



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 #: 24-643

Amendment: 0

Date Received: 9/18/2024

Date Paid: 9/18/2024

SWCAA Fee: \$735.00

Receipt #: 162884141

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

Quantity to be removed: 8000 Square Feet 0 Linear Feet

Workshift days: M T W Th F

Project starting date: 10/1/2024 Project Completion date: 9/28/2025

Workshift hours: 8:00 AM - 4:30 PM

Site Name: Hidden RV and Mobile Home Park

Site address: 10804 NE Hwy 99

Location of Asbestos: #29, #31, #51, #57, #60, and #63.

City/State/Zip: Vancouver

WA 98686

☐ Demolition of Structure (Notification of Demolition required)

County: CLARK COUNTY

☒ Asbestos survey conducted?

No survey reason:

AHERA Inspector: Stephen Strickland

Certification #: ON-4644-11135-121222

### Material to be Removed:

☐ Fireproofing ☐ Popcorn Ceiling ☐ CAB ☐ Sheet Vinyl ☐ Boiler Insulation ☐ Duct Tape

☐ Duct Paper ☐ Mag Pipe Insulation ☐ Air Cell ☐ CA Pipe ☐ VAT

☒ Other Various demo debris (vinyl, mastic, silver paint, caulking)

### Control Methods:

☐ N.P Enclosure ☐ Glove Bag ☐ Mini Enclosure ☐ Wrap and Cut ☐ Water ☐ HEPA Vac

☒ Other Manual methods

Asbestos Contractor: Keystone Contracting, Inc.

Phone: 360-887-0868

Mailing Address: 417 NW 209th St, Ridgefield, WA, 98642

Email: [keystone417@tds.net](mailto:keystone417@tds.net)

Certification ##: ABCN00001024

Supervisor: Martin Ortiz

Phone: 360-353-6423

Property Owner: Hidden RV & Mobile Home Park

Phone: 360-253-5603

Mailing Address: 7607 NE 26th Ave, Vancouver WA 98665

Asbestos Disposal Site: Wasco County Landfill: 2550 Steele Rd, The Dalles, OR, 97058-

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

Submitter Name: Kamala Lopez

Representing: Keystone Contracting, Inc.

Submitter Title: Asbestos Notice Payment Conf

Date Submitted: 9/18/2024

Reviewed by SWCAA: Mihai Voivod

☒ Approved



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**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 29  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024



# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 29, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from demolition of the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -



## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

Category 1 non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

Category 2 non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #29, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 14 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## Discussion & Recommendations

### Asbestos

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Greater Than 1% Asbestos Containing Materials						
Sample Group Number	Material Type	Material Location	Condition	Quantity	Friable Or Non-Friable	Asbestos Concentration
3	Brown/light yellow floor tile	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Friable	2% Chrysotile
7	Black caulking	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Non-Friable	4% Chrysotile

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

#### OSHA regulations

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

## **Discussion & Recommendations**

### **EPA**

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

## **Warranty**

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Material Summary Table

### Asbestos

Materials highlighted in red contain 1% asbestos content or greater as determined by laboratory analysis. These materials will need to be removed prior to disturbance, construction or demolition activities that may impact these materials.

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
<b>1A</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>1B</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>1C</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>2</b>	Off-white sheet floor backing Tan flooring mastic Gray/tan sheet flooring White flooring mastic	Yard debris Yard debris Yard debris Yard debris				Asbestos Not Present Asbestos Not Present Asbestos Not Present Asbestos Not Present
<b>3</b>	Brown/light yellow floor tile Clear flooring mastic	Yard debris Yard debris	Poor	See Page 4	Yes	2% Chrysotile Asbestos Not Present
<b>4</b>	Off-white/tan sheet flooring White flooring mastic	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>5</b>	Pink/yellow insulation	Yard debris				Asbestos Not Present
<b>6</b>	Gray caulking	Yard debris				Asbestos Not Present
<b>7</b>	Black caulking	Yard debris	Poor	See Page 4	No	4% Chrysotile

## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody





9317 NE Hwy 99, Suite D, Vancouver, WA 98665 | 360-356-7628

### Polarized Light Microscopy Results

**Lab No** 145944  
**Layers Analyzed** 14  
**Date Received** 8/21/2024  
**Received By** Talia Carroll  
**Date Analyzed** 8/22/2024  
**Analyzed By** Nathan Blondino

**Property Address** 10804 NE Hwy 99, Unit 29  
**City, State, Zip** Vancouver, WA  
**Job Number** Trailer #29 Demolition  
**Client Name** Deer Point Meadows  
**Client Address**  
**City, State, Zip**  
**Phone & E-mail**

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	92% Cellulose	(White) Paint
002	1B	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	92% Cellulose	(White) Paint
003	1C	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	92% Cellulose	(White) Paint
004	2	Layered	Off-White Sheet Floor Backing	Asbestos Not Present	10% Cellulose 8% Glass Fibers	Binder-CaCO3
004A		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
004B		Layered	Gray/Tan Sheet Flooring	Asbestos Not Present	20% Cellulose 10% Synthetic Fibers	Vinyl-Binder-CaCO3
004C		Layered	White Flooring Mastic	Asbestos Not Present	N/A	CaCO3
005	3	Layered	Brown/Light Yellow Floor Tile	2% Chrysotile	N/A	CaCO3-Vinyl
005A		Layered	Clear Flooring Mastic	Asbestos Not Present	N/A	Silicone
006	4	Layered	Off-White/Tan Sheet Flooring	Asbestos Not Present	20% Cellulose 10% Synthetic Fibers	Vinyl-Binder-CaCO3
006A		Layered	White Flooring Mastic	Asbestos Not Present	N/A	Glue
007	5	Homogeneous	Pink/Yellow Insulation	Asbestos Not Present	98% Glass Fibers	Debris
008	6	Homogeneous	Gray Caulking	Asbestos Not Present	<1% Cellulose	Binder-CaCO3-Mica
009	7	Homogeneous	Black Caulking	4% Chrysotile	N/A	Binder-CaCO3-Tar





## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.



**ASBESTOS CHAIN OF CUSTODY**  
 9317 NE Hwy 99. Suite D • (360) 356-7628  
**LEGAL DOCUMENT - PLEASE PRINT LEGIBLY**

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145944
Walk-In	<input type="checkbox"/>	<b>Accept</b>	Reject

AHERA Inspector / Sampled By		Project Information	
Date:	8/21/2024	Company Name:	Deer Point Meadows
Name:	Stephen Strickland	Project Name:	Trailer #29 Demolition
Phone:	360-356-7628	Project Location:	10804 NE HWY 99, Unit 29, Vancouver, WA
Email:	<a href="mailto:Stephen.Strickland@advantage-enviro.com">Stephen.Strickland@advantage-enviro.com</a>	P.O. Number:	
RELINQUISHED BY	DATE & TIME	VIA	RECEIVED BY
Name	Stephen Strickland	Date	8/21/2024
Sign		Drop-off	
	Time 9:00		

## REQUESTED SERVICES

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	Tan	Fiberboard	2000 Sqft	Yard Debris	P	Y
2	1B	Tan	Fiberboard		Yard Debris	P	Y
3	1C	Tan	Fiberboard		Yard Debris	P	Y
4	2	Tan	Sheet Flooring		Yard Debris	P	Y
5	3	Tan	Sheet Flooring		Yard Debris	P	Y
6	4	Brwn/Wht	Sheet Flooring		Yard Debris	P	Y
7	5	Pink	Insulation		Yard Debris	P	Y
8	6	Gray	Caulking		Yard Debris	P	N
9	7	Black	Caulking		Yard Debris	P	N
10						G   F   P	Y   N
11						G   F   P	Y   N

Sample #	Additional Notes	Sample #	Additional Notes



Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #29 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	1.25
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building Demolished trailer debris about 2000 sq ft

"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete | Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No *Minimum 3 samples*

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: \_\_\_\_\_ Areas Checked: \_\_\_\_\_

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



## Survey Check List

### Advantage Environmental

**Project Name:** Deer Point Meadows      **Inspector:** Stephen  
**Address:** 10804 NE HWY 99 Unit #29 Vancouver WA      **Date:** 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gasektes found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



## Survey Notes Advantage Environmental

Project Name:	Deer Point Meadows	Inspector:	Stephen
Address:	10804 NE HWY 99 Unit #29 Vancouver WA	Date:	8/21/2024

If marked "No" above, please explain or notes relating to other concerns: Buildings were  
demolished and sifted through by thieves. Metal and frames  
partly missing. Debris is throughout most the yard, street &  
neighbors property.

APPENDIX B  
AHERA Building Inspector  
Certification

---

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# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027  
602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*



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## Limited Asbestos Building Material Survey



Conducted for:  
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7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 31  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024





# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 31, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -

## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

**Category 1** non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

**Category 2** non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #31, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 26 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## Discussion & Recommendations

### Asbestos

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Greater Than 1% Asbestos Containing Materials						
Sample Group Number	Material Type	Material Location	Condition	Quantity	Friable Or Non-Friable	Asbestos Concentration
3	Yellow sheet flooring	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Friable	15% Chrysotile
4	Off-white/tan sheet flooring	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Friable	15% Chrysotile

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### OSHA regulations

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

#### Discussion & Recommendations (Continued)

##### **EPA**

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

#### Warranty

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Material Summary Table

### Asbestos

Materials highlighted in red contain 1% asbestos content or greater as determined by laboratory analysis. These materials will need to be removed prior to disturbance, construction or demolition activities that may impact these materials.

