

March 6, 2023

City of Fairbury
612 D Street
Fairbury, NE 68352



RE: Fairbury Asbestos Inspection Report
Property of Michael Soalfeld
210 W 3rd Street
Fairbury, NE 68352
40.133920° N, 97.188167° 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 D D), 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 D D)

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 D D 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: 1,377 sq. ft. Length: 60 ft. Width: 25 ft.

Address: 210 W 3rd Street Building No.: N/A

City: Fairbury Property Owner: Michael Soalfeld

State: NE Latitude: 40.133920°

Zip Code: 68352 Longitude: -97.188167°

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

The inspector inadvertently used 121 as the house # instead of 210 in the sample number on the Chain of Custody forms. All sample numbers should, instead, be prefixed as "FAI-210-100223-".



Building Asbestos Inspection Report

Inspection Date: 2/10/2023

Asbestos Results

ACM Present¹: NO Total Number of ACM Components: 0

Total Number of Materials Containing $\leq 1\%$ Asbestos: N/A

Notes

The inspector inadvertently used 121 as the house # instead of 210 for the sample number on the Chain of Custody forms. All sample numbers should, instead, be prefixed as "FAI-210-100223-".

Asbestos Samples

Sample Date	Sample ID	Description	Location	Asbestos Result ²	Asbestos Type	ACM Category	Friable Y/N	Quantity
2/10/2023	FAI-121-100223-001, 002, 003	Brown Vinyl Sheet Flooring	Interior, Living Room, Mudroom, and Bathroom	None Detected	N/A	N/A	N	280 sf
2/10/2023	FAI-121-100223-004, 005, 006	White Sealant	Interior, Bathroom: tub seams	None Detected	N/A	N/A	N	2 sf
2/10/2023	FAI-121-100223-007, 008, 009	White Panel Glue	Interior, Bathroom: behind shower walls	None Detected	N/A	N/A	N	3 sf
2/10/2023	FAI-121-100223-010, 011, 012	2' x 4' White Ceiling Tile	Interior, Living Room, Kitchen, Bedrooms 1, 2, & 3 ceilings	None Detected	N/A	N/A	N	745 sf
2/10/2023	FAI-121-100223-013, 014, 015	Multi-colored Vinyl Sheet Flooring	Interior, Closet 2	None Detected	N/A	N/A	N	40 sf
2/10/2023	FAI-121-100223-016, 017, 018, 019, 020	Gray Shingles	Exterior, Roof	None Detected	N/A	N/A	N	1,250 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



