Assessment Report State of Hawai'i, Department of Land & Natural Resources, Land Division

Assess Banyan Drive Properties

Prepared by Erskine Architects, Inc. 29 June 2016









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Part One INTRODUCTION

Background 1.1

The State of Hawai'i, Department of Land and Natural Resources (DLNR) owns several parcels of land along Banyan Drive in the city of Hilo's Waiakea Peninsula on the island of Hawai'i. The subject properties include Reed's Bay Resort Hotel (TMK: (3) 2-1-005: 022), Country Club Condominium/Hotel (TMK: (3) 2-1-005: 020 and 023), and Uncle Billy's Hilo Bay Hotel (TMK: (3) 2-1-005: 009, 012, 033, 034, 035, and 045), hereinafter referred to as Reed's Bay, Country Club, and Uncle Billy's or collectively as the Properties. They were originally leased by the DLNR to private entities to operate and run hotel, condominium, and long term rentals, with various supporting functions. The lease agreement between the lessee's and the State of Hawai'i for all three of the Properties expired on March 14, 2015. After which, Country Club went to a month-to-month permit, while Uncle Billy's and Reed's Bay were both on a one year hold over lease that expired on March 15, 2016. Uncle Billy's announced plans to close their doors on February 1, 2016¹. On February 12, 2016, the Board of Land and Natural Resources (BLNR) approved the transfer of Uncle Billy's land lease to Peter Savio, which will be managed by Castle Resorts and Hotels. The hotel was renamed Pagoda Hilo Bay Hotel, however for the purpose of this Report it will be referred to as Uncle Billy's².

At the time this Report was being written, the DLNR owned and managed the Properties. During a public meeting held on January 15, 2016, the DLNR and County of Hawai'i announced their proposal to form a redevelopment agency, named Banyan Drive Hawai'i Redevelopment Agency (BDHRA). The Agency's goal is to adopt and implement a master urban redevelopment plan for the area. The agency will operate under the County of Hawai'i Planning Department and will consist of five (5) members, appointed by the mayor and approved by the County Council³. The Planning Department is to remain the lead agency until BDHRA is organized and able to perform their duties, at which time they will be established as a separate agency. This Report was geared toward the DLNR, however as a result of this shift in managing the Properties, other entities will also be reading it.



FIGURE 1 THE ISLAND OF HAWAI'I AERIAL, SHOWING THE PROJECT LOCATION.

¹ (Callis, Aloha, Uncle Billy's: Iconic kamaaina business closing after 50 years) ² (Segal)

³ (Kanuha)

The DLNR commissioned this Report in part because the Properties have degraded and are now in various states of disrepair with much needed improvements. Regular maintenance, repairs, and retrofits that would normally occur were not done, or done in a haphazard or minimal fashion. The DLNR needed additional information in order to assist with their future decision making when contemplating whether or if some other cause of action should occur. The DLNR ultimately contracted with Erskine Architects, Inc. (EAI) to assess the three properties. EAI formed a team of consulting engineers to assist with the assessment of the Properties. The consultant team is comprised of the following companies:

- Environmental Services and Training Center, LLC Environmental Engineer
- The Limtiaco Consulting Group, Inc. Civil Engineer •
- Iwamoto and Associates, LLC Structural Engineer
- Engineering Partners, Inc. Mechanical and Electrical Engineer

Prior to writing of this Report, the DLNR completed a "Remaining Useful Life Determination" (RUL) study for the Properties, along with a "Banyan Drive Sea Level Rise Assessment Report" and a "Banyan Drive Task Force Meeting" power point presentation that included the reports noted above along with a tourism market study and master lease feasibility analysis. Major highlights of these prior studies are included under Section 2.4.



FIGURE 2 AERIAL LOCATING REED'S BAY, COUNTRY CLUB, AND UNCLE BILLY'S

1.2

The information gathered and presented in this Report was necessary in order to provide the DLNR with additional information to assist with their decision making of the Properties' future. There are several objectives to this Report:

due to degradation.

Objectives

- each property.
- Provide a primary and alternative recommendation for each property.

1.3 Methodology

The project included the following phases of work:

- Phase 1: Perform due diligence and visual surveys of each property.
- Phase 2: Building code, life safety, accessibility (by DLNR), and land use review.
- Phase 4: Compile the Assessment Report.

Phase 1 began with the extensive process of attempting to track down prior design drawings, facility drawings, and/or record drawings and other design information for each of the Properties. This required contacting the DLNR, the DLNR lessees, the County of Hawai'i, original owners, and other entities that may have previously done work on the Properties. With the exception of Country Club, the availability of existing drawings was very limited. This resulted in EAI personnel visiting the Properties to develop rough diagrams of the site plan and floor plans of each floor level of each property. The existing Country Club drawings were also site verified. The hand drawn diagrams and existing Country Club drawings were then transferred into electronic format (AutoCAD). The diagrams were used as a point of reference by EAI and its consultant team to perform their visual surveys, as well as code research. With diagrams in hand, EAI and its consultant team visited the three properties and conducted visual surveys. Research of the site utilities, vehicular access, driveway, parking infrastructure, fire truck access, fire lane, and fire hydrant locations also occurred. The Environmental Engineer conducted the limited hazardous materials survey of the Properties. The Environmental Engineers collected four hundred and ninety-two (492)

 Assess each property and identify areas needing minimum repair, or retrofit to address health, safety, and welfare (HSW) issues and/or to identify other improvement areas that need to be fixed

Develop evaluation criteria and Properties/Selection Matrices to assist in the review analysis of

Phase 3: Develop an Existing Conditions and Opinion of Probable Costs (OPC) spreadsheet.

samples of suspected asbestos-containing materials (ACM), forty-one (41) paint chip samples, and three (3) samples of suspected arsenic treated materials. The suspected ACM and paint chip samples were sent to EMC Labs, Inc. to be analyzed, while the suspected arsenic samples were sent to NVL Laboratories, Inc. Their findings were issued in the Limited Hazardous Materials Survey Report, identifying the presence of ACM and lead paint. A summary of the hazardous materials findings will be discussed later in this Report.

Phase 2 included the review of several regulatory codes. The DLNR performed the review of the Americans with Disabilities Act (ADA). The 2006 International Building Code (IBC) and the County of Hawai'i Land Use Ordinance (LUO) were also reviewed. The initial code findings were presented to the County of Hawai'i Planning Department during an informal meeting held on January 6, 2016. The purpose of the meeting was to inform the County of Hawai'i of the DLNR's assessment project and to share the initial IBC and LUO review summaries with the County of Hawai'i.

Phase 3 involved organizing the visual survey findings. EAI developed an Existing Conditions spreadsheet for each consultant to use in recording their findings. Due to the immense amount of information gathered, the goal of the Existing Conditions spreadsheet was to create a simplified system that was uniform for all disciplines. An Existing Conditions spreadsheet was developed for each Property. The spreadsheets were used to document the problem areas, the locations, and a proposed solution for each problem area. The consultants and the DLNR ADA Coordinator provided their populated spreadsheets, corresponding photos and diagrams to EAI. EAI then coordinated and compiled the information into a series of spreadsheets. Additional information on the organization of the spreadsheets is found in Section 2.1.

Phase 4 consisted primarily of the organization of the gathered information into this Report. In an effort to identify potential outcomes based upon an objective format, a grading criterion and scoring matrices were developed. The DLNR hired a public outreach firm, Munekiyo Hiraga, to lead a public outreach effort. A public informational meeting was on January 15, 2016 in Hilo.

Part Two PROPERTY ASSESSMENT

2.1 Assessment Overview

Visual surveys of each property were performed by EAI and its consultant team. The visual surveys consisted of non-destructive visual observations of exposed building elements at the interior and exterior that was readily accessible and permitted by the DLNR and/or the lessee. Hidden or concealed conditions such as those covered by floor, roof, ceiling, or wall panels and coverings, inaccessible areas, and non-common areas were not reviewed. The visual surveys took place from floor level locations. The level of assessment and visual observations performed was not meant to be an exhaustive check or inspection of the various facilities. With the exception of the limited hazardous materials survey, physical testing of any portions of the building, utilities, power, or other areas of the site did not occur. Instead, the visual surveys were focused primarily on the common areas, with a closer look at areas containing significant or readily observable damage and/or obvious non-compliance with current building, life safety, and accessibility codes (collectively referred to as areas of distress). The survey did not reflect complete review or analysis with all codes, nor cosmetic repairs. The areas of distress identified from the visual survey were recorded and then entered into an Existing Condition spreadsheet, one for each property. Each existing condition was then assigned a findings number:



There are four components that make up the findings number. The first two letters identify the property: RB - Reed's Bay; CC - Country Club; UB - Uncle Billy's. The third digit represents the floor level, which may be a number (0-6) or "R" for roof. Basement levels are labeled as "0". The fourth digit is the discipline designator (the primary type of work that is required to address the existing condition): C - Civil; A - Architect; D - ADA Coordinator; S - Structural; M - Mechanical; E - Electrical. The final two digits identify the findings number of the existing condi at each floor level.

The findings number is the first column listed in the Existing Conditions spreadsheets, see example below. It is followed by the date of finding, floor level of the finding, location of the finding, finding's description, finding's proposed solution, and disciplines impacted by the finding (i.e. architectural, civil, structural, plumbing, mechanical, and electrical). The last column is the OPC, which is an estimated cost figure that is needed to address the findings. The estimated cost figures provided under the OPC column is an educated guess only. No actual material take offs or formal cost estimating application was performed. However, costs needed to be tallied in order to develop a rough financial picture. The OPC sum is listed at the bottom of the Existing Conditions spreadsheet for each property. The rows of the Existing Conditions spreadsheets are organized by discipline, and further arranged by: Site \rightarrow Basement \rightarrow First Floor \rightarrow Second Floor \rightarrow ... \rightarrow Roof. An Existing Conditions spreadsheet was developed for each property.

Property Name: Reed's Bay Resort Hotel

Name with Name Value Quark Name Note Quark	Finding No.		Floor	Location	Description	Colution		Dis					Opinion of	
B.B.C-D1 June 17, 2015	Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost	
B.E.C.20 June 17, 2015 1 Exterior - South and of parking and Minor packing at multiple locations. Montor and seld when cacks spaper. 50 10	8.1C-01	June 17, 2015	1	Exterior - Southwest corner of driveway; Southeast corner of property; North end of parking lot; West side of swimming pool	Minor AC cracks in crosswalk (ROW?). Approximately 50- ft long AC pavement heave (1-2 inches high), with longitudinal crack at heave crown. Minor AC cracks with narrow two-way travel lane. Worn concrete pavement with moderate cracks at swimming pool.	Crack sealing and make one-direction travel at North end of parking lot. Monitor cracks at swimming pool and repair if cracks become worse.		•					\$3,000.00	
B.B.C-30 June 17, 2015 Iname Exterior - Southeast correr of property Multiple cracks (juno 1-inch wide) in CMU wall. Repair cracks (non-structural repair). No. No	B.1C-02	June 17, 2015	1	Exterior - South end of parking area	Minor ponding at multiple locations.	Monitor and seal when cracks appear.		•						
B.B.C-40 June 17, 2015 June Arciar - South and AUU wall The reord penetrating through AC pavement and CAUU Cut and treat root, repair pavement and wall. Sol. Sol. <td>B.1C-03</td> <td>June 17, 2015</td> <td>1</td> <td>Exterior - Southeast corner of property</td> <td>Multiple cracks (up to 1-inch wide) in CMU wall.</td> <td>Repair cracks (non-structural repair).</td> <td></td> <td>•</td> <td></td> <td></td> <td></td> <td></td> <td>\$2,500.00</td>	B.1C-03	June 17, 2015	1	Exterior - Southeast corner of property	Multiple cracks (up to 1-inch wide) in CMU wall.	Repair cracks (non-structural repair).		•					\$2,500.00	
B.I.C-O5 June 17, 2015 1 Exterior - West side of swimming jougged. Grated nile (inproximately 28-in by 18-in) appeared plugged. Provide maintenance. Image 17, 2015 No	B.1C-04	June 17, 2015	1	Exterior - South end CMU wall	Tree root penetrating through AC pavement and CMU wall.	Cut and treat root, repair pavement and wall.		•					\$1,500.00	
B.B.C-GG June 17, 2015 1 Exterior - East side of property Partially demolished concrete sidewalk could be a devis. Complete demolition to match grade and remove loss No	B.1C-05	June 17, 2015	1	Exterior - West side of swimming pool	Grated inlet (approximately 28-in by 18-in) appeared plugged.	Provide maintenance.		•						
B.A.01 June 17, 2015 Typical Typical Paint Lange Concention. Paint building complete. • • • • • 58,200.00 B.A.02 June 17, 2015 Typical Typical Carpet In poor condition. Replace carpet complete. • • • • 5463,360.00 B.A-03 June 17, 2015 Typical Typical Typical Repower/repair rust damage. • • • 555,000.00 B.A-03 June 17, 2015 Typical Typical Provide Illuminated exit signs. Arrows in wrong direction. Provide wayfinding signage. • • • 522,000.00 B.A-05 June 17, 2015 Typical Typical Corridors Hotel Wing with redamage - CMU wall spalling. bubbling - occurs at same location on all floors. Provide my indicate gamage wood. • • • 0 0 55,600.00 B.A-05 June 17, 2015 Typical Corridors Provide infors. Provide fire sprinklers in corridors to be code compliant. • • 0 0 0 56,650.00 B.A-06 June 17, 2015 Typical Hotel Wing - Corridors	B.1C-06	June 17, 2015	1	Exterior - East side of property	Partially demolished concrete sidewalk could be a trip/fall hazard.	Complete demolition to match grade and remove loose debris.		•					\$5,000.00	
B.A-02 June 17, 2015 Typical Typical Carpet in poor condition. Replace carpet complete. Image: Carpet in poor condition. Replace carpet complete. Image: Carpet in poor condition. Replace carpet complete. Image: Carpet in poor condition. Stat Stroughout. Stat Stat Stat Stat Stat Stat Stat Stat	B.A-01	June 17, 2015	Typical	Typical	Paint in poor condition.	Paint building complete.	•						\$263,620.00	
B.A.03 June 12, 2015 Typical Typical Rust throughout. Remove/repair rust damage. Image: Construct damage: Construct damage. </td <td>B.A-02</td> <td>June 17, 2015</td> <td>Typical</td> <td>Typical</td> <td>Carpet in poor condition.</td> <td>Replace carpet complete.</td> <td>•</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>\$463,960.00</td>	B.A-02	June 17, 2015	Typical	Typical	Carpet in poor condition.	Replace carpet complete.	•						\$463,960.00	
B.A-64 June 17, 2015 Typical Typical Poor/no Illuminated ext signs. Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Provide Illuminated exit signs. Image: Arrows in wrong direction. Image: Arrows in wrong direcion.	B.A-03	June 17, 2015	Typical	Typical	Rust throughout.	Remove/repair rust damage.	•						\$35,000.00	
B.A.G June 17, 2015 Typical Typical Typical No wayning signage. Provide wagning signage. Provide wigning signage. Provide free mine source of moisture damage. P	B.A-04	June 17, 2015	Typical	Typical	Poor/no illuminated exit signs. Arrows in wrong direction.	Provide illuminated exit signs.	•					•	\$980.00	
BA-06 June 17, 2015 Typical Typical - Corridors Hotel Wing Moisture damage - CMU wall spalling. bubbling - occurs at same location on all floors. Determine source of moisture damage. Image of the spanne source of the spanne source of moisture damage. Image of the spanne source of the span	B.A-05	June 17, 2015	Typical	Typical	No wayfinding signage.	Provide wayfinding signage.	•						\$22,400.00	
BA-07 June 24-25, 2015 Typical - Corridors No fire sprinklers. Provide fire sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors to be code compilant. • Image: Sprinklers in corridors in corridors in compilant. • Image: Sprinklers in corridors in	B.A-06	June 17, 2015	Typical	Typical - Corridors	Hotel Wing Moisture damage - CMU wall spalling, bubbling - occurs at same location on all floors.	Determine source of moisture damage.	•						N/A	
B.A.08 June 17, 2015 Typical Hotel Wing - Motel Wing - Corridors Termite damage throughout. Replace termite damage wood. Image wood.	B.A-07	June 24-25, 2015	Typical	Typical - Corridors	No fire sprinklers.	Provide fire sprinklers in corridors to be code compliant.	•			•	•		\$16,660.00	
B.A-09 June 17, 2015 Typical Hotel Wing - Balconies Some Balconies require protection along guardralls Construct guardrall protection. Replace • Image: Construct guardrall protection \$40,000.00 B.A-10 June 17, 2015 Typical Hotel Wing - Corridors Popcorn cellings. Remove popcorn cellings. • Image: Construct guardrall protection. Replace • Image: Construct guardrall protection. Replace all doors with fire separation doors with fire sepa	B.A-08	June 17, 2015	Typical	Hotel Wing	Termite damage throughout.	Replace termite damage wood.	٠						\$65,000.00	
B.A-10 June 17, 2015 Typical Hotel Wing - Corridors Popcorn ceilings. Remove popcorn ceilings. Image: Corridors S41,300.00 B.A-11 June 17, 2015 Typical Hotel Wing - Corridors Rom door hardware non-compliant. on lewer (has door approxime reperime, remite damage. Rust. Remove popcorn ceilings. Image: Corridors S41,300.00 B.A-12 June 17, 2015 Typical Hotel Wing - Corridors Remove popcorn ceilings. Remove popcorn ceilings. Image: Corridors S40,600.00 B.A-12 June 17, 2015 Typical Hotel Wing - Corridors Freight of metal threshold at makia end exceeds ADA regulation. Remove popcorn ceilings. Image: Corridors S1,500.00 B.A-13 June 17, 2015 Typical Hotel Wing - Corridors Fire hose/extinguisher located in same cabinet. Replace fire extinguisher cabinets. Image: Corridors S6,000.00 B.A-14 June 17, 2015 Typical Hotel Wing - Corridors Fire hose/extinguisher located in same cabinet. Replace fire extinguisher cabinets. Image: Corridors S6,000.00 B.A-14 June 17, 2015 Typical Hotel Wing - Corridors No elevator. Construct code compliant clevator. Image: Construct Code compliant clevator.	B.A-09	June 17, 2015	Typical	Hotel Wing - Balconies	Some balconies require protection along guardrail access. Small balconies/sliding doors makai facing has guardrails/pickets spaced too widely.	Construct guardrail protection. Replace guardrails/pickets.	•						\$40,000.00	
B.A-11 June 17, 2015 Typical Hotel Wing - Corridors Room door hardware non-compliant- no lever (has door Replace all doors with fire separation doors with approach entry/exit hardware, make ADA compliant. • • • \$	B.A-10	June 17, 2015	Typical	Hotel Wing - Corridors	Popcorn ceilings.	Remove popcorn ceilings.	•						\$41,300.00	
BA-12 June 17, 2015 Typical Hotel Wing - Corridors Height of metal threshold at makai end exceeds ADA regulation. Remove/replace threshold. Image: Corridors S1,500.00 BA-13 June 17, 2015 Typical Hotel Wing - Corridors Fire hose/Actinguisher located in same cabinet. Replace fire extinguisher cabinets. Image: Corridors Fire hose/Actinguisher located in same cabinet. Replace fire extinguisher cabinets. Image: Corridors Fire hose/Actinguisher located in same cabinet. Replace fire extinguisher cabinets. Image: Corridors Image: Corridors Image: Corridors Fire hose/Actinguisher located in same cabinet. Replace fire extinguisher cabinets. Image: Corridors	B.A-11	June 17, 2015	Typical	Hotel Wing - Corridors	Room door hardware non-compliant- no lever (has door stop). Wood doors warped throughout. Paint/veneer peeling. Termite damage. Rust.	Replace all doors with fire separation doors with approach entry/exit hardware, make ADA compliant.	•						\$476,000.00	
B.A-13 June 17, 2015 Typical Hotel Wing - Corridors Fire hose/extinguisher located in same cabinet. Replace fire extinguisher cabinets. ● Image: Corridors \$6,000.00 B.A-14 June 17, 2015 Typical Hotel Wing - Vertical Circulation No elevator. Construct code compliant elevator. ● ● ● ● \$420,000.00	B.A-12	June 17, 2015	Typical	Hotel Wing - Corridors	Height of metal threshold at makai end exceeds ADA regulation.	Remove/replace threshold.	•						\$1,500.00	
B.A-14 June 17, 2015 Typical Hotel Wing - Vertical Circulation No elevator. No elevator. Construct code compliant elevator. • • • • • • • • • • • • • • • • • • •	B.A-13	June 17, 2015	Typical	Hotel Wing - Corridors	Fire hose/extinguisher located in same cabinet.	Replace fire extinguisher cabinets.	•						\$6,000.00	
	B.A-14	June 17, 2015	Typical	Hotel Wing - Vertical Circulation	No elevator.	Construct code compliant elevator.	٠		•		٠	٠	\$420,000.00	

FIGURE 3 EXISTING CONDITIONS SPREADSHEET EXAMPLE

identify the findings number of the existing condition. The findings number begins with "01" and is reset

Site Surroundings & Future Projects 2.2

Banyan Drive is conveniently located approximately two (2) miles from the Hilo International Airport (General Lyman Field). Its name is derived from the banyan trees scattered throughout Hilo's Waiakea Peninsula. A little known fact is that from 1933 to 1972, approximately 50 banyan trees were planted by celebrity visitors, making it Hilo's "Walk of Fame". Such celebrities include Babe Ruth, President Roosevelt, and Amelia Earhart⁴.

Hotels and condominiums line the ocean side of Banyan Drive, while the Banyan Golf Course anchors the peninsula at the center. On the west side of Banyan Drive is the Queen Liliuokalani Gardens, a 30acre Japanese garden surrounding the Waihonu Pond. Just offshore from the garden is Moku Ola (Coconut Island), accessible by a footpath. Further west, the Wailoa River cuts through the land and empties into Hilo Bay. Located to the east is Reeds Bay.

There are two noteworthy projects occurring in the surrounding areas: renovation of Hilo Naniloa Hotel and creation of the Hilo Bayfront Trails. In July 2015, Banyan Drive's Hilo Naniloa Hotel began its \$18.5 million renovation project. The renovation at the 388-room hotel is expected to be completed in June 2016. Following the completion of the renovations, the hotel will become part of the DoubleTree franchise⁵.

The Hilo Bayfront Trails is a County of Hawai'i project that extends approximately three (3) miles along the Hilo Bay front coastline from Wailuku River to Hilo Harbor. The project includes a system of pathways for walking, biking, and other non-vehicular modes of travel. Its goals include enhancing the area's natural beauty, increase access for residents and visitors, highlight the site's cultural significance, and protect the fragile coastline and waterways surrounding the Hilo Bayfront⁶.

Listing of Regulatory Agencies 2.3

Future construction projects will require review and approval by government agencies and public utility companies. All building permit applications are routed through the County of Hawai'i Department of Public Works (DPW) Building Division. Because the Properties are owned by the State of Hawai'i, the DLNR is also required to review all designs prior to the building permit application or commencement of construction. The following is provided as background information for the Properties.

2.3.1 Federal Emergency Management Agency (FEMA)

According to FEMA, the Flood Insurance Rate Map (FIRM) indicates that the Properties are located in Flood Zone VE. Zone VE is defined as a coastal flood zone with velocity hazard (wave action), which is also known as tsunami inundation areas as stated in the Hawai'i County Code (HCC) Chapter 27 Floodplain Management (Section 27-23). The Base Flood Elevation (BFE) is 13 feet above sea level'. Additional information is provided later in the Report.



⁷ (State of Hawai'i) ⁸ (State of Hawai'i)

⁵ (Callis, Naniloa's Mauna Loa Tower Renovation Underway)

⁶ (Helber Hastert & Fee)

FIGURE 4 BASE FLOOD ELEVATIONS⁸

⁴ (Banyan Drive's Trees)

2.3.2 **Tsunami Evacuation Zone**

The tsunami evacuation line is an arbitrary line identified by the Civil Defense to assist the Police Department with securing the safety of citizens in the event of a tsunami. The subject properties are located inside this zone.