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
1A	White joint compound	Yard debris				Asbestos Not Present
1B	White drywall	Yard debris				Asbestos Not Present
	White texture	Yard debris				Asbestos Not Present
	White texture	Yard debris				Asbestos Not Present
	White drywall	Yard debris				Asbestos Not Present
1C	White texture	Yard debris				Asbestos Not Present
	White texture	Yard debris				Asbestos Not Present
	White joint compound	Yard debris				Asbestos Not Present
	White drywall	Yard debris				Asbestos Not Present
2A	White/brown fiberboard	Yard debris				Asbestos Not Present
2B	White/brown fiberboard	Yard debris				Asbestos Not Present
2C	White/brown fiberboard	Yard debris				Asbestos Not Present
3	Yellow sheet flooring Tan flooring mastic	Yard debris Yard debris	Poor	See Page 4	Yes	15% Chrysotile Asbestos Not Present
4	Brown sheet flooring Clear flooring mastic Tan floor tile Clear flooring mastic Off-white sheet flooring Off-white/tan sheet flooring Tan flooring mastic Brown sheet flooring Black sheet floor backing Brown flooring mastic	Yard debris Yard debris Yard debris Yard debris Yard debris Yard debris Yard debris Yard debris Yard debris Yard debris Yard debris	Poor	See Page 4	Yes	Asbestos Not Present Asbestos Not Present Asbestos Not Present Asbestos Not Present Asbestos Not Present Asbestos Not Present 15% Chrysotile Asbestos Not Present Asbestos Not Present Asbestos Not Present Asbestos Not Present
5	Black vapor barrier	Yard debris				Asbestos Not Present
6	Pink/yellow insulation	Yard debris				Asbestos Not Present



### Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody





# ADVANTAGE

Environmental INC.

Clean your world.

9317 NE Hwy 99, Suite D, Vancouver, WA 98665 | 360-356-7628

## Polarized Light Microscopy Results

Lab No 145947  
 Layers Analyzed 26  
 Date Received 8/21/2024  
 Received By Talia Carroll  
 Date Analyzed 8/22/2024  
 Analyzed By Nathan Blondino

Property Address 10804 NE Hwy 99, Unit 31  
 City, State, Zip Vancouver, WA  
 Job Number Trailer #31 Demolition  
 Client Name Deer Point Meadows  
 Client Address  
 City, State, Zip  
 Phone & E-mail

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Layered	White Joint Compound	Asbestos Not Present	N/A	(Black/White) Paint-CaCO3-Mica
001A		Layered	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
002	1B	Layered	White Texture	Asbestos Not Present	N/A	(White) Paint-CaCO3-Mica
002A		Layered	White Texture	Asbestos Not Present	N/A	(Brown) Paint-CaCO3-Mica
002B		Layered	White Drywall	Asbestos Not Present	12% Cellulose	(Beige) Paint-Gypsum
003	1C	Layered	White Texture	Asbestos Not Present	N/A	(White) Paint-CaCO3-Mica
003A		Layered	White Texture	Asbestos Not Present	N/A	(Brown) Paint-CaCO3-Mica
003B		Layered	White Joint Compound	Asbestos Not Present	N/A	(Beige) Paint-CaCO3
003C		Layered	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
004	2A	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
005	2B	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
006	2C	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
007	3	Layered	Yellow Sheet Flooring	15% Chrysotile	N/A	Vinyl-Foam-Binder-CaCO3
007A		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
008	4	Layered	Brown Sheet Flooring	Asbestos Not Present	20% Cellulose 4% Glass Fibers	Vinyl-Foam-Binder-CaCO3
008A		Layered	Clear Flooring Mastic	Asbestos Not Present	N/A	Silicone
008B		Layered	Tan Floor Tile	Asbestos Not Present	N/A	CaCO3-Vinyl
008C		Layered	Clear Flooring Mastic	Asbestos Not Present	N/A	Silicone
008D		Layered	Off-White Sheet Flooring	Asbestos Not Present	5% Cellulose 5% Glass Fibers	Vinyl-Foam-Binder-CaCO3


**Lab No** 145947

**Property Address** 10804 NE Hwy 99, Unit 31 Vancouver, WA

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
008E		Layered	Off-White/Tan Sheet Flooring	15% Chrysotile	4% Cellulose	Vinyl-Foam-Binder-CaCO <sub>3</sub>
008F		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
008G		Layered	Brown Sheet Flooring	Asbestos Not Present	N/A	Binder-Vinyl
008H		Layered	Black Sheet Floor Backing	Asbestos Not Present	40% Cellulose	Tar
008I		Layered	Brown Flooring Mastic	Asbestos Not Present	N/A	Glue
009	5	Homogeneous	Black Vapor Barrier	Asbestos Not Present	55% Cellulose	Tar
010	6	Homogeneous	Pink/Yellow Insulation	Asbestos Not Present	98% Glass Fibers	Debris

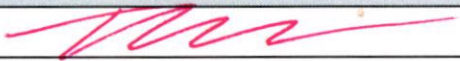
## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.



**ASBESTOS CHAIN OF CUSTODY**  
 9317 NE Hwy 99, Suite D • (360) 356-7628  
**LEGAL DOCUMENT - PLEASE PRINT LEGIBLY**

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145947
Walk-In	<input type="checkbox"/>	<div style="border: 1px solid black; border-radius: 50%; padding: 2px; display: inline-block;">Accept</div> <div style="margin-left: 20px;">Reject</div>	

AHERA Inspector / Sampled By			Project Information		
Date:	8/21/2024		Company Name:	Deer Point Meadows	
Name:	Stephen Strickland		Project Name:	Trailer #31 Demolition	
Phone:	360-356-7628		Project Location:	10804 NE HWY 99, Unit 31, Vancouver, WA	
Email:	Stephen.Strickland@advantage-enviro.com		P.O. Number:		
RELINQUISHED BY		DATE & TIME	VIA		RECEIVED BY
Name	Stephen Strickland	Date 8/21/2024	Drop-off		
Sign		Time 9:00			8-21-24 4:43

## REQUESTED SERVICES

PLM			TURNAROUND TIME					
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days	
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable	
1	1A	White	GWB	2000 Sqft	Yard Debris	P	Y	
2	1B	White	GWB		Yard Debris	P	Y	
3	1C	White	GWB		Yard Debris	P	Y	
4	2A	Tan	Fiberboard		Yard Debris	P	Y	
5	2B	Tan	Fiberboard		Yard Debris	P	Y	
6	2C	Tan	Fiberboard		Yard Debris	P	Y	
7	3	Tan	Sheet Flooring		Yard Debris	P	Y	
8	4	Beige	Sheet Flooring		Yard Debris	P	N	
9	5	Black	Vapor Barrier		Yard Debris	P	N	
10	6	Pink	Insulation		Yard Debris	P	N	
11						G   F   P	Y   N	

Sample #	Additional Notes	Sample #	Additional Notes





Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #31 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building: Demolished trailer w/ debris throughout yard about 2000 sq ft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No *Minimum 3 samples*

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: \_\_\_\_\_ Areas Checked: \_\_\_\_\_

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

## Survey Check List

### Advantage Environmental

**Project Name:** Deer Point Meadows      **Inspector:** Stephen  
**Address:** 10804 NE HWY 99 Unit #31 Vancouver WA      **Date:** 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	<div>Occupied <input type="checkbox"/> Unoccupied <input checked="" type="checkbox"/></div>		
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gaskets found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



## Survey Notes

## Advantage Environmental

**Project Name:** Deer Point Meadows **Inspector:** Stephen

**Address:** 10804 NE HWY 99 Unit #31 Vancouver WA      **Date:** 8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

This image shows a full page of blank, lined paper. It features approximately 20 evenly spaced horizontal blue or grey lines across its entire width, typical of notebook paper. There are no margins, text, or other markings on the page.

APPENDIX B  
AHERA Building Inspector  
Certification

---

---

# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027

602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*





**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 51  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024



# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

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Trystan South  
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AHERA Building Inspector

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Category 2 non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #51, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 18 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## Discussion & Recommendations

### Asbestos

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Greater Than 1% Asbestos Containing Materials						
Sample Group Number	Material Type	Material Location	Condition	Quantity	Friable Or Non-Friable	Asbestos Concentration
2	Brown/light yellow floor tile	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Friable	2% Chrysotile
8	Silver roof coating	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Friable	4% Chrysotile

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### OSHA regulations

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

#### Discussion & Recommendations (Continued)

##### **EPA**

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

#### Warranty

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Material Summary Table

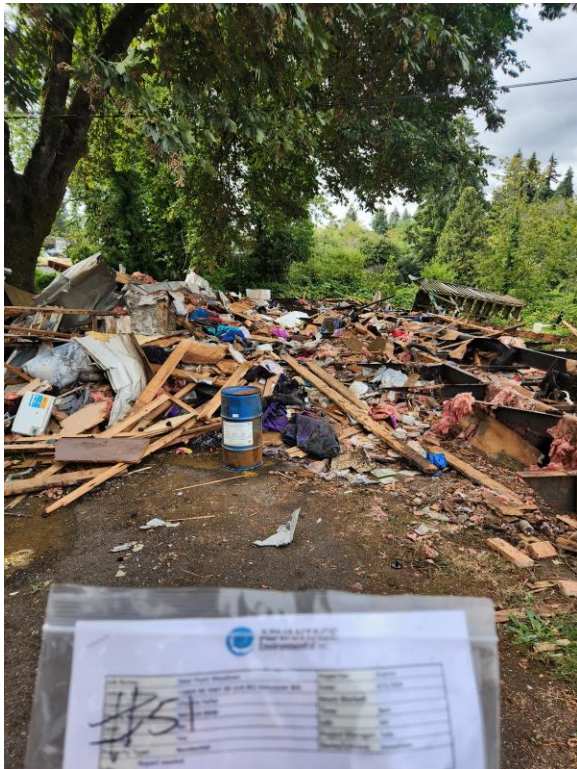
### Asbestos

Materials highlighted in red contain 1% asbestos content or greater as determined by laboratory analysis. These materials will need to be removed prior to disturbance, construction or demolition activities that may impact these materials.

