



CENTRAL BUILDING SURVEYORS

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Asbestos Inspection Report and Asbestos Register for Lot 5162 (42) Bath Street, Alice Springs



Prepared by Central Building Surveyors
February 2015.

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Overview of report

This report is based on a request from the building owner in compliance with the Australian Government [NOHSC:2018 (2005)] for Lot5162 (42) Bath Street, Alice Springs for asbestos register.

The survey was carried out by Central Building Surveyors on the 25th February 2015. This report should be reviewed in November 2020.

Overview of site and building

The inspection was carried out in areas where access was available. Where inspection would involve demolition of walling, coatings, plant etc. only limited inspection was made. Unless otherwise indicated floor coverings were not taken up to enable inspection of floor surfaces. Equipment in use was not disturbed or open for the purpose of inspection.

It should be noted that no inspection can be regarded as absolute and that the demolition of structures may reveal incidences of asbestos insitu which were not discovered during initial inspection.

Lot 5162 (42) Bath Street, Alice Springs consist of flat land corner allotment with the building constructed (2 storey) on the southern half of the allotment from the eastern boundary to the western boundary, with the carport located to the northern half of the allotment

Referred documents;

- Australian Government , National Occupational Health and Safety Commission “Code of Practice for the Management and Control of Asbestos in Workplaces [NOHSC: 2018(2005)]”
- Northern Territory of Australia “Work Health and Safety (National Uniform Legislation) Act 2011” As in forced at 1 January 2012.
- Northern Territory of Australia “Work Health and Safety (National Uniform Legislation) Regulations” As in forced at 28 June 2013.
- Building file

Construction time frame

A review of the building file for Lot 5162 (42) Bath Street Alice Springs along with Google earth and site observations of the property are outlined in the following table;

Table 1 – Construction time frame

Lot	Description	Comments	Permit No.	BP issue date	OP issue date
5162	Office	Permit to occupy – issue A	010/5162/1	09/09/1986	18/09/1987
	Emergency light in stairwells etc.	Permit to occupy – issue A	010/5162/1/1	17/10/1986	18/09/1987
	Bin storage	Expired	010/5162/2	07/06/1987	07/12/1979
	Carports	Permit to occupy – issue D	010/5162/3	16/09/1987	14/01/2001
	Office fitout	Expired	010/5162/4	15/01/1988	
	Office building	Expired	010/5162/5	07/06/1988	
	Office fitout	Expired	010/5162/6	03/10/1988	
	Office amendments	Expired	010/5162/7	12/12/1988	
	Alts	Permit to occupy – issue A	010/5162/8	26/02/2002	12/04/2002
	Sign	Expired	010/5162/9	08/02/2006	

Findings – location of asbestos

External – no evidence of asbestos.

Internal – no evidence of asbestos (various alterations to internal office layout over the years).

Unapproved building works (listed below) requires a building permit;

- Internal office alterations - no evidence of asbestos

The registered and expired building permits including the unapproved works can be treated as individual items for new building permits, or alternatively be treated as one building permit by including all additions, alterations and unapproved works in the same permit.