FIGURE 5 WAIAKEA PENINSULAR LOCATED INSIDE THE TSUNAMI EVACUATION ZONE⁹

⁹ (National Oceanic and Atmospheric Administration)

2.3.3 State of Hawai'i Land Use District

The Properties are located in an area classified as Urban District by the State of Hawai'i land use code. Per the Land Use Commission (LUC), Urban Districts are comprised of lands "characterized by 'city-like' concentrations of people, structures, and services" and include areas for future development¹⁰. Lot sizes and uses are determined by county ordinance.



FIGURE 6 STATE OF HAWAI'I LAND USE DISTRICT BOUNDARIES¹¹





¹⁰ (State of Hawai'i Land Use Commission)

2.3.4 County of Hawai'i Zoning

Per the County of Hawai'i zoning map, the Properties are located within the V-.75 Resort Hotel District. This refers to areas that accommodate visitors, tourists, and transient guests. Permitted uses in this district include multi-family dwellings and hotels. The 0.75 digit following the "V" refers to the maximum square feet of each rentable unit; in this case, 750 square feet.



FIGURE 7 COUNTY OF HAWAI'I ZONING BOUNDARIES¹²

¹² (County of Hawai'i)

2.3.5 **Special Management Area and Special District**

The SMA system was established in 1975 with the Act 176 revision to the Coast Zone Management (CZM) law. Known as the Shoreline Protection Act, the purpose of this Act is to preserve, protect, and restore the resources found in the coastal zone of Hawai'i. A special permit is required when land falls within the SMA boundaries determined by the CZM Program. This permit regulates zoning and development plans to ensure compliance with CZM objectives and SMA guidelines¹³.

The Properties are located within the SMA.



¹³ (State of Hawai'i)

FIGURE 8 SPECIAL MANAGEMENT AREA¹⁴

2.3.6 **Kuleana Lands**

The Great Mahele of 1850 converted the Hawaiian Lands that had traditionally been held in trust to an owned commodity. People were given the opportunity to acquire the land on which they lived and/or cultivated crops. The process required claimants to provide proof of residency or active use. Land granted to the common people was known as Kuleana Lands and were assigned a Land Commission Award (LCA) number. Based on review of the TMKs, there are no designated LCA parcels associated with the Properties.

2.3.7 **Accessibility Requirements**

The Properties are owned under State of Hawai'i and are required to meet accessibility standards conforming with the 2010 ADA Standards for Accessible Design, assembled by the United States Department of Justice. The 2010 ADA Standards for Accessible Design are the result of the ADA and became the guidelines for utilizing accessible design in the United States as of March 15, 2012, replacing the Americans with Disabilities Act and Architectural Barriers Act Accessibility Guidelines (ADA-ABAAG).

2.4 **Other Studies**

Remaining Useful Life Determination 2.4.1

In April 2014, SSFM International, Inc. completed Remaining Useful Life Determination reports for Reed's Bay, Country Club, and Uncle Billy's. The goal was to assist in the decision making of the future of the Properties. SSFM International, Inc. studied the building facilities and physical plant of the Properties through meetings, interviews, and on-site inspections. Based on the information gathered and assuming continuation of the current usage, SSFM International, Inc. determined the RUL:

- Reed's Bay: 12~15 years. •
- Country Club: 5~8 years.
- Uncle Billy's: 5~10 years.¹⁵

¹⁵ (SSFM International)

2.4.2 Sea Level Rise Assessment

Munekiyo and Hiraga, Inc. assessed the impact Sea Level Rise (SLR) will have on seven (7) properties located along Banyan Drive. For the three properties included in this Report, Munekiyo and Hiraga, Inc. concluded the impacts of 2100's 3-feet SLR:

- encroachment of sea level is estimated to be 82-feet.
- is estimated to be 0-feet.
- estimated to be 20-feet.¹⁶

2.4.3 **Banyan Drive Task Force Meeting**

Munekiyo and Hiraga, Inc. presented at the Banyan Drive Task Force meeting on May 2, 2014. The presentation included information from a Tourism Market Study which analyzed statistics on the current hotels in Hilo, and compared visitor characteristics, hotels, and activities throughout the Hawaiian Islands. The study also looked at Hilo's hotel demand and why the visitor numbers are low compared to the rest of the state, and what could possibly be done to increase the number of visitors to Hilo. The presentation also included a summary of SSFM International Inc.'s RUL reports. Munekiyo and Hiraga, Inc. discussed the Master Lease Feasibility Analysis, assessing managing all three properties under a single master lease. They recommended against the master lease because of the limited economies of scale that results in the undesirable risk for all parties involved. Munekiyo and Hiraga, Inc. suggested consolidating Uncle Billy's three (3) leases. They stated not only will this simplify the lease management, but by consolidating Uncle Billy's TMKs, it will be more appealing for future redevelopment and reuse of the property. They also recommended allowing the organization of a lessees' association. The last part of the presentation was a summarization of the Sea Level Rise Assessment Preliminary Findings.

¹⁶ (Munekiyo and Hiraga, Inc.)

Reed's Bay: Existing building closest to the ocean may be at risk of inundation. The landward

Country Club: No inundation beyond of property lines. The landward encroachment of sea level

Uncle Billy's: Substantial loss is not predicted. The landward encroachment of sea level is

2.5 Reed's Bay Resort Hotel



2.5.1 County of Hawai'i Land Use Code Review

Project Site Information		
Owner		State of Hawai'i
Property Address		175 Banyan Drive
Property Address		Hilo, HI 96720
тмк		(3) 2-1-005:022
(Total) Lot Area		45,736 SF / 1.05 acre
Land Use Information		
7		V75, or 750 SF max per
Zoning		rentable unit
Existing Number of		65 rental units
Rentable Units		Approx avg 316 SF per unit
Minimum Building		
Area	15,000 SF	Complies
Minimum Site		
Average Width	90 FT	
Front Yard Setback		20 FT
Rear Yard Setback	20 FT	Coastline
Side Yard Setback	8 FT for one story, plus additional 2 FT per	14 FT
	additional story	
Landscaping	Minimum 20 percent total land area, excluding	TBD
	parking areas	
Height Limit	120 FT	Exst height approx. 48 FT
		based on 12'-0" per story
Flood Zone		Zone "VE" Coastal High
		Hazard
Rasa Flood Flovation	Indicates the required elevation of lowest	12 ET above see level
Dase FIDDU Elevation	inhabited floor level per HRS 27-23	
Special Management		SMA Permit Required

Area	
Historic Register	
Special District	
State Land Use	
(Existing) Use	
	(10) Hotels and lodges: without a kitchen, one f
	(10) Hotels and lodges: with kitchen, one and o
25-4-51 Required Number of Parking	(14) Meeting facilities five square feet of gros
Spaces	(3) Commercial uses, in uses in V districts: hundred square feet of
	Accessible Stells PROV
Minimum Required Accessible Spaces	(Req'd. to be van acces
	Accessible Stalls Provi
25-4-56 Off-Street	Loading Spaces Require
Loading	Accessible Loading Zo
Requirements	Loading Spaces Provid
TEXT = Non-conformity v	vith LUO

	TBD
	TBD
	Urban
	Hotel, business services (permitted use)
s: A) for hotel guest units for every three units	n/a
s: B) for hotel guest units one quarter for each unit	65 units (1.25) = 82 parking stalls required
: one for each seventy- ss floor area	n/a
including retail and office one for each three f gross floor area	1,934 SF (lobby wing) / 300 = 7 parking stalls required
ARKING STALLS	89
VIDED (EXST)	46
uired	4
essible)	1
ided	2
ired	2
one	1
ded	0

2.5.2 2006 International Building Code Review

Location	Construction Type/ Sprinklered	Occupancy Group	Allowable Building Area (SF) Per Story	Existing Building Area (SF) Per Story	Building	Allowable Building Height	Existing Building Height	Number of Rental Units	Rem	arks
P		R-1	7,000 SF	6,878 SF	Hotol Wing	2 Storios	4 Storios	65	Mixed occupancy b	ouilding - unity ratio
В	VB, NS	S-2	13,500 SF	4,202 SF	rioter wing	2 Stones	4 Stones	05	requirements apply	to allowable ht/area
1	VB, NS	В	9,000 SF	1,934 SF	Lobby Wing	2 Stories	1 Story	N/A	Exiting routes at rea	r of building do not pply
		R-1	7,000 SF	7,358 SF					R-1 transient hotel:	Transient is defined
2	VB, NS	R-1	7,000 SF	7,358 SF	Annex	2 Stories	1 Story	N/A	as "occupancy of	a dwelling unit or
3	VB, NS	R-1	7,000 SF	7,358 SF	, uniox	2 0101100	i otory		sleeping unit for not	more than 30 days"
Floor	Location	Occupancy Group	Table 1004.1.1 Function	Approximate Floor Area	Floor Area/ Occupancy	Occupant Load	Corridor Fire Resistance Rating (Table 1017.1)	Required Number of Exits (Tables 1015.1, 1019.1)	% of Total Floor Area	Number of Required Accessible Units
	Hotel Wing	R-1 Hotel, Transient	Residential	6,878 SF	200	34	NS - Not Permitted	2	62%	
В	Annex	S-2: Storage with Accessory Break Room	Accessory Storage Areas, Mechanical Equipment Room	4,202 SF	300	14	N/A	1	38%	
	Hotel Wing	R-1 Hotel, Transient	Residential	7,358 SF	200	37	NS - Not Permitted	2	79%	65 Total Units = 4
1	Lobby Wing	B: Office, Meeting Area Smaller Than 750 SF	Business Areas	1,934 SF	100	19	N/A	1	21%	Minimum
2	Hotel Wing	R-1 Hotel, Transient	Residential	7,358 SF	200	37	NS - Not Permitted	2	100%	
3	Hotel Wing	R-1 Hotel, Transient	Residential	7,358 SF	200	37	NS - Not Permitted	2	100%	

TEXT = Non-conformity with IBC



FIGURE 9 BUILDING ENVELOPE STUDY









ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015





ZONE V-.75: 120'-0" HT LIMIT

<u>HOTEL WING</u>

	R-1		
0-	R-1	LOBBY WING	
±48'-	R-1	В	S–2 –
	R-1		

SECTION DIAGRAM

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015

REED'S BAY RESORT HOTEL Disclaimer: This map has been prepared for general planning purposes only.



2.5.3 Limited Hazardous Materials Survey

The Limited Hazardous Materials Survey Report took one hundred and two (102) possible suspected ACM samples, of which two (2) tested positive for ACM's. The gray exhaust vent caulking located on the main roof has non-friable Category I ACM, while the spray-on ceiling material at the lobby and hotel wing has friable ACM. There are two types of ACM's: friable and non-friable. Friable ACM's are materials that may be crumbled, pulverized, or otherwise damaged by hand pressure. Non-friable ACM's are bound or locked into the actual product and are divided into two categories: Category I non-friable ACM and Category II non-friable ACM. Category I non-friable ACM are packings, gaskets, resilient floor covering, and asphalt roofing products containing more than 1% asbestos. Category II non-friable ACM refers to any material, excluding Category I non-friable ACM, containing more than 1% asbestos that, when dry, cannot be crumbled, pulverized, or reduced to powder by hand pressure. All friable ACM and any nonfriable ACM that could be crumbled and pulverized during renovation/demolition is required to be removed and disposed of by a qualified asbestos abatement contractor.

None of the twelve (12) paint chip samples contained lead in excess of the United States (US) Environmental Protection Agency (EPA)/Department of Housing and Urban Development (HUD) guidelines of 0.5% by weight defining lead-based paint (LBP). However, five (5) paint chip samples were classified as lead-containing paint (LCP), as they contained detectable levels of lead at levels less than 0.5% by weight. The LCP was found on wood doors, door frames, window frames, metal handrails, wood building trims, CMU/concrete wall, and concrete ceiling. Loose and flaking LCP that may be disturbed during renovation/demolition should be removed and disposed of in accordance with applicable local, state, and federal regulations.

There were no samples of suspected arsenic treated materials taken at Reed's Bay¹⁷.

2.5.4 **Existing Property Overview**

Reed's Bay is the last hotel on the east side of Banyan Drive. It is comprised of three structures, which total approximately 35,088 square feet. From the parking lot, guests enter the single story Lobby Wing, which connects to the one-story Annex to the southeast and four-story Hotel Wing to the northwest. The Annex was originally two-stories, however the top floor burnt down in a fire and was never rebuilt. The Hotel Wing has an estimated sixty-five (65) units. The top three floors contained twenty (20) units per floor, and the basement contains five (5) additional units.

¹⁷ (EnviroServices & Training Center)





FIGURE 10 DIAGRAM OF REED'S BAY PROPERTY

2.5.5 Existing Water System

The property is served by an existing 12-inch ductile iron water main owned by the Department of Water Supply (DWS). The 12-inch water main is located in the Banyan Drive right-of-way. There is an existing fire hydrant on the street side of the property.

The following information was obtained from the DWS in September of 2015. The DWS noted that the accuracy of the information is pending field crew verification of the meters.

Reed's Bay Resort Hotel Potable	Water Information
DWS Account No.	260-94800
Meter No.	4402711
Meter Size	3-inch
Source Reservoir	Piihonua 3
	(overflow/spillway elev. = 300')
Existing Average Daily Usage (2013 – Present)	7,253 gal/day
Existing Units of Water Used*	19 units
Allowable Units of Water*	141 units (56,400 gal/day)
Available Units of Water*	122 units (48,800 gal/day)

*1 equivalent water unit = 400 gal/day

The DWS also has a record of a second account number, 260-94700, for this property. This account is currently inactive.

Based on the information obtained, it appears that Reed's Bay has approximately 122 additional units of water (48,800 gal/day) available. It is reasonable to assume that this property could increase its water usage. However, the DWS will need to approve any proposed improvements because allowable units of water are subject to change. The DWS Water System Standards dated 2002 also states, in Table 100-18, that the average daily demand for a zoning designation of "Resort" is subject to special review and control by the Manager.

2.5.6 Existing Sewer System

Wastewater generated from the property flows into an existing 15-inch County of Hawai'i sewer main, along Banyan Drive. An existing sewer manhole (SMH #5761) is located in the sidewalk area of the public right-of-way near the northwest corner of the parcel. The County of Hawai'i indicated that no recent sewer studies are available to confirm the existing flows, however, at the time of its construction in the 1960s, this portion of the sewer system was intended to accommodate a design flow of 1.27 MGD (882 GPM). Based on preliminary discussions with the County of Hawai'i Department of Environmental Management, increases to the property occupancy or to the amount of wastewater generated will require a Sewer Study to assess the existing sewer system capacity.

Wastewater from the property travels along Banyan Drive towards an existing sewage pump station (Banyan Pump Station) located to the north of the intersection of Banyan Drive and Banyan Way. Wastewater is then pumped through a 10-inch force main into another portion of the County of Hawai'i sewer system and ultimately treated at the Hilo Wastewater Treatment Plant.

2.5.7 Existing Drainage System

The property has an on-site drainage system that discharges into Reed's Bay behind the property via three small outfalls.

As previously mentioned the Reed's Bay parcel is within the special flood hazard area and designated as Zone VE. Zone VE is defined in Chapter 27, Floodplain Management, of the HCC as coastal high hazard and commonly known as the tsunami inundation zone. As described in this chapter "Zone VE is the special flood hazard area that corresponds to the one-hundred-year coastal floodplains extending from offshore to the inland limit of a primary frontal dune along an open coast and any other area subject to high velocity wave action from storms or seismic sources. It is an area subject to high velocity waters, including coastal and tidal inundation or tsunamis. Whole-foot base flood elevations derived from the detailed hydraulic analyses have been determined at selected intervals within this zone¹⁸." Any proposed work shall be subject to full compliance of Chapter 27 of the HCC.

Chapter 27 of the HCC also addresses nonconforming structures in Section 27-13 and states "any nonconforming structure existing on May 5, 1982 or made nonconforming by a change in the special flood hazard area may continue, subject to the following conditions:

¹⁸ (County of Hawai'i)

- a) Any repair, reconstruction, improvement, or addition to a nonconforming structure, if it is considered to be substantial improvement, shall comply with the applicable standards of this chapter.
- All relocated structures shall comply with the applicable standards of this chapter. b)
- c) Substantial improvement of a damaged, destroyed, or demolished structure¹⁹.

Where "substantial improvement" is defined in HCC Section 27-12 as "any repair, reconstruction, rehabilitation, addition, or other proposed new development of a structure, the cost of which equals or exceeds fifty percent of the market value of the structure before the "start of construction" of the improvement which shall be the sum of all costs of all such work performed in the previous three years including the cost of the current work being considered²⁰." HCC Section 27-12 also states that substantial improvement does not include "any project for improvement to a structure to correct existing violations of state or local health, sanitary, or safety code specifications which have been identified by the local code enforcement official and which are the minimum necessary to assure safe living conditions²¹."

Property tax records of the parcel indicate that the structure was built prior to May 5, 1982.

The DLNR Office of Conservation and Coastal Lands (OCCL) is currently evaluating the effects of climate change through 2050. This effort is designed to fulfill the requirements of the Hawai'i Climate Adaption Initiative Act of 2014 (Act 83; House Bill 1714). OCCL's initial focus is to study the effects of sea level rise on the islands, including sea level rise vulnerability and adaptation. In 2014, OCCL executed a Memorandum of Agreement to formalize a relationship between the University of Hawai'i, School of Ocean and Earth Science and Technology (SOEST). Under this agreement, SOEST will help fulfill OCCL's mission to protect and conserve beaches, dunes, and coastal communities from the deleterious effects of coastal erosion and sea level rise. SOEST effort is on-going and will not be completed before finalization of this "Assess Banyan Drive Properties" project.

In addition to any flood and tsunami considerations, proposed improvements to Banyan Drive Properties should be evaluated against developing sea level rise impacts and recommendations.

- ¹⁹ (County of Hawai'i)
 ²⁰ (County of Hawai'i)
- ²¹ (County of Hawai'i)

State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES

2.5.8 **Existing Mechanical System**

There are currently no existing air conditioning or ventilation systems present in any of the offices or units. The single item noted in the mechanical assessment is related to the existing dryer exhaust system. As discussed in the visual survey, the existing dryer vents appear to be restrictive and may be a lint trap and fire hazard due to lint buildup.

2.5.9 **Existing Electrical System**

The existing electrical equipment at the site appears to be generally in poor condition and poorly maintained. There are several pieces of existing equipment that show significant signs of rust or are poorly secured to the building. The existing main service equipment is located outside and is in fair to poor condition and not well protected from the elements, which will lead to accelerated deterioration and possible safety hazards.

Existing Structures 2.5.10

Hotel Wing

The existing structural gravity system of the Hotel Wing building is a cast-in-place concrete roof and floor slab system, supported by masonry bearing walls and a concrete slab-on-grade. Existing exterior stairways are composed of cast-in-place concrete construction with masonry walls. The existing structural lateral system of the main building appears to be a masonry shear wall system.

Lobby Wing

Existing ground level lobby areas have a covered roof structure composed of wood decking, supported by wood roof rafters, wood beams and wood posts or masonry columns and a concrete slab-on-grade. Existing ground level lobby maintenance areas have a covered roof structure composed of corrugated roofing or wood decking, supported by wood purlins, wood rafters, wood beams and wood posts. The existing structural lateral system of the Lobby Wing appears to be a masonry shear wall system.

Annex

The existing structural system of the Annex building is a cast-in-place concrete roof system, supported by structural steel wide flange beams, concrete girders, concrete columns and exterior masonry walls and a

concrete slab-on-grade. The existing structural lateral system of the Annex building appears to be a masonry shear wall system.

2.5.11 Existing Parking Conditions

The existing parking lot for the property is located in front of the buildings. There appears to be forty-six (46) marked stalls, including two (2) ADA marked stalls. Based on observations during a site visit on

June 17, 2015, the existing asphalt pavement exhibited minor cracks. There was also minor ponding in multiple areas. There was also an approximate 50-foot long pavement heave (1-2 inches high) spanning across multiple parking stalls with a longitudinal crack at the crown of the heave. The two ADA parking stalls were located on slopes (approximately 6%) and do not appear to be in compliance with ADA standards.

	Date of Finding	Floor	Location	Description	Colution		Discipline					Opinion of
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
RB.1C-01	June 17, 2015	1	Exterior - Southwest corner of	Minor AC cracks in crosswalk (ROW?). Approximately 50-	Crack sealing and make one-direction travel at North		•					\$3,000.00
			driveway; Southeast corner of	ft long AC pavement heave (1-2 inches high), with	end of parking lot. Monitor cracks at swimming pool							
			property; North end of parking lot;	longitudinal crack at heave crown. Minor AC cracks with	and repair if cracks become worse.							
			West side of swimming pool	narrow two-way travel lane. Worn concrete pavement								
				with moderate cracks at swimming pool.								
PR 1C 02	lupo 17, 2015	1	Exterior South and of parking area	Minor ponding at multiple locations	Monitor and soal when cracks appear							N/A
ND.1C-02	Julie 17, 2015		Exterior - South end of parking area	initial ponding at multiple locations.	Monitor and sear when cracks appear.							N/A
RB.1C-03	June 17, 2015	1	Exterior - Southeast corner of	Multiple cracks (up to 1-inch wide) in CMU wall.	Repair cracks (non-structural repair).		•					\$2,500.00
	hun 47 2015		property	The second second static structure AC second second CMU								64 500 00
RB.1C-04	June 17, 2015	1	Exterior - South end CMU wall	wall.	Cut and treat root, repair pavement and wall.		•					\$1,500.00
RB.1C-05	June 17, 2015	1	Exterior - West side of swimming	Grated inlet (approximately 28-in by 18-in) appeared	Provide maintenance.		•					
			pool	plugged.								
RB.1C-06	June 17, 2015	1	Exterior - East side of property	Partially demolished concrete sidewalk could be a	Complete demolition to match grade and remove loose		•					\$5,000.00
				trip/fall hazard.	debris.							
RB.A-01	June 17, 2015	Typical	Typical	Paint in poor condition.	Paint building complete - exterior and common areas interior.	•						\$425,000.00
RB.A-02	June 17, 2015	Typical	Typical	Carpet in poor condition - common areas.	Replace carpet complete in common areas.	•						\$80,000.00
RB.A-03	June 17, 2015	Typical	Typical	Rust throughout.	Remove/repair rust damage.	•						\$35,000.00
RB.A-04	June 17, 2015	Typical	Typical	Poor/no illuminated exit signs. Arrows in wrong	Provide illuminated exit signs with properly facing	•					•	\$1,500.00
				direction.	arrows							
RB.A-05	June 17, 2015	Typical	Typical	No wayfinding signage.	Provide wayfinding signage in common areas	•						\$15,000.00
RB A-06	lune 17, 2015	Typical	Typical - Corridors	Hotel Wing Moisture damage - CMU wall spalling	Determine source of moisture damage	•						N/A
NB.A-00	Julie 17, 2015	Typical		bubbling - occurs at same location on all floors.	Determine source of moisture damage.	•						17/2
RB.A-07	June 24-25, 2015	Typical	Typical - Corridors	No fire sprinklers.	Provide fire sprinklers in corridors.	•			•	•		\$75,000.00
RB.A-08	June 17, 2015	Typical	Hotel Wing	Termite damage throughout.	Replace termite damage wood.	•						\$50,000.00
RB.A-09	June 17, 2015	Typical	Hotel Wing - Balconies	Some balconies require protection along guardrail	Construct guardrail protection. Replace	•						\$40,000.00
				access. Small balconies/sliding doors makai facing has	guardrails/pickets.							
				guardrails/pickets spaced too widely.								
RB.A-10	June 17, 2015	Typical	Hotel Wing - Corridors	Popcorn ceilings.	Remove popcorn ceilings and refinish. Paint cost	•						\$25,000.00
		,,	5		included under RB.A-01.							. ,
RB.A-11	June 17, 2015	Typical	Hotel Wing - Corridors	Room door hardware non-compliant- no lever (has door	Replace all doors with fire separation doors with	•						\$136,000.00
				stop). Wood doors warped throughout. Paint/veneer	approach entry/exit hardware, make ADA compliant.							
			-	peeling. Termite damage. Rust.								
RB.A-12	June 17, 2015	Typical	Hotel Wing - Corridors	Height of metal threshold at makai end exceeds ADA	Remove/replace threshold.	•						\$750.00
55.4.42	47.0017	- · ·		regulation.								ÁF 000 00
KB.A-13	June 17, 2015	Турісаі	Hotel Wing - Corridors	Fire nose/extinguisher located in same cabinet.	Replace fire extinguisher cabinets.							\$5,000.00
RB.A-14	June 17, 2015	Typical	Hotel Wing - Vertical Circulation	No elevator.	Construct code compliant elevator.	•					•	\$350,000.00