Southwest exterior elevation
viewing northeast

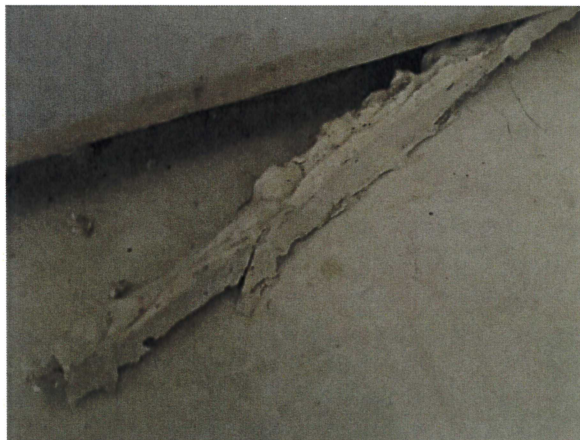
Sample Photos



FAI-121-100223-001, 002, 003
None Detected, Brown Vinyl Sheet
Flooring



FAI-121-100223-001, 002, 003
None Detected, Brown Vinyl Sheet
Flooring



FAI-121-100223-004, 005, 006
None Detected, White Sealant

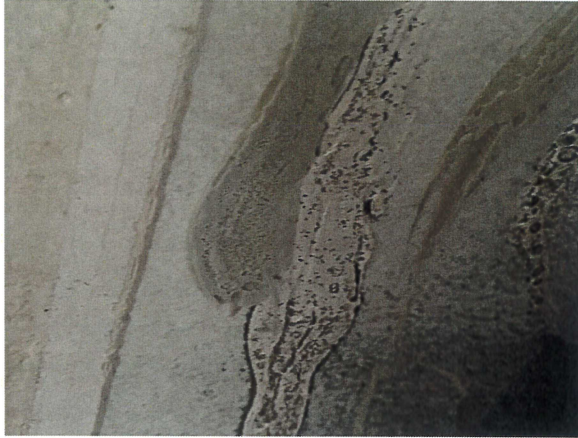


FAI-121-100223-004, 005, 006
None Detected, White Sealant



Building Asbestos Inspection Report

Inspection Date: 2/10/2023



FAI-121-100223-007, 008, 009
None Detected, White Panel Glue



FAI-121-100223-007, 008, 009
None Detected, White Panel Glue



FAI-121-100223-010, 011, 012
None Detected, 2' x 4' White
