

March 7, 2023

City of Fairbury
612 D Street
Fairbury, NE 68352



RE: Fairbury Asbestos Inspection Report
Property of David & Megan Tracy
204 W 3rd Street
Fairbury, NE 68352
40.133883° N, 97.187575° W

To Whom It May Concern:

Scope of Work-NESHAP inspection: The above referenced asset was inspected for asbestos containing materials (ACM). The survey criteria included an inspection to identify visible suspect asbestos containing applications and sampling to identify asbestos containing materials. Non-destructive sampling was performed to access areas that were not readily accessible. However, materials that were not visible during the inspection because of their location (i.e. void spaces, inaccessible pipe tunnels, or any other areas inaccessible to the inspector) are considered ACM until they are sampled and found to be non-ACM. The inspection was conducted by Southeast Nebraska Development District (SEND DD), 7407 O Street, Lincoln, NE 68510.

Inspection findings are summarized in the attached report. Please refer to the attached schematics, photographic logs and test results for additional information.

If you have any questions or desire additional information, please do not hesitate to contact me.

Respectfully submitted,
Southeast Nebraska Development District (SEND DD)

LINCOLN OFFICE
7407 O Street
Lincoln, NE 68510
Office: 402-475-2560

www.sendd.org



AUBURN OFFICE
919 Central Avenue
Auburn, NE 68305
Office: 402-862-2201

SEND DD is an Equal Opportunity Provider and Employer



Building Asbestos Inspection Report

Inspection Date: 2/10/2023

☒ -Initial Inspection ☐ -Reinspection ☒ -NESHAP Inspection

Inspection Company

Company: SEND D City: Lincoln
Address: 7407 O Street State: NE Zip: 68510

Inspector Information

First Name: Brent Last Name: Pendgraft
License Type: State License No.: 1429 License State: NE

Asset Information

☒ Building Occupied ☐ Building could not be located at time of inspection

Area: 2,079 sq. ft. Length: 54 ft. Width: 55 ft.

Address: 204 W 3rd Street Building No.: N/A

City: Fairbury Property Owner: David & Megan Tracy

State: NE Latitude: 40.133883°

Zip Code: 68352 Longitude: -97.187575°

Key Contacts

Name	Phone Number/Email	Role/Responsibility
Brent Pendgraft	402-858-2245	Inspector
Jim Warrelmann	402-907-2023	Housing Director
Ryan Bauman	402-907-2030	Housing Coordinator
Laura Bedlan	Lbedlan@fairburyne.org	City of Fairbury Contact

Inspection Limitations

None



Building Asbestos Inspection Report

Inspection Date: 2/10/2023

Asbestos Results

ACM Present¹: YES Total Number of ACM Components: 1

Total Number of Materials Containing <=1% Asbestos: 0

Notes

Asbestos Samples

Sample Date	Sample ID	Description	Location	Asbestos Result ²	Asbestos Type	ACM Category	Friable Y/N	Quantity
2/10/2023	FAI-204-100223-001, 002, 003	Cream Vinyl Sheet Flooring	Interior, Dining Room & Kitchen (2 nd layer from top)	None	N/A	N/A	N	465 sf
2/10/2023	FAI-204-100223-004, 005, 006	Gray Vinyl Sheet Flooring	Interior, Dining Room & Kitchen (4 th layer from top)	None	N/A	N/A	N	465 sf
2/10/2023	FAI-204-100223-007, 008, 009	White Ceiling Tile	Interior, Hallway, Bed 1, & Bed 3 ceilings	None	N/A	N/A	N	563 sf
2/10/2023	FAI-204-100223-010, 011, 012	White Pipe Insulation	Interior, Basement: pipe in NE wall	60%	Chrysotile	RACM	N	5 sf
2/10/2023	FAI-204-100223-013, 014, 015	White Caulk	Exterior, Door, Window, & Siding seams	None	N/A	N/A	N	12 sf
2/10/2023	FAI-204-100223-016, 017, 018, 019, 020	Black Felt Paper	Exterior, Walls behind siding	None	N/A	N/A	N	2,047 sf

¹ "ACM Present" is defined as material with >1% asbestos, except in California, where Asbestos-Containing Construction Material (ACCM) is defined as >0.1% asbestos.