Finalize No.		Floor	Location	Description	Solution			Discipline				Opinion of
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
RB.A-15	June 17, 2015	Typical	Hotel Wing - Stair Towers	Mauka Stair Tower - Guardrails needed. Picket spacing exceeds code regulation. Spacing at landing concrete/wood guardrail exceeds code regulation. Stair Tower is open. Carpet; Makai Stair Tower - Guardrails needed. Picket spacing exceeds code regulation. Stair Tower is open. Ponding. Non-slip nosing paint worn.	Provide code compliant stair towers.	•						\$150,000.00
RB.0A-01	June 17, 2015	0	Exterior	Northwest site retaining wall needs repair.	Repair retaining wall.	•	•	•				\$30,000.00
RB.0A-02	June 17, 2015	0	Hotel Wing	Electrical equipment to be enclosed in protected room.	Construct enclosure for electrical equipment.	•		•		•	•	\$2,500.00
RB.0A-03	June 17, 2015	0	Hotel Wing	Exterior curved stair (near pool) requires railings. Riser height at 3", may be too short.	Add railings. Modify/reconstruct stair for code compliant riser height.	•		•				\$5,000.00
RB.0A-04	June 17, 2015	0	Hotel Wing	Lanais enclosed with unrated construction-combustible materials.	Demolish lanai enclosures.	•		•				\$1,500.00
RB.0A-05	June 17, 2015	0	Hotel Wing	Dead end corridor. Screen doors open into corridor.	Modify layout to eliminate dead end corridor, add sprinklers or add alternate exit.	•					•	\$25,000.00
RB.0A-06	June 17, 2015	1	Annex	Entire basement in poor condition.	Install new floor finish, drywall, paint, ceilings, lights, etc.	•				•	•	\$250,000.00
RB.1A-01	June 17, 2015	1	Exterior - Pool	Retaining wall needs to be repaired. Wall is leaning.	Repair retaining wall.	•		•				\$15,000.00
RB.1A-02	June 17, 2015	1	Lobby Wing	Laundry Area is unenclosed and not protected by rated construction. Windows in wall adjacent to Laundry Area.	Reconstruct Laundry Area with rated construction to comply with code.	•		•			•	\$75,000.00
RB.1A-03	June 17, 2015	1	Annex	Access to unsafe burnt roof deck.	Cordoned off stair to burnt roof deck or remove stair access completely.	•						\$1,000.00
RB.1A-04	June 17, 2015	1	Annex	Stair down to "Owners Only" basement old exercise room in poor condition.	Repair stair.	•						\$3,000.00
RB.1A-05	NOT USED											
RB.1A-06	June 17, 2015	1	Annex	Roof above exercise room needs to be replaced so that occupiable spaces below will be protected in the future and to maintain integrity of the structure.	Install new roofing and gutters/downspouts.	•		•				\$75,000.00
RB.RA-01	June 17, 2015	Roof	Roof	Need scuttle access to roof. Current access a life safety issue.	Provide new scuttle and ladder access, or external ladder access at exterior of building.	•						\$25,000.00
RB.RA-02	June 17, 2015	Roof	Roof	Half of roof is moss covered. Spongy roof in spots, water beneath - no secondary drainage off roof - only internal downspouts provided.	Remove moss and roofing material. Provide secondary drainage method off roof.	•						\$150,000.00
RB.RA-03	June 17, 2015	Roof	Roof	Parapet liner is peeling. Copper coping is good, but fasteners deteriorated. Mansard roof rusted.	Replace deteriorated fasteners. Replace mansard roof.	•						\$75,000.00
RD.D-01	June 24-25, 2015	Typical	Hotel Wing - Guest rooms	Non-compliant identification sign; Non-compliant entrance door and doorway.	Provide compliant permanent room signs that are tactile and brailed. Widen entrance and interior doors and doorways.	•		•				\$60,000.00
RD.D-02	June 24-25, 2015	Typical	Hotel Wing - Corridors	Fire Alarm System - Pull Stations	Replace with accessible pull stations and locate at accessible locations.						•	\$8,000.00

Finding No.	Date of Finding	Floor	Location	Description	Solution			Disc	ipline			Opinion of
Finding No.	Date of Finding	FIOOF	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
RD.D-03	June 24-25, 2015	Typical	Hotel Wing - Means of Egress	Non-compliant signs for means of egress	Provide accessible signs at exit doors, areas of refuge, and directional signs.	•						Included elsewhere
RD.D-04	June 24-25, 2015	Typical	Hotel Wing - Means of Egress	Non-compliant stairways that are part of a means of egress.	Provide accessible stairways as part of a means of egress	•						Included elsewhere
RD.D-05	June 24-25, 2015	Typical	Lobby Wing - Employee Work Areas; Public and Common Use Areas	Fire Alarm System - Audible and Visible	Wiring alarm system shall be designed so that visible alarms can be integrated into the alarm system. Install fire alarm system that provides audible and visible in all public and common use areas and wiring system in Employee work areas.						•	\$55,000.00
RD.1D-01	June 24-25, 2015	1	Exterior - Site Arrival Point	No accessible route connecting public sidewalk to hotel.	Provide a safe separate accessible route from sidewalk to Lobby through parking lot, possibly by ramping method.		•					Included elsewhere
RD.1D-02	June 24-25, 2015	1	Exterior - Accessible Parking Spaces	Non-compliant accessible parking stalls. (vehicle and van spaces, access aisle, ground surface, identification, and relationship to accessible route).	Relocate/Reconfigure for compliant accessible parking stalls. (vehicle and van spaces, access aisle, ground surface, identification, and relationship to accessible route)		•					\$2,500.00
RD.1D-03	June 24-25, 2015	1	Exterior - Guest Loading Zones	Non-compliant guest loading zone with no access aisle that adjoins an accessible route.	Provide accessible guest loading zone with access aisle that adjoins an accessible route.		•					\$2,500.00
RD.1D-04	June 24-25, 2015	1	Exterior - Accessible Route to Lobby	Non-compliant stairs and no curb ramp to Lobby level.	Improve stairs and provide an accessible curb ramp and ramp to Lobby level.	•		•				\$75,000.00
RD.1D-05	June 24-25, 2015	1	Exterior - Smoking Area	No accessible route and non-compliant bench.	Provide an accessible route and provide an accessible bench.	•						\$1,500.00
RD.1D-06	June 24-25, 2015	1	Exterior - Accessible Route to Swimming Pool, Employee Lounge, Basement Guest Room.	Non-compliant accessible ramp. 1:10 slope with no handrails.	Provide an accessible ramp to Swimming Pool, Employee Lounge, Basement Guest Room.	•		•				\$12,000.00
RD.1D-07	June 24-25, 2015	1	Exterior - Accessible Route to Basement Guest Room.	Non-compliant stairway to basement guest rooms.	Provide an accessible stairway to basement guest rooms.	•						\$5,000.00
RD.1D-08	June 24-25, 2015	1	Exterior - Swimming Pool	Non-compliant gate latch and no accessible means of pool entry.	Lower gate latch to accessible reach range and provide accessible means for pool entry.	•						\$7,500.00
RD.1D-09	June 24-25, 2015	1	Hotel Wing - Guest Room with mobility and communication features	Insufficient quantity provided.	Renovate required quantity of guest rooms to include mobility and communication features.	•		•	•		•	\$65,000.00
RD.1D-10	June 24-25, 2015	1	Hotel Wing - Guest Rooms with mobility and communication features	Fire Alarm System - Audible and Visible.	Install fire alarm system that provides audible and visible.						•	\$15,000.00
RD.1D-11	June 24-25, 2015	1	Lobby Wing - Registration Service Counter	Non-compliant registration service counter.	Provide accessible service counter.	•						\$3,500.00
RD.1D-12	June 24-25, 2015	1	Lobby Wing - Keydrop Slot	Non-compliant height.	Provide additional keydrop slot or lower existing keydrop.	•						\$500.00
RD.1D-13	June 24-25, 2015	1	Lobby Wing - Drinking Fountain	Non-compliant drinking fountain.	Provide accessible drinking fountain.				•			\$1,200.00
RD.1D-14	June 24-25, 2015	1	Lobby Wing - Accessible Route to First Floor Guest Rooms	Non-compliant accessible route to guest rooms.	Provide an accessible ramp to first floor guest rooms.	•						Included elsewhere

Cinding No.	Data of Finding	F lee#	Location	Description	Colution			Disci	pline			Opinion of
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
RD.1D-15	June 24-25, 2015	1	Lobby Wing - Housekeeping	Non-compliant Housekeeping Room.	Provide an accessible room with widened entrance, turning space, washer/dryer, with identification sign.	•		•	•		٠	\$7,500.00
RD.1D-16	June 24-25, 2015	1	Lobby Wing - Guest Laundry Area	Non-compliant Guest Laundry area.	Provide an accessible laundry area that includes maneuvering clearances, equipment (washer/dryer), work surface, and ground surface.	•		•	•		•	Included elsewhere
RD.1D-17	June 24-25, 2015	1	Lobby Wing - Bathing Room	Non-compliant bathing room. (shower, water closet, urinal, lavatory, mirror, turn around, light switch, coat hook, shelves).	Provide accessible bathing room (shower, water closet, urinal, lavatory, mirror, turn around, light switch, coat hook, shelves).	•		•	•		•	\$50,000.00
RD.1D-18	June 24-25, 2015	1	Annex - Employee Lounge/Kitchen	Non-compliant accessible route to Employee Lounge/Kitchen; Non-compliant Employee Kitchen.	Provide an accessible ramp to Employee Lounge/Kitchen; Provide an accessible Employee Kitchen (clearances, work surfaces, sink, storage, appliances, and outlets) with identification sign.	•		•	•		•	\$50,000.00
RD.1D-19	June 24-25, 2015	1	Annex - Hotel Storage	Non-compliant access to Hotel Storage	Provide an accessible route, ramp, or lift to entrance of Hotel Storage.	•	•	•				Included elsewhere
RD.2D-01	June 24-25, 2015	2	Hotel Wing - Guest Room with enclosed lanai (similar to #206)	Non-compliant identification sign	To become accessible, provide compliant permanent room signs that are tactile and brailed.	•						Included elsewhere
RD.2D-02	June 24-25, 2015	2, 3	Hotel Wing - Guest Room with enclosed lanai (similar to #206); Guest Room with lanai (similar to #218); Guest Room with bay view and lanai (similar to #320)	Non-compliant entrance door and doorway; non- compliant interior door and doorway; non-compliant bathroom; non-compliant kitchenette; non-compliant electrical outlet height; Non-compliant identification signs.	To become accessible, provide interior maneuvering clearances by moving closet side wall. Provide wider interior door and doorways by widening door opening. Enlarge bathroom to comply with accessible shower, lavatory, and water closet requirements. Modify kitchenette cabinets to comply with sink, storage, and work surface requirements. Provide electrical outlet within accessible reach range. Provide compliant permanent room signs that are tactile and brailed.	•		•	•		•	\$50,000.00
RB.S-01	June 17, 2015	Typical	Typical	Cracks and spalls at concrete slab, CMU/concrete walls and guardrails, underside of fascia deteriorating- chunks of concrete missing, transverse cracks at underside of 1st floor cantilevered slab hotel wing, deterioration of masonry wall at slab soffit, cracks in exterior masonry fence wall as well as moisture damage, vertical cracks in concrete roof beam, transverse cracks in concrete roof slab soffit, random cracks in concrete roof slab soffit, longitudinal cracks in suspended concrete stair framing	Repair cracks and spalls, repair cracks/replace masonry wall			•				\$450,000.00
RB.S-02	June 17, 2015	Typical	Hotel Wing - Stairs	Corrosion at stair guardrail connectors	Repair corrosion			•				\$15,000.00
RB.S-03	June 17, 2015	Typical	Hotel Wing	Moisture damage/stains on underside of roof decking. Wood rot/moisture damage at exterior wood guardrails	Replace wood guardrails			•				Included elsewhere

Physical Action		F lares	Le catter	Description	Data of Finding Floor Location Description Solution				ipline			Opinion of
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
RB.0S-01	June 17, 2015	0	Annex	Severe corrosion in structural steel roof beams	Repair/replace steel beams			•			,, ,	\$100,000.00
RB.1S-01	June 17, 2015	1	Lobby Wing - Laundry Area	Moisture damage at roof beams & roof decking	Repair/replace roof beams and decking			•				\$15,000.00
RB.1P-01	June 17, 2015	1	Lobby Wing	Water Cooler	Replace with new ADA fixture				•			\$1,500.00
RB.1P-02	June 17, 2015	1	Lobby Wing - Housekeeping	Plumbing Fixtures	Restroom converted to laundry area. Consider restoring back to public restroom. Removal of laundry equipment and replace/install new plumbing fixtures.				•			Included elsewhere
RB.1P-03	June 17, 2015	1	Lobby Wing - Laundry Area	Hot water piping is not insulated	Insulate exposed hot water piping.				•			Included elsewhere
RB.1M-01	June 17, 2015	1	Lobby Wing - Laundry Area	Dryer vents have many elbows and restrictions, which may be restrictive to airflow.	Reroute flexible ductwork to avoid elbows and restrictions. Provide common sheet metal duct with cleanout to allow better dryer airflow.					•		Included elsewhere
RB.E-01	June 17, 2015	Typical	Typical	Extension cords used for permanent light and equipment installation. This use is not permitted by the National Electrical Code. Exposed cabling does not closely follow structure. Exposed wiring at light junction box. Exposed/loose wires on ceiling in Lobby and Hotel Wing corridors.	Provide new conduit and conductors allowed for permanent installation. Secure cabling to the structure. Conceal wiring.						•	\$4,600.00
RB.E-02	June 17, 2015	Typical	Hotel Wing	Hall light missing cover. Walkway lights not securely fastened to structure. Some missing bulbs. Hall light junction box does not completely cover penetration into ceiling.	Securely fasten fixture to structure. Provide bulbs in all fixtures. Provide junction box that properly covers penetration into ceiling						•	\$1,000.00
RB.0E-01	June 17, 2015	0	Hotel Wing	Junction box missing cover in stairwell to basement.	Provide cover for junction box.						•	\$100.00
RB.0E-02	June 17, 2015	0	Hotel Wing	Emergency light fixture and conduit showing signs of rust.	Replace light and conduit. Verify wiring is still in service for emergency light.						•	\$1,000.00
RB.1E-01	June 17, 2015	1	Annex	Service Equipment rusting and not sealed.	Remove rusted unused equipment to prevent leakage into equipment still service equipment still in use. Close equipment covers completely to prevent water penetration.						•	\$1,000.00
										TOTAL		\$3,194,150.00

Note: Hidden or concealed conditions such as those covered by floor, roof, ceiling or wall panels and coverings, inaccessible areas, non-common areas were not reviewed.













REED'S BAY RESORT HOTEL Disclaimer: This map has been prepared for general planning purposes only.







STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016













RB.1C-01



RB.1C-02







RB.A-01



RB.1C-05





RB.A-03



RB.A-04





RB.1C-04



RB.A-02



RB.A-06



RB.A-07



RB.A-08



RB.A-11



RB.A-15



RB.A-12



RB.A-15



RB.A-09



RB.A-13



RB.0A-01



RB.A-10



RB.A-14



RB.0A-02


RB.0A-03



RB.0A-04



RB.0A-05



RB.1A-01



RB.1A-02





RB.RA-01



RB.1A-03



RB.RA-02



RB.0A-06



RB.1A-04



RB.RA-03



RD.D-01



RD.D-05



RD.D-02



RD.1D-01



RD.1D-04



RD.1D-05



RD.D-03







RD.1D-06



RD.D-04



RD.1D-03



RD.1D-07



RD.1D-08



RD.1D-11



RD.1D-12



RD.1D-14





RD.1D-18



RD.1D-19



RD.1D-16



RD.2D-01



RD.1D-13



RD.1D-17



RD.2D-02



RB.S-01



RB.S-02



RB.S-03





RB.1P-01



RB.1M-01



RB.E-01



RB.1P-02







RB.0S-01



RB.1P-03



RB.0E-01/ RB.0E-02



RB.1E-01

State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES

2.6 Country Club Condominium/Hotel



State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES

2.6.1 County of Hawai'i Land Use Code Review

Project Site Information		
Owner		State of Hawai'i
Property Address	121 Banyan Drive Hilo, HI 96720	
TMKs		(3) 2-1-005:020, 023
(Total) Lot Area		52,203 SF / 1.2 acre
Land Use Information		
Zoning		V75, or 750 SF max per rentable unit
Existing Number of Rentable Units		152 rental units Approx avg 336 SF per unit
Minimum Building Area	15,000 SF	Complies
Minimum Site Average Width	90 FT	
Front Yard Setback		20 FT
Rear Yard Setback	20 FT	Coastline
Side Yard Setback	8 FT for one story, plus additional 2 FT per additional story	18 FT
Landscaping	Minimum 20 percent total land area, excluding parking areas	TBD
Height Limit	120 FT	Exst height approx. 72 FT based on 12'-0" per story; excludes elev/mech penthouse
Flood Zone		Zone "VE" Coastal High Hazard

	SMA Permit Required
	TBD
	TBD
	Urban
	Hotel, meeting facilities, restaurant (permitted use)
(10) Hotels and lodges: A) for hotel guest units <i>without a kitchen</i> , one for every three units	n/a
(10) Hotels and lodges: B) for hotel guest units <i>with kitchen</i> , one and one quarter for each unit	152 units (1.25) = 190 parking stalls required
(14) Meeting facilities: one for each seventy-	5,113 SF / 75 = 68
five square feet of gross floor area	parking stalls required
(3) Commercial uses, including retail and officeuses in V districts: one for each threehundred square feet of gross floor area	8,343 SF / 300 = 28 parking stalls required
TOTAL REQUIRED PARKING STALLS	286
TOTAL STALLS PROVIDED (EXST)	65
Accessible Stalls Required	7
(Req'd. to be van accessible)	1
Accessible Stalls Provided	2
Loading Spaces Required	3
Accessible Loading Zone	1
Loading Spaces Provided	0
	 (10) Hotels and lodges: A) for hotel guest units without a kitchen, one for every three units (10) Hotels and lodges: B) for hotel guest units with kitchen, one and one quarter for each unit (14) Meeting facilities: one for each seventy-five square feet of gross floor area (3) Commercial uses, including retail and office uses in V districts: one for each three hundred square feet of gross floor area TOTAL REQUIRED PARKING STALLS TOTAL STALLS PROVIDED (EXST) Accessible Stalls Required (Req'd. to be van accessible) Accessible Stalls Provided Loading Spaces Required Accessible Loading Zone Loading Spaces Provided

2.6.2 2006 International Building Code Review

Location	Construction Type/		Allowable Building	Existing Building	Building	Allowable Building	Existing Building	Number of Rental	Pom	arke		
Location	Sprinklered	Occupancy Group	Area (SF) Per Story	Area (SF) Per Story	Building	Height	Height	Units	Kein	arno		
1: Lobby,		В	23,000 SF	6,224 SF					Building may qualify f	or frontage increase;		
Restaurant,		Δ-2	9 500 SE	2 119 SE	Hotel	4 Stories	6 Stories	152	this would increase al	lowable floor area but		
Covered		77 Z	0,000 01	2,110 01					not allowa	ble height		
Parking,		S-2	26,000 SF	6,842 SF					Mixed occupancy b	ouilding - unity ratio		
Meeting					Lobby	4 Stories	1 Story	N/A	requirements apply	to allowable ht/area		
Room, Storage	IIB, NS	A-3	9,500 SF	2,595 SF					R-2, non-transient: (Decupancy for more		
otorage				14 202 85					than 5	u days		
2				14,302 SF	Assambly	2 Stories	1 Story	Ν/Δ	Note that Hawai'i	State Tax transient		
3		P 2	16.000 SE	14,339 SI	Assembly	2 3101165	1 Story	N/A	180 days or less			
5		N-2	10,000 SF	14,300 SF								
6				14,300 SF	Storage/Parking	4 Stories	1 Story	N/A				
0				14,300 SF			Corridor Fire	Deguized Number		Number of		
Floor	Location	Occupancy Group	Table 1004.1.1	Approximate Floor	Floor Area/	Occupant Load	Resistance Rating	of Exits (Tables	% of Total Floor	Required		
11001	Looution		Function	Area	Occupancy	Cooupant Loud	(Table 1017.1)	1015.1, 1019.1)	Area	Accessible Units		
		B - Office, Small										
		Lobby, Support,	Business Areas	6,224 SF	100	62	NS - 1 HR	2	35%			
	Mauka Wing	Kitchen										
		A-2 Restaurant	Assembly -	2 119 SF	15	141	NS - 1 HR	2	12%			
			Unconcentrated	2,110 01	15	141		2	1270			
1			Parking Garages							152 Total Units = 8		
		S-2 Low Hazard	(exceeds Group U	6,842 SF	200	34	NS - 1 HR	2	38%	Accessible Units		
	Makai Wing	Storage	limit), Storage							Minimum		
			Areas, Launury									
		A-3 Community Hall	Unconcentrated	2,595 SF	15	173	NS - 1 HR	2	15%			
2		R-2 Hotel		14,382 SF	200	72	NS - Not Permitted	2				
3	Mauka/Makai Wings	Nontransient	Residential	14.339 SF	200	72	NS - Not Permitted	2	100%			
-				,	_ , ,	· <u> </u>		-				

4	14,300 SF	200	72	NS - Not Permitted	2
5	14,300 SF	200	72	NS - Not Permitted	2
6	14,300 SF	200	72	NS - Not Permitted	2

TEXT = Non-conformity with IBC

2	
2	
2	



FIGURE 11 BUILDING ENVELOPE STUDY









WALL RATING LEGEND:	<u>OCCUPANCY GROUP LEGEND:</u>
30 MIN FIRE SEPARATION	GROUP A. ASSEMBLY GROUP R. RESIDENTIAL
1–hr fire separation	
2–HR FIRE SEPARATION	GROUP D, BUSINESS GROUP S, STURAGE
Z-HK FIKE SEPAKATION	

ZONE V-.75: 120'-0" HT LIMIT

MAUKA WING	ļ	MAKAI WING					
R−2		R−2					
R-2		R−2					
R−2		R−2					
R-2	R-2						
R-2		R-2					
А-2 В	S-2	A-3	S−2				

SECTION DIAGRAM

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015





±72'-0"

2.6.3 Limited Hazardous Materials Survey

The Limited Hazardous Materials Survey Report tested two hundred and four (204) suspected ACM samples, of which ten (10) tested positive for ACM's. Non-friable Category I ACM's were found in the following locations:

- Elevator shaft roof Black sealant around metal handles •
- Floors 1~6 and Halau Room Drywall Wall
- Floors 2, 4~6 Makai Wing and corridor Yellow carpet mastic on leveling compound ٠
- Makai Wing stairwell Window caulking around large glass window ٠
- Floors 2~3, 5 Makai Wing, Halau Room Window caulking

Friable ACM's were found in the following locations:

- Halau Room Spray-on ceiling material •
- Parking Garage Ceiling 4" and 6" wrapped insulation (T-Joint), spray-on ceiling material ٠

All friable ACM and any non-friable ACM that could be crumbled and pulverized during renovation/demolition is required to be removed and disposed of by a qualified asbestos abatement contractor.