Ceiling Tile



FAI-121-100223-010, 011, 012
None Detected, 2' x 4' White
Ceiling Tile



Building Asbestos Inspection Report

Inspection Date: 2/10/2023



FAI-121-100223-013, 014, 015
None Detected, Multi-colored
Vinyl Sheet Flooring



FAI-121-100223-013, 014, 015
None Detected, Multi-colored
Vinyl Sheet Flooring



FAI-121-100223-016, 017, 018,
019, 020 None Detected, Gray
Shingles



FAI-121-100223-016, 017, 018,
019, 020 None Detected, Gray
Shingles



Building Asbestos Inspection Report

Inspection Date: 2/10/2023

FIGURES

Inspection Date: 2/10/2023

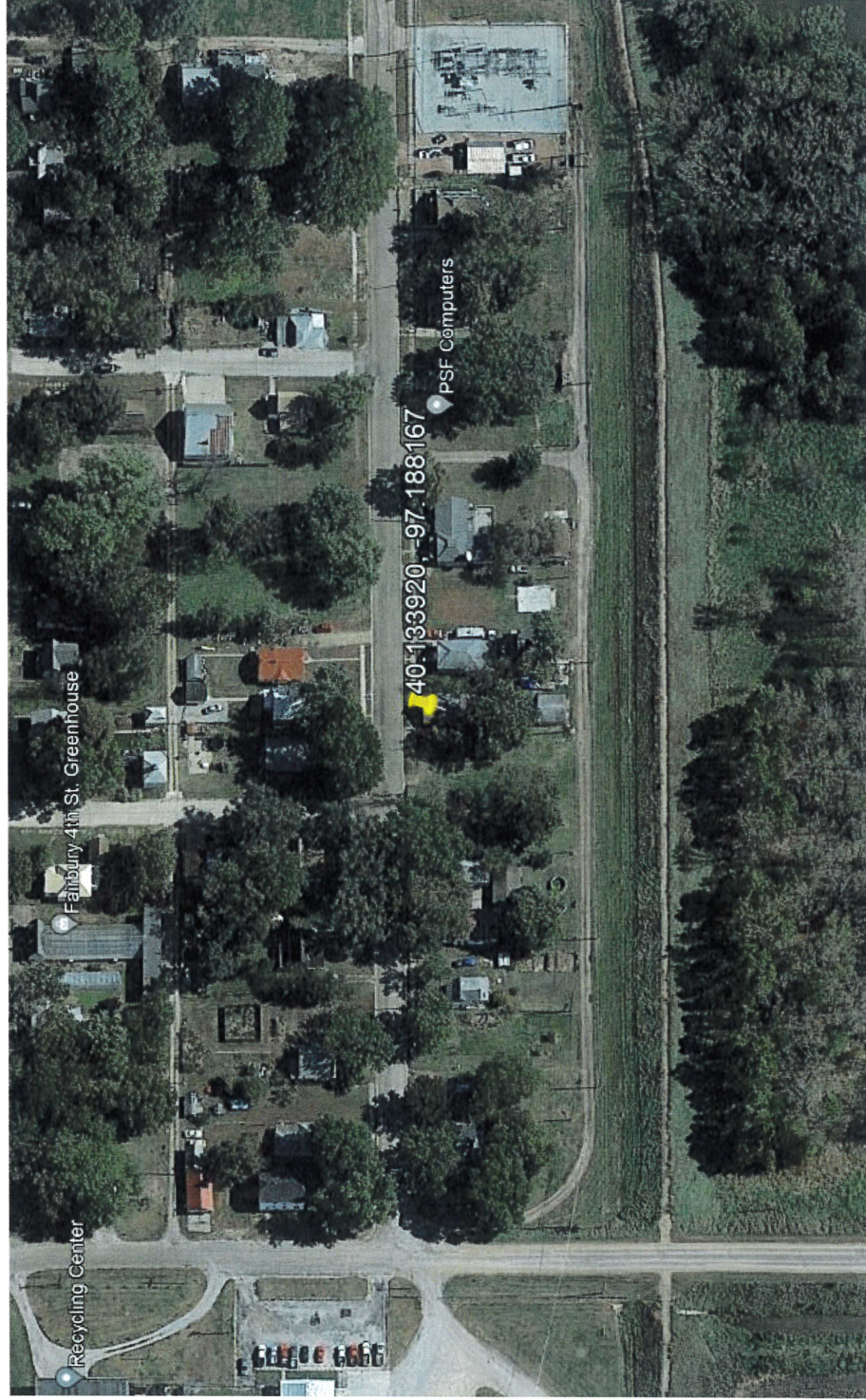
Address: 121 W 3rd Street, Fairbury, NE 68352