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
<b>1A</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>1B</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>1C</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>2</b>	Brown/light yellow floor tile Clear flooring mastic Off-white/tan sheet flooring White flooring mastic	Yard debris Yard debris Yard debris Yard debris	Poor	See Page 4	Yes	2% Chrysotile Asbestos Not Present Asbestos Not Present Asbestos Not Present
<b>3</b>	Dark brown/tan sheet flooring	Yard debris				Asbestos Not Present
<b>4</b>	Yellow sheet flooring Tan flooring mastic White leveling compound	Yard debris Yard debris Yard debris				Asbestos Not Present Asbestos Not Present Asbestos Not Present
<b>5</b>	Yellow/multi-color carpet padding	Yard debris				Asbestos Not Present
<b>6</b>	Gray caulking	Yard debris				Asbestos Not Present
<b>7</b>	Pink insulation Brown paper backing	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>8A</b>	Silver roof coating	Yard debris	Poor	See Page 4	No	4% Chrysotile
<b>8B</b>	Silver roof coating	Yard debris	Poor	See Page 4	No	4% Chrysotile
<b>8C</b>	Silver roof coating	Yard debris	Poor	See Page 4	No	4% Chrysotile



## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody



# ADVANTAGE

Environmental INC.

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9317 NE Hwy 99, Suite D, Vancouver, WA 98665 | 360-356-7628

## Polarized Light Microscopy Results

Lab No 145940  
 Layers Analyzed 18  
 Date Received 8/21/2024  
 Received By Talia Carroll  
 Date Analyzed 8/22/2024  
 Analyzed By Nathan Blondino

Property Address 10804 NE Hwy 99, Unit 51  
 City, State, Zip Vancouver, WA  
 Job Number Trailer #51 Demolition  
 Client Name Deer Point Meadows  
 Client Address  
 City, State, Zip  
 Phone & E-mail

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
002	1B	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
003	1C	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
004	2	Layered	Brown/Light Yellow Floor Tile	2% Chrysotile	<1% Synthetic Fibers	CaCO3-Vinyl
004A		Layered	Clear Flooring Mastic	Asbestos Not Present	N/A	Silicone
004B		Layered	Off-White/Tan Sheet Flooring	Asbestos Not Present	20% Cellulose 10% Synthetic Fibers	Vinyl-Binder-CaCO3
004C		Layered	White Flooring Mastic	Asbestos Not Present	N/A	Glue
005	3	Homogeneous	Dark Brown/Tan Sheet Flooring	Asbestos Not Present	20% Cellulose 10% Synthetic Fibers	Vinyl-Binder-CaCO3
006	4	Layered	Yellow Sheet Flooring	Asbestos Not Present	10% Cellulose 2% Glass Fibers	Vinyl-Foam-Binder-CaCO3
006A		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
006B		Layered	White Leveling Compound	Asbestos Not Present	N/A	CaCO3
007	5	Homogeneous	Yellow/Multi-Color Carpet Padding	Asbestos Not Present	N/A	Foam
008	6	Homogeneous	Gray Caulking	Asbestos Not Present	2% Cellulose	Binder-CaCO3
009	7	Layered	Pink Insulation	Asbestos Not Present	96% Glass Fibers	Debris
009A		Layered	Brown Paper Backing	Asbestos Not Present	99% Cellulose	Debris
010	8A	Homogeneous	Silver Roof Coating	4% Chrysotile	N/A	Mica-Paint
011	8B	Homogeneous	Silver Roof Coating	4% Chrysotile	N/A	Mica-Paint
012	8C	Homogeneous	Silver Roof Coating	4% Chrysotile	N/A	Mica-Paint



## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.





**ASBESTOS CHAIN OF CUSTODY**  
 9317 NE Hwy 99, Suite D • (360) 356-7628  
**LEGAL DOCUMENT - PLEASE PRINT LEGIBLY**

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145940
Walk-In	<input type="checkbox"/>	<b>Accept</b>	Reject

AHERA Inspector / Sampled By		Project Information	
Date:	8/21/2024	Company Name:	Deer Point Meadows
Name:	Stephen Strickland	Project Name:	Trailer #51 Demolition
Phone:	360-356-7628	Project Location:	10804 NE HWY 99, Unit 51, Vancouver, WA
Email:	<a href="mailto:Stephen.Strickland@advantage-enviro.com">Stephen.Strickland@advantage-enviro.com</a>	P.O. Number:	
RELINQUISHED BY		DATE & TIME	VIA
Name	Stephen Strickland	Date	8/21/2024
Sign		Time	9:00
		Drop-off	
		RECEIVED BY	
		DATE & TIME	8-21-24 4:11

## REQUESTED SERVICES

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	Brown	Fiberboard	2000 Sqft	Yard Debris	P	Y
2	1B	Brown	Fiberboard		Yard Debris	P	Y
3	1C	Brown	Fiberboard		Yard Debris	P	Y
4	2	Tan	Sheet Flooring		Yard Debris	P	Y
5	3	Brown	Sheet Flooring		Yard Debris	P	Y
6	4	Tan	Sheet Flooring		Yard Debris	P	Y
7	5	Multi	Floor Padding		Yard Debris	P	Y
8	6	Gray	Caulking		Yard Debris	P	N
9	7	Pink	Insulation		Yard Debris	P	N
10	8A	Silver	Roofing		Yard Debris	P	N
11	8B	Silver	Roofing		Yard Debris	P	N

Sample #	Additional Notes	Sample #	Additional Notes

Company:		Deer Point Meadows		Project Name:		Trailer #51 Demolition		Project Location:		10804 NE HWY 99, Unit 51, Vancouver, WA	
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes		Condition	Friable			
12	8C	Silver	Roofing		Yard Debris		P	N			
13							G   F   P	Y   N			
14							G   F   P	Y   N			
15							G   F   P	Y   N			
16							G   F   P	Y   N			
17							G   F   P	Y   N			
18							G   F   P	Y   N			
19							G   F   P	Y   N			
20							G   F   P	Y   N			
21							G   F   P	Y   N			
22							G   F   P	Y   N			
23							G   F   P	Y   N			
24							G   F   P	Y   N			
25							G   F   P	Y   N			
26							G   F   P	Y   N			
27							G   F   P	Y   N			
28							G   F   P	Y   N			
29							G   F   P	Y   N			
30							G   F   P	Y   N			
31							G   F   P	Y   N			
32							G   F   P	Y   N			
33							G   F   P	Y   N			

Sample #	Additional Notes	Sample #	Additional Notes





Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #51 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building Demolished trailer w/ debris throughout yard about 20000 sq ft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No Minimum 3 samples

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: \_\_\_\_\_ Areas Checked: \_\_\_\_\_

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_





## Survey Check List Advantage Environmental

**Project Name:** Deer Point Meadows **Inspector:** Stephen  
**Address:** 10804 NE HWY 99 Unit #51 Vancouver WA **Date:** 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gaskets found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



## Survey Notes

**Project Name:** Deer Point Meadows **Inspector:** Stephen

**Address:** 10804 NE HWY 99 Unit #51 Vancouver WA      **Date:** 8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

[illegible]

APPENDIX B  
AHERA Building Inspector  
Certification

---

---

# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027  
602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*



**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 56  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024





# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 56, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -

## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

**Category 1** non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

**Category 2** non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #56, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 18 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## **Discussion & Recommendations**

### **Asbestos**

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### **OSHA regulations**

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

### **EPA**

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

## **Warranty**

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Asbestos

*Laboratory results indicate "ASBESTOS NOT PRESENT" for all samples analyzed.*

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
1A	White joint compound	Yard debris				Asbestos Not Present
	White drywall	Yard debris				Asbestos Not Present
1B	White joint compound	Yard debris				Asbestos Not Present
	White drywall	Yard debris				Asbestos Not Present
1C	White joint compound	Yard debris				Asbestos Not Present
	White drywall	Yard debris				Asbestos Not Present
2A	White texture	Yard debris				Asbestos Not Present
	Light gray/brown fiberboard	Yard debris				Asbestos Not Present
2B	White/brown fiberboard	Yard debris				Asbestos Not Present
2C	White texture	Yard debris				Asbestos Not Present
	Light tan/brown fiberboard	Yard debris				Asbestos Not Present
3	Brown sheet flooring	Yard debris				Asbestos Not Present
	Black sheet floor backing	Yard debris				Asbestos Not Present
4	Off-white sheet flooring	Yard debris				Asbestos Not Present
	Black vapor barrier	Yard debris				Asbestos Not Present
5	Multi-color carpet	Yard debris				Asbestos Not Present
	Multi-color carpet padding	Yard debris				Asbestos Not Present
6	Yellow insulation	Yard debris				Asbestos Not Present



## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody



# ADVANTAGE

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## Polarized Light Microscopy Results

**Lab No** 145946  
**Layers Analyzed** 18  
**Date Received** 8/21/2024  
**Received By** Talia Carroll  
**Date Analyzed** 8/23/2024  
**Analyzed By** Nathan Blondino