Of the thirteen (13) paint chip samples, one (1) in poor condition was LBP. The LBP was found in the elevator shaft roof metal handrails. Five (5) paint chip samples were classified as LCP. The LCP was found in the following locations:

- Main Roof Metal soffit vents and metal exhaust vent platform •
- Corridors Wood ceiling, concrete ceiling, and metal door/door frame .
- Garage and Laundry Area Metal fire hose case/fire alarm bell/pipe
- Exterior Concrete beams and metal pipes

LBP and loose and flaking LCP that may be disturbed during renovation/demolition should be removed and disposed of in accordance with applicable local, state, and federal regulations.

The two (2) suspected arsenic treated material samples taken do not contain detectable levels of arsenic²²

²² (EnviroServices & Training Center)

2.6.4 **Existing Property Overview**

Country Club is the tallest structure of the Properties, standing at six-stories. Built in 1969²³, it is comprised of a single structure that totals approximately 89,401 square feet. For the purpose of this Report, the structure was divided into two wings: Mauka Wing and Makai Wing. The first floor Mauka Wing is comprised of the office, restaurant (closed), and storage. While the first floor Makai Wing houses the meeting room, storage, and covered parking. The manager's unit is located on the second floor with a connecting staircase to the first floor office. Units are located on the second through sixth floors, which total approximately one hundred and fifty-two (152) units.



2.6.5 **Existing Water System**

The property is served by an existing 12-inch ductile iron water main owned by the DWS. The 12-inch water main is located in the Banyan Drive right-of-way. There is an existing fire hydrant on the street side of the property.

Two water meter accounts are associated with this property. At the time of this Report the purpose of each account was unknown. The following information was obtained from the DWS in September of

²³ (SSFM International, Inc.)

FIGURE 12 DIAGRAM OF COUNTRY CLUB PROPERTY

2015. The DWS noted that the accuracy of the information is pending field crew verification of the meters.

Country Club Condominium/Hotel Potable Water Information										
DWS Account No.	260-95500									
Meter No.	32894541									
Meter Size	1-1/2-inch									
Source Reservoir	Piihonua 3									
	(overflow/spillway elev. = 300')									
Existing Average Daily Usage (2013 – Present)	18.8 gal/day									
Existing Units of Water Used*	1 units									
Allowable Units of Water*	25 units (10,000 gal/day)									
Available Units of Water*	24 units (9,600 gal/day)									

*1 equivalent water unit = 400 gal/day

Country Club Condominium/Hotel Potable Water Information										
DWS Account No.	260-95520									
Meter No.	4577439									
Meter Size	3-inch									
Source Reconvoir	Piihonua 3									
	(overflow/spillway elev. = 300')									
Existing Average Daily Usage (2013 – Present)	15,068 gal/day									
Existing Units of Water Used*	38 units									
Allowable Units of Water*	141 units (56,400 gal/day)									
Available Units of Water*	103 units (41,200 gal/day)									
*1 equivalent water unit = 400 gal/day										

Based on the information obtained, it appears that Country Club has approximately 103 additional units of water (41,200 gal/day) available. It is reasonable to assume that this property could increase its water usage. However, the DWS will need to approve any proposed improvements because allowable units of water are subject to change. The DWS Water System Standards dated 2002 also states, in Table 100-18, that the average daily demand for a zoning designation of "Resort" is subject to special review and control by the Manager.

2.6.6 Existing Sewer System

Wastewater generated from the property flows into an existing 15-inch County of Hawai'i sewer main, along Banyan Drive. An existing sewer manhole (SMH# 5759) is located in the northwestern driveway just outside the parcel in the public right-of-way. The County of Hawai'i indicated that no recent sewer studies are available to confirm the existing flows, however, at the time of its construction in the 1960s, this portion of the sewer system was intended to accommodate a design flow of 1.16 MGD (805 GPM). Based on preliminary discussions with the County of Hawai'i Department of Environmental Management, increases to the property occupancy or to the amount of wastewater generated will require a Sewer Study to assess the existing sewer system capacity.

Wastewater from the property travels along Banyan Drive towards an existing sewage pump station (Banyan Pump Station) located to the north of the intersection of Banyan Drive and Banyan Way. Wastewater is then pumped through a 10-inch force main into another portion of the County of Hawai'i sewer system and ultimately treated at the Hilo Wastewater Treatment Plant.

2.6.7 Existing Drainage System

The property is generally sloped towards the ocean and stormwater runoff drains by sheet flowing towards the back of the property into Reed's Bay.

The County Club parcel is within the special flood hazard area and designated as Zone VE. Zone VE is defined in Chapter 27, Floodplain Management, of the HCC as coastal high hazard and commonly known as the tsunami inundation zone. As described in this chapter "Zone VE is the special flood hazard area that corresponds to the one-hundred-year coastal floodplains extending from offshore to the inland limit of a primary frontal dune along an open coast and any other area subject to high velocity wave action from storms or seismic sources. It is an area subject to high velocity waters, including coastal and tidal

inundation or tsunamis. Whole-foot base flood elevations derived from the detailed hydraulic analyses have been determined at selected intervals within this zone²⁴." Any proposed work shall be subject to full compliance of Chapter 27 of the HCC.

Chapter 27 of the HCC also addresses nonconforming structures in Section 27-13 and states "any nonconforming structure existing on May 5, 1982 or made nonconforming by a change in the special flood hazard area may continue, subject to the following conditions:

- a) Any repair, reconstruction, improvement, or addition to a nonconforming structure, if it is considered to be substantial improvement, shall comply with the applicable standards of this chapter.
- b) All relocated structures shall comply with the applicable standards of this chapter.
- Substantial improvement of a damaged, destroyed, or demolished structure²⁵. c)

Where "substantial improvement" is defined in HCC Section 27-12 as "any repair, reconstruction, rehabilitation, addition, or other proposed new development of a structure, the cost of which equals or exceeds fifty percent of the market value of the structure before the "start of construction" of the improvement which shall be the sum of all costs of all such work performed in the previous three years including the cost of the current work being considered²⁶." HCC Section 27-12 also states that substantial improvement does not include "any project for improvement to a structure to correct existing violations of state or local health, sanitary, or safety code specifications which have been identified by the local code enforcement official and which are the minimum necessary to assure safe living conditions²⁷."

Property tax records of the parcel indicate that the structure was built prior to May 5, 1982.

The DLNR OCCL is currently evaluating the effects of climate change through 2050. This effort is designed to fulfill the requirements of the Hawai'i Climate Adaption Initiative Act of 2014 (Act 83; House Bill 1714). OCCL's initial focus is to study the effects of sea level rise on the islands, including sea level rise vulnerability and adaptation. In 2014, OCCL executed a Memorandum of Agreement to formalize a relationship between the SOEST. Under this agreement, SOEST will help fulfill OCCL's mission to protect and conserve beaches, dunes, and coastal communities from the deleterious effects of coastal erosion and sea level rise. SOEST effort is on-going and will not be completed before finalization of this "Assess Banyan Drive Properties" project.

- ²⁴ (County of Hawai'i) ²⁵ (County of Hawai'i) ²⁶ (County of Hawai'i)

- ²⁷ (County of Hawai'i)

State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES

In addition to any flood and tsunami considerations, proposed improvements to Banyan Drive Properties should be evaluated against developing sea level rise impacts and recommendations.

2.6.8 **Existing Mechanical System**

The current air conditioning system at Country Club appears to be a chilled water system consisting of an air cooled chiller and pump located on the roof, and chilled water piping distribution routed throughout the building to fan coils located in each room. For the purposes of this assessment, a room by room evaluation of the system was not performed, nor was any specific testing or performance evaluation on the system performed. Instead the assessment served to visually identify the general condition of accessible equipment on the roof and at common areas. In general, the components surveyed appeared to be in fair to poor condition with signs of corrosion, likely due to age and/or proximity to the ocean. Further evaluation would be necessary to determine the exact condition of the chilled water piping and fan coil units in each space.

2.6.9 **Existing Electrical System**

For the purposes of this assessment, a room by room evaluation of the electrical system was not performed, nor was any specific testing or performance evaluation on the system performed. Instead the assessment served to visually identify the general condition of accessible electrical equipment at common areas.

Equipment in the hall and public areas of Country Club seems to be in fair condition but is in need of some maintenance. On the exterior there are several pieces of equipment that appear to be abandoned and unserviceable. This equipment should be removed. Conduits and some equipment on the roof are completely rusted through and present a safety hazard. Also, some equipment on the roof is near the edge with no guardrail around for protection, this is an extreme safety concern.

2.6.10 **Existing Structures**

Makai and Mauka Wings

The structural gravity system of the Makai Wing building is a cast-in-place concrete roof and floor slab system, supported by concrete and masonry bearing walls, and concrete columns and a concrete slabon-grade. The stairway for the Makai Wing building is composed of cast-in-place concrete construction

with concrete bearing walls. The stairway for the Mauka Wing building is composed of structural steel framing. Both buildings appear to be separated by an expansion joint between the two structures. The structural lateral system of the both buildings appears to be a concrete shear wall system.

Mechanical Room Building

The structural gravity system of the mechanical room building is a concrete roof and floor slab system, supported by concrete bearing walls. The structural lateral system of the building appears to be a concrete shear wall system.

Existing Parking Conditions 2.6.11

The existing parking lot for the property is located around the main building with sixty-five (65) marked stalls, including two (2) ADA marked stalls. Based on observations during a site visit on June 17, 2015, the existing pavement exhibited potholes and moderate to minor ponding multiple areas. The worn asphaltic pavement also contained cracks in multiple areas. At the back east corner of the property towards the ocean, the asphalt pavement ends without any curbing. Erosion is evident in this area of the pavement. A chain link fence along the back of the parking area is corroded and worn.

		_1				Discipline		Opin			
Finding No.	Date of Finding	Floor	Location	Description	Solution		CIV	STRUCT PI	BG ME	CH ELEC	Probable Cost
CC.1C-01	June 17, 2015	1	Exterior - West driveway and parking area; Northeast driveway and parking area; Southeast driveway and parking area	Worn AC pavement, minor to moderate ponding, AC cracks, potholes.	Complete AC pavement reconstruction (approximately 31,800 sf), new pavement markings, replace speed bumps.		•				\$375,000.00
CC.1C-02	June 17, 2015	1	Exterior - North end of property, near shoreline	Chain link fence on east side of pool is in poor condition, missing curb at grade, erosion problem.	Replace fence with 80-ft of aluminum chain link fence, repair erosion area by AC pavement, install 80-ft of concrete curb at grade.		•				Included elsewhere
CC.A-01	June 17, 2015	Typical	Typical	Paint in poor condition.	Paint building complete.	•					\$750,000.00
CC.A-02	June 17, 2015	Typical	Typical	Carpet in poor condition.	Replace carpet throughout in common areas.	•					\$150,000.00
CC.A-03	June 17, 2015	Typical	Typical	No wayfinding signage.	Provide wayfinding signage.	•					\$30,000.00
CC.A-04	June 17, 2015	Typical	Typical	Popcorn ceiling in Mauka Wing - Lobby Reception and Makai Wing - Emergency Stair secondary corridor.	Remove popcorn ceiling and refinish ceilings.	•					\$75,000.00
CC.A-05	June 17, 2015	Typical	Typical - Corridors	No fire sprinklers.	Provide fire sprinklers in corridors to be code compliant.	•					\$225,000.00
CC.A-06	June 17, 2015	Typical	Makai Wing - Stair	Water stains running down wall.	Investigate source of leak.	•					N/A
CC.A-07	June 17, 2015	Typical	Makai Wing - Corridor	Corridor ceiling measured at 7-feet.	Raise ceiling height to a minimum ceiling height required is 7'-6".	•					\$500,000.00
CC.A-08	June 17, 2015	Typical	Makai Wing - Corridor	No egress lighting in corridor.	Provide egress lighting in corridors					•	\$36,000.00
CC.A-09	June 17, 2015	Typical	Makai Wing - Corridor	Corridor parallel to the ocean has windows at both ends. The windows are low and do not have guardrails.	Provide guardrails at windows.	•					\$5,000.00
CC.A-10	June 17, 2015	Typical	Makai Wing - Corridor	Moisture damage in carpet/wall throughout. Green carpet spots throughout.	Investigate source and repair.	•					N/A
CC.A-11	June 17, 2015	Typical	Makai Wing - Corridor	Suspended ceiling panels damaged/broken, water stains, ceiling grid rusty, etc.	Replace damaged suspended ceiling panels and paint ceiling grid or selectively repair grid throughout.	•					\$65,000.00
CC.A-12	June 17, 2015	Typical	Makai Wing - Stair	Stair nosing damaged.	Repair stair nosing.	•					\$1,500.00
CC.A-13	June 17, 2015	Typical	Makai Wing - Stair	On all floors, exit doors/knobs are broken. Doors do not latch, corroded, cracked vision panel.	On all floors, replace exit doors and provide compliant door hardware.	•					\$55,000.00
CC.A-14	June 17, 2015	Typical	Mauka Wing	No fire rated doors near elevator.	Provide fire rated doors near elevator.	•					\$50,000.00
CC.A-15	June 17, 2015	Typical	Makua Wing	Floors 2 - 6, west exterior walkway is a dead end corridor.	Modify layout to eliminate dead end corridors on floors 2 - 6. Construct 1-hr fire rated stair tower.	•		•		•	\$756,000.00
CC.A-16	June 17, 2015	Typical	Makua Wing	Bump along width of corridor, exceeds ADA regulations.	Investigate and remove speed bump or make ADA compliant.	•					\$6,000.00
CC.A-17	June 17, 2015	Typical	Mauka Wing - Elevator	Elevator damaged and has foul odor.	Clean and repair elevator.	•		•			\$10,000.00
CC.A-18	June 17, 2015	Typical	Mauka Wing - Stair	Exterior glass window broken. Weather strip peeling off.	Replace glass on all floors with non-combustible construction.	•					\$150,000.00
CC.1A-01	June 17, 2015	1	Exterior	Trash enclosure needs to be relocated. Visitors should not drive past trash and transformer.	Relocate trash enclosure.	•					\$7,000.00
CC.1A-02	June 17, 2015	1	Exterior	Cooling tower.	Remove miscellaneous cooling tower. Add bollard to protect gas valves.	•	٠		•		\$7,000.00

Einding No.	Finding No. Date of Finding		Location	Description	Solution		Discipline					Opinion of
Finding No.	Date of Finding	FIOOF	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
CC.1A-03	June 17, 2015	1	Exterior	Vertical decorative CMU end wall enclosures unstable.	Demolish vertical decorative CMU end wall enclosures and replace with solid partitions.	•						\$24,000.00
CC.1A-04	June 17, 2015	1	Exterior - Makai Wing	Pipe penetrations through ceiling are unprotected.	Seal pipe penetrations with fire stopping material or repair for code compliant fire separation.	•						\$8,000.00
CC.1A-05	June 17, 2015	1	Makai Wing	Laundry located next to elevator in unprotected space.	Construct 1-hour rating enclosure.	•				•	•	\$85,000.00
CC.1A-06	June 17, 2015	1	Makai Wing - Assembly Space and Meeting Room	Needs new carpet, ceiling finish, fans, lighting, windows, doors and accessible route.	Provide new carpet, ceiling finish, fans, light fixtures, windows, doors and accessible entry/exit route.	•						\$225,000.00
CC.1A-07	June 17, 2015	1	Mauka Wing	Roof above first floor is in bad condition and has ponding. Lower roofs edge flashing deteriorating with plants growing on roof. Access onto roof deck needs to be prevented. Children can fit through screen wall at landing. No railing on roof deck.	Repair roof. Install guardrail to prevent roof access.	•						\$75,000.00
CC.6A-01	June 17, 2015	6	Mauka Wing	Hole in floor.	Patch hole in floor.	•		•				\$200.00
CC.RA-01	June 17, 2015	Roof	Typical	Ponding throughout. Roof deteriorated, coating is peeling. Algae growth - slippery surface. Plant growth.	Repair roof deck. Reroof with built-up sheet roofing system.	•						\$350,000.00
CC.RA-02	June 17, 2015	Roof	Typical	No gutters. Internal roof drain only. Some roof drain screens missing.	Provide secondary drainage off roof. Provide new drain screens.	•						\$50,900.00
CC.RA-03	June 17, 2015	Roof	Makai Wing	Roof access stair rusting.	Repair stair.	•				•		\$8,000.00
CC.RA-04	June 17, 2015	Roof	Mauka Wing	Ponding at skylight, leaking into lower floors. Plant growth on skylights. On 6th floor, skylight is rusty and dirty, moss growth.	Repair skylights.	•						\$3,300.00
CC.D-01	June 22-23, 2015	Typical	Typical	Non-compliant identification sign and/or no ADA signage.	Provide compliant permanent room signs that are tactile and brailed throughout.	•						\$65,000.00
CC.D-02	June 17, 22-23, 2015	Typical	Typical - Employee Work Areas; Hotel Corridors; Public and Common Use Areas; Guest Rooms with mobility and communication features	Fire Alarm System - Audible and Visible; fire alarm pull stations worn and non-compliant. Fire hose / extinguisher located in same cabinet. No signage. Glass cracked.	Wiring alarm system shall be designed to that visible alarms can be integrated into the alarm system. Install fire alarm system that provides audible and visible in all public and common use areas and wiring system in Employee work areas. Replace fire alarm pull stations with accessible pull station and locate at accessible location. Replace fire extinguisher cabinets. Provide signage.	•			•		•	\$229,400.00
CC.D-03	June 22-23, 2015	Typical	Typical - Elevator Landing	Non-compliant landing controls, hall signals, and hoist way signs.	Lower landing controls and provide hall signals and hoist way signs					•		\$20,000.00
CC.D-04	June 22-23, 2015	Typical	Typical - Elevator Car Controls	Non-compliant car controls designation and indicators, car position indicator, and emergency communication.	Provide car control designation and indicators, provide visible and audible indicators, provide emergency communication tactile symbols and characters.					•		\$10,000.00

	Data of Finding	Eleor Location Description		Solution			Discipline				Opinion of		
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost	
CC.D-05	June 22-23, 2015	Typical	Typical - Hotel Corridors	Protruding wall mounted emergency light fixture; protruding wall mounted light fixture; protruding wall mounted fire hose cabinet.	Replace wall mounted emergency light fixture / wall mounted light fixture to either protrude less than 4 inches from the wall or higher than 80 inches above the finish floor. Construct furred out wall below corridor. Note: corridor must comply with minimum required width.	•					•	\$30,000.00	
CC.D-06	June 22-23, 2015	Typical	Typical - Guest Room with mobility and/or communication features	Insufficient quantity provided; Non-compliant electrical outlet and air conditioning thermostat height	Renovate required quantity of guest rooms to include mobility features. Renovate required quantity of guest rooms to include communication features. To become accessible, provide electrical outlet and air conditioning thermostat height within accessible reach range.	•		•	•	•	•	\$110,000.00	
CC.D-07	June 22-23, 2015	Typical	Makai Wing - Stair, Means of Egress	Non-compliant signs for means of egress. No floor level signage in Makai stair tower.	Provide accessible signs at exit doors, areas of refuge, and directional signs. Provide floor level signage in Makai stair tower.	•						Included elsewhere	
CC.D-08	June 17, 22-23, 2015	Typical	Makai Wing - Means of Egress; Exit Stairway; Stair Towers; Typical	Non-compliant stairways that are part of a means of egress; Stairs not ADA compliant. Non-compliant stair open risers and handrails. Spacing/height of guardrails noncompliant. Railings are not code compliant.	Provide accessible stairways as part of a means of egress. Provide accessible stairway with closed risers and compliant handrails. Replace guardrails throughout. Provide ADA handrails and guardrails at top landing. Provide code complaint railings.	•		•				\$250,000.00	
CC.D-09	June 17, 22-23, 2015	Typical	Makai Wing - Exit Stairway	Non-compliant doors in series. Makai stair tower does not have enough room for doors in succession leading from corridor into stair.	Redesign exit egress door swing	•		•				Included elsewhere	
CC.D-10	June 17, 22-23, 2015	Typical	Makai Wing - Doors at Guest rooms; Meeting Room	Non-compliant interior door and doorway into guest rooms; No ADA access into ground floor breezeway at double door; Room door hardware is non-compliant - no levers. Stair exterior doors have no levers. Cannot get into stairs in breezeway at single steps. Steps exceeds maximum riser height by laundry. No ADA access into Meeting Room and to elevator.	To create accessible guest rooms, provide wider interior door and doorways by widening door opening. Provide ADA access into required spaces. Replace all doors with fire separation doors with approach entry / exit hardware, make ADA compliant.	•						\$120,000.00	
CC.D-11	June 22-23, 2015	Typical	Makai Wing - Guest Rooms x14, x25, x27, x03, x29, x32, x30, x24, x31 Note: Kitchenette not required in Rooms x25, x27 and these units do not have kitchenettes	Non-compliant entrance door and doorway; Non- compliant bathroom; Non-compliant kitchenette	Remove cabinet to provide maneuvering clearance on interior; To become accessible, provide interior maneuvering clearances. Enlarge bathroom to comply with accessible shower, lavatory, and water closet requirements. Modify kitchenette cabinets to comply with sink, storage, and work surface requirements.	•			•		•	Included elsewhere	
CC.D-12	June 17, 2015	Typical	Makai Wing - Corridor	In main corridor, last door on the northwest side of the building (makai) is recessed. Not ADA compliant.	Modify entry into room, make ADA compliant.	•						\$5,000.00	
CC.1D-01	June 22-23, 2015	1	Exterior - Site Arrival Point	No accessible route connecting public sidewalk to hotel.	Provide a safe separate accessible route from sidewalk to Lobby through parking lot.		•					\$15,000.00	

Finding No.	Date of Finding	Floor	Location	Description	Solution	Discipline					Opinion of
						ARCH	CIV	STRUCT PLBG	MECH	ELEC	Probable Cost
CC.1D-02	June 22-23, 2015	1	Exterior - Accessible Parking Spaces	Non-compliant accessible parking stalls. (vehicle and van spaces, access aisle, ground surface, identification, and relationship to accessible route). Insufficient amount. 3 accessible parking required with at least one shall be a van parking space is required but 2 provided.	Relocate/Reconfigure for compliant accessible parking stalls. (vehicle and van spaces, access aisle, ground surface, identification, and relationship to accessible route). Provide additional accessible parking space		•				\$4,400.00
CC.1D-03	June 22-23, 2015	1	Exterior - Swimming Pool & Accessible Route to Swimming Pool	Non-compliant gate and means of pool entry.; Non- compliant accessible ramp with no handrails. No accessible route to pool area. No accessible entry into pool.	Provide gate maneuvering clearances, replace gate hardware, and provide accessible means for pool entry. Provide an accessible ramp to Swimming Pool	•	•				\$7,500.00
CC.1D-04	June 22-23, 2015	1	Makai Wing - Guest Laundry Area	Non-compliant Guest Laundry area	Provide an accessible laundry area that includes maneuvering clearances, equipment (washer/dryer), work surface, and ground surface	•		•		•	Included elsewhere
CC.1D-05	June 17, 22-23, 2015	1	Makai Wing - Public Meeting Room (Halau)	Non-compliant accessible route; Non-compliant identification sign; Non-compliant height of Fire Extinguishers	Provide an accessible ramp to public meeting room; Provide compliant permanent room signs that are tactile and brailed; Relocate fire extinguishers to accessible height and location	•					\$7,500.00
CC.1D-06	June 22-23, 2015	1, 4, 5	Makai Wing - Hotel Storage Areas & Guest Storage	Non-compliant access to Hotel Storage.	Provide an accessible route to approach, enter, and exit Storage with identification sign	•	•				\$7,500.00
CC.1D-07	June 22-23, 2015	1	Mauka Wing Lobby - Accessible Route to Lobby & Registration Service Counter	Non-compliant stairs and no curb ramp to Lobby level; Non-compliant registration service counter.	Provide an accessible curb ramp to Lobby level. Provide accessible service counter	•					\$35,000.00
CC.1D-08	June 22-23, 2015	1	Mauka Wing - Toilet Rooms	Non-compliant toilet room	Provide an accessible toilet room for employees	•		•			\$20,000.00
CC.1D-09	June 22-23, 2015	1	Mauka Wing - Employee Lounge	Non-compliant accessible circulation paths in Employee Lounge/Kitchen	Provide circulation paths in Employee Lounge/Kitchen	•					\$15,000.00
CC.2D-01	June 22-23, 2015	2	Makai Wing - Rm #209 - Housekeeping	Non-compliant Housekeeping Room	Provide an accessible room with widened entrance, turning space, washer/dryer, with identification sign	•		•		•	\$20,000.00
CC.3D-01	June 22-23, 2015	3	Makai Wing - Rm #307 - Maintenance Workshop		Provide an accessible room with widened entrance, turning space, with identification sign	•					\$5,000.00
CC.5D-01	June 22-23, 2015	5	Makai Wing - Guest Room #524	Non-compliant air conditioning thermostat located behind refrigerator.	Relocate refrigerator.				•	•	N/A
CC.6D-01	June 22-23, 2015	6	Makai Wing - Rm #609 - Employee Maintenance Unit	Non-compliant Employee Kitchen and bathroom	Provide an accessible Kitchen (clearances, work surfaces, sink, storage, appliances, and outlets), accessible bathroom (shower, water closet, lavatory, mirror, turn around, light switch, coat hook, shelves), with identification sign	•		•		•	\$25,000.00