Property Owner: Michael Soalfeld

Building Asbestos Inspection Report

Inspection Date: 2/10/2023

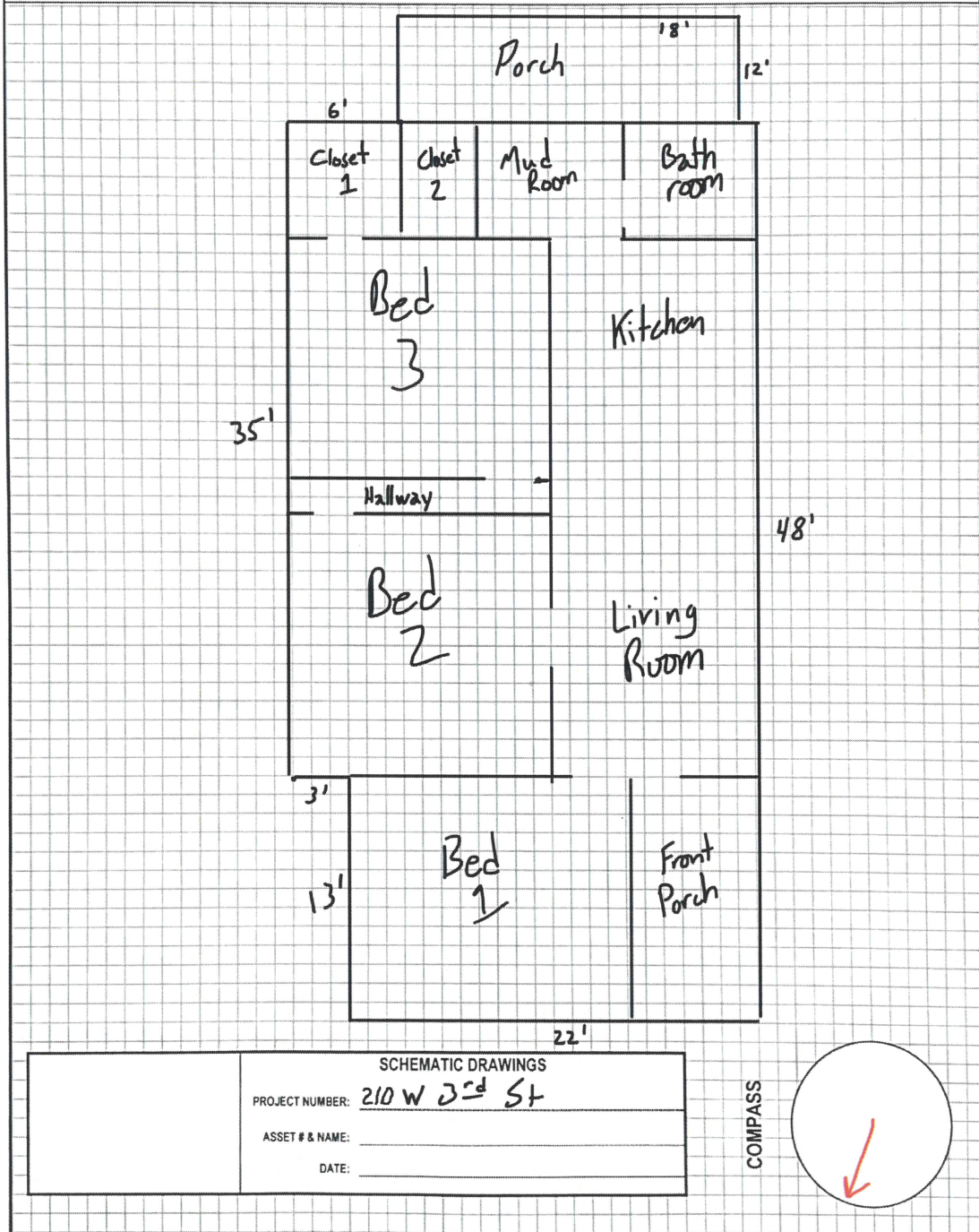
AERIAL VIEW



FIELD SCHEMATICS

