



LIMITED ASBESTOS SURVEY

**Existing Building
1376 S Main St
Boerne, Texas**

Project No. 21-DEA810A

Prepared For:

**7B DEVELOPMENT
Lubbock, Texas**

Prepared by:

**GEOSCIENCE ENGINEERS, LLC
Dallas, Texas**

August 2021



Project No. 21- DEA810A

August 8, 2021

7B Development

13105 CR 1820
Lubbock, Texas 79424

LIMITED ASBESTOS SURVEY

**Existing Building
1376 S Main St
Boerne, Texas**

This report presents the results of an Asbestos Survey performed at the site of the above referenced location.

At the request of our client, our firm subcontracted an independent asbestos laboratory to conduct an Asbestos Survey on the existing building. A copy of the Asbestos Survey is attached to this report. The conclusions and recommendations contained herein describe conditions present at the time of this survey and pertain only to areas that were observed. This study was not designed for any purposes beyond those stated.

We appreciate the opportunity to be of assistance on this project. Please feel free to contact us if you have any questions or if we can be of further service.

Respectfully,

**Geoscience Engineers, LLC
Firm Reg # F-11285**

Syed S. Afsar, P.E.
Project Engineer



LOFLIN ENVIRONMENTAL SERVICES, INC.

August 06, 2021

Geoscience Engineers, LLC
2712 Satsuma Drive, Suite 400
Dallas, Texas 75229

Attention: Mr. Syed Afsar

Subject: Report of Limited Asbestos Survey
1376 South Main St. – Boerne, Texas
Loflin Environmental Services, Inc.; Project No. 200-21-426

Dear Mr. Afsar,

Attached are the results for an asbestos survey, performed on August 05, 2021 at the above referenced address. The purpose of this work was to identify the presence and quantity of asbestos containing materials associated with the structure and assess those materials that may be disturbed during building renovation or demolition.

Visual observation of the structure revealed ceiling tile, various floor tiles with associated mastics, laminate flooring, cove base mastic, wall panel mastic, wall texture, HVAC duct insulation mastic and joint compound with associated sheet rock as materials suspected of containing asbestos. Representative samples of the accessible suspect materials were collected in general accordance with Texas DSHS regulations and submitted to **LOFLIN's** Houston laboratory for asbestos analysis. All were analyzed using Polarized Light Microscopy (PLM) coupled with dispersion staining in accordance with EPA's "Method For The Determination Of Asbestos In Bulk Samples" EPA 600/R/R-93/116, July 1993.

Based on laboratory analysis, none of the sampled materials were found to contain asbestos. No other suspect materials were identified during the survey.

Loflin Environmental Services, Inc. appreciates this opportunity to provide these testing services. If you have any questions concerning this report or the work performed please contact us.

Sincerely,
Loflin Environmental Service, Inc.



Matthew Songster
Texas DSHS Inspector #603867



NVLAP 10-2044
TDH Lab 30-0031

Loflin Environmental Services, Inc. 2020 Montrose Blvd., Houston, Texas 77006
(713) 521-3300 Fax (713)523-0829

Report of Bulk Sample Analysis For Asbestos Identification

Polarized Light Microscopy (PLM)
EPA 600/R-93/116, July 1994

Client: GEOSCIENCE ENGINEERING
Client Address: 2712 SATSUMA, STE. 400, DALLAS, TX 75229
Project No: 200-21-426
Project Name: 1376 SOUTH MAIN ST., BOURNE, TX

Date Received: 08/06/2021

Date Analyzed: 08/06/2021

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Lab Number	Field Number	Sample Description (Components)	Sample Location	Asbestos Detected	Additional Constituents
L341124	01	WHITE, FIBROUS HOMOGENEOUS (CEILING TILE)		NONE DETECTED	40% CELLULOSE 30% MINERAL WOOL PERLITE, OTHER
L341125	02	WHITE, FIBROUS HOMOGENEOUS (CEILING TILE)		NONE DETECTED	40% CELLULOSE 30% MINERAL WOOL PERLITE, OTHER
L341126	03	WHITE, FIBROUS HOMOGENEOUS (CEILING TILE)		NONE DETECTED	40% CELLULOSE 30% MINERAL WOOL PERLITE, OTHER
L341127	04	TAN, ELASTIC NONHOM (FLOOR TILE)		NONE DETECTED	VINYL, CALCITE
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341128	05	TAN, ELASTIC NONHOM (FLOOR TILE)		NONE DETECTED	VINYL, CALCITE
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341129	06	TAN, ELASTIC NONHOM (FLOOR TILE)		NONE DETECTED	VINYL, CALCITE
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER

Laboratory Manager

*Asbestos-containing materials - The type and percentage of various fibrous components was determined by the microscopist in accordance with the U.S. Environmental Protection Agency's "Interim Method for the Determination of Asbestos in Bulk Insulation Samples", as found in 40 CFR, Part 763, Subpart E, Appendix E and the "Method For The Determination Of Asbestos In Bulk Samples" EPA 600/R-93/116, July 1993.