² For samples collected in sets, only the highest result is reported. Some of the collected samples may not have been analyzed. See the attached laboratory report for additional details.



Building Asbestos Inspection Report

Inspection Date: 2/10/2023

Asset Photos



Northwest exterior elevation
viewing southeast



Southeast exterior elevation
viewing Northwest

Sample Photos



FAI-204-100223-001, 002, 003
None Detected, Cream Vinyl Sheet
Flooring



FAI-204-100223-001, 002, 003
None Detected, Cream Vinyl Sheet
Flooring



FAI-204-100223-004, 005, 006
None Detected, Gray Vinyl Sheet
Flooring



FAI-204-100223-004, 005, 006
None Detected, Gray Vinyl Sheet
Flooring



Building Asbestos Inspection Report

Inspection Date: 2/10/2023



FAI-204-100223-007, 008, 009
None Detected, White Ceiling Tile



FAI-204-100223-007, 008, 009
None Detected, White Ceiling Tile



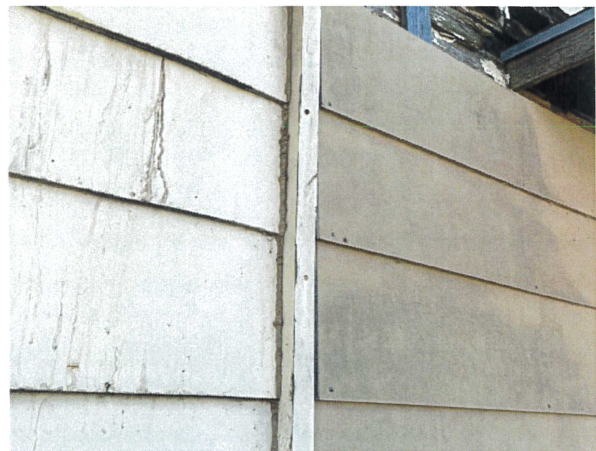
FAI-204-100223-010, 011, 012
60%, White Pipe Insulation



