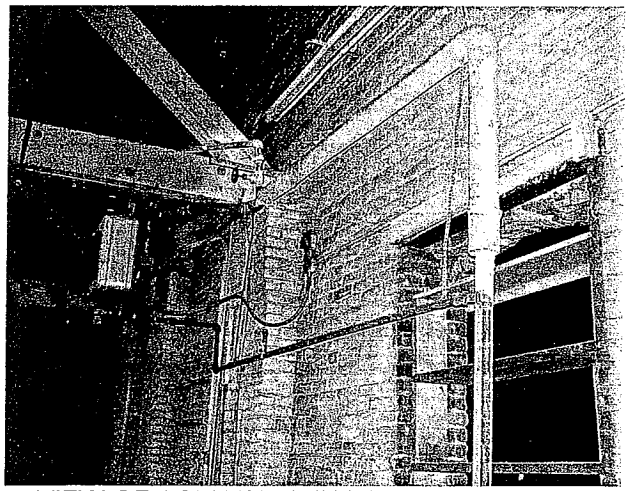
VIEW OF ACM 9"X 9" VINYL FLOOR TILE IN OFFICES AREA OVER BASEMENT VEHICLE ACCESS RAMP



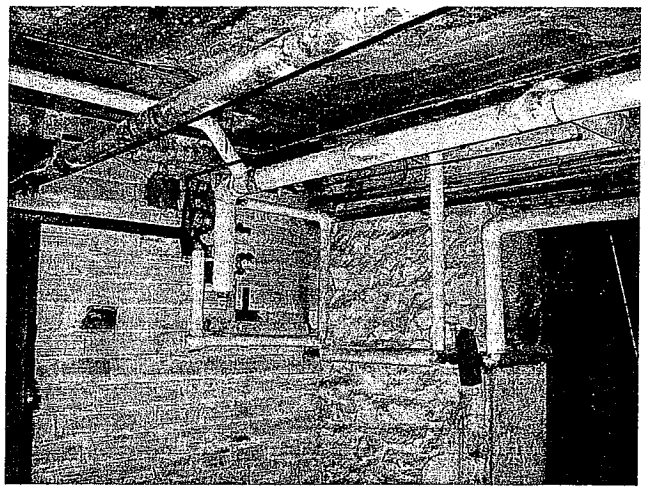
VIEW OF CONCRETE FLOOR SLABS WITH ACM BLACK EXPANSION JOINT MATERIAL



VIEW OF EXTERIOR ROOFING CROSS SECTION SHOWING THICHNESS OF ACM BUILT-UP LAYERED ROOFING



VIEW OF ACM-TSI PIPING INSULATION ON WEST WALL OF SE ENTRY LEVEL MAINTENANCE ROOM



VIEW OF TYPICAL ACM-TSI PIPING INSULATION PRESENT IN BASEMENT LEVEL

VIEW OF DETERIORATED ACM-TSI PIPING INSULATION IN SOUTH HALF OF BASEMENT

VIEW OF ACM-TSI PIPING INSULATION CONTAMINATING FLOORING IN BASEMENT

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