Floor Plan

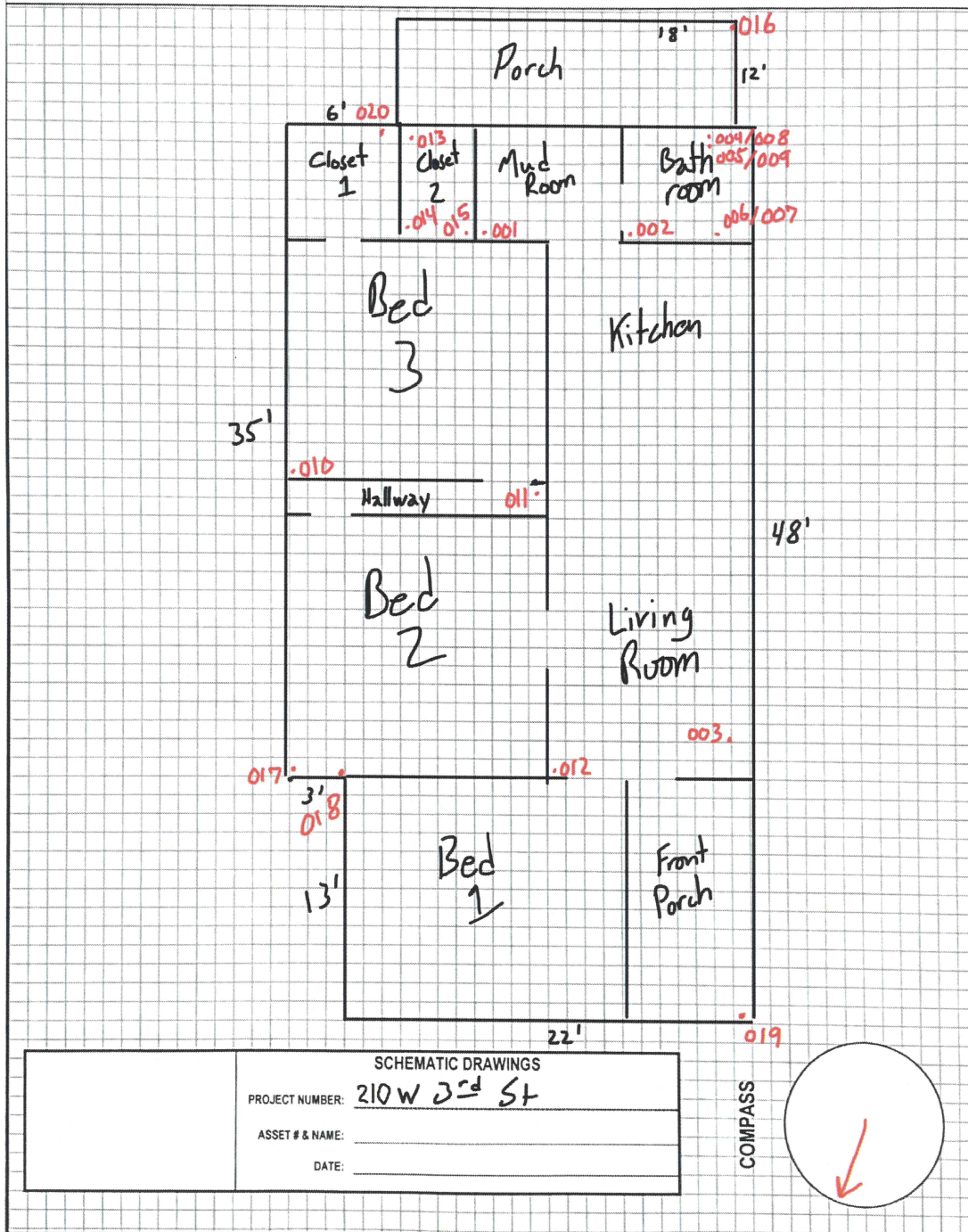
If an asset is not demolished, a revised field sketch is required.
Please draw remaining structure and hatch all remaining ACM.