FAI-204-100223-010, 011, 012
60%, White Pipe Insulation



FAI-204-100223-013, 014, 015
None Detected, White Caulk



FAI-204-100223-013, 014, 015
None Detected, White Caulk



FAI-204-100223-016, 017, 018,
019, 020 None Detected, Black
Felt Paper



FAI-204-100223-016, 017, 018,
019, 020 None Detected, Black
Felt Paper



Building Asbestos Inspection Report

Inspection Date: 2/10/2023

FIGURES

Inspection Date: 2/10/2023

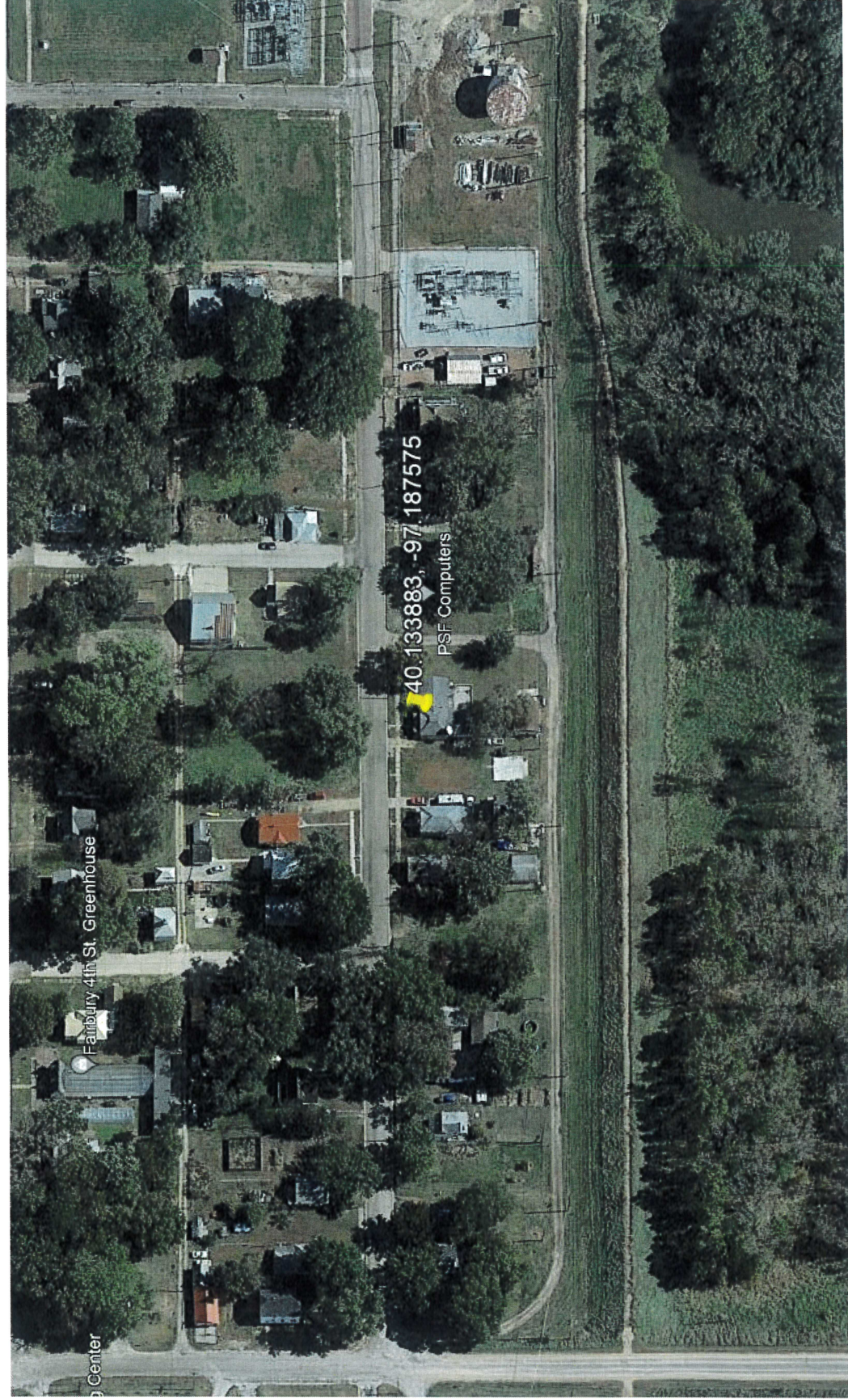
Address: 204 W 3rd Street, Fairbury, NE 68352