Finding No.	Date of Finding	Floor	Location	Description	Solution			Discipline			Opinion of
						ARCH	CIV	STRUCT PLBG	MECH	ELEC	Probable Cost
CC.S-01	June 17, 2015	Typical	Makai Wing - Entry to Stairwell. Exterior - Makai concrete wall, makai corridor concrete column, parking areas, interior corridor. Mauka Wing - Left and right end and exterior walls; Mauka concrete wall near elevator.	Concrete spalls and cracks at lanai slab edges; window sills; top and edges of concrete slab; exterior concrete walls; base of concrete walls; base of concrete columns. Cracks and spalls, with exposed rebar, at fire sprinkler riser penetrations; Cracks & paint delamination on underside of concrete stair framing and on concrete walls; Diagonal cracks in concrete stair wall; Horizontal cracks at header in concrete stair wall; Corrosion of embedded corner angles at exposed concrete columns & concrete spalling; Concrete cracks and spalling at top of concrete wall below landing/corridor	Repair spalls and cracks. Repair / replace corner angles.	ARCH		•	MECH	ELEC	\$225,000.00
CC.S-02	June 17, 2015	Typical	Makai Wing, Mauka Wing	Corrosion and deterioration of steel frame supporting decorative masonry block wing walls	Replace steel framing			•			\$30,000.00
CC.S-03	June 17, 2015	Typical	Mauka Wing - Stairwell	Corrosion of stair stringer and stair tread framing; Paint bubbling and random cracks in exterior concrete stair wall	Repair steel framing and cracks			•			\$40,000.00
CC.1S-01	June 17, 2015	1	Makai Wing - Parking side exterior concrete wall	Horizontal cracks at concrete walls	Repair cracks			•			\$5,000.00
CC.1S-02	June 17, 2015	1	Makai Wing - Parking area below residential units	Corrosion of embedded corner angles at exposed concrete columns	Repair/replace corner angles			•			\$20,000.00
CC.1S-03	June 17, 2015	1	Mauka Wing - Mechanical Room	Moisture damage & paint delaminating at surfaces of exterior concrete walls	Prepare and repaint.	•					Included elsewhere
CC.1S-04	June 17, 2015	2	Makai Wing - Parking area below residential units	Bubbling of paint at concrete floor slab soffit	Prepare and repaint.	•					Included elsewhere
CC.1S-05	June 17, 2015	2	Mauka Wing - Mechanical Room Roof Framing	Moisture damage & paint delaminating at roof slab edges	Prepare and repaint.	•					Included elsewhere
CC.3S-01	June 17, 2015	3	Mauka Wing - Near Elevator	Differential slab elevations marked by yellow indications on floor covering	Repair/add topping			•			\$10,000.00
CC.1P-01	June 17, 2015	1	Exterior - Parking Area	Soil pipe rusting	Clean rust from pipe and repaint			•			\$5,000.00
CC.1P-02	June 17, 2015	1	Exterior - Parking Area	Fire hose cabinet rusty	Replace cabinet			•			\$1,500.00
CC.1M-01	June 17, 2015	1	Exterior - Mauka Wing	Grilles installed in soffit are rusted.	Replace existing soffit grilles with aluminum coated grilles				•		\$2,500.00
CC.1M-02	June 17, 2015	1	Exterior - Mauka Wing	Abandoned mechanical equipment at exterior.	Remove all abandoned equipment.				•		\$1,500.00
CC.1M-03	June 17, 2015	1	Makai Wing - Laundry Area	Dryer vent discharges into bucket.	Extend dryer vent to exterior of building.				•		\$1,000.00
CC.RM-01	June 17, 2015	Roof	Roof	Noticeable vibration/noise originating from exhaust fans on roof; corrosion on roof curb	Replace exhaust fans and curbs (approx 9)				•		\$27,000.00
CC.RM-02	June 17, 2015	Roof	Roof	Air cooled chiller in poor condition - corrosion noted on frame and cooling coils.	Replace air cooled chiller and other air conditioning upgrades.				•		\$500,000.00
CC.E-01	June 17, 2015	Typical	Typical	Exit sign does not indicate direction of exit. Exit sign not illuminated, pointing in wrong direction, mounted low, etc.	Provide new illuminated exit signs and proper signage to indicate direction of exit					•	\$50.00
CC.E-02	June 17, 2015	Typical	Makai Wing	All floors, many of the halls lights are not properly secured to the ceiling	Provide proper supports for all light fixtures.						\$5,000.00

Finding No.	Date of Finding	Floor	Location	Description	Solution	Discipline					Opinion of
						ARCH	CIV	STRUCT PLBG	MECH	ELEC	Probable Cost
CC.1E-01	June 17, 2015	1	Makai Wing	Parking garage lights showing signs of rust.	Replace with fixtures rated for wet locations.					•	\$3,000.00
CC.1E-02	June 17, 2015	1	Makai Wing	Outdoor fixtures under overhangs are rusted and some	If fixtures are abandoned, they should be removed. If					•	\$3,000.00
				don't have bulbs. Fixtures may be abandoned.	they are intended to be used, they should be replaced						
					with wet location rated fixtures and bulbs should be						
					provided.						
CC.1E-03	June 17, 2015	1	Makai Wing	Light fixture and conduit installed in front of grill.	Relocate fixture away from front of grill.					•	\$1,000.00
CC.1E-04	June 17, 2015	1	Makai Wing	Fluorescent fixtures installed under balconies do not	Replace with fixtures rated for wet locations.					•	\$1,000.00
				appear to be wet location rated.							
CC.1E-05	June 17, 2015	1	Makai Wing	Equipment in parking lot is turned off and appears to be	Remove unused equipment, conduit and wires. If					•	\$5,000.00
				abandoned. It is in poor condition and some panels are	equipment is still intended to be used, it should be						
				rusted through. Broken conduits and exposed electrical	replaced prior to use.						
				wires are also present.							470.00
CC.1E-06	June 17, 2015	1	Mauka Wing	Switch missing from device box.	Replace switch or replace cover if the switch is not					•	\$50.00
CC 25 01	lune 17, 2015	2	Navila Mina	Fouriers and an append floor reaf is in page and dision	required.					-	¢2,000,00
CC.2E-01	June 17, 2015	2		Equipment on second floor roof is in poor condition.	Repair or replace equipment and replace conduit and					•	\$3,000.00
				conduits are rusted and not properly secured to the	wiring.						
CC 2E 01	lupo 17, 2015	2	MakaiWing	Structure.	Evaluate lighting loyals and install now light fixtures						¢125.000.00
CC.3E-01	Julie 17, 2015	5								•	\$125,000.00
CC.4E-01	June 17, 2015	4	Mauka Wing	Globe missing from light fixture and bulb not installed.	Replace globe and bulb to provide lighting					•	\$50.00
CC DF 01	huma 17, 2015	Deef		Conduite discourse to d from insetion how theretion how	Demonstration conduit and its atting how and so have						¢1.000.00
CC.RE-UI	June 17, 2015	ROOI		conduits disconnected from junction box. Junction box	Remove existing conduit and junction box and replace					•	\$1,000.00
				is not supported propeny. Conduits are in poor	with new.						
	lupe 17, 2015	Poof	Makai Wing	Conduits severely rusted and supported from cinder	Remove existing conduits and replace with new					•	\$1,000,00
CC.NL-02	Julie 17, 2015			block not properly secured Conduits completely rusted	conduits, properly secure					•	\$1,000.00
				through and senarated at some points							
CC.RE-03	June 17, 2015	Roof	Makai Wing	Receptacle damaged and completely rusted through.	Remove receptacle, patch and fill conduit penetrations.					•	\$1,000.00
	, ,			Conduits run along ground are tripping hazard.	Relocate conduit run along ground or provide platform						
					to eliminate tripping hazard.						
CC.RE-04	June 17, 2015	Roof	Makai Wing	Ventilation duct resting on conduit.	Provide separation between duct and conduit.					•	\$100.00
CC.RE-05	June 17, 2015	Roof	Makai Wing	Equipment not adequately protected from rain and is	Repair and protect equipment or remove if not in use.					•	\$1,000.00
				extremely rusted.							
CC.RE-06	June 17, 2015	Roof	Makai Wing	No guard rail around equipment. This is an extreme	Provide guard rail if equipment is to remain in service.					•	\$2,000.00
				safety hazard for personnel servicing equipment. Could							
				not determine if this equipment is still in use.							
CC.RE-07	June 17, 2015	Roof	Makai Wing	Wireway and conduits rusted through.	Remove equipment if not in service. Replace equipment					•	\$3,000.00
					if is still in service.						
CC.RE-08	June 17, 2015	Root	Makai Wing	Conduit knockout at disconnect not plugged.	Provide plug for knockout					•	\$100.00
CC.RE-09	June 17, 2015	KOOT		Unterminated cables at weatherhead.	Remove unused cables.						\$200.00
									TOTAL		\$6,108,250.00

Note: Hidden or concealed conditions such as those covered by floor, roof, ceiling or wall panels and coverings, inaccessible areas, non-common areas were not reviewed.



ASSESS BANYAN DRIVE PROPERTIES MARCH 2016



MARCH 2016



MARCH 2016



STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016



MARCH 2016



MARCH 2016



STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016





CC.1C-01



CC.A-03



CC.A-07



CC.1C-02



CC.A-04



CC.A-08



CC.A-01



CC.A-05



CC.A-09



CC.A-02



CC.A-06



CC.A-10



CC.A-11



CC.A-15



CC.A-12



CC.A-16



CC.1A-01



CC.1A-02



CC.A-13



CC.A-17



CC.1A-03



CC.A-14



CC.A-18



CC.1A-04



CC.1A-05



CC.1A-06



CC.RA-02





CC.D-03



CC.1A-07



CC.RA-04



CC.D-04

State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES



CC.RA-01



CC.D-01





CC.D-06



CC.D-07



CC.D-08



CC.D-10



CC.D-11



CC.1D-02



CC.1D-03



CC.D-12



CC.1D-04



CC.D-09



CC.1D-01



CC.1D-05



CC.1D-06



CC.1D-07



CC.1D-08



CC.2D-01



CC.3D-01



CC.S-01



CC.S-02



CC.5D-01



CC.S-03



CC.1D-09



CC.6D-01



CC.1S-01


CC.1S-02



CC.3S-01





CC.1S-03



CC.1P-01



CC.1M-03



CC.1S-04



CC.1P-02



CC.RM-01



CC.1S-05



CC.1M-01



CC.RM-02



CC.E-01









CC.1E-03



CC.1E-04



CC.1E-05



CC.2E-01



CC.3E-01





CC.1E-02



CC.1E-06



CC.RE-01



CC.RE-02



CC.RE-03



CC.RE-04



CC.RE-06



CC.RE-07



CC.RE-08



CC.RE-05



CC.RE-09

2.7 Uncle Billy's Hilo Bay Hotel



State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES

Project Site Information		
Owner		State of Hawai'i
Property Address		87 Banyan Drive Hilo, HI 96720
TMKs		(3) 2-1-005:009, 012, 033, 034, 035, 045
(Total) Lot Area		72,978 SF / 1.7 acre
Land Use Information		
Zoning		V75, or 750 SF max per rentable unit
Existing Number of Rentable Units		146 rental units Approx avg 478 SF per unit
Minimum Building Area	15,000 SF	Complies
Minimum Site Average Width	90 FT	
Front Yard Setback		20 FT
Rear Yard Setback	20 FT	Building is within setback
Side Yard Setback	8 FT for one story, plus additional 2 FT per additional story	16 FT
Landscaping	Minimum 20 percent total land area, excluding parking areas	TBD
Height Limit	120 FT	Exst height approx. 60 FT based on 12'-0" per story; excludes penthouse
Flood Zone		Zone "VE" Coastal High Hazard

Base Flood Elevation	inhabited floor level pe				
Special Management Area					
Historic Register					
Special District					
State Land Use					
(Existing) Use					
	(10) Hotels and lodges without a kitchen, one				
25-4-51 Required Number of Parking Spaces	(10) Hotels and lodges with kitchen, one and c				
	(14) Meeting facilities five square feet of gros				
	(3) Commercial uses, i uses in V districts: hundred square feet of				
	TOTAL REQUIRED PA				
	TOTAL STALLS PROV				
Minimum Demuined	Accessible Stalls Requ				
Minimum Required	(Req'd. to be van acce				
Accessible opaces	Accessible Stalls Provi				
25-4-56 Off-Street	Loading Spaces Requi				
Loading	Accessible Loading Zo				
Requirements	Loading Spaces Provid				
TEXT = Non-conformity with LUO					

elevation of lowest r HRS 27-23	13 FT above sea level
	SMA Permit Required
	TBD
	TBD
	Urban
	Hotel, restaurant, retail (permitted use)
: A) for hotel guest units	n/a (assume all units have
for every three units	kitchen, not clear)
: B) for hotel guest units	146 units (1.25) = 183
one quarter for each unit	parking stalls required
.: one for each seventy- ss floor area	n/a
including retail and office one for each three f gross floor area	6,138 SF (restaurant) + 3,137 SF (store) = 9,275 SF / 300 = 31 parking stalls required
ARKING STALLS	214
/IDED (EXST)	38
uired	7
ssible)	1
ided	2
ired	4
one	1
ded	0

2.7.2 2006 International Building Code Review

Location	Construction Type/		Allowable Building	Existing Building	Building	Allowable Building	Existing Building	Number of Rental	Por	arke
Location	Sprinklered		Area (SF) Per Story	Area (SF) Per Story	Building	Height	Height	Units	Ken	
В	VB, NS	R-1	7,000 SF	20,352 SF					R-1 Transient Hotel	transient is defined
1: Hotel,		R-1	7,000 SF	20,408 SF	North Wing (R-1)	2 Stories	4 Stories	88	as "occupancy of sleeping unit for no	[:] a dwelling unit or t more than 30 days"
Lobby,	VB, NS	В	9,000 SF	4,940 SF	$M_{oot} M_{ing} (D, 1)$	2 Storigo	4 Storios	40	Allowable height tak	ken from grade plane
Store,		М	M 9,000 SF 2,790 SF 2,790 SF 40							
Restaurant		A-2	6,000 SF	6,138 SF	East Wing (R-1)	2 Stories	4 Stories	18		
2	VB, NS	R-1	7,000 SF	22,802 SF	South Wing (A-2)	1 Story	1 Story	N/A		
3	VB, NS	R-1	7,000 SF	22,414 SF	Lobby (B)	1 Story	1 Story	N/A		
4	VB, NS	R-1	7,000 SF	3,369 SF	Store (M)	1 Story	1 Story	N/A		
Floor	Location	Occupancy Group	Table 1004.1.1 Function	Approximate Floor Area	Floor Area/ Occupancy	Occupant Load	Corridor Fire Resistance Rating (Table 1017.1)	Required Number of Exits (Tables 1015.1, 1019.1)	% of Total Floor Area	Number of Required Accessible Units
Р	Hotel, North Wing	R-1 Hotel, Transient	Residential	12,823 SF	200	64	NS - Not Permitted	2		
В	Hotel, West Wing	R-1 Hotel, Transient	Residential	7,530 SF	200	38	NS - Not Permitted	2		
	Lobby, North Wing	B - Exceeds 10% Accessory Use	Business Areas	5,610 SF	100	56	N/A	2		
	Store, East Wing	M - Accessory Use	Mercantile - Grade floor areas (does not account for separate / stock kitchen)	2,790 SF	30	93	N/A	2		46 Total Units = 7 Accessible Units
1	Restaurant, South Wing	A-2 Restaurant	Assembly - Unconcentrated (does not account for separate kitchen)	6,138 SF	15	409	N/A	2		Minimum
	Note: Restaurant occ	upant load does not acc	count for associated kite	hen, storage, cooking a	areas					
	Hotel, North Wing	R-1 Hotel, Transient	Residential	12,596 SF	200	63	NS - Not Permitted	2		
	Hotel, West Wing	R-1 Hotel, Transient	Residential	7,812 SF	200	39	NS - Not Permitted	2		

2	Hotel, North & East Wings	R-1 Hotel, Transient	Residential	12,415 SF	200	62	NS - Not Permitted
	Hotel, East Wing	R-1 Hotel, Transient	Residential	3,648 SF	200	18	NS - Not Permitted
	Hotel, West Wing	R-1 Hotel, Transient	Residential	6,740 SF	200	34	NS - Not Permitted
3	Hotel, North & East Wing	R-1 Hotel, Transient	Residential	15,785 SF	200	79	NS - Not Permitted
	Hotel, West Wing	R-1 Hotel, Transient	Residential	6,630 SF	200	33	NS - Not Permitted
4	Hotel, East Wing	R-1 Hotel, Transient	Residential	3,370 SF	200	17	NS - Not Permitted

TEXT = Non-conformity with IBC

2	
2	
2	
2	
2	
2	



FIGURE 13 BUILDING ENVELOPE STUDY





WALL RATING LEGEND: 30 MIN FIRE SEPARATION 1–HR FIRE SEPARATION

2–HR FIRE SEPARATION

OCCUPANCY GROUP LEGEND:



BASEMENT

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015

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FIRST FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015



<u>WALL RATING LEGEND:</u> 30 MIN FIRE SEPARATION

1-HR FIRE SEPARATION

2-HR FIRE SEPARATION

OCCUPANCY GROUP LEGEND:



SECOND FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015





<u>WALL RATING LEGEND:</u> 30 MIN FIRE SEPARATION

1-HR FIRE SEPARATION

2-HR FIRE SEPARATION

OCCUPANCY GROUP LEGEND:



THIRD FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015





WALL RATING LEGEND: 30 MIN FIRE SEPARATION 1–HR FIRE SEPARATION

2–HR FIRE SEPARATION

OCCUPANCY GROUP LEGEND:



FOURTH FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES JULY 16, 2015

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<u>WALL RATING LEGEND:</u> 30 MIN FIRE SEPARATION		
1-HR FIRE SEPARATION	ZONE V7	75: 120'-0" HT LIMIT
2-HR FIRE SEPARATION		
OCCUPANCY GROUP LEGEND:		
GROUP A, ASSEMBLY		FAST WING
GROUP B, BUSINESS	NORTH WING	R-1
GROUP M, MERCANTILE	R-1	R-1
GROUP R. RESIDENTIAL	R-1	R-1
	R-1	BM
GROUP S, STORAGE	R-1	

ZONE V-.75: 120'-0" HT LIMIT

<u>WEST WING</u>

R-1	
R-1	SOUTH WING
R–1	A-2
R-1	

SECTION DIAGRAMS



2.7.3 Limited Hazardous Materials Survey

The Limited Hazardous Materials Survey Report tested one hundred and eight-six (186) suspected ACM samples, of which eight (8) tested positive for ACM's. Non-friable Category I ACM's were found in the following locations:

- Floors 2 and 4 Brown drywall wall •
- Floor 4 Textured plaster wall
- Floor 2 Felt material •
- Lobby Men's Restroom Sink caulking ٠
- Basement Oceanside Stairwells Plaster wall
- Basement Main Wing Green ceramic floor tile

Friable ACM's were found in the following locations:

- Floors 1~3 Fissure ceiling tile ٠
- Floor 3 Spray-on ceiling material •

All friable ACM and any non-friable ACM that could be crumbled and pulverized during renovation/demolition is required to be removed and disposed of by a qualified asbestos abatement contractor.

Of the sixteen (16) paint chip samples, three (3) paint chip samples are classified as LCP. The LCP were found at the interior/exterior metal firehouse case/fire alarm bell/pipe, interior ocean facing stairwell plaster wall, and exterior concrete curb, asphalt road, and metal poles. None of the remaining paint chip samples are LBP. Flaking LCP that may be disturbed during renovation/demolition should be removed and disposed of in accordance with applicable local, state, and federal regulations.

The one (1) suspected arsenic treated material sample taken does not contain detectable levels of arsenic²⁸.

2.7.4 **Existing Property Overview**

Constructed from 1966-1970²⁹, Uncle Billy's is the largest of the Properties. It is comprised of five structures, totaling approximately 103,213 square feet. For the purpose of this Report, they were named: North Wing, South Wing, West Wing, and East Wing. The lobby, office, and restaurant (closed) are

> ²⁸ (EnviroServices & Training Center) ²⁹ (SSFM International)

located in the single story South Wing. The general store and meeting room are located at the first floor of the East Wing, while the second through fourth floors are dedicated to units. The North Wing and West Wing are each four stories where units are located. There are a total of approximately one hundred and forty-five (145) units.



2.7.5 **Existing Water System**

The property is served by an existing 12-inch ductile iron water main owned by the DWS. The 12-inch water main is located in the Banyan Drive right-of-way. There are two existing fire hydrants on the street side of the property.

Uncle Billy's Hilo Bay Hotel Potable Water Information							
WS Account No.	260-97100						
leter No.	32894539						
leter Size	1-1/2-inch						
Source Reservoir	Piihonua 3 (overflow/spillway elev. = 300')						
ixisting Average Daily Usage (2013 – Present)	14,770 gal/day						
existing Units of Water Used*	37 units						

FIGURE 14 DIAGRAM OF UNCLE BILLY'S PROPERTY

Allowable Units of Water*	25 units (10,000 gal/day)
Available Units of Water*	(-) 12 units (-4,800 gal/day)
*1 equivalent water unit = 400 gal/day	

Based on the information obtained, it appears that Uncle Billy's current average daily usage of potable water exceeds the allowable usage by approximately 12 units of water (4,800 gal/day). It is reasonable to assume that this property cannot increase its potable water usage without increasing its water meter size and obtaining additional units of water. Consultation with the DWS should occur once the scope of any proposed improvements are developed because allowable units of water are subject to change. The DWS Water System Standards dated 2002 also states, in Table 100-18, that the guideline for the average daily demand for a zoning designation of "Resort" is 400 gal/unit, which is equivalent to 1 water unit per hotel unit. DWS standards also state that the Resort designation is subject to special review and control by the Manager. Based on this information, a discussion with the DWS regarding additional units of water could take place.

2.7.6 **Existing Sewer System**

Wastewater generated from the property flows into an existing 12-inch County of Hawai'i sewer main, along Banyan Drive. An existing sewer manhole (SMH# 5755) is located in the sidewalk area of the public right-of-way near the southern edge of the parcel. The existing sewer increases to a 15-inch main at the downstream end of this sewer manhole. The County of Hawai'i indicated that no recent sewer studies are available to confirm the existing flows, however, at the time of its construction in the 1960s, this portion of the sewer system was intended to accommodate a design flow of 0.85 MGD (590 GPM). Based on preliminary discussions with the County of Hawai'i Department of Environmental Management, increases to the property occupancy or to the amount of wastewater generated will require a Sewer Study to assess the existing sewer system capacity.