**Property Address** 10804 NE Hwy 99, Unit 56  
**City, State, Zip** Vancouver, WA  
**Job Number** Trailer #56 Demolition  
**Client Name** Deer Point Meadows  
**Client Address**  
**City, State, Zip**  
**Phone & E-mail**

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Layered	White Joint Compound	Asbestos Not Present	N/A	(White) Paint-CaCO <sub>3</sub>
001A		Layered	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
002	1B	Layered	White Joint Compound	Asbestos Not Present	N/A	(White) Paint-CaCO <sub>3</sub>
002A		Layered	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
003	1C	Layered	White Joint Compound	Asbestos Not Present	N/A	(White) Paint-CaCO <sub>3</sub>
003A		Layered	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
004	2A	Layered	White Texture	Asbestos Not Present	N/A	(White) Paint-CaCO <sub>3</sub>
004A		Layered	Light Gray/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(Light Gray) Paint
005	2B	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	85% Cellulose	(White) Paint-Tar
006	2C	Layered	White Texture	Asbestos Not Present	N/A	(White) Paint-CaCO <sub>3</sub>
006A		Layered	Light Tan/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(Light Tan) Paint
007	3	Layered	Brown Sheet Flooring	Asbestos Not Present	N/A	Binder-Vinyl
007A		Layered	Black Sheet Floor Backing	Asbestos Not Present	40% Cellulose	Tar
008	4	Layered	Off-White Sheet Flooring	Asbestos Not Present	15% Cellulose 4% Glass Fibers	Vinyl-Foam-Binder-CaCO <sub>3</sub>
008A		Layered	Black Vapor Barrier	Asbestos Not Present	20% Synthetic Fibers	Tar
009	5	Layered	Multi-Color Carpet	Asbestos Not Present	85% Synthetic Fibers	Binder
009A		Layered	Multi-Color Carpet Padding	Asbestos Not Present	N/A	Foam
010	6	Homogeneous	Yellow Insulation	Asbestos Not Present	98% Glass Fibers	Debris



## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.





# ASBESTOS CHAIN OF CUSTODY

9317 NE Hwy 99, Suite D • (360) 356-7628  
LEGAL DOCUMENT - PLEASE PRINT LEGIBLY

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145946
Walk-In	<input type="checkbox"/>	<u>Accept</u>	Reject

AHERA Inspector / Sampled By				Project Information					
Date:	8/21/2024			Company Name:	Deer Point Meadows				
Name:	Stephen Strickland			Project Name:	Trailer #56 Demolition				
Phone:	360-356-7628			Project Location:	10804 NE HWY 99, Unit 56, Vancouver, WA				
Email:	Stephen.Strickland@advantage-enviro.com			P.O. Number:					
RELINQUISHED BY		DATE & TIME		VIA		RECEIVED BY		DATE & TIME	
Name	Stephen Strickland		Date	8/21/2024		Drop-off		8-21-24	
Sign			Time	9:00				4:29	

## REQUESTED SERVICES

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	White	GWB/ Joint Compound	2000 Sqft	Yard Debris	P	Y
2	1B	White	GWB/ Joint Compound		Yard Debris	P	Y
3	1C	White	GWB/ Joint Compound		Yard Debris	P	Y
4	2A	Tan	Fiberboard		Yard Debris	P	Y
5	2B	Tan	Fiberboard		Yard Debris	P	Y
6	2C	Tan	Fiberboard		Yard Debris	P	Y
7	3	Brown	Sheet Flooring		Yard Debris	P	Y
8	4	Gray	Sheet Flooring		Yard Debris	P	Y
9	5	Multi	Carpet		Yard Debris	P	N
10	6	Pink	Insulation		Yard Debris	P	N
11						G   F   P	Y   N

Sample #	Additional Notes	Sample #	Additional Notes



# ADVANTAGE Environmental INC.

Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #56 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building Demolished trailer w/ debris throughout the yard about 10000 sq ft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete | Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No Minimum 3 samples

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: Glass Areas Checked: throughout

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_





## Survey Check List Advantage Environmental

**Project Name:** Deer Point Meadows **Inspector:** Stephen  
**Address:** 10804 NE HWY 99 Unit #56 Vancouver WA **Date:** 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gaskets found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



## Advantage Environmental

Address: 10804 NE HWY 99 Unit #56 Vancouver WA Date: 8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

This image shows a full page of blank, lined paper. It features approximately 20 evenly spaced horizontal grey lines running across the width of the page, typical of notebook or primary writing paper. The background is white, and there are no margins, text, or other markings present.

APPENDIX B  
AHERA Building Inspector  
Certification

---

---

# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027

602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*



**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 57  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024



# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 57, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -



## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

**Category 1** non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

**Category 2** non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #57, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 19 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## Discussion & Recommendations

### Asbestos

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Greater Than 1% Asbestos Containing Materials						
Sample Group Number	Material Type	Material Location	Condition	Quantity	Friable Or Non-Friable	Asbestos Concentration
7	Silver roof coating & black tar	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Non-Friable	2% Chrysotile 3% Chrysotile

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### OSHA regulations

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

### EPA

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

## **Warranty**

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Material Summary Table

### Asbestos

Materials highlighted in red contain 1% asbestos content or greater as determined by laboratory analysis. These materials will need to be removed prior to disturbance, construction or demolition activities that may impact these materials.

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
<b>1A</b>	Brown/black fiberboard	Yard debris				Asbestos Not Present
<b>1B</b>	Brown/black fiberboard	Yard debris				Asbestos Not Present
<b>1C</b>	Brown/black fiberboard	Yard debris				Asbestos Not Present
<b>2</b>	Beige/blue sheet flooring Tan flooring mastic	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>3</b>	Beige/light gray sheet flooring Tan flooring mastic	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>4</b>	Brown sheet flooring Black sheet floor backing Brown flooring mastic	Yard debris Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>5</b>	Beige caulking	Yard debris				Asbestos Not Present
<b>6</b>	White/yellow insulation	Yard debris				Asbestos Not Present
<b>7A</b>	Silver roof coating	Yard debris	Poor	See Page 4	No	2% Chrysotile
	Black tar	Yard debris	Poor	See Page 4	No	3% Chrysotile
<b>7B</b>	Silver roof coating	Yard debris	Poor	See Page 4	No	2% Chrysotile
	Black tar	Yard debris	Poor	See Page 4	No	3% Chrysotile
<b>7C</b>	Silver roof coating	Yard debris	Poor	See Page 4	No	2% Chrysotile
	Black tar	Yard debris	Poor	See Page 4	No	3% Chrysotile
<b>8</b>	Brown carpet	Yard debris				Asbestos Not Present



## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody



# ADVANTAGE

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## Polarized Light Microscopy Results

Lab No 145943  
 Layers Analyzed 19  
 Date Received 8/21/2024  
 Received By Talia Carroll  
 Date Analyzed 8/23/2024  
 Analyzed By Nathan Blondino

Property Address 10804 NE Hwy 99, Unit 57  
 City, State, Zip Vancouver, WA  
 Job Number Trailer #57 Demolition  
 Client Name Deer Point Meadows  
 Client Address  
 City, State, Zip  
 Phone & E-mail

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Homogeneous	Brown/Black Fiberboard	Asbestos Not Present	90% Cellulose	Tar
002	1B	Homogeneous	Brown/Black Fiberboard	Asbestos Not Present	90% Cellulose	Tar
003	1C	Homogeneous	Brown/Black Fiberboard	Asbestos Not Present	90% Cellulose	Tar
004	2	Layered	Beige/Blue Sheet Flooring	Asbestos Not Present	5% Cellulose 2% Glass Fibers	Vinyl-Foam-Binder-CaCO3
004A		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
005	3	Layered	Beige/Light Gray Sheet Flooring	Asbestos Not Present	5% Cellulose 2% Glass Fibers	Vinyl-Foam-Binder-CaCO3
005A		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
006	4	Layered	Brown Sheet Flooring	Asbestos Not Present	N/A	Binder-Vinyl
006A		Layered	Black Sheet Floor Backing	Asbestos Not Present	40% Cellulose	Tar
006B		Layered	Brown Flooring Mastic	Asbestos Not Present	N/A	Glue
007	5	Homogeneous	Beige Caulking	Asbestos Not Present	N/A	Debris-Silicone
008	6	Homogeneous	White/Yellow Insulation	Asbestos Not Present	99% Glass Fibers	Debris
009	7A	Layered	Silver Roof Coating	2% Chrysotile	<1% Cellulose	Mica-Paint
009A		Layered	Black Tar	3% Chrysotile	N/A	CaCO3-Tar
010	7B	Layered	Silver Roof Coating	2% Chrysotile	<1% Cellulose	Mica-Paint
010A		Layered	Black Tar	3% Chrysotile	N/A	CaCO3-Tar
011	7C	Layered	Silver Roof Coating	2% Chrysotile	<1% Cellulose	Mica-Paint
011A		Layered	Black Tar	3% Chrysotile	N/A	CaCO3-Tar
012	8	Homogeneous	Brown Carpet	Asbestos Not Present	85% Synthetic Fibers	Binder



**Lab No** 145943

**Property Address** 10804 NE Hwy 99, Unit 57 Vancouver, WA

AEI Sample ID	Client Sample ID	Composition	Color/ Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
------------------	---------------------	-------------	-----------------------	--------------	---------------------------	-------------

## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.





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Environmental INC.