Property Owner: David & Megan Tracy

Building Asbestos Inspection Report

Inspection Date: 2/10/2023

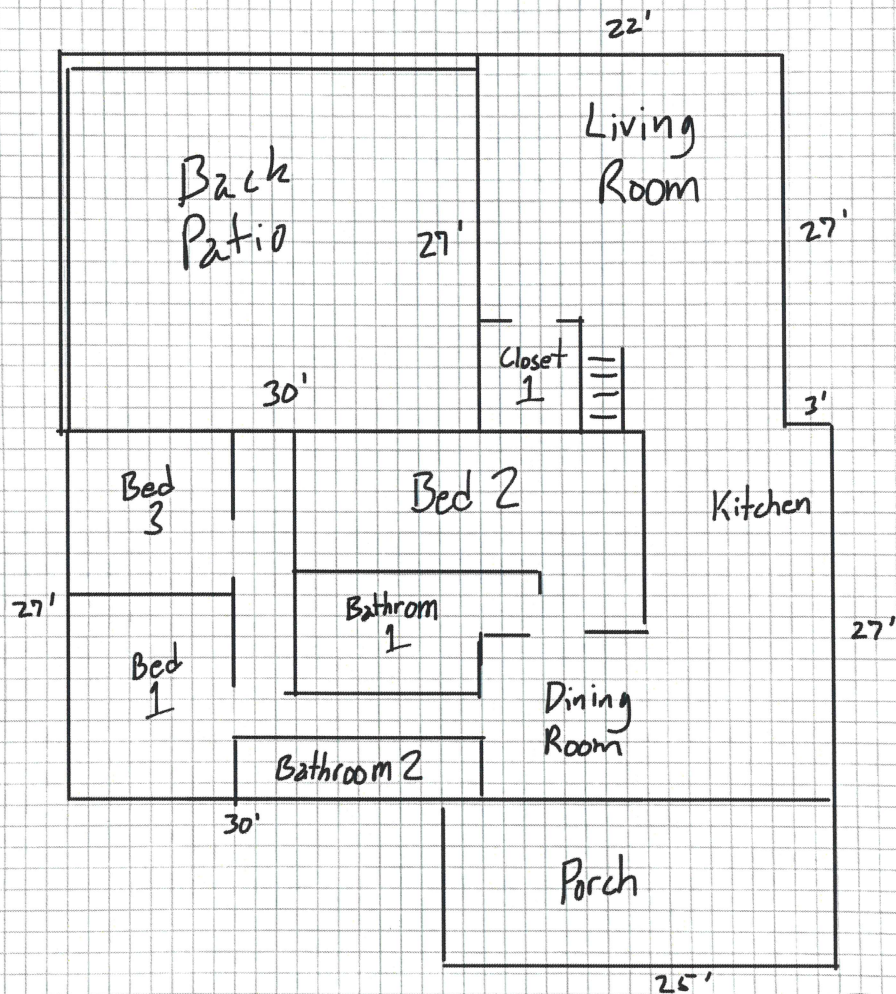
AERIAL VIEW



FIELD SCHEMATICS

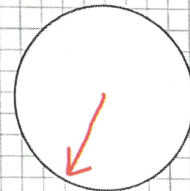
Floor Plan

If an asset is not demolished, a revised field sketch is required.
Please draw remaining structure and hatch all remaining ACM.