Departures from the test method: **None**

The above test report must not be used by the client to claim product endorsement by NVLAP or any other agency of the U.S. Government.

Analysis results on this test report pertain only to those materials tested.

Disclaimers: Asbestos content is quantified using Calibrated Visual Estimate. PLM analysis has been known to be inaccurate for materials with low concentrations of asbestos. Negative PLM results cannot be guaranteed. LES recommends using TEM analysis for materials reported as <1% or none detected.

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TDH Lab 30-0031

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Date Received: 08/06/2021
Date Analyzed: 08/06/2021
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Lab Number	Field Number	Sample Description (Components)	Sample Location	Asbestos Detected	Additional Constituents
L341130	07	GREEN, GRANULAR NONHOM (FLOOR TILE)		NONE DETECTED	CALCITE, VINYL, QUARTZ
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341131	08	GREEN, GRANULAR NONHOM (FLOOR TILE)		NONE DETECTED	CALCITE, VINYL, QUARTZ
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341132	09	GREEN, GRANULAR NONHOM (FLOOR TILE)		NONE DETECTED	CALCITE, VINYL, QUARTZ
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341133	10	WHITE, GRANULAR NONHOM (FLOOR TILE)		NONE DETECTED	CALCITE, VINYL, QUARTZ
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER

Laboratory Manager

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L341134	11	WHITE, GRANULAR NONHOM (FLOOR TILE)		NONE DETECTED	CALCITE, VINYL, QUARTZ
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341135	12	WHITE, GRANULAR NONHOM (FLOOR TILE)		NONE DETECTED	CALCITE, VINYL, QUARTZ
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341136	13	TAN, ELASTIC NONHOM (FLOORING)		NONE DETECTED	VINYL, CALCITE
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341137	14	TAN, ELASTIC NONHOM (FLOORING)		NONE DETECTED	VINYL, CALCITE
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER

Laboratory Manager

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L341138	15	TAN, ELASTIC NONHOM (FLOORING)		NONE DETECTED	VINYL, CALCITE
		YELLOW, GUMMY (MASTIC)		NONE DETECTED	OTHER
L341139	16	BEIGE, GUMMY HOMOGENEOUS (COVE BASE MASTIC)		NONE DETECTED	OTHER
L341140	17	BEIGE, GUMMY HOMOGENEOUS (COVE BASE MASTIC)		NONE DETECTED	OTHER
L341141	18	BEIGE, GUMMY HOMOGENEOUS (COVE BASE MASTIC)		NONE DETECTED	OTHER
L341142	19	WHITE, POWDERY NONHOM (JOINT COMPOUND)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
		WHITE, POWDERY (JOINT COMPOUND)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
		WHITE, CHALKY (SHEET ROCK)		NONE DETECTED	3% CELLULOSE 2% GLASS FIBERS OTHER

Laboratory Manager

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Departures from the test method: **None**

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Lab Number	Field Number	Sample Description (Components)	Sample Location	Asbestos Detected	Additional Constituents
L341143	20	WHITE, POWDERY NONHOM (JOINT COMPOUND)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
		WHITE, POWDERY (JOINT COMPOUND)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
		WHITE, CHALKY (SHEET ROCK)		NONE DETECTED	3% CELLULOSE 2% GLASS FIBERS OTHER
L341144	21	WHITE, POWDERY NONHOM (JOINT COMPOUND)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
		WHITE, POWDERY (JOINT COMPOUND)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
		WHITE, CHALKY (SHEET ROCK)		NONE DETECTED	3% CELLULOSE 2% GLASS FIBERS OTHER
L341145	22	WHITE, POWDERY HOMOGENEOUS (WALL TEXTURE)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
L341146	23	WHITE, POWDERY HOMOGENEOUS (WALL TEXTURE)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER
L341147	24	WHITE, POWDERY HOMOGENEOUS (WALL TEXTURE)		NONE DETECTED	CALCITE, QUARTZ, MICA, OTHER

Laboratory Manager

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Lab Number	Field Number	Sample Description (Components)	Sample Location	Asbestos Detected	Additional Constituents
L341148	25	BEIGE, GUMMY HOMOGENEOUS (WALL PANEL MASTIC)		NONE DETECTED	CALCITE, OTHER
L341149	26	BEIGE, GUMMY HOMOGENEOUS (WALL PANEL MASTIC)		NONE DETECTED	CALCITE, OTHER
L341150	27	BEIGE, GUMMY HOMOGENEOUS (WALL PANEL MASTIC)		NONE DETECTED	CALCITE, OTHER
L341151	28	WHITE, GUMMY HOMOGENEOUS (HVAC DUCT INSUL. MASTIC)		NONE DETECTED	5% CELLULOSE CALCITE, OTHER
L341152	29	WHITE, GUMMY HOMOGENEOUS (HVAC DUCT INSUL. MASTIC)		NONE DETECTED	5% CELLULOSE CALCITE, OTHER
L341153	30	WHITE, GUMMY HOMOGENEOUS (HVAC DUCT INSUL. MASTIC)		NONE DETECTED	5% CELLULOSE CALCITE, OTHER

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