**ASBESTOS CHAIN OF CUSTODY**  
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**LEGAL DOCUMENT - PLEASE PRINT LEGIBLY**

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145943
Walk-In	<input type="checkbox"/>	<div>Accept</div> <div>Reject</div>	

AHERA Inspector / Sampled By		Project Information	
Date:	8/21/2024	Company Name:	Deer Point Meadows
Name:	Stephen Strickland	Project Name:	Trailer #57 Demolition
Phone:	360-356-7628	Project Location:	10804 NE HWY 99, Unit 57, Vancouver, WA
Email:	<a href="mailto:Stephen.Strickland@advantage-enviro.com">Stephen.Strickland@advantage-enviro.com</a>	P.O. Number:	
RELINQUISHED BY		DATE & TIME	VIA
Name	Stephen Strickland	Date	8/21/2024
Sign		Time	9:00
		Drop-off	
		RECEIVED BY	
		DATE & TIME	8-21-24 4:20

**REQUESTED SERVICES**

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	Tan	Fiberboard	1000 Sqft	Yard Debris	P	Y
2	1B	Tan	Fiberboard		Yard Debris	P	Y
3	1C	Tan	Fiberboard		Yard Debris	P	Y
4	2	Tan	Sheet Flooring		Yard Debris	P	Y
5	3	Gray	Sheet Flooring		Yard Debris	P	Y
6	4	Brown	Floor Tile		Yard Debris	P	N
7	5	Gray	Caulking		Yard Debris	P	N
8	6	Wht/Yllw	Insulation		Yard Debris	P	N
9	7A	Silver	Roofing		Yard Debris	P	N
10	7B	Silver	Roofing		Yard Debris	P	N
11	7C	Silver	Roofing		Yard Debris	P	N

Sample #	Additional Notes	Sample #	Additional Notes



<b>Company:</b> Deer Point Meadows			<b>Project Name:</b> Trailer #57 Demolition		<b>Project Location:</b> 10804 NE HWY 99, Unit 57, Vancouver, WA		
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
12	8	Brown	Carpet		Yard Debris	P	N
13						G   F   P	Y   N
14						G   F   P	Y   N
15						G   F   P	Y   N
16						G   F   P	Y   N
17						G   F   P	Y   N
18						G   F   P	Y   N
19						G   F   P	Y   N
20						G   F   P	Y   N
21						G   F   P	Y   N
22						G   F   P	Y   N
23						G   F   P	Y   N
24						G   F   P	Y   N
25						G   F   P	Y   N
26						G   F   P	Y   N
27						G   F   P	Y   N
28						G   F   P	Y   N
29						G   F   P	Y   N
30						G   F   P	Y   N
31						G   F   P	Y   N
32						G   F   P	Y   N
33						G   F   P	Y   N

Sample #	Additional Notes	Sample #	Additional Notes
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Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #57 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building: Demolished trailer w/ yard debris throughout property about 1000 sq ft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No Minimum 3 samples

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: Glass Areas Checked: \_\_\_\_\_

Inspector's Name: Steve

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

## Survey Check List

### Advantage Environmental

**Project Name:** Deer Point Meadows      **Inspector:** Stephen  
**Address:** 10804 NE HWY 99 Unit #57 Vancouver WA      **Date:** 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gasektes found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



Project Name:	Deer Point Meadows	Inspector:	Stephen
Address:	10804 NE HWY 99 Unit #57 Vancouver WA	Date:	8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

APPENDIX B  
AHERA Building Inspector  
Certification



---

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# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027

602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*





**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 60  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024



# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 60, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -

## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

**Category 1** non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

**Category 2** non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #60, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 12 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## Discussion & Recommendations

### Asbestos

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Greater Than 1% Asbestos Containing Materials						
Sample Group Number	Material Type	Material Location	Condition	Quantity	Friable Or Non-Friable	Asbestos Concentration
6	Black roof putty	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Non-Friable	3% Chrysotile

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### OSHA regulations

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

### EPA


*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*



## **Warranty**

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

**Material Summary Table****Asbestos**

 Materials highlighted in red contain 1% asbestos content or greater as determined by laboratory analysis. These materials will need to be removed prior to disturbance, construction or demolition activities that may impact these materials.

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
<b>1A</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>1B</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>1C</b>	White/brown fiberboard	Yard debris				Asbestos Not Present
<b>2A</b>	White drywall	Yard debris				Asbestos Not Present
<b>2B</b>	White drywall	Yard debris				Asbestos Not Present
<b>2C</b>	White drywall	Yard debris				Asbestos Not Present
<b>3</b>	White wall panel Tan wall mastic	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>4</b>	Gold/white fiberboard	Yard debris				Asbestos Not Present
<b>5</b>	Yellow insulation	Yard debris				Asbestos Not Present
<b>6</b>	Black roof putty	Yard debris	Poor	See Page 4	No	3% Chrysotile
<b>7</b>	Gray window glazing	Yard debris				Asbestos Not Present

## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody



9317 NE Hwy 99, Suite D, Vancouver, WA 98665 | 360-356-7628

**Polarized Light Microscopy Results**

**Lab No** 145942  
**Layers Analyzed** 12  
**Date Received** 8/21/2024  
**Received By** Talia Carroll  
**Date Analyzed** 8/23/2024  
**Analyzed By** Nathan Blondino

**Property Address** 10804 NE Hwy 99, Unit 60  
**City, State, Zip** Vancouver, WA  
**Job Number** Trailer #60 Demolition  
**Client Name** Deer Point Meadows  
**Client Address**  
**City, State, Zip**  
**Phone & E-mail**

AEI Sample ID	Client Sample ID	Composition	Color/ Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
002	1B	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	95% Cellulose	(White) Paint
003	1C	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	85% Synthetic Fibers	(White) Paint-Tar
004	2A	Homogeneous	White Drywall	Asbestos Not Present	12% Cellulose	(Light Gray) Paint-Gypsum
005	2B	Homogeneous	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
006	2C	Homogeneous	White Drywall	Asbestos Not Present	12% Cellulose	Gypsum
007	3	Layered	White Wall Panel	Asbestos Not Present	N/A	Plastic
007A		Layered	Tan Wall Mastic	Asbestos Not Present	N/A	Glue
008	4	Homogeneous	Gold/White Fiberboard	Asbestos Not Present	90% Cellulose	Paint-Binder
009	5	Homogeneous	Yellow Insulation	Asbestos Not Present	99% Glass Fibers	Debris
010	6	Homogeneous	Black Roof Putty	3% Chrysotile	<1% Cellulose	Binder-CaCO3-Tar
011	7	Homogeneous	Gray Window Glazing	Asbestos Not Present	2% Cellulose 2% Glass Fibers	Binder-CaCO3





## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.



# ASBESTOS CHAIN OF CUSTODY

9317 NE Hwy 99, Suite D • (360) 356-7628  
LEGAL DOCUMENT - PLEASE PRINT LEGIBLY

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145942
Walk-In	<input type="checkbox"/>	<div>Accept</div> <div>Reject</div>	

AHERA Inspector / Sampled By		Project Information	
Date:	8/21/2024	Company Name:	Deer Point Meadows
Name:	Stephen Strickland	Project Name:	Trailer #60 Demolition
Phone:	360-356-7628	Project Location:	10804 NE HWY 99, Unit 60, Vancouver, WA
Email:	<a href="mailto:Stephen.Strickland@advantage-enviro.com">Stephen.Strickland@advantage-enviro.com</a>	P.O. Number:	
RELINQUISHED BY		DATE & TIME	VIA
Name	Stephen Strickland	Date	8/21/2024
Sign		Time	9:00
RECEIVED BY		DATE & TIME	
		8-21-24	
		4:17	

## REQUESTED SERVICES

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	Tan	Fiberboard	1000 Sqft	Yard Debris	P	Y
2	1B	Tan	Fiberboard		Yard Debris	P	Y
3	1C	Tan	Fiberboard		Yard Debris	P	Y
4	2A	White	GWB		Yard Debris	P	Y
5	2B	White	GWB		Yard Debris	P	Y
6	2C	White	GWB		Yard Debris	P	Y
7	3	White	Sheet Flooring		Yard Debris	P	Y
8	4	White	Sheet Flooring		Yard Debris	P	Y
9	5	Pink/Yellow	Insulation		Yard Debris	P	N
10	6	Black	Roof Putty		Yard Debris	P	N
11	7	Gray	Window Glaze		Yard Debris	P	N
Sample #		Additional Notes		Sample #		Additional Notes	



Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #60 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building Demolished trailer w/ debris throughout yard about 1000sqft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a "type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No *Minimum 3 samples*

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: Glass Areas Checked: \_\_\_\_\_

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_





## Survey Check List

### Advantage Environmental

**Project Name:** Deer Point Meadows **Inspector:** Stephen  
**Address:** 10804 NE HWY 99 Unit #60 Vancouver WA **Date:** 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gasektes found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



## Survey Notes

## Advantage Environmental

**Project Name:** Deer Point Meadows **Inspector:** Stephen

**Address:** 10804 NE HWY 99 Unit #60 Vancouver WA      **Date:** 8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

This image shows a full page of blank, lined paper. It features approximately 20 evenly spaced horizontal grey lines across the entire width of the page, providing a guide for writing. The background is a solid off-white color.



APPENDIX B  
AHERA Building Inspector  
Certification

---

---

# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027  
602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*



**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 61  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024



# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 61, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -

## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

**Category 1** non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

**Category 2** non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #61, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.



## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 14 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## **Discussion & Recommendations**

### **Asbestos**

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### **OSHA regulations**

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

### **EPA**

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

## **Warranty**

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Asbestos

*Laboratory results indicate "ASBESTOS NOT PRESENT" for all samples analyzed.*

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
<b>1A</b>	Brown/brown fiberboard	Yard debris				Asbestos Not Present
<b>1B</b>	Brown/brown fiberboard	Yard debris				Asbestos Not Present
<b>1C</b>	Brown/brown fiberboard	Yard debris				Asbestos Not Present
<b>2</b>	Tan sheet flooring Black sheet floor backing Tan flooring mastic	Yard debris Yard debris Yard debris				Asbestos Not Present Asbestos Not Present Asbestos Not Present
<b>3</b>	Tan sheet flooring Black sheet floor backing Tan flooring mastic	Yard debris Yard debris Yard debris				Asbestos Not Present Asbestos Not Present Asbestos Not Present
<b>4</b>	Yan/yellow floor tile Clear flooring mastic	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
<b>5</b>	Yellow insulation	Yard debris				Asbestos Not Present
<b>6</b>	Silver/brown paneling	Yard debris				Asbestos Not Present
<b>7</b>	Black roofing	Yard debris				Asbestos Not Present

## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody





9317 NE Hwy 99, Suite D, Vancouver, WA 98665 | 360-356-7628

**Polarized Light Microscopy Results**
**Lab No** 145941  
**Layers Analyzed** 14

**Date Received** 8/21/2024  
**Received By** Talia Carroll  
**Date Analyzed** 8/22/2024  
**Analyzed By** Nathan Blondino

**Property Address** 10804 NE Hwy 99, Unit 61  
**City, State, Zip** Vancouver, WA  
**Job Number** Trailer #61 Demolition  
**Client Name** Deer Point Meadows  
**Client Address**  
**City, State, Zip**  
**Phone & E-mail**

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Homogeneous	Brown/Brown Fiberboard	Asbestos Not Present	85% Cellulose	Tar
002	1B	Homogeneous	Brown/Brown Fiberboard	Asbestos Not Present	85% Cellulose	Tar
003	1C	Homogeneous	Brown/Brown Fiberboard	Asbestos Not Present	85% Cellulose	Tar
004	2	Layered	Tan Sheet Flooring	Asbestos Not Present	5% Cellulose	Binder-Vinyl
004A		Layered	Black Sheet Floor Backing	Asbestos Not Present	30% Cellulose 2% Synthetic Fibers	Tar
004B		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
005	3	Layered	Tan Sheet Flooring	Asbestos Not Present	5% Cellulose	Binder-Vinyl
005A		Layered	Black Sheet Floor Backing	Asbestos Not Present	30% Cellulose 2% Synthetic Fibers	Tar
005B		Layered	Tan Flooring Mastic	Asbestos Not Present	N/A	Glue
006	4	Layered	Tan/Yellow Floor Tile	Asbestos Not Present	N/A	CaCO3-Vinyl
006A		Layered	Clear Flooring Mastic	Asbestos Not Present	N/A	Silicone
007	5	Homogeneous	Yellow Insulation	Asbestos Not Present	98% Glass Fibers	Debris
008	6	Homogeneous	Silver/Brown Paneling	Asbestos Not Present	90% Cellulose	Foil-Glue
009	7	Homogeneous	Black Roofing	Asbestos Not Present	15% Glass Fibers	Sand-CaCO3-Tar



## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.



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Environmental INC.

**ASBESTOS CHAIN OF CUSTODY**  
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**LEGAL DOCUMENT - PLEASE PRINT LEGIBLY**

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145941
Walk-In	<input type="checkbox"/>	<u>Accept</u>	Reject

AHERA Inspector / Sampled By		Project Information	
Date:	8/21/2024	Company Name:	Deer Point Meadows
Name:	Stephen Strickland	Project Name:	Trailer #61 Demolition
Phone:	360-356-7628	Project Location:	10804 NE HWY 99, Unit 61, Vancouver, WA
Email:	<a href="mailto:Stephen.Strickland@advantage-enviro.com">Stephen.Strickland@advantage-enviro.com</a>	P.O. Number:	
RELINQUISHED BY		DATE & TIME	VIA
Name	Stephen Strickland	Date	8/21/2024
Sign		Time	9:00
RECEIVED BY		DATE & TIME	
		8-21-24	
		4:14	

**REQUESTED SERVICES**

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	Tan	Fiberboard	1000 Sqft	Yard Debris	P	Y
2	1B	Tan	Fiberboard		Yard Debris	P	Y
3	1C	Tan	Fiberboard		Yard Debris	P	Y
4	2	Maroon	Sheet Flooring		Yard Debris	P	Y
5	3	Tan	Sheet Flooring		Yard Debris	P	Y
6	4	Beige	Sheet Flooring		Yard Debris	P	Y
7	5	Yellow	Insulation		Yard Debris	P	N
8	6	Silver	Debris		Yard Debris	P	N
9	7	Black	Roofing		Yard Debris	P	Y
10						G   F   P	Y   N
11						G   F   P	Y   N

Sample #	Additional Notes	Sample #	Additional Notes





# ADVANTAGE Environmental INC.

Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #61 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building Demolished trailer w/ debris throughout yard about 1000sqft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No Minimum 3 samples

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: \_\_\_\_\_ Areas Checked: \_\_\_\_\_

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



## Survey Check List

### Advantage Environmental

Project Name: Deer Point Meadows Inspector: Stephen  
Address: 10804 NE HWY 99 Unit #61 Vancouver WA Date: 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gaskets found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>





Project Name:	Deer Point Meadows	Inspector:	Stephen
Address:	10804 NE HWY 99 Unit #61 Vancouver WA	Date:	8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

APPENDIX B  
AHERA Building Inspector  
Certification

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# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027  
602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*



**ADVANTAGE**  
Environmental INC.  
www.Advantage-Enviro.com

## Limited Asbestos Building Material Survey



Conducted for:  
Deer Point Meadows  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665

Prepared By:  
Advantage Environmental Inc.  
9317 NE Hwy 99, Suite D  
Vancouver, WA 98665

Conducted at  
10804 NE Hwy 99, Unit 63  
Vancouver, WA 98686

Inspection Date(s)  
Wednesday, August 21, 2024

EPA/AHERA Inspector(s)  
Stephen Strickland  
360-839-0370  
AHERA# ON-4644-11135-120723  
Expires: 12/07/2024



# **ADVANTAGE** **Environmental** INC.

**Clean your world.**

August 23, 2024

Deer Point Meadows  
Chocho Faifai  
7607 NE 26<sup>th</sup> Ave  
Vancouver, WA 98665  
Chocho@deerpointmeadows.com  
360-216-9846

Re: Limited Asbestos Building Material Survey: 10804 NE Hwy 99, Unit 63, Vancouver, WA 98686

Dear Mr. Faifai,

Advantage Environmental, Inc., (AEI) was retained by Deer Point Meadows to complete a limited asbestos building material survey of the demolished structure listed above. The results of the survey are provided in the accompanying report.

The purpose of this survey was to identify the location of asbestos containing materials prior to disposal of building material from the structure. The scope of work included a walk-through inspection of the area, bulk sampling and analysis of specific suspect asbestos containing materials, and a written report documenting the results of the survey. This survey was limited to the material identified within the material summary tables section.

This is not a bidding document and all quantities of asbestos containing material should be verified by the abatement contractor prior to submitting their bid.

Thank you for choosing Advantage Environmental for this project. Please feel free to contact us at (360) 356-7628 if you have any questions.

Respectfully,  
Advantage Environmental, Inc.

Trystan South  
Project Manager  
AHERA Building Inspector

- 1 -



## Asbestos Regulatory Background

The National Emissions Standards for Hazardous Air Pollutants (40 CFR Part 61) defines the three categories.

### RACMs are:

- *Friable asbestos materials*
- *Category 1 & 2 non-friable materials which have become friable*
- *Category 2 non-friable ACM that will or has been subjected to sanding grinding, cutting or abrading*
- *Category 2 non-friable ACM that has a high probability of becoming or has become friable by the forces expected to act upon them in the course of demolition or renovation*

Category 1 non-friable materials include gaskets, packings, resilient floor coverings and asphalt roofing products containing more than 1% asbestos.

Category 2 non-friable materials are all non-friable materials not included in Category 1.

Homogeneous materials are materials that are considered consistent throughout an area of the building based on the material's appearance, including texture size and color, manufacturers' labels and or construction era.

Asbestos Containing Building Materials (ACBMs) are placed into one of three general material categories which include surfacing materials, thermal system insulation, and miscellaneous materials. Surfacing materials are spray or trowel applied materials such as plasters, acoustical, or texturing products. Thermal system insulation materials are associated with HVAC systems and include pipe, boiler, tank insulation, duct insulation, seam tape, pipe insulation, and chimney or flue insulation. The final category is miscellaneous materials, which includes any material that does not fall into one of the two prior categories. These include, but are not limited to: floor finishes, adhesives, cement asbestos boards, gypsum wall board, ceiling tiles, and window glazing.

After the category of building material is assessed, the condition is determined. Materials are divided into two condition categories: friable and non-friable. This describes the materials potential to release asbestos fibers. 17.74.352 defines friable asbestos containing materials as any material containing more than 1% asbestos applied on ceilings, walls, structural members, piping, ducting, or any other part of a structure which when dry may be crumbled, pulverized, or reduced to powder by hand pressure. This also includes non-friable material that may become damaged through such actions as sawing, grinding, abrading or chipping and may become friable and release fibers.