FIELD SCHEMATICS

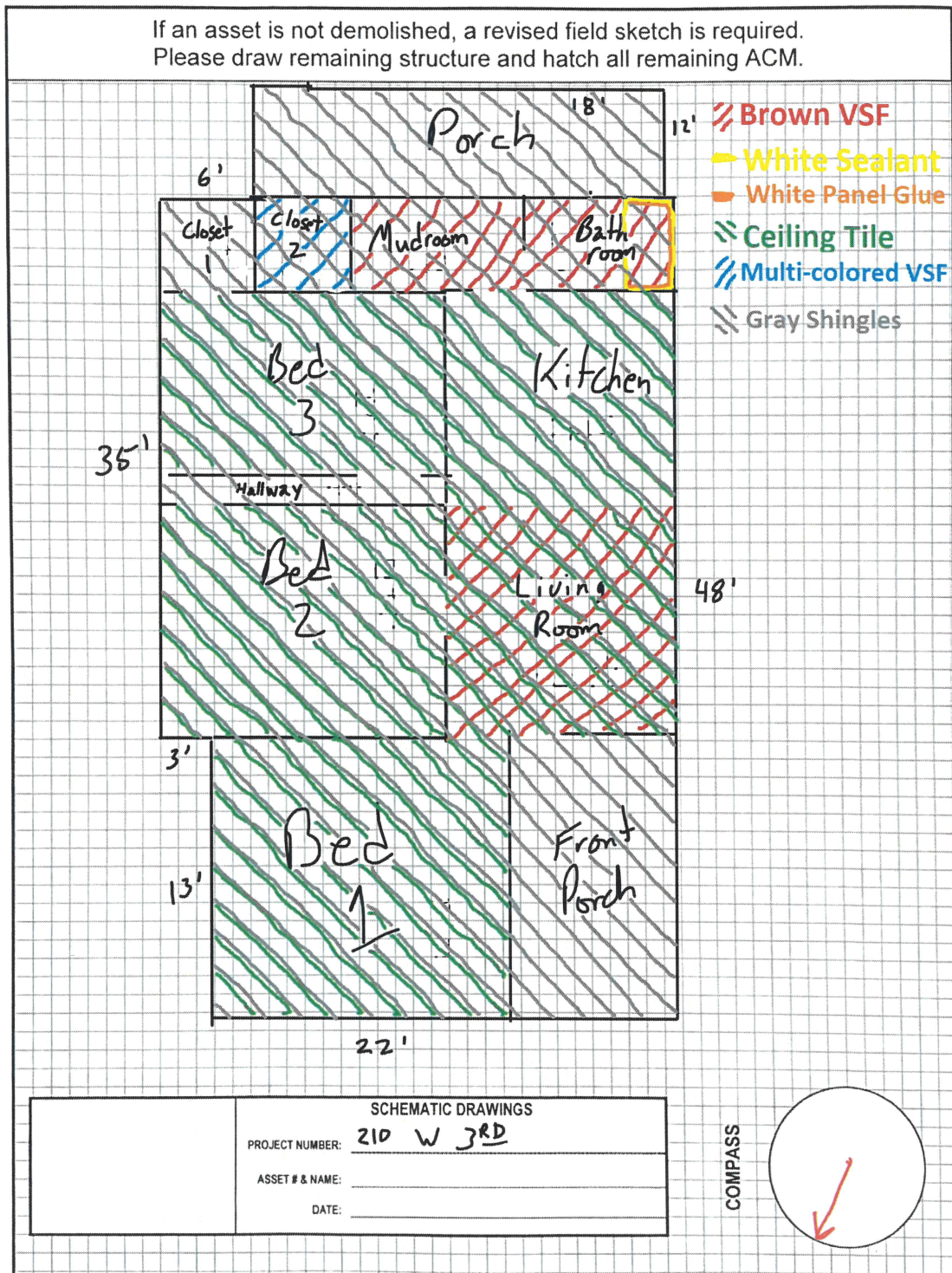
Sample Locations

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



FIELD SCHEMATICS

Hatchings





Building Asbestos Inspection Report

Inspection Date: 2/10/2023

Lab Reports and Chain of Custody Receipts

Inspection Date: 2/10/2023

Address: 121 W 3rd Street, Fairbury, NE 68352

Property Owner: Michael Soalfeld



Environmental Hazards Services, L.L.C.
7469 Whitepine Rd
Richmond, VA 23237
Telephone: 800.347.4010

Asbestos Bulk Analysis Report

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

Report Number: 23-02-04527

Received Date: 02/27/2023

Analyzed Date: 03/03/2023

Reported Date: 03/06/2023

Project/Test Address: Fairbury Flood Buyout; 121 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
23-02-04527-001A	FAI-121-100223-001	Linoleum	Tan Vinyl; Tan Fibrous; Inhomogeneous	NAD	25% Cellulose 5% Fibrous Glass 70% Non-Fibrous
23-02-04527-001B	FAI-121-100223-001	Mastic	Yellow Adhesive; Homogeneous	NAD	5% Cellulose 95% Non-Fibrous
23-02-04527-002A	FAI-121-100223-002	Linoleum	Tan Vinyl; Tan Fibrous; Inhomogeneous	NAD	25% Cellulose 5% Fibrous Glass 70% Non-Fibrous
23-02-04527-002B	FAI-121-100223-002	Mastic	Yellow Adhesive; Homogeneous	NAD	5% Cellulose 95% Non-Fibrous
23-02-04527-003A	FAI-121-100223-003	Linoleum	Tan Vinyl; Tan Fibrous; Inhomogeneous	NAD	25% Cellulose 5% Fibrous Glass 70% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04527

Project/Test Address: Fairbury Flood Buyout; 121 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04527-003B	FAI-121-100223-003	Mastic	Yellow Adhesive; Homogeneous	NAD	3% Cellulose 97% Non-Fibrous
23-02-04527-004	FAI-121-100223-004		White Pliable; Homogeneous	NAD	100% Non-Fibrous
23-02-04527-005	FAI-121-100223-005		White Pliable; Homogeneous	NAD	100% Non-Fibrous
23-02-04527-006	FAI-121-100223-006		White Pliable; Homogeneous	NAD	100% Non-Fibrous
23-02-04527-007	FAI-121-100223-007		Beige/White Pliable; Inhomogeneous	NAD	2% Cellulose 98% Non-Fibrous
23-02-04527-008	FAI-121-100223-008		Beige/White Pliable; Inhomogeneous	NAD	2% Cellulose 98% Non-Fibrous
23-02-04527-009	FAI-121-100223-009		Beige/White Pliable; Inhomogeneous	NAD	3% Cellulose 97% Non-Fibrous
23-02-04527-010	FAI-121-100223-010		Brown Fibrous; White Paint-Like; Inhomogeneous	NAD	97% Cellulose 3% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04527

