

## ***Burnside Enterprises, LLC***

4030 Zurich Drive  
Colorado Springs, CO 80920

Phone: 719-596-4656  
Website: [www.LeadPaintColorado.com](http://www.LeadPaintColorado.com)  
Email: [JohnBurnside@LeadPaintColorado.com](mailto:JohnBurnside@LeadPaintColorado.com)

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### **LIMITED ASBESTOS BUILDING INSPECTION**

**Prepared for :**

City of Colorado Springs  
Housing Development Division  
30 S Nevada Ave, Suite 604  
Colorado Springs, CO 80903

Linda Kleinfeldt  
8285 Candon Dr  
Colorado Springs, CO 80920

**Property Address:**

8285 Candon Dr  
Colorado Springs, CO 80920

**Inspection performed by:**

John Burnside  
Colorado Asbestos Building Inspector # 21520 (expires Sept. 10, 2016)

Burnside Enterprises, LLC  
Asbestos Consulting Firm license # ACF-21529 (expires Sept. 18, 2016)

Inspection performed on October 5, 2015

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## SECTION I. INTRODUCTION & SUMMARY

On October 5, 2015 Burnside Enterprises, LLC performed a limited asbestos building inspection on the single-family residence located at 8285 Candon Dr, Colorado Springs, CO 80920. The purpose of the inspection was to determine if Asbestos Containing Material (ACM) would be disturbed/impacted during a planned renovation of the property. The area inspected for ACM included the bathroom areas as described in the scope of work provided by Deane Robertson. No other areas were inspected.

John Burnside of Burnside Enterprises, LLC performed the asbestos building inspection. Individual and firm certifications can be found in Attachment E.

The following table summarizes the sampled materials and how each tested for ACM:

Sample No.	Description	Location	Friable/ Non-friable	% Asbestos	Amount of Material
DW-01	Wall Compound	Master bath W wall	Friable	ND 0%	100 sf
DW-02	Wall Compound	Master bath S wall	Friable	ND 0%	w/ above
DW-03	Wall Compound	Upper bedroom N wall	Friable	ND 0%	w/ above

CH – Chrysotile                      AM – Amosite Asbestos                      CR – Crocidolite                      ND – None Detected

**For the purposes of this report, there is no asbestos containing material in the drywall to be repaired under this scope of work.**

For surfacing materials, i.e. gypsum walls, stucco, ceilings and so forth, like finishes and materials are separated into groups or homogenous areas. Gypsum walls may have differing finish textures and/or installation dates so similar finishes are tested as a group. It is possible to have several different surface finish groups in an asbestos inspection.

The number of samples required are based on total square footage of that group. The following table notes the minimum number of samples required:

Size of Homogenous Area	Minimum number of samples to be collected
Less than 1,000 sf	3
Between 1,000 and 5,000 sf	5
Greater than 5,000 sf	7

## SECTION II BUILDING INVENTORY

The property located at 8285 Candon Dr, Colorado Springs, CO 80920 is approximately 1192 SF and constructed in 1985. The structure is frame construction and has a forced air HVAC system. The structure is in overall good condition. The specific area tested for the presence of ACM includes the drywall walls as detailed in the scope of work provided by Deane Robertson.

## SECTION III BULK SAMPLING PROCEDURES AND LOCATION SELECTION

### 1. Determining Sampling Locations

Locations were selected for representative materials that will or may likely be disturbed by the planned renovation. The EPA divides suspect ACM into three categories as follows:

*Surfacing Material* means material that is sprayed on, troweled on, or otherwise applied to surfaces, such as acoustical plaster on ceilings and fireproofing materials on structural members, or other materials on surfaces for acoustical, fireproofing, or other purposes.

*Thermal System Insulation (TSI)* means material applied to pipes, fittings, boilers, breeching, tanks, ducts, or other interior structural components to prevent heat loss or gain, or water condensation, or for other purposes.

*Miscellaneous Material* means interior building material on structural components, structural members or fixtures, such as floor and ceiling tiles, and does not include surfacing material or thermal system insulation.

Any samples taken at the site were categorized into one of these three categories. Representative samples were taken from any of these groups of materials that might be impacted by the planned renovation.

2. A total of 3 bulk samples were collected for this project. Samples were taken from representative materials that are anticipated to be disturbed during the upcoming renovation project. These samples were taken on October 5, 2015 and sent to an accredited lab for ACM analysis.

## IV QUANTITIES OF ASBESTOS CONTAINING MATERIAL TO BE DISTURBED

Prior to any renovation or demolition which may disturb greater than the **trigger levels** of material identified as a suspect asbestos-containing material pursuant to the EPA "Green Book", Managing Asbestos in Place, Appendix G (1990), the facility component(s) to be affected by the renovation or demolition shall be inspected to determine if abatement is required.