"Asbestos" means the asbestiform varieties of serpentine (chrysotile), riebeckite (crocidolite), cummingtonite-grunerite (amosite), anthophyllite, actinolite, and tremolite.

"Asbestos containing material" means a material containing more than one-percent asbestos by weight. (ACM)

In accordance with EPA regulations, any material which tests at less than 1% asbestos is not regulated by the EPA. However, the EPA requires that any material less than 1% asbestos be confirmed by EPA 600 Method 400 or 1000 Point Count. OSHA safety regulations still apply no matter the asbestos content.

## Project Description

A former manufactured home structure, #63, was demolished at 10804 NE Hwy 99, Vancouver, WA. AEI performed sampling to evaluate the debris from the structure for asbestos containing building material following the demolition of the structure. The purpose of this survey was to evaluate the debris that was present to aid in decontamination and clean-up of the property.

### **Inaccessible Areas:**

None noted.

## **Sampling Methodology**

### **Asbestos**

A walk-through of the area was conducted by an EPA/AHERA accredited building inspector to identify the location of suspect hazardous materials. The location, approximate quantity and condition of each material were recorded on field data sheets. Bulk samples of each suspect material were then collected and submitted to the laboratory under chain of custody documentation for analysis of asbestos content.

Samples were collected from selected homogeneous materials to evaluate the presence or absence of hazardous materials. Determination of homogeneous material included material type, texture, pattern, color, and size. A total of 18 suspect asbestos containing material samples were analyzed including sub-layers.

All asbestos samples collected by AEI were placed into pre-labeled airtight containers and brought to AEI's laboratory for analysis of asbestos content. AEI's laboratory analyzed the samples using Polarized Light Microscopy (PLM) with dispersion staining to identify asbestos constituents as required by EPA regulation 40 CFR, Part 763.

Advantage Environmental, Inc. participates in the American Industrial Hygiene Association (AIHA) Proficiency Analytical Testing's BAPAT program and is currently rated as proficient, Participant ID 163978.

## **Visual Assessment and Findings**

Our survey activities began with visual observation of the property to identify homogeneous areas of suspect materials. Assessments were conducted throughout visually accessible areas of the property.

Building material identified as glass, wood, metal, or rubber were not considered suspect asbestos containing material.

Unidentified asbestos-containing material may be in place behind walls, ceilings, under floors, beneath carpeted areas, areas outside the scope of work at the time of inspection, and in other inaccessible areas.

***A table indicating sample numbers, material description, material location, material condition and content of each material sampled is included in the material summary table below.***

Laboratory analytical results, chain of custody documentation and notes are included in Appendix A. AHERA Building inspector credentials are included in Appendix B.

## **Limitations**

The report is limited to the samples shown below in the material summary pages. Upon discovery of asbestos containing material found during demolition, renovation, or after an unexpected emergency, the property owner or operator of the demolition or renovation company is required to stop work immediately. All exposed suspect materials will need to be sampled by an AHERA accredited inspector and sent to an accredited laboratory for sample analysis. Although due diligence was taken during the inspection, unidentified asbestos-containing materials may be behind wall systems, above ceiling systems, or beneath concrete slabs.

## Discussion & Recommendations

### Asbestos

Based on the laboratory results the following asbestos containing materials were identified during this inspection. Locations include but may not be limited to the following:

Greater Than 1% Asbestos Containing Materials						
Sample Group Number	Material Type	Material Location	Condition	Quantity	Friable Or Non-Friable	Asbestos Concentration
2	Off-white/tan sheet flooring	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Friable	15% Chrysotile
8	Silver roof coating	Mixed throughout the debris pile on site. <i>Additional material may be present in other areas as the debris pile was sorted through by unknown persons presumably with mechanized equipment.</i>	Poor	Debris covers approximately a 50' X 20' area	Non-Friable	2% Chrysotile

Asbestos-containing material must be removed by a licensed asbestos abatement contractor prior to any renovation, demolition, or repair work that will impact those materials.

Any materials encountered that are not specifically mentioned in this report should be considered asbestos containing until sufficient sampling has been completed to determine that these materials are non-asbestos containing.

### OSHA regulations

(29 CFR 1926.1101) states that if asbestos containing materials, containing <1% asbestos, are to be removed by construction personnel, the employer shall provide awareness training, a written respirator protection program, respirators, and a negative exposure assessment.

The Occupational Safety and Health Administration (OSHA) classifies the removal or disturbance of asbestos containing material as Class I and Class II asbestos abatement projects. The removal of asbestos containing material requires the use of appropriate engineering controls, by a contractor licensed by the State of Washington. The work methods utilized must include the use of wet methods, negative pressure enclosure, and decontamination facility.

*Additionally, OSHA regulations (29 CFR 1926.1101) require employers to meet standards regarding personal protection, labeling, signs, daily air monitoring, use of engineering controls, notification, and respiratory protection for all activities related to the removal or disturbance of asbestos containing building materials.*

#### Discussion & Recommendations (Continued)

##### **EPA**

*\*\*EPA recommends that bulk material found negative for asbestos or less than one percent asbestos by polarized light microscopy be reanalyzed by an additional method such as transmission electron microscopy.*

#### Warranty

Advantage Environmental Inc. warrants that this report has been prepared in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. No other warranties are implied or expressed.

## Material Summary Table

### Asbestos

Materials highlighted in red contain 1% asbestos content or greater as determined by laboratory analysis. These materials will need to be removed prior to disturbance, construction or demolition activities that may impact these materials.

Sample Number	Material Description	Sample Locations	Condition	Approximate Quantity	Friable Yes/No	Asbestos Content
1A	White/brown fiberboard	Yard debris				Asbestos Not Present
1B	Gray/brown fiberboard	Yard debris				Asbestos Not Present
	Tan mastic	Yard debris				Asbestos Not Present
1C	Gray/brown fiberboard	Yard debris				Asbestos Not Present
2	Off-white/tan sheet flooring Black flooring mastic	Yard debris Yard debris	Poor	See Page 4	Yes	15% Chrysotile Asbestos Not Present
3	Off-white sheet flooring Black flooring mastic	Yard debris Yard debris				Asbestos Not Present Asbestos Not Present
4	Brown wood-look fiberboard	Yard debris				Asbestos Not Present
5	Tan carpet Yellow/multi-color carpet padding Clear yellow flooring mastic Brown vapor barrier	Yard debris Yard debris Yard debris Yard debris				Asbestos Not Present Asbestos Not Present Asbestos Not Present Asbestos Not Present
6	Pink insulation	Yard debris				Asbestos Not Present
7	Beige caulking	Yard debris				Asbestos Not Present
8A	Silver roof coating	Yard debris	Poor	See Page 4	No	2% Chrysotile
8B	Silver roof coating	Yard debris	Poor	See Page 4	No	2% Chrysotile
8C	Silver roof coating	Yard debris	Poor	See Page 4	No	2% Chrysotile



## Inspection Photos



APPENDIX A  
Laboratory Analytical Results  
Chain of Custody



9317 NE Hwy 99, Suite D, Vancouver, WA 98665 | 360-356-7628

### Polarized Light Microscopy Results

**Lab No** 145945  
**Layers Analyzed** 18  
**Date Received** 8/21/2024  
**Received By** Talia Carroll  
**Date Analyzed** 8/22/2024  
**Analyzed By** Nathan Blondino

**Property Address** 10804 NE Hwy 99, Unit 63  
**City, State, Zip** Vancouver, WA  
**Job Number** Trailer #63 Demolition  
**Client Name** Deer Point Meadows  
**Client Address**  
**City, State, Zip**  
**Phone & E-mail**

AEI Sample ID	Client Sample ID	Composition	Color/Description	Asbestos (%)	Non-Asbestos Fiber (%)	Non Fibrous
001	1A	Homogeneous	White/Brown Fiberboard	Asbestos Not Present	85% Cellulose	(White) Paint-Tar
002	1B	Layered	Gray/Brown Fiberboard	Asbestos Not Present	85% Cellulose	(Gray/White) Paint-Tar
002A		Layered	Tan Mastic	Asbestos Not Present	N/A	Glue
003	1C	Homogeneous	Gray/Brown Fiberboard	Asbestos Not Present	85% Cellulose	(Gray/White) Paint-Tar
004	2	Layered	Off-White/Tan Sheet Flooring	15% Chrysotile	4% Cellulose	Vinyl-Foam-Binder-CaCO3
004A		Layered	Black Flooring Mastic	Asbestos Not Present	N/A	Tar
005	3	Layered	Off-White Sheet Flooring	Asbestos Not Present	N/A	(Light Gray) Paint-Vinyl-Foam-CaCO3
005A		Layered	Black Flooring Mastic	Asbestos Not Present	N/A	Tar
006	4	Homogeneous	Brown Wood-Look Fiberboard	Asbestos Not Present	85% Cellulose	Vinyl
007	5	Layered	Tan Carpet	Asbestos Not Present	85% Synthetic Fibers	Binder
007A		Layered	Yellow/Multi-Color Carpet Padding	Asbestos Not Present	N/A	Foam
007B		Layered	Clear Yellow Flooring Mastic	Asbestos Not Present	N/A	Silicone
007C		Layered	Brown Vapor Barrier	Asbestos Not Present	95% Cellulose 4% Glass Fibers	Debris
008	6	Homogeneous	Pink Insulation	Asbestos Not Present	99% Glass Fibers	Debris
009	7	Homogeneous	Beige Caulking	Asbestos Not Present	N/A	Silicone
010	8A	Homogeneous	Silver Roof Coating	2% Chrysotile	N/A	Mica-Paint
011	8B	Homogeneous	Silver Roof Coating	2% Chrysotile	N/A	Mica-Paint
012	8C	Homogeneous	Silver Roof Coating	2% Chrysotile	N/A	Mica-Paint



## Disclaimer

- EPA Method 600/M4-82-020 (1982) was used to determine the presence or absence of asbestos fibers in all materials referenced in the above report. PLM analysis is based on visual estimation, and due to limitations of PLM analysis NESHAP regulations recommend that any material determined to contain less than 10% asbestos by the above referenced method should either be assumed to contain greater than 1% asbestos by the owner/operator, or be verified by PLM Point Count or TEM analysis as containing less than 1% asbestos.
- We recommend that TEM analysis be conducted for confirmation of negative PLM analytical results of vinyl floor tiles and vermiculite. These materials may contain asbestos fibers that cannot be detected by PLM analysis due to their size (<0.25 microns in diameter)
- This report may not be used to represent any materials not analyzed and listed in the included report. Advantage Environmental Inc. cannot be held responsible for the interpretation of the results shown. This report may not be reproduced in part and may only be reproduced in full without prior written consent from Advantage Environmental Inc.