Project/Test Address: Fairbury Flood Buyout; 121 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04527-011	FAI-121-100223-011		Brown Fibrous; White Paint-Like; Inhomogeneous	NAD	97% Cellulose 3% Non-Fibrous
23-02-04527-012	FAI-121-100223-012		Brown Fibrous; White Paint-Like; Inhomogeneous	NAD	97% Cellulose 3% Non-Fibrous
23-02-04527-013A	FAI-121-100223-013	Linoleum	Multi-Colored Vinyl; Black Fibrous; Inhomogeneous	NAD	55% Cellulose 10% Synthetic 35% Non-Fibrous
23-02-04527-013B	FAI-121-100223-013	Mastic	Brown Brittle Adhesive; Homogeneous	NAD	3% Cellulose 97% Non-Fibrous
23-02-04527-014A	FAI-121-100223-014	Linoleum	Multi-Colored Vinyl; Black Fibrous; Inhomogeneous	NAD	55% Cellulose 10% Synthetic 35% Non-Fibrous
23-02-04527-014B	FAI-121-100223-014	Mastic	Brown Brittle Adhesive; Homogeneous	NAD	5% Cellulose 95% Non-Fibrous
23-02-04527-015A	FAI-121-100223-015	Linoleum	Multi-Colored Vinyl; Black Fibrous; Inhomogeneous	NAD	55% Cellulose 10% Synthetic 35% Non-Fibrous
23-02-04527-015B	FAI-121-100223-015	Mastic	Brown Brittle Adhesive; Homogeneous	NAD	5% Cellulose 95% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04527

Project/Test Address: Fairbury Flood Buyout; 121 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
23-02-04527-016	FAI-121-100223-016		Black Tar-Like; White Aggregate; Inhomogeneous	NAD	35% Cellulose 5% Synthetic 60% Non-Fibrous
23-02-04527-017	FAI-121-100223-017		Black Tar-Like; White Aggregate; Inhomogeneous	NAD	35% Cellulose 5% Synthetic 60% Non-Fibrous
23-02-04527-018	FAI-121-100223-018		Black Tar-Like; White Aggregate; Inhomogeneous	NAD	35% Cellulose 5% Synthetic 60% Non-Fibrous
23-02-04527-019	FAI-121-100223-019		Black Tar-Like; White Aggregate; Inhomogeneous	NAD	35% Cellulose 5% Synthetic 60% Non-Fibrous
23-02-04527-020	FAI-121-100223-020		Black Tar-Like; White Aggregate; Inhomogeneous	NAD	35% Cellulose 5% Synthetic 60% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 28-5852

Report Number: 23-02-04527

Project/Test Address: Fairbury Flood Buyout; 121 W 3rd St

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
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QC Sample: 58-M12017-1

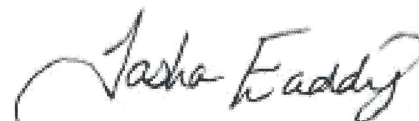
QC Blank: SRM 1886 Fiberglass

Reporting Limit: 1% Asbestos

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

Analyst: Kathy Fletcher

Reviewed By Authorized Signatory:



Tasha Eaddy
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 / 121 W 3RD 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	
					PLM	Point Count 400	Point Count 1000	TEM Bulk	PCM	TEMAHERA	NIOSH 7402	Time In Total Minutes		Flow Rate In L/Min
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:	10:45 am
Signature:	<i>[Signature]</i>				

LAB USE ONLY - BELOW THIS LINE

Received By: Trae Bloom

Signature: *[Signature]*

Date: 2/27/23 Time: 2:14 PM ☐ AM ☐ PM

☐ Portal Contact Added

7469 WHITEPINE RD, RICHMOND, VA 23237 (800)-342-4010

RESULTS VIA CLIENT PORTAL AVAILABLE @ www.leadlab.com

23-02-04527



Due Date:
03/06/2023
(Monday)
AE

LF

20 PLM

Southeast Nebraska Development District
7407 O Street
Lincoln, NE 68510
PH: 402-475-2560
FX: 402-475-2794



Page: 2 of 2

04527

ASBESTOS CHAIN OF CUSTODY

Address: 121 W 3RD Owner: Michael Sealfeld Date: 2/10/2023

Sample Number				Asbestos Material Description
City	House #	DDMMYY	Sample #	
FAI	121	100223	001	Brown Vinyl Sheet Flooring
			002	
			003	
			004	White Sealant
			005	
			006	
			007	White Panel Glue
			008	
			009	
			010	2'x4' White Ceiling Tile
			011	
			012	
			013	Multi colored Vinyl Sheet Flooring w/ Fiber Backing
			014	
			015	
			016	Gray Shingles
			017	
			018	
			019	
			020	

CHAIN OF CUSTODY

Date: 2/22/2023

Date: 2/27/23 2:14 PM

Relinquished By: Brent Pandgraft

Received By: Liam Blum