**Trigger levels** means amounts of material as follows:

1. With regard to single-family residential dwellings, the trigger levels are 50 linear feet on pipes, 32 square feet on other surfaces, or the volume equivalent of a 55-gallon drum.
2. With regard to all areas other than single-family residential dwellings, the trigger levels are 260 linear feet on pipes, 160 square feet on other surfaces, or the volume equivalent of a 55-gallon drum.

**Attachment A - Bulk Sample Log**

Burnside Enterprises, LLC  
Bulk Sample Inventory

Project Address: 0285 Canyon Dr, Colo 5055

Date of Sampling: 10-5-15

Item #	Sample #	Description	Collection Location	Material Type	General Condition	Friable Y or N	Approximate Quantity
1	DW-01	WALL COMPOUND	MASTER BATH W WALL	SM	FAIR	Y	100 SF
2	DW-02		↓ S WALL	SM	FAIR	Y	"
3	DW-03		↓ HALL BR N WALL	SM	FAIR	Y	"
4							
5							
6							
7							
8							
9							
10							

**Attachment B - Sketch**  
No sketch provided

**Attachment C - Lab Reports & Chain of Custody**

**EMSL Analytical, Inc.**

1010 Yuma Street, Denver, CO 80204  
 Phone/Fax: (303) 740-5700 / (303) 741-1400  
<http://www.EMSL.com> [denverlab@emsl.com](mailto:denverlab@emsl.com)

EMSL Order: 221506367  
 CustomerID: BURN34  
 CustomerPO:  
 ProjectID:

Attn: **John Burnside**  
**Burnside Enterprises**  
**4030 Zurich Dr.**  
**Colorado Springs, CO 80920**

Phone: (719) 596-4656  
 Fax: (719) 596-4656  
 Received: 10/06/15 1:36 PM  
 Analysis Date: 10/6/2015  
 Collected: 10/5/2015

Project: 8285 Candon Dr, Colo Spgs

### Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
DW-01-Texture 221506367-0001	Wall Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (other)	None Detected
DW-01-Tape 221506367-0001A	Wall Compound	White Fibrous Homogeneous	95% Cellulose	5% Non-fibrous (other)	None Detected
DW-01-Joint Compound 221506367-0001B	Wall Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (other)	None Detected
DW-02-Texture 221506367-0002	Wall Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (other)	None Detected
DW-02-Tape 221506367-0002A	Wall Compound	White Fibrous Homogeneous	95% Cellulose	5% Non-fibrous (other)	None Detected
DW-02-Joint Compound 221506367-0002B	Wall Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (other)	None Detected
DW-02-Drywall 221506367-0002C	Wall Compound	Brown/White Fibrous Homogeneous	10% Cellulose	50% Gypsum 40% Non-fibrous (other)	None Detected
DW-03-Texture 221506367-0003	Wall Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (other)	None Detected

Analyst(s)  
 Patricia Wood (9)

*Barbara Shepherd*  
 Barbara Shepherd, Laboratory Manager  
 or other approved signatory

EMSL maintains liability limited to cost of analysis. This report relates only to the samples reported and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. Interpretation and use of test results are the responsibility of the client. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Non-friable organically bound materials present a problem matrix and therefore EMSL recommends gravimetric reduction prior to analysis. Samples received in good condition unless otherwise noted. Estimated accuracy, precision and uncertainty data available upon request. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Reporting limit is 1%  
 Samples analyzed by EMSL Analytical, Inc. Denver, CO NVLAP Lab Code 200828-0

Initial report from 10/06/2015 15:21:51



**EMSL Analytical, Inc.**

1010 Yuma Street, Denver, CO 80204

Phone/Fax: (303) 740-5700 / (303) 741-1400

<http://www.EMSL.com>

[denverlab@emsl.com](mailto:denverlab@emsl.com)

EMSL Order:	221506367
CustomerID:	BURN34
CustomerPO:	
ProjectID:	

Attn: <b>John Burnside</b> <b>Burnside Enterprises</b> <b>4030 Zurich Dr.</b> <b>Colorado Springs, CO 80920</b>	Phone: (719) 596-4656 Fax: (719) 596-4656 Received: 10/06/15 1:36 PM Analysis Date: 10/6/2015 Collected: 10/5/2015
Project: 8285 Candon Dr, Colo Spgs	

**Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy**

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
DW-03-Drywall 221506367-0003A	Wall Compound	Brown/White Fibrous Homogeneous	10% Cellulose	50% Gypsum 40% Non-fibrous (other)	None Detected

Analyst(s)

Patricia Wood (9)

Barbara Shepherd, Laboratory Manager  
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. Denver, CO NVLAP Lab Code 200828-0

Initial report from 10/06/2015 15:21:51



# Asbestos Chain of Custody

EMSL Order Number (Lab Use Only).

