


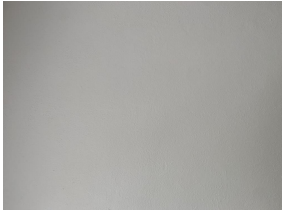


Asbestos Occurrences:	1
Lead Occurrences:	0
SMF Occurrences:	0
PCB Occurrences:	0
High Risk Occurrences:	0
Overdue for Reinspection:	0
Total Not Labelled:	2

Date of Report:	20 March 2024
Report Reference:	HAZMATRegister_46EurobinAveManly_202403201156
Site:	46 Eurobin Ave Manly
	46 Eurobin Ave, Manly, NSW 2095

HAZMAT Management Plan:	https://arosafety.com.au/BD.aspx?ID=Ad596bb4f-4f60-4fb7-86e2-4c18b91fcf24
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Building	Category	Occurrence	Friability	Status	Occurrence Details	Risk Assessment	Image
46 Eurobin Ave, Manly - Main Dwelling	Asbestos	Western boundary, electrical distribution board, meter backing board. Electrical Distribution Board (EDB). Extent: 1-10m ² . Notes: Confirm onsite prior to demolition or refurbishment and arrange further testing and clarification as required. [Added by: Jonathan Eagle on 20/3/2024]	Non-Friable	Presumed Positive	First Recorded: 20/3/2024 Reinspection Due: 20/3/2025 Labelled: No Removed: No Sample Tested: No Sample Ref.: N/A Result: N/A	Low Risk Risk Score: 8 Friable Risk: Non-Friable (1) Condition Risk: Satisfactory (1) Exposure Potential: Low (1) Labelling Risk: No (5)	

Building	Category	Occurrence	Friability	Status	Occurrence Details	Risk Assessment	Image
46 Eurobin Ave, Manly - Main Dwelling	Asbestos	Lower eave soffit sheet, southern elevation - soffit sheets on all elevations have been presumed the same. Fibrous Cement Sheeting (FCS). Extent: 1-10m². Notes: Confirm onsite prior to demolition or refurbishment and arrange further testing and clarification as required. [Added by: Jonathan Eagle on 20/3/2024]	N/A	Negative	First Recorded: 20/3/2024 Reinspection Due: N/A Labelled: N/A Removed: N/A Sample Tested: Yes Sample Ref.: 40-16757/1 Result: No Asbestos Detected	N/A	
		Downstairs bathroom, eastern wall - all bathroom walls have been presumed the same. Fibrous Cement Sheeting (FCS). Extent: 1-10m². Notes: Confirm onsite prior to demolition or refurbishment and arrange further testing and clarification as required. [Added by: Jonathan Eagle on 20/3/2024]	N/A	Negative	First Recorded: 20/3/2024 Reinspection Due: N/A Labelled: N/A Removed: N/A Sample Tested: Yes Sample Ref.: 40-16757/2 Result: No Asbestos Detected	N/A	
		Living room, northern wall - all walls to living room have been presumed the same. Fibrous Cement Sheeting (FCS). Extent: 1-10m². Notes: Confirm onsite prior to demolition or refurbishment and arrange further testing and clarification as required. [Added by: Jonathan Eagle on 20/3/2024]	N/A	Negative	First Recorded: 20/3/2024 Reinspection Due: N/A Labelled: N/A Removed: N/A Sample Tested: Yes Sample Ref.: 40-16757/3 Result: No Asbestos Detected	N/A	

Building	Category	Occurrence	Friability	Status	Occurrence Details	Risk Assessment	Image
46 Eurobin Ave, Manly - Main Dwelling	Other	<p>Inaccessible or obscured areas may contain hazardous building material. These may include but are not limited to: false ceilings, material within or beneath concrete, behind wall linings, beneath floor coverings, behind tiles, or within areas with limited access including subfloors, ceiling spaces and the like. Also some occurrences may have been 'presumed positive / negative' or 'presumed similar' to another occurrence. Description: Unknown. Extent: Unknown.</p> <p>Notes: Confirm onsite prior to demolition or refurbishment and arrange further testing and clarification as required. [Added by: Jonathan Eagle on 20/3/2024]</p>	Other	Presumed Positive	<p>First Recorded: 20/3/2024 Reinspection Due: 20/3/2029 Labelled: No Removed: No Sample Tested: No Sample Ref.: N/A Result: N/A</p>	<p>N/A Risk Risk Score: N/A</p>	

About Your Register:

An Asbestos / Hazardous Materials Register will normally involve a walk-through inspection of the respective Building(s) by a Licensed Asbestos Assessor or a Competent Person. During the inspection, samples may be collected to confirm the presence / absence of hazardous materials. If collected, samples must be analysed by a NATA accredited laboratory.

Inaccessible Areas:

Areas which are inaccessible or materials which were not visible during the inspection must be 'Presumed to Contain Asbestos.' These may include:

- Materials which are obscured or covered by a second building fabric, such as a ceiling above a false ceiling, or a second concealed floor covering beneath the primary floor covering.
- Areas with limited / no safe access, such as subfloors, ceiling spaces, lift shafts, and some plant rooms.
- Air conditioning, heating, mechanical, electrical or other equipment with inaccessible components which require specialist knowledge.
- General exterior surfaces beneath ground cover and subsurface areas e.g. asbestos in fill/soil.
- Materials dumped, hidden, or otherwise placed in locations which one could not reasonably anticipate.
- Materials other than normal building fabric, materials in special purpose facilities and building materials that cannot be reasonably and safely assessed without assistance.

Labelling of Asbestos Containing Materials (ACM):

Labelling of ACM is an effective way to reduce the risk posed by inadvertent or accidental disturbance. The label should be clearly visible and of a suitable design to withstand deterioration by weather and UV light.

Unexpected Finds Protocol:

Most asbestos incidents happen when workers disturb asbestos without expecting it. These incidents are often UNCONTROLLED, around UNPROTECTED PERSONS, and not properly ACTED UPON. What should you do if you or another person disturbs potential ACM?

ISOLATE the area and set up a barricade to restrict access. Ideally a 10 metre exclusion zone is required as a minimum (anything less will require air monitoring to be undertaken by a NATA accredited company at the exclusion zone boundary).

SIGNPOST the exclusion zone. Place ASBESTOS WARNING SIGNS at all points of entry into the area. If you don't have asbestos warning signs, use danger flags or normal danger / warning signs in the short term.

CONTACT your preferred Asbestos Assessor or Occupational Hygienist. They will inspect the area and decide on the appropriate decontamination requirements.

AIR MONITORING is the only way to answer the question "Have I been exposed to asbestos?", and it **MUST** be conducted by a NATA accredited company.

REMOVAL of the contamination should be undertaken by a licensed asbestos removal contractor. Contact your Asbestos Assessor for advice on selecting a licensed removal contractor.

CLEARANCE is required by a Licensed Asbestos Assessor after the clean-up but before the area is reoccupied. No person is allowed back into the impacted area prior to Clearance being granted (except the contractor or the Asbestos Assessor).

Asbestos Management Plan (AMP):

It is the ultimate goal that all buildings be free of ACM, but until then any building with ACM must have an Asbestos Management Plan (AMP). The AMP is separate to the asbestos register in that it outlines the control measures and actions that are planned to effectively manage the identified ACM into the future.

Consult a Licensed Asbestos Assessor or Occupational Hygienist to create an AMP tailored to your site.