SCHEMATIC DRAWINGS	
PROJECT NUMBER:	<u>204 W 3rd St</u>
ASSET # & NAME:	_____
DATE:	_____

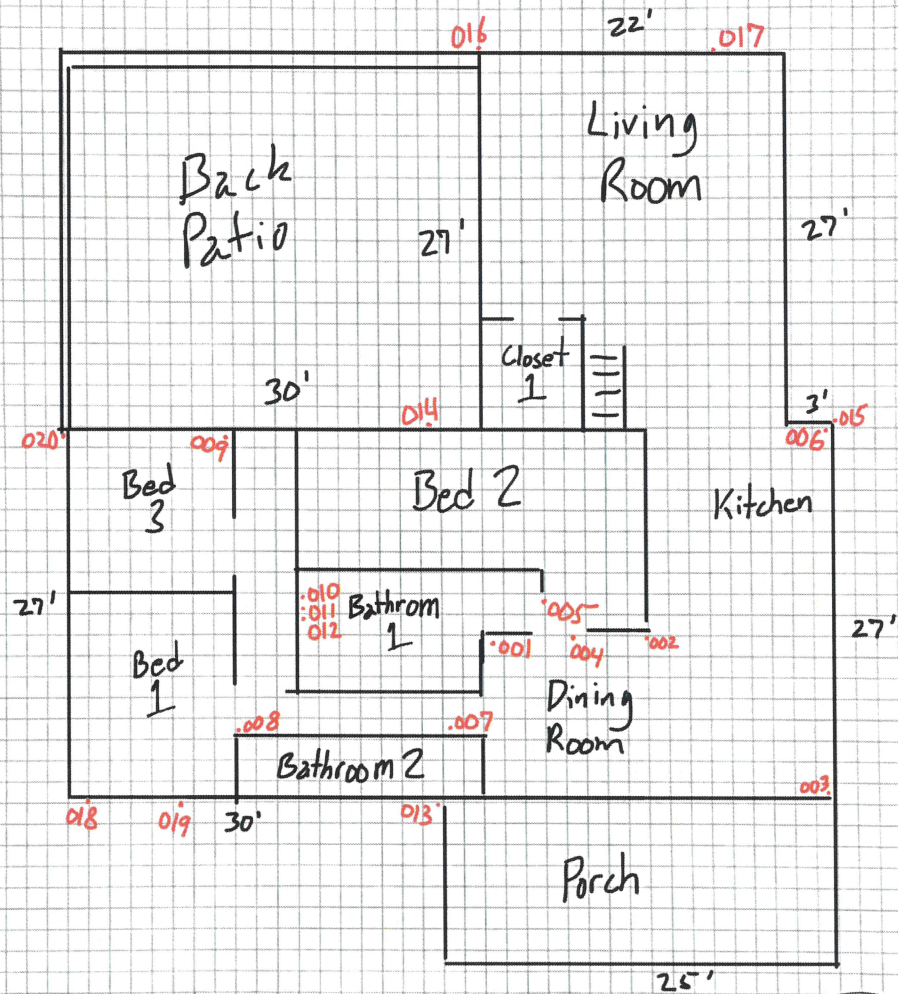
COMPASS



FIELD SCHEMATICS

Sample Locations

If an asset is not demolished, a revised field sketch is required.
Please draw remaining structure and hatch all remaining ACM.



