



11815 NE 99th Street, Suite 1294  
Vancouver, WA 98662  
Voice: 360-574-3058  
Fax: 360-576-0925  
Web: <https://www.swcleanair.gov>  
Email: Tina@swcleanair.gov

## Notice of Intent to Remove Asbestos

Case #: 24-221

Amendment: 0

Date Received: 4/8/2024

Date Paid: 4/8/2024

SWCAA Fee: \$369.00

Receipt #: 154103515

**This notification MUST be present at all times at the asbestos project sit**

Quantity to be removed: 260 Square Feet 0 Linear Feet

Workshift days: Th

Project starting date: 4/18/2024 Project Completion date: 4/18/2024

Workshift hours: 7am - 3:30pm

Site Name: Gibbons Creek Mobile Estate #16

Site address: 4501 Addy St

Location of Asbestos: Back Bedroom

City/State/Zip: Washougal

WA 98671

☐ Demolition of Structure (Notification of Demolition required)

County: CLARK COUNTY

☒ Asbestos survey conducted?

No survey reason:

AHERA Inspector: Bruce Korum

Certification #:

### Material to be Removed:

- |                                       |  |                                   |                                      |  |                                    |
|---------------------------------------|--|-----------------------------------|--------------------------------------|--|------------------------------------|
| <input type="checkbox"/> Fireproofing | <input type="checkbox"/> Popcorn Ceiling     | <input type="checkbox"/> CAB      | <input type="checkbox"/> Sheet Vinyl | <input type="checkbox"/> Boiler Insulation | <input type="checkbox"/> Duct Tape |
| <input type="checkbox"/> Duct Paper   | <input type="checkbox"/> Mag Pipe Insulation | <input type="checkbox"/> Air Cell | <input type="checkbox"/> CA Pipe     | <input checked="" type="checkbox"/> VAT    |                                    |
| <input type="checkbox"/> Other        |  |                                   |                                      |  |                                    |

### Control Methods:

- |  |                                    |   |                                       |   |  |
|--|------------------------------------|---|---------------------------------------|---|--|
| <input type="checkbox"/> N.P Enclosure | <input type="checkbox"/> Glove Bag | <input type="checkbox"/> Mini Enclosure | <input type="checkbox"/> Wrap and Cut | <input checked="" type="checkbox"/> Water | <input checked="" type="checkbox"/> HEPA Vac |
| <input type="checkbox"/> Other         |                                    |   |                                       |   |  |

Asbestos Contractor: IRS Environmental of Portland, Inc.

Phone: 503-693-6388

Mailing Address: 777 SW Armco Ave, Hillsboro, OR, 97123

Email: Nancy@irsenvironmental.com

Certification ##: ABCN00001384

Supervisor: Luis Lopez

Phone: 503-547-9123

Property Owner: Gibbons Creek Mobile Estates LLC

Phone: 503-260-3000

Mailing Address: 7885 NW 214th Place, Hillsboro OR 97124

Asbestos Disposal Site: Hillsboro Landfill: 3205 SE Minter Bridge Rd, Hillsboro, OR, 97123-

**I DO HEREBY CERTIFY THAT THE INFORMATION CONTAINED IN THIS NOTIFICATION IS,  
TO THE BEST OF MY KNOWLEDGE, ACCURATE AND COMPLETE.**

Submitter Name: NANCY NGUYEN

Representing: IRS Environmental of Portland

Submitter Title: CEO

Date Submitted: 4/8/2024

Reviewed by SWCAA: Danielle Kreps

*Danielle Kreps*

☒ Approved



11815 NE 99th Street, Suite 1294  
Vancouver, WA 98662  
Voice: 360-574-3058  
Fax: 360-576-0925  
Web: <https://www.swcleanair.gov>  
Email: [Tina@swcleanair.gov](mailto:Tina@swcleanair.gov)

## Notice of Intent to Remove Asbestos

Case #: 24-221

Amendment: 0

Date Received: 4/8/2024

Date Paid: 4/8/2024

SWCAA Fee: \$369.00

Receipt #: 154103515

**This notification MUST be present at all times at the asbestos project sit**



OREGON WASHINGTON  
777 S.W. ARMCO AVENUE HILLSBORO, OREGON 97123  
(503) 693-6388 FAX (503) 693-7221  
  
ASBESTOS LEAD  
ENVIRONMENTAL  
SERVICES  
  
CCB#155646  
WA.# IRSENI\*972N5

**ASBESTOS SURVEY REPORT FOR:**  
***Gibbons Creek Mobile Estate LLC***  
***4501 Addy St #16***  
***Washougal, WA 98671***

1. **EXECUTIVE SUMMARY**

On Tues, January 30th, 2024, IRS Environmental of Portland, Inc. AHERA Inspector, Bruce Korum, performed a visual inspection and Survey of The Cannarella resident located at the above address per the request of Mr. Robert Danielson.

The purpose of the Survey was to inspect and test for asbestos containing material throughout the property for demolition of the mobile home.