Wastewater from the property travels along Banyan Drive towards an existing sewage pump station (Banyan Pump Station) located to the north of the intersection of Banyan Drive and Banyan Way. Wastewater is then pumped through a 10-inch force main into another portion of the County of Hawai'i sewer system and ultimately treated at the Hilo Wastewater Treatment Plant.

2.7.7 **Existing Drainage System**

The property generally drains stormwater runoff by sheet flowing towards the back of the property and into Hilo Bay. A portion of the parking lot sheet flows onto Banyan Drive. The existing County of Hawai'i drainage system on Banyan Drive utilizes catch basins and reinforced concrete pipes to collect and transport stormwater runoff. Captured stormwater eventually discharges into either Hilo Bay or Reed's Bay.

The Uncle Billy's parcel is within the special flood hazard area and designated as Zone VE. Zone VE is defined in Chapter 27, Floodplain Management, of the HCC as coastal high hazard and commonly known as the tsunami inundation zone. As described in this chapter "Zone VE is the special flood hazard area that corresponds to the one-hundred-year coastal floodplains extending from offshore to the inland limit of a primary frontal dune along an open coast and any other area subject to high velocity wave action from storms or seismic sources. It is an area subject to high velocity waters, including coastal and tidal inundation or tsunamis. Whole-foot base flood elevations derived from the detailed hydraulic analyses have been determined at selected intervals within this zone³⁰." Any proposed work shall be subject to full compliance of Chapter 27 of the HCC.

Chapter 27 of the HCC also addresses nonconforming structures in Section 27-13 and states "any nonconforming structure existing on May 5, 1982 or made nonconforming by a change in the special flood hazard area may continue, subject to the following conditions:

- chapter.
- b) All relocated structures shall comply with the applicable standards of this chapter.
- c) Substantial improvement of a damaged, destroyed, or demolished structure³¹.

Where "substantial improvement" is defined in HCC Section 27-12 as "any repair, reconstruction, rehabilitation, addition, or other proposed new development of a structure, the cost of which equals or exceeds fifty percent of the market value of the structure before the "start of construction" of the improvement which shall be the sum of all costs of all such work performed in the previous three years including the cost of the current work being considered³²." HCC Section 27-12 also states that substantial improvement does not include "any project for improvement to a structure to correct existing violations of

a) Any repair, reconstruction, improvement, or addition to a nonconforming structure, if it is considered to be substantial improvement, shall comply with the applicable standards of this

³⁰ (County of Hawai'i) ³¹ (County of Hawai'i)

³² (County of Hawai'i)

state or local health, sanitary, or safety code specifications which have been identified by the local code enforcement official and which are the minimum necessary to assure safe living conditions³³."

Property tax records of the parcel indicate that the structure was built prior to May 5, 1982.

The DLNR OCCL is currently evaluating the effects of climate change through 2050. This effort is designed to fulfill the requirements of the Hawai'i Climate Adaption Initiative Act of 2014 (Act 83; House Bill 1714). OCCL's initial focus is to study the effects of sea level rise on the islands, including sea level rise vulnerability and adaptation. In 2014, OCCL executed a Memorandum of Agreement to formalize a relationship between the SOEST. Under this agreement, SOEST will help fulfill OCCL's mission to protect and conserve beaches, dunes, and coastal communities from the deleterious effects of coastal erosion and sea level rise. SOEST effort is on-going and will not be completed before finalization of this "Assess Banyan Drive Properties" project.

In addition to any flood and tsunami considerations, proposed improvements to Banyan Drive Properties should be evaluated against developing sea level rise impacts and recommendations.

2.7.8 Existing Mechanical System

The current air conditioning systems at the hotel guest rooms are package type window/thru wall air conditioning units located at the exterior of each room. Split systems appear to serve most of the first level shops with air cooled condensers located at the building exterior on ground level. A room by room evaluation of the air conditioning systems was not performed. Instead this assessment served to visually identify the general condition of accessible equipment on the roof and at common areas. In general, the components surveyed appeared to be in fair to poor condition with signs of corrosion, likely due to age and/or proximity to the ocean. The ventilation systems at the interior common restrooms were visually inspected and appear to have insufficient exhaust to meet Department of Health (DOH) requirements. If desired to provide bathroom exhaust meeting DOH requirements, the exhaust fans and ductwork serving the Men's and Women's restrooms would likely require replacement.

³³ (County of Hawai'i)

2.7.9 Existing Electrical System

For the purposes of this assessment, a room by room evaluation of the electrical system was not performed, nor was any specific testing or performance evaluation on the system performed. Instead the assessment served to visually identify the general condition of accessible electrical equipment at common areas.

Equipment in the common areas appears to be in generally fair condition, but much of it is in need of maintenance. Conduit and cables on the exterior of the building are routed poorly and not properly secured to the building. Many conduits are broken, and junction box and receptacle covers are missing, which will lead to accelerated deterioration and possible safety hazards.

2.7.10 Existing Structures

East, West, and North Wing Buildings

The structural gravity system of the West and North Wing buildings is a concrete roof and floor slab system, supported by concrete and masonry bearing walls, and concrete columns and a concrete slabon-grade. A portion of the basement floor of the North Wing appears to be wood framed. The concrete roof and floor slabs appear to be composed of hollow core precast, pre-stressed concrete planks with concrete topping. The stairways for both buildings are composed of cast-in-place concrete construction with masonry bearing walls. The elevator shaft for the North Wing appears to be framed out of masonry walls. The structural lateral system of the buildings appears to be a concrete and masonry shear wall system.

South Wing Building

The structural gravity system of the South Wing building is a wood roof system composed of wood roof decking, supported by wood roof trusses supported by wood and masonry columns and a concrete slabon-grade. The structural lateral system of the building appears to be a light framed plywood shear wall system.

Lobby Areas

The structural gravity system of the South Wing building is a wood roof system composed of wood roof decking, supported by wood roof trusses and rafters supported by wood and masonry columns and a concrete slab-on-grade. The structural lateral system of the building appears to be a light framed plywood shear wall system.

2.7.11 Existing Parking Conditions

The existing parking lot for the property is located in the front of the building. There appears to be thirtyeight (38) marked stalls, including two (2) ADA marked parking stalls. Based on observations during a site visit on June 17, 2015, the pavement exhibits minor cracking in multiple areas around the entire parking lot. There was also minor ponding in four locations.

Finalize No.		Fleen	Location	Description	Colution			Discipline				Opinion of
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
UB.1C-01	June 17, 2015	1	Exterior - East driveway, covered driveway	Minor ponding at two locations	Monitor and seal when cracks appear.		•					N/A
UB.1C-02	June 17, 2015	1	Exterior - Covered driveway	Minor AC cracks on both sides of covered driveway/reception area.	Crack sealing.		•					\$4,800.00
UB.A-01	June 17, 2015	Typical	Typical	Paint in poor condition.	Paint complete.	•						\$1,250,000.00
UB.A-02	June 17, 2015	Typical	Typical	Carpet in poor condition.	Replace carpet complete.	•						\$240,000.00
UB.A-03				No wayfinding signage.	Provide wayfinding signage.							\$47,000.00
UB.A-04	June 17, 2015	Typical	Typical	Obstruction at exit door: Fire hydrant at North Wing Basement, fire extinguisher at North Wing 3rd floor makai stair, counter at East Wing 3nd floor	Remove obstruction.	•						\$750.00
UB.A-05	June 17, 2015	Typical	Typical	Low ceilings/soffits - Head clearance.	Raise ceilings/soffits to be code compliant.	•						\$1,100,000.00
UB.A-06	June 17, 2015	Typical	Typical	Floor not level.	Level finish floor. At North Wing Basement - Remove tree roots and install root barrier.	•						\$15,500.00
UB.A-07	June 17, 2015	Typical	Typical	All stairwells are non-compliant.	Reconstruct all stairwells to be code compliant.	•		•				\$300,000.00
UB.A-08	June 17, 2015	Typical	Typical	Non-ADA compliant door hardware. Several doors have insufficient head clearance at North Wing Basement.	All doors, windows, and jambs - headers/sills need to be replaced. Remove all debris.	•						\$2,250,000.00
UB.A-09	June 17, 2015	Typical	ТурісаІ	All balcony railings need to be replaced to comply with guardrail requirements. East Wing - Warped rail. Rail at 39 1/4' ft. Water ponding on rail. Rail separating. North Wing - Exterior: Typical lanai wood guardrail deteriorated.	Replace balcony railings complete to comply with guardrail requirements.	•						\$300,000.00
UB.A-10	June 17, 2015	Typical	Typical	Openings in walls.	Exterior openings in all walls should be closed off.	•						\$3,000.00
UB.A-11	June 17, 2015	Typical	Typical	Light fixtures (wall mounted) are too low on walkways.	Mount light fixtures at an appropriate height.						•	\$165,000.00
UB.A-12	June 17, 2015	Typical	Typical	No area of refuge.	Provide area of refuge.	•						\$9,000.00
UB.A-13	June 17, 2015	Typical	Typical - Corridors	No fire sprinklers. West wing basement: Corridors are enclosed and not rated. Awning projection and lattice enclosure possibly does not meet fire rating for construction.	Provide fire sprinklers in corridors to be code compliant.	•			•	•		\$67,000.00
UB.A-14	June 17, 2015	Typical	Typical - Corridors	Ceilings are suspended ceiling panels.	Remove sagging suspended ceiling panel system and ceiling grid complete. Replace with hard ceilings.	•						\$78,000.00
UB.A-15	NOT USED											
UB.A-16	June 17, 2015	Typical	North Wing - Makai Stair	Corridor has broken windows at end. Jalousie windows extended to floor with no guardrail.	Replace window and add code compliant guardrail.	•						\$2,500.00
UB.A-17	June 17, 2015	Typical	North Wing	Dead-end corridor at elevator. Jalousie windows in elevator lobby (if considered lobby).	Modify layout to remove dead end corridor by constructing elevator lobby. Remove jalousie window and make fire rated.	•						\$150,000.00
UB.0A-01	June 17, 2015	0	Exterior	All wood lean-to sheds built in non-compliant with wood and badly damaged.	Demolish or reconstruct wood lean-to sheds.	•						\$20,000.00
UB.0A-02	June 17, 2015	0	Exterior	Guardrails needed at exterior walking paths and bridges over ponds.	Provide code compliant guardrails at new code compliant paths/bridges.	•						\$65,000.00

Finding No.	Dete of Finding	Floor	Location	Description	Colution		Discipline					Opinion of
Finding No.	Date of Finding	Floor			Solution	ARCH	CIV S	RUCT	PLBG	МЕСН	ELEC	Probable Cost
UB.0A-03	June 17, 2015	0	Exterior		Replace cover over exterior crawl space.	•					· · · ·	\$6,000.00
UB.0A-04	June 17, 2015	0	Exterior		Remove large trees from courtyard.	•						\$35,000.00
UB.0A-05	June 17, 2015	0	Exterior	Planter only has gravel, no plants.	Planter needs to be repaired, planted, or paved for egress.	•						\$7,500.00
UB.0A-06	June 17, 2015	0	Exterior	Trees growing into egress path and uprooting walkway. Wall may need to be repaired due to structural design.	Remove tree roots and install root barrier. Repair/remove wall.	•		•				\$15,000.00
UB.0A-07	June 17, 2015	0	West Wing	Fire extinguisher cabinet glass window too small - no fire extinguisher in corridor.	Replace/add fire extinguisher cabinet.	•						\$1,000.00
UB.1A-01	NOT USED										'	
UB.1A-02	June 17, 2015	1	South Wing	Non-rated/non-protected Laundry wall and door. Uneven floor in laundry with ramping entrance. Ceiling is unrated.	Provide 1-hour rated enclosure.	•						\$60,000.00
UB.1A-03	June 17, 2015	1	East Wing	Dead end corridor at restrooms.	Modify layout to remove dead end corridor.	•					'	\$50,000.00
UB.1A-04	June 17, 2015	1	East Wing	Non-compliant exit doors.	Remove or replace non-compliant exit doors.	•					ا ا	\$28,000.00
UB.1A-05	June 17, 2015	1	East Wing	Wood fire extinguisher cabinet.	Replace with code compliant fire extinguisher.	•					'	\$1,000.00
UB.2A-01	NOT USED										ا ا	
UB.2A-02	June 17, 2015	2	East Wing	Exposed walkway, ponding. Exterior walkway has only one type of drain. Ponding at parapet.	Provide proper drainage.	•						\$37,500.00
UB.2A-03	NOT USED										, ,	
UB.2A-04	June 17, 2015	2	East Wing	Rot wood. Exposed plywood sheathing. Plywood deteriorating from above. Railing deteriorating - rot - moss growing, rust at nails.	Replace wood.	•						\$7,500.00
UB.2A-05	June 17, 2015	2	East Wing	Woven material in glass of fire hose enclosure.	Remove woven material.	•					·	N/A
UB.2A-06	June 17, 2015	2	East Wing - Makai Stair	Stair remains open at all times.	Stair needs to be closed.	•						N/A
UB.3A-01	June 17, 2015	3	North Wing	Leaking ceiling - stain/water damage. Water damage/stain at carpet.	Determine source of leak and repair, replace damaged ceiling and carpet.	•						Included elsewhere
UB.3A-02	NOT USED											
UB.3A-03	NOT USED										, †	
UB.3A-04	June 17, 2015	3	North Wing - Mauka Stair	Open exit stair.	Stair to be enclosed to comply with code.	•						\$21,000.00
UB.RA-01	June 17, 2015	Roof	Typical	Ponding. Roof patch detached/peeling. Spalling of tar. Soft spots on roof. Eaves and fascia boards need to be replaced. Gutter at elevator roof broken. Gutter clips detached. Gutter sagging at lobby area. Plant growing on roof and gutter.	Reroof, including most of the metal roofing areas and provide new flashing. Replace gutters.	•						\$328,000.00
UB.D-01	June 17-18, 2015	Typical	North Wing - Elevator Landing	Non-compliant landing hall signals, hoist way signs.	Provide landing hall signals and hoist way sign, at the main entry level, that includes a tactile star.	•						Included elsewhere
UB.D-02	June 17-18, 2015	Typical	ТурісаІ	Non-compliant operating part height. (West Wing - Guest Room #110 - electrical, peep hole, clothes rod, robe hook, etc. North Wing - Accessible Guest Room #233- hair dryer, tissue paper dispenser)	To become accessible, lower operating parts within accessible reach range and provide compliant clear floor space.	•					•	\$5,000.00

Finding No.	Data of Finding	Floor	Location	Description	Solution	Dise			pline			Opinion of	
Finding No.	Date of Finding	Floor				ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost	
UB.D-03	June 17-18, 2015	Typical	North Wing - Elevator Car Requirements	Non-compliant elevator car dimensions. (Does not meet the Exception for existing elevator car configuration because the 51 inches clear depth is less than the 54 inches minimum	Replace elevator with compliant elevator car.			•		•	•	\$20,000.00	
UB.D-04	June 17-18, 2015	Typical	North Wing - Hotel Corridors, Means of Egress; West Wing - Hotel Corridors; East Wing - Hotel Corridors	Non-compliant protruding wall mounted emergency light fixture, fire extinguisher cabinet, and stand pipes. Non-compliant protruding objects vertical clearance beams. Non-compliant protruding wall mounted light fixture. Non-compliant protruding wall mounted emergency light fixture, fire extinguisher cabinet, and stand pipes. Non-compliant protruding ceiling light fixture.	Replace wall mounted emergency light fixture to either protrude less than 4 inches from the wall or higher than 80 inches above the finish floor. Provide detectable barrier below dry stand pipes. Raise bottom surface of beams above 80 inches above the finish floor or provide detectable barrier where vertical clearance is less than 80 inches high. Replace wall mounted light fixture to either protrude less than 4 inches from the wall or higher than 80 inches above the finish floor. Replace ceiling mounted light fixture to be higher than 80 inches above the finish floor.	•		•			•	Included elsewhere	
UB.D-05	June 17-18, 2015	Typical	North Wing, West Wing - Means of Egress	Non-compliant signs for means of egress	Provide accessible signs at exit doors, areas of refuge, and directional signs.	•						Included elsewhere	
UB.D-06	June 17-18, 2015	Typical	North Wing, West Wing, East Wing - Means of Egress	Non-compliant stairways that are part of a means of egress.	Provide accessible stairways as part of a means of egress	•		•				Included elsewhere	
UB.D-07	June 17-18, 2015	Typical	North and West Wing	West Wing Corridors - Non-compliant accessible route cross slope. North Wing - Cross slope in exit path.	Provide accessible corridors with a cross slope less than 1:48.	•		•				\$20,000.00	
UB.D-08	June 17-18, 2015	Typical	West Wing - Hotel Corridors	Non-compliant threshold at guest room entry doorway	Provide accessible threshold at guest room entry doorways.	•		•				\$20,000.00	
UB.D-09	June 17-18, 2015	Typical	Guest rooms (typical)	Non-compliant identification sign mounting height; Non- compliant interior door and doorway	Provide compliant permanent room signs that are tactile and brailed at correct height and location. To become accessible, provide wider interior door and doorways by widening door opening.	•		•				\$990,000.00	
UB.D-10	June 17-18, 2015	Typical	West Wing - Guest Room #110; North Wing - Accessible Guest Room #233	Non-compliant interior door and doorway	To become accessible, provide wider interior door and doorways by widening door opening.	•		•				\$1,000.00	
UB.D-11	June 17-18, 2015	Typical	West Wing - Guest Room #110; North Wing - Accessible Guest Room #233	Non-compliant bathroom	To become accessible, enlarge bathroom to comply with accessible shower, water closet (> 18 inches, side grab bar < 54 inches) requirements, and towel blocking grab bar.	•			•		•	\$12,000.00	
UB.D-12	June 17-18, 2015	Typical	West Wing - Guest Room #110; North Wing - Accessible Guest Room #233	Non-compliant balcony lanai	To become accessible, provide compliant sliding door, construct barrier for protruding air conditioner, and increase size to provide turning space.	•		•				Included elsewhere	

Einding No.	Data of Finding	g Eloor	Location	Description	Solution		Discipline					Opinion of
Finding No.	Date of Finding	Floor				ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
UB.D-13	June 17-18, 2015	2	Typical - Guest Room with mobility and/or communication features	Insufficient quantity provided. Dispersion of types of guest rooms required (North Wing - without kitchenette, West Wing - with kitchenette). Fire Alarm System - Audible and Visible	Renovate required quantity of guest rooms to include mobility and/or communication features. Install fire alarm system that provides audible and visible throughout the facility	•		•	•	•	•	\$110,000.00
UB.0D-01	June 17-18, 2015	0	Exterior - Hotel Central Garden	Non-compliant stairway - Uneven risers with non-level landings at the bottom. Non-compliant garden pathway	Provide accessible stairway to garden area. Provide accessible garden pathway.	•	•					\$50,000.00
UB.0D-02	June 17-18, 2015	0	Exterior - Swimming Pool	Non-compliant accessible route to basement, garden, and pool. Non-compliant means of pool entry.	Provide accessible route to basement, garden, and pool. Provide accessible means for pool entry.	•	•					\$12,000.00
UB.0D-03	June 17-18, 2015	0	Exterior - Shoreline	Non-compliant stairway to shoreline	Provide accessible stairway to shoreline.	•	•					\$25,000.00
UB.1D-01	June 17-18, 2015	1	Exterior - Accessible Parking Spaces	Non-compliant accessible van parking stall sign location. Non-compliant accessible parking stalls. (sign location to low, access aisle in traffic lane, and relationship to accessible route)	Relocate accessible van parking sign from access aisle to vehicle space. Relocate/Reconfigure for compliant accessible parking stalls. (vehicle and van spaces, access aisle, ground surface, identification, and no relationship to accessible route)		•					\$6,000.00
UB.1D-02	June 17-18, 2015	1	West Wing - Guest Room #110	Non-compliant entrance door and doorway	To become accessible, provide interior maneuvering clearances by redesigning kitchenette.	•		•				\$4,000.00
UB.1D-03	June 17-18, 2015	1	West Wing - Guest Room #110	Non-compliant kitchenette	To become accessible, modify kitchenette cabinets to comply with sink, storage, and work surface requirements.	•			•		•	\$8,000.00
UB.1D-04	June 17-18, 2015	1	South Wing - Lobby Registration Service Counter	Non-compliant registration service counter.	Provide accessible service counter	•						\$25,000.00
UB.1D-05	June 17-18, 2015	1	South Wing - Lobby Drinking Fountain	Non-compliant drinking fountain	Provide accessible drinking fountain				•			\$1,500.00
UB.1D-06	June 17-18, 2015	1	South Wing - Lobby Ice and Vending Machine	Non-compliant Ice and Vending Machine Room	Provide an accessible ice and vending machine room that includes accessible maneuvering clearances, work surface, and identification sign.	•		•	•		•	\$6,000.00
UB.1D-07	June 17-18, 2015	1	South Wing - Tenant - Restaurant	Non-compliant bar seating	Provide an accessible dining surface at the bar.	•						N/A
UB.1D-08	June 17-18, 2015	1	South Wing - Hotel Housekeeping	Non-compliant Housekeeping Room	Provide an accessible room with widened entrance, turning space, washer/dryer, with identification sign	•		?	•		•	\$5,000.00
UB.1D-09	June 17-18, 2015	1	South Wing - Laundry Area	Non-compliant Laundry area. Uneven floor in laundry with ramping entrance.	Provide an accessible laundry area that includes maneuvering clearances, equipment (washer/dryer), work surface, ground surface, and identification sign.	•		•	•		•	Included elsewhere
UB.1D-10	June 17-18, 2015	1	East Wing - Lobby to General Store	Protruding wall mounted fire hose cabinet	Construct furred out wall below cabinet.	٠						Included elsewhere
UB.1D-11	June 17-18, 2015	1	East Wing - Tenant Spaces - General Store	Non-compliant entrance doorway	Provide an accessible entry door maneuvering clearances and threshold	•						\$30,000.00

Finding No.	Data of Finding	Floor	Location	Description	Solution		Di	scipline			Opinion of
Finding No.	Date of Finding	FIOOI				ARCH	CIV STRL	CT PLBG	MECH	ELEC	Probable Cost
UB.1D-12	June 17-18, 2015	1	East Wing - Men's Restroom,	Non-compliant toilet room. (water closet, doors, grab	Provide accessible toilet room (water closet, doors, grab	•	•	•		•	\$20,000.00
			Women's Restroom	bars, mirror, dispensers)	bars, mirror, dispensers).						
UB.2D-01	NOT USED										
UB.2D-02	June 17-18, 2015	2	North Wing - Accessible Guest Room #233	Non-compliant identification sign	To become accessible, provide compliant permanent room signs that are tactile and brailed.	•					Included elsewhere
UB.S-01	June 17, 2015	Typical	Typical	North Wing - Interior Corridors: Typical cracks/splits at drywall joints & corners; North and West Wing - Exterior: Typical exterior cracks and spalls at floor levels at concrete/masonry wall/floor connection. Typical exterior cracks and spalls at concrete/masonry wall sills under windows. Typical exterior cracks at floor levels at concrete/masonry wall/floor connection at lanai rails/walls; West Wing - Stairwell: Concrete spalling at concrete stair framing soffits; West Wing - Exterior Corridor: Vertical concrete cracks in finishes under concrete outrigger beams at interface between conc./masonry walls; West and East Wings - Exterior Corridor: Longitudinal crack along overhang slab soffit construction joint; West Wing - Exterior Corridor: Concrete crack at concrete/masonry wall header at exterior stair door; East Wing - Exterior Corridor: Vertical cracks at end of cantilevered lanai beam, plants growing in cracks. Longitudinal crack along overhang slab soffit construction joint. Random cracks on top surface of lanai slab. Cracked ceiling, mold, leaking, concrete spalling at ceiling - leak along wall. Ceiling separated; East Wing - Stairwell: Cracks in masonry walls; Cracks in concrete roof slab edges	Repair exterior cracks and spalls.	•					\$170,000.00
UB.S-02	June 17, 2015	Typical	North Wing - Interior Corridors	Typical low header over corridor: 6'-6"-7'-0" min. clear		•					
UB.S-03	June 17, 2015	Typical	Typical	West Wing - Stairwell: Exterior wood Studwall moisture damaged; South Wing - Restaurant Tenant Space: Moisture stains in wood roof decking; North Wing - Moisture damaged wood roof framing over elevator shaft roof; South Wing - Soffit/ceiling; East Wing - Stairwell: Moisture damaged wooden stairway from East Wing to North Wing	Replace wood stud wall; Replace damaged wood roof decking; Replace wood roof framing; Replace stairway framing		•				\$40,000.00
UB.0S-01	June 17, 2015	0	West Wing - Exterior Corridor	Concrete walkway slab-on-grade at corridor sloped toward exterior walls	Remove and replace concrete walkway slab-on-grade		•				\$50,000.00