**ADVANTAGE**  
Environmental INC.

**ASBESTOS CHAIN OF CUSTODY**  
9317 NE Hwy 99, Suite D • (360) 356-7628  
**LEGAL DOCUMENT - PLEASE PRINT LEGIBLY**

Lab Use Only			
Survey	<input checked="" type="checkbox"/>	Lab No.	145945
Walk-In	<input type="checkbox"/>	<u>Accept</u>	Reject

AHERA Inspector / Sampled By			Project Information		
Date:	8/21/2024		Company Name:	Deer Point Meadows	
Name:	Stephen Strickland		Project Name:	Trailer #63 Demolition	
Phone:	360-356-7628		Project Location:	10804 NE HWY 99, Unit 63, Vancouver, WA	
Email:	Stephen.Strickland@advantage-enviro.com		P.O. Number:		
RELINQUISHED BY		DATE & TIME	VIA	RECEIVED BY	DATE & TIME
Name	Stephen Strickland	Date 8/21/2024	Drop-off		8-21-24
Sign		Time 9:00			4:26

**REQUESTED SERVICES**

PLM			TURNAROUND TIME				
Bulk Analysis			<input type="checkbox"/> Verbal	<input type="checkbox"/> Rush	<input type="checkbox"/> Same Day	<input checked="" type="checkbox"/> 24-Hour	<input type="checkbox"/> 3-Days
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes	Condition	Friable
1	1A	Tan	Fiberboard	1000 Sqft	Yard Debris	P	Y
2	1B	Tan	Fiberboard		Yard Debris	P	Y
3	1C	Tan	Fiberboard		Yard Debris	P	Y
4	2	Tan	Sheet Flooring		Yard Debris	P	Y
5	3	Beige	Sheet Flooring		Yard Debris	P	Y
6	4	Brown	Sheet Flooring		Yard Debris	P	Y
7	5	Tan	Carpet		Yard Debris	P	N
8	6	Pink	Insulation		Yard Debris	P	N
9	7	Beige	Caulking		Yard Debris	P	N
10	8A	Silver	Roofing		Yard Debris	P	N
11	8B	Silver	Roofing		Yard Debris	P	N

Sample #	Additional Notes	Sample #	Additional Notes



Company:		Deer Point Meadows		Project Name:		Trailer #63 Demolition		Project Location:		10804 NE HWY 99, Unit 63, Vancouver, WA	
No.	Sample ID	Color	Description	Volume/Area (as applicable)	Comments / Notes		Condition	Friable			
12	8C	Silver	Roofing		Yard Debris		P	N			
13							G   F   P	Y   N			
14							G   F   P	Y   N			
15							G   F   P	Y   N			
16							G   F   P	Y   N			
17							G   F   P	Y   N			
18							G   F   P	Y   N			
19							G   F   P	Y   N			
20							G   F   P	Y   N			
21							G   F   P	Y   N			
22							G   F   P	Y   N			
23							G   F   P	Y   N			
24							G   F   P	Y   N			
25							G   F   P	Y   N			
26							G   F   P	Y   N			
27							G   F   P	Y   N			
28							G   F   P	Y   N			
29							G   F   P	Y   N			
30							G   F   P	Y   N			
31							G   F   P	Y   N			
32							G   F   P	Y   N			
33							G   F   P	Y   N			

Sample #	Additional Notes	Sample #	Additional Notes



# ADVANTAGE Environmental INC.

Job Name:	Deer Point Meadows	Inspector:	Stephen
Jobsite Address:	10804 NE HWY 99 Unit #63 Vancouver WA	Date:	8/21/2024
Contact:	Chocho Faifai	Hours Worked:	
Phone Number:	360-216-9846	Time:	9am
Lead:	No	Lab:	AEI
Asbestos:	Yes	Project Manager:	Talia
Property Type:	Residential	Demo/Limited:	Demolition
Info:	Report needed		

Description of Building: Demolished trailer w/ debris throughout yard about 1000sqft  
"The structure is a (# of stories, type of building, "equipped with, # of rooms" on a 'type of foundation)"

Total Floors:		Bedroom #1 Sq Ft:		Bathroom #1 Sq Ft:	
Building Sq Ft:		Bedroom #2 Sq Ft:		Bathroom #2 Sq Ft:	
Total Bedrooms:		Bedroom #3 Sq Ft:		Living Room Sq Ft:	
Total Bathrooms:		Bedroom #4 Sq Ft:		Family Room Sq Ft:	
Total Outbuildings:		Bedroom #5 Sq Ft:		Kitchen Sq Ft:	

Walls: Drywall | Plaster | Wood Notes: \_\_\_\_\_

Floors: Wood | Concrete Finishes: Tile | Sheet Vinyl | Ceramic | Carpet | Wood

List Flooring Layers: \_\_\_\_\_

Ceilings: Popcorn | Brocade | Orange Peel | Panels | Tiles | Mastic Notes: \_\_\_\_\_

Roofing Material: \_\_\_\_\_

Siding Material: \_\_\_\_\_ Stucco Siding Yes | No *Minimum 3 samples*

Window Type: Wood | Aluminum | Vinyl Glazing: Yes | No Aluminum Window Mastic: Yes | No

Heat Source/Type: \_\_\_\_\_ HVAC Ducting Present: Attic | Crawl Space | Basement

Duct Seam Tape or Wrap Present: Yes | No Pipe Insulation Type: \_\_\_\_\_

Insulation Type: Glass Areas Checked: \_\_\_\_\_

Inspector's Name: Steve S.

Notes, or different materials identified at the site, wood stove backing board, etc: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



## Survey Check List

### Advantage Environmental

Project Name: Deer Point Meadows Inspector: Stephen  
Address: 10804 NE HWY 99 Unit #63 Vancouver WA Date: 8/21/2024

	Yes	No	N/A
1: Project info provided correctly?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2: Is the structure occupied?	Occupied	Unoccupied	
3: Has the original scope of work changed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4: Is this a Limited Survey?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5: Is this a Demo Survey?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6: All areas accessible at time of inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7: Concealed or inaccessible areas observed & noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8: Are all materials quantified on the COC including drywall systems?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9: Sampling from all homogeneous materials per AHERA protocol?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10: Attic space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11: Crawl Space inspected?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12: Ceiling texture systems inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13: Wall systems, textures, patches inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14: Ceiling tiles, panels, tile mastic inspected tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
15: All floor coverings, mastics, leveling compounds inspected, tested, and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16: Flooring vapor barrier located, inspected and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17: Attic, wall, sprayed on insulations inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
18: HVAC system, ducting, tape, cement, wrap inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
19: Boiler system, block, tank, breaching, gaskets, piping inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
20: CMU block inspected for insulation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
21: Interior/exterior brick and mortar inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
22: All sinks inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
23: All electrical panels, wiring, cloth inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
24: Fire blankets, doors, fireproofing, cement, inspected, tested and noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
25: Wood stove gasektes found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
26: Pipe insulation or hard fittings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
27: Wall coverings, textured paints or coatings inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
28: Incandescent light fixture backing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
29: Construction, mirror, flooring, wall mastic/adhesives inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
30: All caulking and putty inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
31: Stucco found on siding or foundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
32: Roofing type inspected, tested and noted?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
33: Transite (CAB) noted on siding or interior sections of structure?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
34: Window glazing inspected, tested, noted?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
35: Cement piping found?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>





Project Name:	Deer Point Meadows	Inspector:	Stephen
Address:	10804 NE HWY 99 Unit #63 Vancouver WA	Date:	8/21/2024

If marked "No" above, please explain or notes relating to other concerns: \_\_\_\_\_

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

APPENDIX B  
AHERA Building Inspector  
Certification



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# THE ASBESTOS INSTITUTE

*Certifies that*

## Stephen Strickland

has attended and received instruction in the EPA approved course

### AHERA Building Inspector Refresher

on

### December 07, 2023

and successfully completed and passed the competency exam.

Certificate:  
ON-4644-11135-120723

Date of Examination:  
7-Dec-2023

Date of Expiration:  
07-Dec-2024



William T. Cavness  
Director



Approved Instructor

**THE ASBESTOS INSTITUTE**

20033 N. 19<sup>th</sup> Ave, Building 6, Phoenix, AZ 85027  
602-864-6564 – [www.theasbestosinstitute.com](http://www.theasbestosinstitute.com)

*The person receiving this certificate has completed the requisite training for asbestos accreditation under TSCA Title II.*