221506307

EMSL ANALYTICAL INC.  
1010 YURK ST  
DENVER, CO 80264  
PHONE: (303)740-5700  
FAX: (303)741-1400

Company: <b>Burnside Enterprises, LLC</b>		EMSL-Bill to: <input checked="" type="checkbox"/> Same <input type="checkbox"/> Different <small>If Bill to is Different note instructions in Comments**</small>	
Street: <b>4030 Zurich Drive</b>		<i>Third Party Billing requires written authorization from third party</i>	
City: <b>Colorado Springs</b>	State/Province: <b>CO</b>	Zip/Postal Code: <b>80920</b>	Country: <b>U S A</b>
Report To (Name): <b>John Burnside</b>		Fax #: <b>719-596-4656</b>	
Telephone #: <b>719-339-5145</b>		Email Address: <b>JBurnside59@gmail.com</b>	
Project Name/Number: <b>8795 CANNON DR, COLO SPR</b>			
Please Provide Results: <input type="checkbox"/> Fax <input checked="" type="checkbox"/> Email		Purchase Order:	U.S. State Samples Taken: <b>CO</b>
<b>Turnaround Time (TAT) Options* - Please Check</b>			
<input type="checkbox"/> 3 Hours <input type="checkbox"/> 6 Hours <input checked="" type="checkbox"/> 24 Hrs <input type="checkbox"/> 48 Hrs <input type="checkbox"/> 3 Days <input type="checkbox"/> 4 Days <input type="checkbox"/> 5 Days <input type="checkbox"/> 10 Days			
<small>*For TEM Air 3 hours/6 hours, please call ahead to schedule. There is a premium charge for 3 Hour TEM AHERA or EPA Level II TAT. You will be asked to sign an authorization form for this service. Analysis completed in accordance with EMSL's Terms and Conditions located in the Analytical Price Guide.</small>			
<b>PCM - Air</b> <input type="checkbox"/> NIOSH 7400 <input type="checkbox"/> w/ OSHA 8hr. TWA <b>PLM - Bulk (reporting limit)</b> <input checked="" type="checkbox"/> PLM EPA 600/R-93/116 (<1%) <input type="checkbox"/> PLM EPA NOB (<1%) Point Count <input type="checkbox"/> 400 (<0.25%) <input type="checkbox"/> 1000 (<0.1%) Point Count w/Gravimetric <input type="checkbox"/> 400 (<0.25%) <input type="checkbox"/> 1000 (<0.1%) <input type="checkbox"/> NYS 198.1 (friable in NY) <input type="checkbox"/> NYS 198.6 NOB (non-friable-NY) <input type="checkbox"/> NIOSH 9002 (<1%)	<b>TEM - Air</b> <input type="checkbox"/> AHERA 40 CFR, Part 763 <input type="checkbox"/> NIOSH 7402 <input type="checkbox"/> EPA Level II <input type="checkbox"/> ISO 10312 <b>TEM - Bulk</b> <input type="checkbox"/> TEM EPA NOB <input type="checkbox"/> NYS NOB 198.4 (non-friable-NY) <input type="checkbox"/> Chatfield SOP <input type="checkbox"/> TEM Mass Analysis-EPA 600 sec. 2.5 <b>TEM - Water: EPA 100.2</b> Fibers >10µm <input type="checkbox"/> Waste <input type="checkbox"/> Drinking All Fiber Sizes <input type="checkbox"/> Waste <input type="checkbox"/> Drinking	<b>TEM - Dust</b> <input type="checkbox"/> Microvac - ASTM D 5755 <input type="checkbox"/> Wipe - ASTM D6480 <input type="checkbox"/> Carpet Sonication (EPA 600/J-93/167) <b>Soil/Rock/Vermiculite</b> <input type="checkbox"/> PLM CARB 435 - A (0.25% sensitivity) <input type="checkbox"/> PLM CARB 435 - B (0.1% sensitivity) <input type="checkbox"/> TEM CARB 435 - B (0.1% sensitivity) <input type="checkbox"/> TEM CARB 435 - C (0.01% sensitivity) <input type="checkbox"/> EPA Protocol (Semi-Quantitative) <input type="checkbox"/> EPA Protocol (Quantitative) <b>Other:</b> <input type="checkbox"/>	
<input type="checkbox"/> Check For Positive Stop - Clearly Identify Homogenous Group			
Samplers Name: <b>John Burnside</b>		Samplers Signature: <i>John Burnside</i>	
Sample #	Sample Description	Volume/Area (Air) HA # (Bulk)	Date/Time Sampled
DW-01	WALL COMPOUND		10-5-15 13:15
DW-02	↓		↓
DW-03	↓		↓
Client Sample # (s):	Total # of Samples: <b>3</b>		
Relinquished (Client): <b>JOHN BURNSIDE</b>	Date: <b>10-6-15</b>	Time: <b>Noon</b>	
Received (Lab): <b>RD</b>	Date: <b>10/6/15</b>	Time: <b>1:36 pm</b>	
Comments/Special Instructions:			<b>W1</b>