Finding No	Data of Finding	Floor	Elect	Description	Solution			Discipline			Opinion of	
Finding No.	Date of Finding	Floor	Location	Description	Solution	ARCH	CIV	STRUCT	PLBG	MECH	ELEC	Probable Cost
UB.1S-01	June 17, 2015	1	Typical	Termite damage throughout. At South Wing Lobby - roof decking and open trusses have termite damaged, throughout ceiling/roof. At South Wing Stairs - termite damage to ohia posts. At courtyard garden - Wood posts flanking stair badly termite damage; South Wing - Restaurant Tenant Space: Termite damage to roof truss members; East Wing - Uncle Billy's General Store: Termite damage in roof fascia	Replace ohia posts, roof truss members, damaged wood roof decking and damaged roof fascia.			•				\$135,000.00
UB.S1-02	June 17, 2015	1	South Wing - Porte Cochere	Rock wall veneer damage to porte cochere column	Repair wall veneer at porte cochere column	•						\$8,000.00
UB.1S-03	NOT USED											
UB.1S-04	June 17, 2015	1	East Wing - Uncle Billy's General Store	Damaged wood siding	Replace damaged wood siding			•				\$5,000.00
UB.0P-01	June 19, 2015	0	West Wing - Corridor	Gas and Water lines partially exposed along length of corridor.	Bury piping along corridor. Provide valve boxes for shutoff valves.				•			\$2,000.00
UB.0P-02	June 18, 2015	1	Exterior - Central Garden Area	Tiki torch looks like it's in need of replacement	Replace Tiki Torch				•			\$1,000.00
UB.1P-01	June 17, 2015	1	East Wing - Men's Restroom, Women's Restroom	Plumbing Fixtures and trim dated.	Replace all plumbing fixtures and trim				•			\$6,000.00
UB.M-01	June 17, 2015	Typical	Typical	Window AC units generally in fair-poor condition. AC housings appear rusty in various locations	Replace Window AC					•		\$105,750.00
UB.M-02	June 17, 2015	Typical	Typical	Various PVC condensate drain risers have broken or missing joints.	Repair/replace PVC joints at condensate risers					•		\$750.00
UB.1M-01	June 17, 2015	1	Exterior - East Wing	ACCU pipe insulation cracked, missing in various locations.	Replace insulation and provide new aluminum or PVC jacketing to protect insulation.					•		\$500.00
UB.1M-02	June 17, 2015	1	Exterior - East Wing	ACCU concrete pad has deteriorated	Replace/repair concrete pad					•		\$500.00
UB.1M-03	June 17, 2015	1	Exterior - East Wing	ACCU coil in poor shape	Replace ACCU if performance has been affected by coil deterioration. Provide coil protection for any new coil.					•		\$5,000.00
UB.1M-04	June 17, 2015	1	Exterior - East Wing	Abandoned Equipment located at exterior	Remove abandoned equipment					•		\$500.00
UB.1M-05	June 17, 2015	1	South Wing - Laundry Room	Dryer vents have been disconnected from exhaust ductwork. Dryer exhaust circulates inside room and does not terminate at exterior	Reconnect dryer vents to exhaust ductwork, terminate at exterior.					•		\$250.00
UB.1M-06	June 17, 2015	1	East Wing - Men/Women Bathroom	Bathroom exhaust fan not connected to exhaust ductwork. Bathroom exhaust appears small for size of bathrooms.	Connect exhaust ductwork to exhaust fan. Replace ceiling cabinet fans and ductwork with fan capable of exhaust 4CFM/sq. ft, per Dept. of Health requirements					•		\$3,500.00

Finding No.	Data of Finding	Floor	Location	Description	Solution			Opinion of		
Finding No.	Date of Finding	FIUUI				ARCH CIV	STRUCT	PLBG MEC	H ELEC	Probable Cost
UB.E-01	June 17, 2015	Typical	Typical	North Wing 1st floor: AC equipment conduit not adequately protected from rain. Installed conduit is not permitted for outdoor use; West Wing 1st floor: Exposed PVC conduit routed along ground and subject to damage. Conduit is also installed with plumbing couplings; West Wing 3rd floor: Conduits not properly secured to wall; West Wing 4th floor: Conduit is disconnected from outlet box with exposed wires. Junction box cover missing. Conduit not properly secured to structure; East Wing 1st floor: Several conduits and cable not properly secured to wall, Exposed, unterminated electrical wires at AC unit, PVC conduits exposed and run along ground, broken in some places.	Provide new conduit permitted for outdoor use, provide additional protection, or relocate AC unit; Bury or relocate conduit so it is not subject to damage. Replace plumbing fittings with fittings listed for electrical use; Provide additional supports for conduit; Provide outlet box covers, extend and secure conduit to the structure. Or remove outlet boxes and conduit if not required; Secure conduits and cables to wall. Route closely along structure; Remove unused conductors and conduits; Bury or relocate conduit so it is not subject to damage.				•	\$15,100.00
UB.E-02	June 17, 2015	Typical	Typical	Non-metallic building wire (NM) is exposed and used on exterior of the structure. Neither of these are permitted by the National Electrical Code.	Field investigate NM usage on fixtures outside of building. Replace cable with cables permitted for wet location use. Cost is per fixture.				•	\$500.00
UB.E-03	June 17, 2015	Typical	Typical	Poor/no illuminated exit signs. Arrows in wrong direction. Exit sign misleadingly points both directions at stairway. Exit sign difficult to identify from middle of hallway	Provide illuminated exit signs. Correct exit sign and relocate to make more visible				•	\$600.00
UB.1E-01	June 17, 2015	1	North Wing	Broken receptacle at water pump. In use cover not present.	Replace receptacle and provide in use cover.				•	\$200.00
UB.1E-02	June 17, 2015	1	North Wing	Uncovered CATV box allowing rain and moisture into connections.	Provide cover for CATV box to avoid moisture and corrosion problems.				•	\$100.00
UB.1E-03	June 17, 2015	1	North Wing	Fixture conduit not properly secured.	Provide additional supports for conduit.				•	\$100.00
UB.1E-04	June 17, 2015	1	West Wing	Receptacle without cover. Receptacle is rusted and should not be used.	Replace receptacle and provide cover for receptacle.				•	\$200.00
UB.1E-05	June 17, 2015	1	West Wing	Luminaire uncovered, does not appear to be rated for wet location use.	Provide new wet location listed Luminaire.				•	\$500.00
UB.1E-06	June 17, 2015	1	South and East Wing	South Wing - No emergency lights provided in hallway. East Wing - No emergency lights at restroom corridor.	Provide emergency lights.				•	\$700.00
UB.1E-07	June 17, 2015	1	South Wing	Uncovered junction box at flag light.	Provide cover for junction box.					\$100.00
UB.1E-08	June 17, 2015	1	East Wing	Electrical disconnects blocked by shrubs	Relocate shrub.				•	\$250.00
UB.1E-09	June 17, 2015	1	East Wing	Light fixture in shrubs without bulbs. Fixtures do not appear to be suitable for wet location use.	Provide new wet location listed Luminaire and install bulbs.				•	\$100.00
								тот	AL	\$8,587,750.00

Note: Hidden or concealed conditions such as those covered by floor, roof, ceiling or wall panels and coverings, inaccessible areas, non-common areas were not reviewed.



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FIRST FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016





SECOND FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016





THIRD FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016





FOURTH FLOOR

STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016







STATE OF HAWAII, DEPARTMENT OF LAND AND NATURAL RESOURCES, LAND DIVISION ASSESS BANYAN DRIVE PROPERTIES MARCH 2016





UB.1C-01



UB.1C-02



UB.A-03





UB.A-08



UB.A-01



UB.A-05



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UB.A-02



UB.A-06





UB.A-11



UB.A-12



UB.A-16



UB.A-17



UB.0A-03



UB.0A-04



UB.A-13



UB.0A-01





UB.A-14



UB.0A-02



UB.0A-06



UB.0A-07



UB.1A-02



UB.1A-03



UB.1A-05





UB.2A-06



UB.3A-01



UB.2A-04



UB.3A-04



UB.1A-04



UB.2A-05



UB.RA-01



UB.D-01



UB.D-02





UB.D-05



UB.D-06



UB.D-07



UB.D-10



UB.D-11

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UB.D-04



UB.D-08



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UB.1D-07



UB.1D-08



UB.1D-05



UB.1D-09

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UB.1D-01



UB.1D-06



UB.1D-10


UB.1D-11



UB.1D-12



UB.2D-02



UB.S-02





UB.1S-02



UB.1S-04



UB.0S-01





UB.S-01



UB.1S-01



UB.0P-02



UB.1P-01



UB.M-01



UB.M-02



UB.1M-02



UB.1M-03



UB.1M-06



UB.E-01



UB.1M-04



UB.E-02



UB.1M-01



UB.1M-05



UB.E-03



UB.1E-01



UB.1E-02



UB.1E-03



UB.1E-05



UB.1E-09



UB.1E-06



UB.1E-07



UB.1E-04



UB.1E-08

Part Three CONCLUSIONS & RECOMMENDATIONS

3.1 **Criteria & Matrices**

A matrix based comparison and scoring system was used to evaluate each of the three properties. The goal of the matrix scoring system was to establish a standardized means of measurement to objectively evaluate each property through direct comparison of potential outcomes and identify a primary recommended course of action for future use of the subject properties. An alternative recommendation was also prepared to accompany the primary recommendation.

The Properties Comparison Matrix (Section 3.1.2.1) shows a side-by-side comparison of each property relative toward a particular criterion. This matrix extracts key information from preceding pages of this Report. The same set of criteria was used in the Selection Matrices (Sections 3.1.2.2, 3.1.2.3, and 3.1.2.4), scoring each criteria against a set of two potential outcomes; demolish or repair.

3.1.1 Criteria

The selection criterion is divided into three evaluation levels: Primary, Secondary, and Tertiary. The Primary Criteria mainly consists of required major obvious repairs, hazardous materials abatement, and general compliance with the building code (IBC 2006), land use ordinance (LUO/HCC, Chapter 25), and accessibility code (2010 ADA Standards for Accessible Design), jointly referred to as the "major codes". The Primary Criteria mostly evaluates the financial burden that would be realized to address the required repairs and overall compliance with the major codes. The Secondary Criteria evaluates compliance with select specific areas of the major codes. The Tertiary Criteria consists of evaluation areas that are based on prior studies and topics that may be considered more subjective such as the height of sea level rise over a particular time period, loss of shoreline frontage, and possible access to the shoreline. It is important to note that the criteria ratings contained in the Selection Matrices depend upon the particular outcome being contemplated. Ratings vary widely depending upon the outcome.

An explanation of each criterion and scoring methodology used in the matrices is provided:

Estimated Cost to Repair Versus Taxable Property Value: Compares the estimated cost to improve the site and structure(s) (for major repairs and compliance with major codes, also referred to as areas of distress) versus the taxable value of the property. The taxable value was obtained from the Hawai'i County Tax Office website. Each property was found via the search map function and the taxable value was listed under the tabular report contained therein. A property with a higher cost separating the estimated cost to the repair versus taxable value; under the "demolish" outcome, this property would score advantageously. Conversely, a property with a lower cost separating the estimated cost to repair versus the taxable value; under the "repair" outcome would score disadvantageously.

Physical Condition of Property and Structure(s): Evaluates the overall physical condition of the property and structure(s). If a property is in poor condition, an advantageous rating would be given under the "demolish" outcome, but score disadvantageously under the "repair" outcome. Conversely, if a property is in better condition, then it would score disadvantageously under the "demolish" outcome, but score advantageously under the "repair" outcome.

Compliance with County of Hawai'i Land Use Ordinance: Evaluates overall compliance of the property (site and building) with the County of Hawai'i LUO. If a property contains many non-compliance issues, a no advantage rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome, as non-conformities would be grandfathered in.

Compliance with 2006 International Building Code: Evaluates overall compliance of the existing building(s) with the 2006 IBC. The evaluation primarily includes review of occupancy classification, type(s) of construction, fire separation distance, occupancy separation, egress, stories, and area calculations. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome due to cost factors.

Compliance with 2010 ADA Standards For Accessible Design: Evaluates overall compliance of the common areas of the property with the 2010 ADA Standards for Accessible Design. An advantageous or disadvantageous rating depends upon the particular outcome being contemplated. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome due to cost factors.

Potential for Significant Loss of Use of Property: Postulation of potential for reduction of developable area if significant changes are made to the property in relation to the specific outcome. For example, if a

structure encroached into the shoreline setback and its finish floor elevation was below the base flood elevation, and if that structure were to be demolished, a significant loss of use of property would occur. Under most circumstances, a new building could not be constructed within the shoreline setback and the finish floor elevation would need to be raised. As a result, under the "demolish" outcome, the property would score disadvantageously as a significant portion of the property could not be developed in the future.

<u>Presence of Hazardous Materials</u>: Evaluates the extent and degree of hazardous materials present in select areas of the building(s). Larger quantities of hazardous materials being present generally equates to an increased cost to remove them. Under the "demolish" outcome, greater quantities of hazardous materials equates to an advantageous score. Conversely, under the "repair" outcome, greater quantities of hazardous materials equates to a disadvantageous score.

<u>Compliance with IBC Allowable Building Height (Stories)</u>: Evaluates compliance of the height of the structure(s) in relation to the maximum allowable building height (in stories) established under the 2006 IBC, Table 503. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome due to cost factors and the complexities involved in renovation.

<u>Compliance with IBC Allowable Building Area (Square Feet)</u>: Evaluates compliance of the total building area(s) (in square feet) in relation to the maximum allowable floor area established under the 2006 IBC, Table 503. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome due to cost factors and the complexities involved in renovation.

<u>Compliance with LUO Parking and Loading Requirements</u>: Evaluates compliance with off-street parking and loading requirements established under Chapter 25 of the HCC. A comparison of the required parking and loading stalls versus actual existing stalls was performed. If a property contains many non-compliance issues, a no advantage rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome, as non-conformities would be grandfathered in.

Compliance with Shoreline Setback: Evaluates the approximate volume of structure(s) that is located within the shoreline setback. Under the "repair" outcome, a larger volume of structure(s) located within the setback results in a greater advantage. Under the "demolish" outcome, a larger volume of

structure(s) located within the setback results in a disadvantageous score. See Potential for Significant Loss of Use of Property for further explanation.

Compliance with Yard Setbacks: Evaluates the approximate volume of structure(s) that is located within the front or sideyard setbacks. Under the "repair" outcome, a larger volume of structure(s) located within the setbacks results in a greater advantage. Under the "demolish" outcome, a larger volume of structure(s) located within the setbacks results in a disadvantageous score. See Potential for Significant Loss of Use of Property for further explanation.

Compliance with Horizontal Required Means of Egress: Evaluates compliance with the horizontal means of egress required under the 2006 IBC. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome due to cost factors.

Compliance with Vertical Required Means of Egress: Evaluates the compliance with the vertical means of egress required under the 2006 IBC. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome the complexities involved in renovation.

Compliance with Fire Protection: Evaluates compliance of minimum required fire protection requirements established under the 2006 IBC. If a property contains fewer compliance issues, a disadvantageous rating would be given under the "demolish" outcome, but score advantageously under the "repair" outcome. Conversely, if a property contains many code violations, then it would score advantageously under the "demolish" outcome, but score disadvantageously under the "repair" outcome due to cost factors and the complexities involved in renovation.

Sea Level Rise in Relation to the Finish Floor Level (per Munekiyo Hiraga, Inc. Report): Evaluates the impact of future potential sea level rise to the property and structures. Under the "repair" outcome, a larger property with structure(s) set further back from the shoreline or with a higher finish floor elevation score no advantage. A property that would be impacted more by sea level rise would score disadvantageously under the "repair" outcome. Under the "demolish" outcome, a no advantage score is given as no solution is proposed or known. Under the "repair" outcome, an advantageous score may be given for a structure closer to the shoreline as sea level rise can be addressed through selective improvements, and could potentially allow for non-conformities to remain in place through grandfathering. Presence of and Compliance with internal Property Lines: Evaluates the presence of internal properties lines, and whether or not existing construction is in compliance with the LUO required setbacks. If internal property lines are present and the structures do not comply with setback requirements, under the "repair" outcome, an advantageous score would be applied. Given the same scenario under the "demolish" outcome, a disadvantageous result would occur as any new construction would need to comply with setback requirements, and any grandfathering in of non-conformities would be lost.

Remaining Useful Life (per SSFM International, Inc. Reports): Evaluates the RUL of the structure(s) as determined by the Remaining Useful Life Determination reports completed by SSFM International, Inc. An advantage is realized under the "demolition" outcome if the RUL is short. However, under the "repair" outcome, a short RUL results in a disadvantageous score as the increased costs to retrofit would be higher and increase over time.

Time Factor to Implement the Outcome: Evaluates the estimated time required to plan, design, and construct the particular outcome. Shorter time requirements result in an advantageous rating, and longer time requirements result in a disadvantageous rating.

Shoreline Frontage (Physical Features): Evaluates the existing physical features near or directly along the shoreline. A shoreline that already contains attractive shoreline features would score advantageously under the "repair" outcome. A shoreline that contains little or no attractive features would score disadvantageously under the "repair" outcome.

Public Access to Ocean: Evaluates the property's existing and/or potential for public access to the ocean. Under the "repair" outcome, a property with an obvious and clear path, few shoreline obstructions or potential for easy access to the ocean scores advantageously. Under the "demolish" outcome, that same property would have no advantage as shoreline access could be increased or decreased in the future.

3.1.2 Outcomes

DEMOLISH: This outcome refers to completely removing the existing structure(s) and any other existing physical elements such as parking lots, driveways, etc. The result of this outcome is that only the land with an unspecified future development remains. No repairs would be made to address areas of distress.

REPAIR: This outcome refers to providing general repair, renovation, or other improvements to address minimum life safety requirements, major building code violations, major accessibility compliance issues, or physical damage to the existing structure(s). Addressing land use issues such as non-compliant parking facilities and setback infringement is not included.

Each criterion is scored specific to each outcome as followed:

•	Significant Disadvantage
••	Disadvantage
•••	No Advantage
••••	Advantage
••••	Significant Advantage

The Primary, Secondary, and Tertiary evaluation levels are weighed differently, with multiplication factors of 3, 2, and 1 respectively. The sum of dots are calculated at each evaluation level and multiplied by the appropriate factor. The evaluation level subtotals are added for the total number of dots per outcome. The outcome with the highest number (of dots) is that which is recommended.

3.1.3 Matrix

The scored Properties Comparison Matrix and Selection Matrices are provided in the following pages.

3.1.2.1 **Properties Comparison Matrix**

EVAL.		SUMMARY			
LEVEL	CRITERIA	Reed's Bay Resort Hotel	Country Club Condominium/Hotel	Uncle Billy's Hil	
	Estimated Cost to Repair Versus Taxable Property Value	\$3.19 Million versus \$2.07 Million	\$6.11 Million versus \$863,400	\$8.59 Million versu	
	Physical Condition of Property and Structure(s)	Good	Poor	Extremely	
ž	Compliance with County of Hawai'i LUO	Fair	Extremely Poor	Extremely	
MAF	Compliance with 2006 International Building Code	Poor	Extremely Poor	Extremely	
РК	Compliance with 2010 ADA Standards For Accessible Design	Extremely Poor	Extremely Poor	Extremely	
	Potential for Significant Loss of Use of Property	Significant Loss	Fair	Significan	
	Presence of Hazardous Materials	Fair	Extremely Poor	Extremely	
	Compliance with IBC Allowable Building Height (Stories)	No	No	No	
	Compliance with IBC Allowable Building Area (Square Feet)	No	Yes	No	
۲	Compliance with LUO Parking Requirements	Fair	Extremely Poor	Extremely	
DAF	Compliance with Shoreline Setback	Extremely Poor	Fair	Fair	
CON	Compliance with Yard Setbacks	Fair	Extremely Poor	Poor	
SE	Compliance with Horizontal Required Means of Egress	Fair	Extremely Poor	Extremely	
	Compliance with Vertical Required Means of Egress	Fair	Extremely Poor	Extremely	
	Compliance with Fire Protection	No	No	No	
	Sea Level Rise in Relation to Finish Floor Level (per Munekiyo Hiraga, Inc. Report)	Poor	Fair	Poor	
	Presence of and Compliance with internal Property Lines	Excellent	Poor	Extremely	
IARY	Remaining Useful Life (per SSFM International, Inc. Reports)	12~15 Years (from Feb. 5, 2014)	5~8 Years (from Mar. 4, 2014)	5~10 Years (from	
ERT	Time Factor to Implement the Outcome	Varies	Varies	Varie	
F	Shoreline Frontage (Physical Features)	Good	Poor	Good	
	Public Access to Ocean	Poor	Good	Extremely	

lo Bay Hotel

us \$5.26 Million

- / Poor
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- d
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Ratings Scale Excellent

Excellent Good Fair Poor Extremely Poor or Significant Loss

3.1.2.2 Selection Matrix - Reed's Bay Resort Hotel

5.1.2.2	Selection Matrix - Reeu S Day Resort Hoter				Detin ve O	
EVAL.	CRITERIA		OUTCOME		 Ratings Scale Significant Disadvantage 	
LEVEL	ONTENIA	Demolish	Repair	Notes	••	Disadvantage
	Estimated Cost to Repair Versus Taxable Property Value	•••	•••	No advantage per outcome	••••	Advantage Significant Advantage
	Physical Condition of Property and Structure(s)	••	••••	Good condition		olgnineant Advantage
	Compliance with County of Hawai'i LUO	•	••••			
ARY	Compliance with 2006 International Building Code	•••	••••			
RIM	Compliance with 2010 ADA Standards For Accessible Design	•••	••••			
	Potential for Significant Loss of Use of Property	•	•••••	Significant loss potential		
	Presence of Hazardous Materials	•••	••••			
	Primary Sub-Total	16 x 3 = 48	29 x 3 = 87			
	Compliance with IBC Allowable Building Height (Stories)	••	••••			
	Compliance with IBC Allowable Building Area (Square Feet)	•••	••••			
	Compliance with LUO Parking Requirements	•••	•••••			
ARY	Compliance with Shoreline Setback	•	••••			
/DNC	Compliance with Yard Setbacks	•••	•••			
SEC	Compliance with Horizontal Required Means of Egress	•••	•••			
	Compliance with Vertical Required Means of Egress	•••	•••			
	Compliance with Fire Protection	•••	••			
	Secondary Sub-Total	21 x 2 = 42	29 x 2 = 58			
	Sea Level Rise in Relation to Finish Floor Level (per Munekiyo Hiraga, Inc. Report)	•••	••••			
	Presence of and Compliance with internal Property Lines	•••	•••			
RY	Remaining Useful Life (per SSFM International, Inc. Reports)	••	••••			
RTIA	Time Factor to Implement the Outcome	••	••••			
Ē	Shoreline Frontage (Physical Features)	•••	••••			
	Public Access to Ocean	••••	••			
	Tertiary Sub-Total	18 x 1 = 18	21 x 1 = 21			
	Grand Total	108	166	Repair		