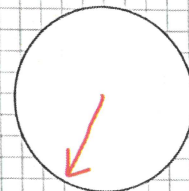
SCHEMATIC DRAWINGS

PROJECT NUMBER: 204 W 3rd St

ASSET # & NAME: _____

DATE: _____

COMPASS



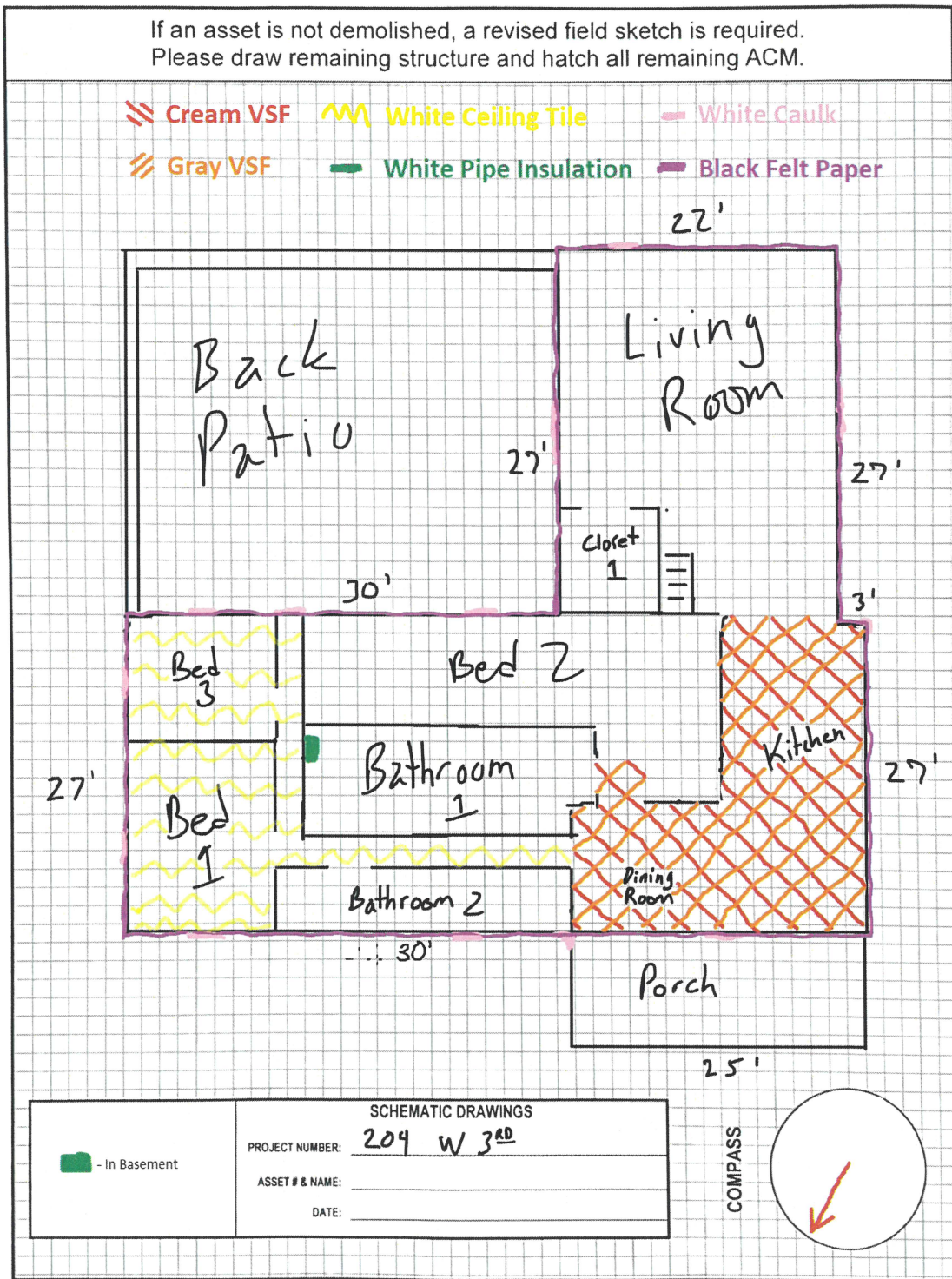
FIELD SCHEMATICS

Hatchings

If an asset is not demolished, a revised field sketch is required.
Please draw remaining structure and hatch all remaining ACM.

 Cream VSF
  White Ceiling Tile
  White Caulk

 Gray VSF
  White Pipe Insulation
  Black Felt Paper



- In Basement

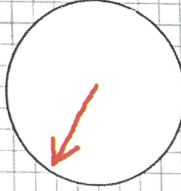
SCHEMATIC DRAWINGS

PROJECT NUMBER: 209 W 3RD

ASSET # & NAME: _____

DATE: _____

COMPASS





Building Asbestos Inspection Report

Inspection Date: 2/10/2023

Lab Reports and Chain of Custody Receipts

Inspection Date: 2/10/2023

Address: 204 W 3rd Street, Fairbury, NE 68352

Property Owner: David & Megan Tracy



Environmental Hazards Services, L.L.C.
7489 Whitepine Rd
Richmond, VA 23237

Telephone: 800.347.4010

Asbestos Bulk Analysis Report

Report Number: 23-02-04754

Client: Southeast Nebraska Dev. Dist.
7407 O St.
Lincoln, NE 68510

Received Date: 02/28/2023

Analyzed Date: 03/05/2023

Reported Date: 03/07/2023

Project/Test Address: Fairbury Flood Buyout; 204 W 3rd St

Client Number:

28-5852

Fax Number:

402-475-2794

Laboratory Results

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04754-001A	FAI-204-100223-001	Tile	Cream Vinyl; Inhomogeneous	NAD	100% Non-Fibrous
23-02-04754-001B	FAI-204-100223-001	Mastic	Clear Adhesive; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
23-02-04754-002A	FAI-204-100223-002	Tile	Cream Vinyl; Inhomogeneous	NAD	100% Non-Fibrous
23-02-04754-002B	FAI-204-100223-002	Mastic	Clear Adhesive; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
23-02-04754-003A	FAI-204-100223-003	Tile	Cream Vinyl; Inhomogeneous	NAD	100% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04754