Sample locations were random throughout, which consisted of bulk samples placed into re-seal-able plastic bags and marked with a sample ID number. A chain of Custody including the sample ID number as well as material descriptions, approximate quantities, and location.

Bruce Korum, an AHERA Accredited Building Inspector, IR-23-6467A, performed the asbestos bulk sampling. Samples were analyzed using Polarized Light Microscopy with Dispersion Staining according to EPA and OR-OSHA Methodology.

Of the **8** samples that were collected **One (1)** tested positive for asbestos. Asbestos containing materials (ACM) is defined as any material that contains more than 1% asbestos. Below is a list of asbestos containing materials, along with the location of the sampling:

Sample ID	Matl Type	Location	Homogeneous Area(s)	Qty (Est)	% of Asbestos	Condition	Friable/ Non-Friable
16-6	Vinyl flooring	Back bedroom	Middle Bedroom	260	20%	Good	Friable

2. **RECOMMENDATION**

Current regulations require that asbestos-containing materials (ACM) be removed from the structure if the material would be disturbed by remodeling, demolition, or other building maintenance activities. The asbestos-containing materials must be removed by a DEQ licensed asbestos abatement contractor.

When performing demolition activities, the owner should use caution as concealed materials may be encountered during the demolition project. ACM may be located between walls, above ceilings, underneath floors, in pipe chases or other inaccessible or hidden areas.

A copy of the asbestos survey must be kept on site during all demolition activity.

3. **LIMITATIONS OF THE REPORT**

The information contained in this report is based on one site survey, visual observations, laboratory analytical results and limited investigative inquiry. Architectural plans were not available for review at the time of the Survey. The survey was limited to areas normally accessible to tenants or maintenance personnel, except where otherwise noted. Bulk samples were obtained using destructive sampling methods. Other asbestos containing materials may exist but were not observed during the survey due to physical barriers such as walls, ceilings, exterior materials covering other materials and etc. Every effort was made to sample all suspect materials that could be safely accessed.

**PREPARED BY:**

IRS Environmental of Portland, Inc.  
Bruce Korum -AHERA Accredited Inspector  
Certification #IR-23-6467A

Bruce Korum  
BRUCE KORUM

February 10, 2023  
DATE

# IRS ENVIRONMENTAL OF PORTLAND, II

777 SW Armco Ave, Hillsboro OR 97123  
PHONE: 503-693-6388 FAX: 503-693-7222

## BULK SAMPLES

thawks  
UPS

548968

V:548\548968

2/1/2024 8:53:25 AM  
1Z2E28998470647374

X 8

SAMPLED BY: **BRUCE KORUM**

LAB#

PROJECT NAME: GIBBONS CREEK

DATE: 1/30/24

SITE ADDRESS: 4501 Addy St. Washougal WA

STATE: OR WA

ASBESTOS ☒ LEAD ☐

SAMPLE TURNAROUND: 1 DAY ☐ 5-DAY ☒ DAYS ☐

SAMPLE ID#	MATERIAL DESCRIPTION	SAMPLE LOCATION	HOMOGENEOUS AREA(S)	APPROX SQ. FT.	MAT'L CONDITION	FRIABLE NON-FRIABLE
16-1	DRYWALL + mud	BACK PORCH WALL		400	GOOD/POOR	F / Non-F
16-2	ROOF CAULKING	AT PERIMETER of ROOF		13x72	GOOD/POOR	F / Non-F
16-3	ROOFING COATING	on metal ROOF		13x72	GOOD/POOR	F / Non-F
16-4	ROOFING	Front PORCH		180	GOOD/POOR	F / Non-F
16-5	CEILING PAPERS	CEILING of LIVING ROOM	THROUGHOUT	13x72	GOOD/POOR	F / Non-F
16-6	VINYL ORANGE	BACK BEDROOM	MIDDLE BEDROOM	260	GOOD/POOR	F / Non-F
16-7	VINYL TAN	KITCHEN	HALL + BATH	450	GOOD/POOR	F / Non-F
16-8	COVE BASE TAN	HALLWAY		60'	GOOD/POOR	F / Non-F
<del>16-9</del>					GOOD/POOR	F / Non-F
<del>16-10</del>					GOOD/POOR	F / Non-F
					GOOD/POOR	F / Non-F
					GOOD/POOR	F / Non-F
					GOOD/POOR	F / Non-F
					GOOD/POOR	F / Non-F
					GOOD/POOR	F / Non-F

SENT TO: SLGI

RELINQUISHED BY: BRUCE KORUM

RECEIVED BY:

DATE RECEIVED:

MAIL RESULTS TO: BRUCEK@IRSENVIRONMENTAL.COM CC: NANCY@IRSENVIRONMENTAL.COM



## Analysis Report

# Schneider Laboratories Global, Inc

2512 W. Cary Street • Richmond, Virginia • 23220-5117  
804-353-6778 • 800-785-LABS (5227) • Fax 804-359-1475

**Customer:** IRS Environmental of Portland Inc (5044)  
**Address:** 777 SW Armco Ave  
Hillsboro, OR 97123

**Order #:** 548968

**Received** 02/01/24  
**Analyzed** 02/04/24  
**Reported** 02/05/24

**Attn:**

**Project:** Gibbons Creek  
**Location:** 4501 Addy St Washougal  
**Number:**

**Method:** EPA 600/R-93/116 & 40 CFR App. E Sub. E Pt. 763

### PLM Analysis

Sample ID	Collected	Cust. ID	Location	Asbestos Fibers	Other Materials
<b>548968-001</b>	01/30/24	16-1	Back Porch Wall		
Layer 1: Drywall White, Powdery				No Asbestos Detected	4% CELLULOSE FIBER 96% NON FIBROUS MATERIAL
Layer 2: Mud White, Granular				No Asbestos Detected	100% NON FIBROUS MATERIAL
<b>548968-002</b>	01/30/24	16-2	At Perimeter Of Roof		
Layer 1: Caulking White, Soft				No Asbestos Detected	100% NON FIBROUS MATERIAL
<b>548968-003</b>	01/30/24	16-3	On Metal Roof		
Layer 1: Coating White, Soft				No Asbestos Detected	100% NON FIBROUS MATERIAL
<b>548968-004</b>	01/30/24	16-4	Front Porch		
Layer 1: Roofing Gray/Black, Bituminous				No Asbestos Detected	20% MINERAL/GLASS WOOL 80% NON FIBROUS MATERIAL
<b>Sample was inhomogenous, subsamples of each component were analyzed separately.</b>					
<b>548968-005</b>	01/30/24	16-5	Ceiling Of Living Room		
Layer 1: Ceiling Panel White/Tan, Fibrous				No Asbestos Detected	90% CELLULOSE FIBER 10% NON FIBROUS MATERIAL

Reporting Limit: 1% Gravimetrically Reduced Reporting Limit: 0.01% PLM analysis is based on Visual Estimation and NESHAP recommends that any friable sample with an asbestos content less than 10 percent be verified by Point Count or TEM Analysis. The EPA recommends that any attic loose fill vermiculite should be treated as asbestos containing material. This report must not be reproduced except in full with the approval of the laboratory. The test results apply to the sample as received.

**Project:** Gibbons Creek  
**Location:** 4501 Addy St Washougal  
**Number:**

**Method:** EPA 600/R-93/116 & 40 CFR App. E Sub. E Pt. 763

**PLM Analysis**

Sample ID	Collected	Cust. ID	Location	Asbestos Fibers	Other Materials
548968-006	01/30/24	16-6	Back Bedroom		
Layer 1: Vinyl Orange, Org.Bound/Fibrous				20% CHRYSOTILE	25% CELLULOSE FIBER 55% NON FIBROUS MATERIAL

**Sample was inhomogenous, subsamples of each component were analyzed separately.**

Layer 2: Mastic  
Tan, Soft

No Asbestos Detected

100% NON FIBROUS MATERIAL

548968-007	01/30/24	16-7	Kitchen		
Layer 1: Vinyl Tan, Rubbery				No Asbestos Detected	100% NON FIBROUS MATERIAL
Layer 2: Mastic Tan, Soft				No Asbestos Detected	100% NON FIBROUS MATERIAL

548968-008	01/30/24	16-8	Hallway		
Layer 1: Cove Base Tan, Rubbery				No Asbestos Detected	100% NON FIBROUS MATERIAL
Layer 2: Mastic Tan, Soft				No Asbestos Detected	100% NON FIBROUS MATERIAL

**EPA Regulatory Limit: 1%**

**Total layers analyzed on order: 12**

548968-02/05/24 07:42 PM



Analyst **Elsamani Abdelfadiel**



Reviewed By: **Mohammed Hashim**

Microscopy Supervisor/Analyst

Reporting Limit: 1% Gravimetrically Reduced Reporting Limit: 0.01% PLM analysis is based on Visual Estimation and NESHAP recommends that any friable sample with an asbestos content less than 10 percent be verified by Point Count or TEM Analysis. The EPA recommends that any attic loose fill vermiculite should be treated as asbestos containing material. This report must not be reproduced except in full with the approval of the laboratory. The test results apply to the sample as received.



THIS IS TO CERTIFY THAT

**BRUCE KORUM**

**HAS SUCCESSFULLY COMPLETED THE TRAINING COURSE**

**for**

**ASBESTOS INSPECTOR REFRESHER**

In accordance with TSCA Title II, Part 763, Subpart E, Appendix C of 40 CFR

Course Date: 04/06/2023

Course Location: Online,

Certificate: IR-23-6467A



**CCB #SRA0615 4-Hr Training**

4-Hour AHERA Inspector Refresher Training; AHERA is the Asbestos Hazard Emergency Response Act enacting Title II of Toxic Substance Control Act (TSCA)

**Expiration Date:** 04/06/2024

For verification of the authenticity of this certificate contact:  
PBS Engineering and Environmental Inc.  
4412 S Corbett Avenue  
Portland, OR 97239

503.248.1939

A handwritten signature in black ink, reading "Andy Fridley", written over a horizontal line.

Andy Fridley, Instructor