Project/Test Address: Fairbury Flood Buyout; 204 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04754-003B	FAI-204-100223-003	Mastic	Clear Adhesive; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
23-02-04754-004A	FAI-204-100223-004	Mastic	Yellow Adhesive; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
23-02-04754-004B	FAI-204-100223-004	Linoleum	Light/Dark Gray Vinyl; Black Fibrous; Inhomogeneous	NAD	34% Cellulose 66% Non-Fibrous
23-02-04754-005A	FAI-204-100223-005	Mastic	Yellow Adhesive; Homogeneous	NAD	1% Cellulose 99% Non-Fibrous
23-02-04754-005B	FAI-204-100223-005	Linoleum	Light/Dark Gray Vinyl; Black Fibrous; Inhomogeneous	NAD	34% Cellulose 66% Non-Fibrous
23-02-04754-006A	FAI-204-100223-006	Mastic	Yellow Adhesive; Homogeneous	NAD	1% Cellulose 99% Non-Fibrous
23-02-04754-006B	FAI-204-100223-006	Linoleum	Light/Dark Gray Vinyl; Black Fibrous; Inhomogeneous	NAD	34% Cellulose 66% Non-Fibrous
23-02-04754-007	FAI-204-100223-007		Beige Fibrous; White Paint-Like; Inhomogeneous	NAD	55% Cellulose 10% Fibrous Glass 35% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04754

Project/Test Address: Fairbury Flood Buyout; 204 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04754-008	FAI-204-100223-008		Beige Fibrous; White Paint-Like; Inhomogeneous	NAD	55% Cellulose 10% Fibrous Glass 35% Non-Fibrous
23-02-04754-009	FAI-204-100223-009		Beige Fibrous; White Paint-Like; Inhomogeneous	NAD	55% Cellulose 10% Fibrous Glass 35% Non-Fibrous
23-02-04754-010	FAI-204-100223-010		Off-White Fibrous; Homogeneous	60% Chrysotile	35% Cellulose 5% Non-Fibrous
Total Asbestos: 60%					
23-02-04754-011	FAI-204-100223-011			Did Not Analyze (Positive Stop)	
23-02-04754-012	FAI-204-100223-012			Did Not Analyze (Positive Stop)	
23-02-04754-013A	FAI-204-100223-013	Caulk I	Clear Rubbery; Homogeneous	NAD	100% Non-Fibrous
23-02-04754-013B	FAI-204-100223-013	Caulk II	Off-White Brittle; White Paint-Like; Inhomogeneous	NAD	100% Non-Fibrous
23-02-04754-014A	FAI-204-100223-014	Caulk I	Clear Rubbery; Off-White Paint-Like; Inhomogeneous	NAD	100% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04754

Project/Test Address: Fairbury Flood Buyout; 204 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04754-014B	FAI-204-100223-014	Caulk II	White Rubbery; Paint-Like; Inhomogeneous	NAD	3% Cellulose 97% Non-Fibrous
23-02-04754-015	FAI-204-100223-015		White Rubbery; Paint-Like; Inhomogeneous	NAD	1% Cellulose 99% Non-Fibrous
23-02-04754-016	FAI-204-100223-016		Black Fibrous; Tar-Like; Inhomogeneous	NAD	82% Cellulose 18% Non-Fibrous
23-02-04754-017	FAI-204-100223-017		Black Fibrous; Tar-Like; Inhomogeneous	NAD	82% Cellulose 18% Non-Fibrous
23-02-04754-018	FAI-204-100223-018		Black Fibrous; Tar-Like; Inhomogeneous	NAD	82% Cellulose 18% Non-Fibrous
23-02-04754-019	FAI-204-100223-019		Black Fibrous; Tar-Like; Inhomogeneous	NAD	82% Cellulose 18% Non-Fibrous
23-02-04754-020	FAI-204-100223-020		Black Fibrous; Tar-Like; Inhomogeneous	NAD	82% Cellulose 18% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04754

Project/Test Address: Fairbury Flood Buyout; 204 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
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QC Sample: 57-M22009-1

QC Blank: SRM 1886 Fiberglass

Reporting Limit: 1% Asbestos

Method: EPA Method 600/R-93/116, EPA Method 600/M4-82-020

Analyst: Vickie Holmes

Reviewed By Authorized Signatory:

Melissa Kanode

Melissa Kanode
QA/QC Clerk

These results are based on a comparative visual estimate. The condition of the samples analyzed was acceptable upon receipt per laboratory protocol unless otherwise noted on this report. Each distinct component in an inhomogeneous sample was analyzed separately and reported as a composite. Results represent the analysis of samples submitted by the client. Sample location, description, area, volume, etc., was provided by the client. This report cannot be used by the client to claim product endorsement by NVLAP or any agency of the U.S. Government. This report shall not be reproduced except in full, without the written consent of the Environmental Hazards Service, L.L.C. California Certification #2319 NY ELAP #11714 NVLAP #101882-0 VELAP 460172. All information concerning sampling location, date, and time can be found on Chain-of-Custody. Environmental Hazards Services, L.L.C. does not perform any sample collection.

Environmental Hazards Services, L.L.C. recommends reanalysis by point count (for more accurate quantification) or Transmission Electron Microscopy (TEM), (for enhanced detection capabilities) for materials regulated by EPA NESHAP (National Emission Standards for Hazardous Air Pollutants) and found to contain less than ten percent (<10%) asbestos by polarized light microscopy (PLM). Both services are available for an additional fee.

400 Point Count Analysis, where noted, performed per EPA Method 600/R-93/116 with a Reporting Limit of 0.25%.

* All California samples analyzed by Polarized Light Microscopy, EPA Method 600/M4-82-020, Dec. 1982.

LEGEND: NAD = no asbestos detected

ENVIRONMENTAL HAZARDS SERVICES, LLC

Asbestos Chain of Custody Form

Page 1 of 2

Company Name	Southeast Nebraska Development District			Account #	28-5852 D		
Company Address	7407 O Street			City/State/Zip	Lincoln, NE 68510		
Phone	402-475-2560			Email	jwarrelmann@sendd.org		
Project Name/Test Address	Fairbury Flood Buyout / 204 W 32nd St						
PO Number				Collected By	Brent Pendgraft		
Turn-Around Time	☒ 5 Day ☐ 3 Day ☐ 2 Day ☐ 1 Day ☐ Same Day / Weekend - Must Call Ahead						
☐ PLM New York Protocol		☐ PLM New Jersey Protocol			☐ PLM South Carolina Protocol		

LAB NUMBER	Client Sample ID	Homogeneous Area	Positive Stop	Collection Date & Time	BULK				AIR				COMMENTS
					PCM	Pont Count 400	Pont Count 1000	TEM Bulk	PCM	TEM AH/ERA	NIOSH 7402	Time In Total Minutes	
1	See Attached		✓		✓								
2													
3													
4													
5													
6													
7													
8													
9													
10													
11													
12													
13													
14													
15													

Released By:	Brent Pendgraft	Date:	2/22/23	Time:	1:30 pm
Signature:	<i>Brent Pendgraft</i>				

LAB USE ONLY - BELOW THIS LINE

Received By: Tah

Signature: *[Signature]*

Date: 2/23/23 Time: 3 ☐ AM ☐ PM

☐ Portal Contact Added

23-02-04754



Due Date:
03/07/2023
(Tuesday)
AE

7469 WHITEPINE RD, RICHMOND, VA 23237 (800)-347-4010

RESULTS VIA CLIENT PORTAL AVAILABLE @ www.leadlab.com

20 PM



ASBESTOS CHAIN OF CUSTODY

Address: 204 W 3rd St Owner: David + Megan Tracy Date: 2/10/2023

Sample Number				Asbestos Material Description
City	House #	DDMMYY	Sample #	
FAI	204	100223	001	Cream Vinyl Sheet Flooring (self-adhesive)
			002	
			003	
-	-	-	004	Gray Vinyl Sheet Flooring (self-adhesive)
			005	
			006	
-	-	-	007	White Ceiling Tile
			008	
			009	
-	-	-	010	White Pipe Insulation
			011	
			012	
-	-	-	013	White Caulk
			014	
			015	
-	-	-	016	Black Felt Paper
			017	
			018	
			019	
			020	
-	-	-		

CHAIN OF CUSTODY

Date: 2/22/2023

Date: 2/28/23

Relinquished By: Brent Pondgraft

Received By: T. Johnson