3.1.2.3 Selection Matrix - Country Club Condominium/Hotel

EVAL.		OUTCOME			Ratings Scale Significant Disadvantage	
LEVEL	CRITERIA	Demolish	Repair	Notes	••	Disadvantage
	Estimated Cost to Repair Versus Taxable Property Value	••••	••		••••	Advantage Significant Advantage
	Physical Condition of Property and Structure(s)	••••	••	Poor condition		olghinount Auvantage
	Compliance with County of Hawai'i LUO	••	••••			
ARY	Compliance with 2006 International Building Code	••••	••			
RIM	Compliance with 2010 ADA Standards For Accessible Design	••••	••			
	Potential for Significant Loss of Use of Property	•••	•••			
	Presence of Hazardous Materials	••••	••			
	Primary Sub-Total	25 x 3 = 75	17 x 3 = 51			
	Compliance with IBC Allowable Building Height (Stories)	••	••••			
	Compliance with IBC Allowable Building Area (Square Feet)	••	••••			
	Compliance with LUO Parking Requirements	•••	••••			
ARY	Compliance with Shoreline Setback	•••	•••			
OND	Compliance with Yard Setbacks	•	••••			
SEC	Compliance with Horizontal Required Means of Egress	••••	••			
	Compliance with Vertical Required Means of Egress	••••	••			
	Compliance with Fire Protection	••••	••			
	Secondary Sub-Total	23 x 2 = 46	27 x 2 = 54			
	Sea Level Rise in Relation to Finish Floor Level (per Munekiyo Hiraga, Inc. Report)	•••	•••			
	Presence of and Compliance with internal Property Lines	•	••••			
RY	Remaining Useful Life (per SSFM International, Inc. Reports)	••••	•••			
RTIA	Time Factor to Implement the Outcome	••	••			
TE	Shoreline Frontage (Physical Features)	••••	••			
	Public Access to Ocean	•••	••••			
	Tertiary Sub-Total	18 x 1 = 18	19 x 1 = 19			
	Grand Total	139	124	Demolish		

3.1.2.4 Selection Matrix - Uncle Billy's Hilo Bay Hotel

EVAL.			OUTCOME		Ratings Sc	ale Significant Disadvantage
LEVEL	CRITERIA	Demolish	Repair	Notes	••	Disadvantage
	Estimated Cost to Repair Versus Taxable Property Value	••••	•		••••	Advantage Significant Advantage
	Physical Condition of Property and Structure(s)	•••••	••	Extremely poor condition		olgninoant / availage
	Compliance with County of Hawai'i LUO	••	••••			
ARY	Compliance with 2006 International Building Code	••••	••			
RIM	Compliance with 2010 ADA Standards For Accessible Design	••••	••			
	Potential for Significant Loss of Use of Property	•	••••	Significant potential loss		
	Presence of Hazardous Materials	••••	••			
	Primary Sub-Total	26 x 3 = 78	18 x 3 = 54			
	Compliance with IBC Allowable Building Height (Stories)	••••	••			
	Compliance with IBC Allowable Building Area (Square Feet)	••••	••			
	Compliance with LUO Parking Requirements	•	••••			
ARY	Compliance with Shoreline Setback	•••	•••			
/DNC	Compliance with Yard Setbacks	•••	••••			
SEC	Compliance with Horizontal Required Means of Egress	••••	••			
	Compliance with Vertical Required Means of Egress	••••	•			
	Compliance with Fire Protection	••••	•			
	Secondary Sub-Total	28 x 2 = 56	20 x 2 = 40			
	Sea Level Rise in Relation to Finish Floor Level (per Munekiyo Hiraga, Inc. Report)	•••	•••			
	Presence of and Compliance with internal Property Lines	•	••••			
RY	Remaining Useful Life (per SSFM International, Inc. Reports)	••••	•••			
RTIA	Time Factor to Implement the Outcome	••	•			
IE	Shoreline Frontage (Physical Features)	•••	•••			
	Public Access to Ocean	••••	••			
	Tertiary Sub-Total	17 x 1 = 17	17 x 1 = 17			
	Grand Total	151	111	Demolish		

3.2 **Recommendations**

Without considering the financial implications, it is easy to conclude that each of the properties should be repaired and restored to their original conditions; including upgrading them to address all of the building, fire, and accessibility code upgrades that are necessary to protect the health, safety, and welfare of the general public. While this conclusion would be politically and publicly popular, it may not be financially feasible or realistic for all of the properties.

Public opinion, escalating costs, political environment, changes in land use, building codes and fire protection must all be taken into account when planning the future for these properties. In all likelihood, the short term (1-5 years) utilization of all three properties will fall under the "repair" outcome. What to do with each property over the long term (beyond 5 years) is where the recommendations contained herein are focused.

There are many different scenarios and countless ways that could lead to the identification of the best long term solution for each property. If this Report was geared to that end, the identified best solution would be completely subjective in nature, met with tons of criticism, and would not be implemented when the time came due. As a result, this Report was developed to look at two basic PRIMARY recommendations; DEMOLISH or REPAIR. In addition to the PRIMARY recommendation, an ALTERNATIVE recommendation is provided for each property.

The PRIMARY recommendation or outcome for each property is based primarily upon the tallied score in the selection matrices. The ALTERNATIVE recommendation takes into account what would happen if the PRIMARY recommendation was not employed. The ALTERNATIVE recommendation was developed taking into account the major health, safety and welfare issues, visual observations, analysis of the major codes, and more.

3.2.1 **Reed's Bay Resort Hotel**

PRIMARY RECOMMENDATION is REPAIR: Reed's Bay appears to be in fairly good condition. The remaining useful life was estimated to be at 12-15 years. The parking area, walkways, landscaping, pool area, hotel wing, and lobby wing are well kept and clean. The annex is cordoned off, underutilized and unrepaired. The parking lot is undersized and does not meet the required parking count. The buildings encroach on the shoreline setback with a significant volume of the buildings being located within the setback. The buildings have many areas of non-compliance when compared against the current building code. The buildings and property do not meet accessibility standards. Of the areas tested for hazardous materails, only a small amount was identified. The opinion of probable cost to address the areas of distress exceeds the taxable value of the property.

Regardless of the shortcomings, the recommendation for this property is REPAIR. The property and buildings are in fairly good condition and repairable over time. The opinion of probable cost to address the areas of distress is

not excessive. Repairs should be done proportionately over several years so that the repair cost does not exceed 50% of the taxable value of the property. The architect and/or engineers who will design the repairs should work closely with the authorities having jurisdiction to ensure that grandfathering in of non-conformities can remain in place. A significant volume of the buildings on this property encroach upon the shoreline setback. The location of the buildings would not be permitted under today's land use. If the buildings were demolished, a significant portion of the property could not be redeveloped, or cost effectively developed due to the shallow depth of the lot, the yard and shoreline setbacks, and the flood elevation. Most of the repairs could be done with the hotel remaining in operation. Addressing areas of distress such as reroofing, repainting, removal of accessibility barriers, addition of accessible rooms, resolving the dead end corridor condition in the Hotel Wing basement, widening and replacement of the doors to the rooms, repair and repurposing of the annex, replacement of carpets, installation of fire sprinklers and other fire protection devices, fire rating the stair towers and laundry area, installation of a roof access ladder and scuttle, and elevator should all be implemented over time.

ALTERNATIVE RECOMMENDATION: When the structure above the Annex burnt down, a significant loss of use of the property occurred. Adding to that, the remaining ground floor level of the Annex is not used for revenue generation and appears to be mostly blocked off. According to the estimated shoreline setback boundary line, a large portion of the existing Annex structure encroaches into the shoreline setback, and the finish floor level of the ground floor is probably below the flood elevation. The Annex cannot be easily or cost effectively reconstructed or renovated in its current place. The ALTERNATIVE RECOMMENDATON consists of the following:

- Primary Recommendation.
- SELECTIVE DEMOLITION: Demolish the Annex, the pool and the Lobby Wing in its entirety.
- County's parking requirements.
- location as to where it is currently located. The entire Lobby Wing would comply with accessibility and an elevator lobby, hotel office(s), hotel facilities support space(s), fire protected laundry room,

HSW IMPROVEMENTS: In the Hotel Wing, perform the repairs and improvements identified under the

COORDINATION WITH THE COUNTY: Confirm with the County that the non-conforming parking lot will be grandfathered in and that the proposed improvements will not trigger new parking requirements. Or, identify existing and/or new off-site parking areas that can support the development and satisfy the

NEW LOBBY, RESTAURANT, KITCHEN AND FACILITIES SUPPORT SPACES: Construct a new twostory Lobby Wing outside of the shoreline setback. The Lobby Wing should be constructed in a similar requirements. The ground floor of the new Lobby Wing should include the following; covered drop off area, luggage holding area, check-in and out counters, lobby seating areas, male and female locker rooms and restrooms, two elevators (one for guests and the other for freight and to service the kitchen) electrical and communications closets and a pool equipment room. The second floor of the Lobby Wing should include a restaurant, bar area and kitchen. The second floor would be accessed by two stairways and the lobby elevator. An elevated bridge should connect the elevator lobby and restaurant to the existing Hotel Wing. The restaurant and bar area would contain large windows affording diners and guests sweeping views of Hilo Bay, the shoreline and pool area below.

NEW POOL: Construct a new accessible swimming pool, hot tub, landscaped pool deck area and pool service area. The pool should be constructed between the new Lobby Wing and existing Hotel Wing. The pool location would allow visitors entering into the parking lot and drop off area to have a clear view of Hilo Bay beyond the pool. The pool service area would hand out towels, cold refreshments and food orders from the kitchen to guests lounging at the pool.

3.2.2 Country Club Condominium/Hotel

PRIMARY RECOMMENDATION is DEMOLISH: Although not in a state of complete disrepair yet, it appears that Country Club is headed in that direction. The overall building and property is in poor condition. The remaining useful life was estimated to be at 5-8 years, and that was back in 2014. It does not appear that significant improvements to the building have occurred that would extend the remaining useful life. The parking areas and driveway are in poor condition. The parking lot is undersized and does not meet the required parking count. The mauka and makai wings are dated in appearance, unkept and contain an unpleasant odor. Both wings have many areas of non-compliance when compared against the current building code, including a few areas that need to be improved to address potential life safety concerns. The building and property do not meet accessibility standards. Of the areas tested for hazardous materials, a significant amount of asbestos containing materials was identified. Removal of the hazardous materials would be expansive and costly. The opinion of probable cost to address the areas of distress is significant and exceeds the taxable value of the property.

There are considerable areas of concern with this property. Of particular concern is the overall lack of maintenance leading to the poor condition of the building. The restaurant is also closed, probably as a result of the lack of maintenance and unkept overall appearance. Another concern is that the building is six stories tall and not fire sprinklered. Granted, the building did not need to be fire sprinklered when it was originally constructed. But, due to other fire safety concerns described herein, the lack of fire sprinklers becomes more problematic. Both stair wells are not fire rated, or maintained properly so that fire rating can be achieved. The stair tower in the makai wing is enclosed but does not meet 1-hour construction as the doors are damaged and do not close properly. The stair also discharges at the ground floor near an unprotected laundry area. Access into the stair tower is via two doors in succession, both of which don't meet accessibility maneuvering clearance or latch properly. The stair adjacent to the mauka wing is entirely unenclosed and bordered by a glass curtain wall on one side. The mauka wing open air walkway that provides access to the rooms on <u>each floor</u> terminates in a dead end condition. The partitions at the dead ends are constructed out of stacked decorative masonry blocks that are non-structural. The stacked masonry blocks also contain large openings, thereby not meeting the definition of

guardrail. The openings are also large enough for an infant or toddler to crawl through. These masonry partitions occur at each floor level described above, near the unenclosed stairway and borders several of the balconies. The masonry partitions bordering the balconies appear to be failing in several areas.

In the mauka tower, the corridor splits near the elevator and ends at the exterior walls of the building. A window occurs at both corridor ends. The windows are operable and usually in the open condition as they are relied upon for ventilation. The sill of the window is low enough creating a fall hazard. The window openings are required to be protected by a guardrail. The corridor in the mauka wing is dark, not properly illuminated, and the ceilings are too low. Both elevators do not open into an elevator lobby. Fire protection devices are not readily apparent. Numerous miscellaneous and outdated or non-functioning equipment remains in place on the roofs and ground floor. Old equipment can pose a fire risk if not properly maintained. The required fire separation between the parking lot and 2nd floor ceiling in the breezeway does not meet fire separation requirements.

The recommendation for this property is DEMOLISH. The opinion of probable cost to address the areas of distress is excessive, especially when compared to the taxable value of the property. The cost of the repairs will exceed 50% of the taxable value of the property, even if improvements were spread out over a number of years; unless coordination with County inspectors could occur and the State be cited for code violations, thereby exempting those costs from the 50% rule. In order to address the areas of distress, it is likely that portions of the building and/or site otherwise not intended to be repaired or improved would be required to conform to current land use regulations and/or building codes. This would result in a domino effect of planning and design challenges that would also possibly include numerous regulatory reviews and approvals, thereby resulting in excessive design fees and lengthy delays. The construction that would be necessary to address the areas of distress would need to occur over a series of phases taking several years, requiring numerous intermittent shut downs of the building or portions of the building, and be extremely challenging from a marketing or logistical standpoint for management. The property is large enough that a new development could occur here without a significant loss of use of the property.

Regardless of new development or demolition of an aged and deteriorating structure, strong public opposition is sure to occur. Because of the preponderance of health, safety and welfare issues, numerous building, and accessibility code violations, large quantities of hazardous materials, is in poor condition and would be cost prohibitive to repair and retrofit into compliance with current building and accessibility codes; protection of the health, safety, and welfare of the public should take precedence.

The demolition of a six story structure along the shoreline is a difficult, timely, and expensive endeavor. The demolition phase will require several years to complete. A considerable amount of reports, studies, and surveys will need to be conducted, reviewed, and approved by the authorities having jurisdiction before a demolition permit can be applied for. Some of the reports, studies and surveys may include but is not limited to the following;

botanical survey, avian and terrestrial mammal survey, air quality study, noise study, marine and water quality study, archaeological survey plan, inventory and monitoring plan, cultural impact assessment, engineering report(s), soils testing and solid waste management plan, and special management area permit. Additional environmental engineering for the survey, testing, and identification of hazardous materials is also warranted. The myriad of regulatory bodies that would be charged with reviewing the reports, studies and surveys may include but is not limited to the following; US Army Corps of Engineers, State DLNR, State DOH, County Department of Environmental Management, County Planning Department, County Building Division, County Engineering Division, County of Hawai'i Fire Department, County DWS, HELCO, and others.

ALTERNATIVE RECOMMENDATION: If the building is not demolished, the obvious alternative would be to REPAIR it. The way in which repairs are handled could be extremely challenging, the associated costs could be prohibitive, and the construction schedules could be time consuming. As such, the types of repairs and the order in which the repairs are phased should be highly scrutinized. Repairs should be done proportionately over several years so that the repair cost does not exceed 50% of the taxable value of the property. Prior to starting any repair or improvement project, the architect and/or engineers who will design the repairs should work closely with the authorities having jurisdiction to ensure that grandfathering in of non-conformities can remain in place. Repairs to address the health, safety and welfare of the public, as well as repair and maintenance projects to prolong the remaining useful life of the building should be performed first. The following minimum repairs include, but are not limited to the following:

- FIRE PROTECTION STRATEGY: Assess the existing overall fire protection strategy of the building.
- PHYSICAL TESTING OF FIRE PROTECTION DEVICES: Test all fire protection devices (fire alarm panel, pull boxes, emergency lighting, strobes, horns, smoke detectors, fire extinguishers, etc.) throughout the facility. Repair and/or improve the overall fire protection system and all fire protection devices so that the building is in compliance with current County Fire Code.
- HAZARDOUS MATERIALS ABATEMENT PLAN: Assess locations of hazardous materials to determine • where the materials are located and how they may be impacted by the repairs being contemplated. Develop a hazardous materials abatement plan.
- IMPROVEMENT OF LIGHTING: Improve lighting in all common areas so that they are properly • illuminated. Install emergency lighting in all common areas.
- EXIT SIGNS: Install properly illuminated exit signs with directional arrows. •
- MAKAI WING STAIR TOWER: Repair the makai wing stair tower so that it is protected by not less than • 1-hour rated construction. Replace all stair tower doors and door frames so that they are 45 minute rated minimum and properly labeled. All door hardware should be replaced. Doors should latch properly and meet clearance requirements after installation. Approach, entry and exit at doors should be assessed, and where structurally practicable, be improved to address accessibility maneuvering clearances. Proper

signage, lighting and building emergency exit diagrams should be installed inside the stair tower. Accessible signage should be installed at each floor level, both inside and outside of the stair tower. Any penetrations into the stair tower should be repaired or fire stopped so that the 1-hour rating is not compromised.

- met.
- The stair tower will connect to each floor level of the building and exit at grade.
- guardrails or solid walls.
- MAUKA WING WINDOWS: Install guardrails at all common area windows.
- NON-FUNCTIONING EQUIPMENT: Remove all inoperable or unused electrical and mechanical equipment.
- LAUNDRY AREA: Construct a laundry room that is protected by the required fire rating.

It is important to note that by addressing the HSW issues noted above, other anticipated and unanticipated code compliance measures will be triggered. At the on-set of future repair projects, the owner and their designers should work closely with the Authorities Having Jurisdiction (AHJ) to ascertain to as much of an extent as possible, other code compliance measures that the AHJ's will require before design drawings are advanced too far. The types of code compliance measures and other requirements that might be imposed by the AHJ's could potentially be so onerous, that the repair project under contemplation would need to be halted due to structural impracticability, scheduling concerns, land-use compliance measures or simply be too expensive.

3.2.3 **Uncle Billy's Hilo Bay Hotel**

PRIMARY RECOMMENDATION is DEMOLISH: Some of the structures comprising Uncle Billy's are in extremely poor condition and bordering on a state of dilapidation. The remaining useful life was estimated to be at 5-10 years, and that was back in 2014. The parking lot is undersized, does not meet the required parking count, but is in good condition otherwise. All of the structures, exterior walkways, pool area and landscaping are dated in appearance and worn. Large trees surrounding the West Wing have been unmanaged and allowed to grow to a

MAUKA WING STAIR TOWER: Remove the glass curtain wall bordering the mauka wing stair. Patch the openings with construction materials and/or openings that meet the allowable construction type and building code. Demolish the stair assembly and replace with a new stair assembly that complies with accessibility requirements. Provide proper lighting and signage around the stair at each floor level. At the top and bottom landings at each stair run, ensure that proper accessible maneuvering clearances are

MAUKA WING DEAD END CORRIDORS: Construct a new 1-hour rated enclosed stair tower at or near the end of the common area walkway so that the dead end corridor condition is brought into compliance.

DECORATIVE MASONRY BLOCKS: Replace all decorative masonry blocks throughout the building with

point where their roots have undermined the building and appears to have damaged the structure. The West Wing, South Wing, and Lobby areas appear to be in the poorest physical condition. The North and East Wings do not fare much better, but appear to be in a slightly better condition. There is evidence of termite damage all around the hotel. The termite damage in the Lobby area is highly visible in the structural and non-structural components of the building frame. Evidence of termite damage appears on almost every wooden surface of the Lobby. Each of the wings and Lobby contain areas of non-compliance when compared against the current major codes, including a few areas that need to be improved to address HSW concerns. The building wings and hotel grounds do not meet accessibility standards. Of the areas tested for hazardous materials, a significant amount of asbestos containing materials and lead paint was identified. The opinion of probable cost to address the areas of distress is significant and exceeds the taxable value of the property. The operator of the property has also informed the DLNR that there are major leaking problems with the roof, and the leaks are not contained to any particular area, but are spread throughout.

There are considerable areas of concern with Uncle Billy's. Of particular concern is the stair tower located on the makai end of the West Wing, which is in a state of disrepair and unsafe. In the West Wing, the ground floor walkway that provides access to the guest rooms has been enclosed, impeding ground floor escape. The common area walkway that is relied upon for egress is undulating because of the roots from the nearby trees upheaving the surface of the walkway. Access to the makai exit is non-compliant in terms of accessibility and maneuvering clearances. Exiting toward the mauka direction is not along an accessible means of egress. Two unprotected laundry rooms are located at the point of exit discharge into the Lobby area. In the North Wing, in the case of a fire, there are no compliant accessible means of egress out of the building. An elevator is included in the North Wing, but it is located in a dead end corridor. In the East Wing, the ground floor door of the mauka stairwell is locked and does not include a lever to operate the door from the outside. This is another safety concern as fire rescue personnel would have a difficult time accessing the stair in the case of an emergency. The other stair tower is not protected by 1-hour rated construction. None of the stair towers in Uncle Billy's meet exiting, fire protection or accessibility requirements and all are considered non-compliant. None of the buildings contain fire sprinklers or adequate fire protection devices. Fire extinguishers appear old and not regularly tested. Surface mounted fire extinguisher cabinets also partially block maneuvering near the doors leading into the stair towers.

The North, West, and East Wings are four stories high. The overall floor area of Uncle Billy's is expansive. Both the height of the building and floor area exceeds that allowable by the current building code. The open Lobby is damaged by termite infestation and includes an unprotected restaurant and two unprotected laundry rooms. The Lobby, restaurant area, and laundry rooms are not fire separated from the hotel guest rooms. This is of particular concern because Uncle Billy's is constructed primarily out of wood, is unprotected by a fire sprinkler system,

exceeds the allowable height and building area, contains inadequate fire protection devices and the fire exits out of this building do not comply with building or accessibility code.

Because of the numerous areas of distress described above, the recommendation for this property is DEMOLISH. The opinion of probable cost to address the areas of distress is excessive, especially when compared to the taxable value of the property and/or the physical condition of the buildings. The cost of the repairs will exceed 50% of the taxable value of the property, even if improvements were spread out over a number of years. To address the areas of distress, portions of the building not intended to be repaired or improved would be required to conform to current land use regulations and/or building codes. This would result in a domino effect of planning and design challenges that would require numerous regulatory reviews and approvals, thereby resulting in excessive design fees and lengthy delays. The extent and likely cost of the construction work necessary to address the areas of distress is prohibitive. It would require lengthy shut downs of portions of the building and be extremely challenging from a marketing or logistical standpoint for management. Unfortunately, this property is comprised of several smaller parcels of land making it more difficult to redevelop. The property could realize a significant loss of use due to the presence of internal property lines and setbacks that would need to be respected in any new development; unless the individual parcels were consolidated into one larger parcel.

Uncle Billy's is considered an iconic hotel and held in high regard by many in the public. Strong public opposition can be anticipated to any announcement of demolition of this nostalgic piece of Banyan Drive. Regardless of public opposition, the building contains numerous life safety issues, various building and accessibility code violations, fire protection concerns, large quantities of hazardous materials, drastically exceeds the allowable building height and floor area given its wooden construction, unprotected and comprised stair towers, does not include a fire sprinkler system and has extensive termite damage; the protection of the health, safety and welfare of the public should take precedence. Furthermore, the cost to retrofit and repair Uncle Billy's is excessively cost prohibitive.

The demolition of a four story structure along the shoreline is a difficult, timely, and expensive endeavor. The demolition phase will require several years to complete and be expensive. A considerable amount of reports, studies, and surveys will need to be conducted, reviewed, and approved by the authorities having jurisdiction before a demolition permit can be applied for. Some of the reports, studies and surveys may include, but is not limited to the following; botanical survey, avian and terrestrial mammal survey, air quality study, noise study, marine and water quality study, archaeological survey plan, inventory and monitoring plan, cultural impact assessment, engineering report(s), soils testing and solid waste management plan and special management area permit. Additional environmental engineering for the survey, testing, and identification of hazardous materials is also warranted. The myriad of regulatory bodies that would be charged with reviewing the reports, studies and surveys may include but is not limited to the following; US Army Corps of Engineers, State DLNR, State DOH,

County Department of Environmental Management, County Planning Department, County Building Division, County Engineering Division, County of Hawai'i Fire Department, County DWS, HELCO, and others.

ALTERNATIVE RECOMMENDATION: If the buildings are not demolished, the obvious alternative would be to REPAIR them. The way in which repairs are handled could be extremely challenging, the associated costs could be prohibitive, and the construction schedules could be time consuming. As such, the types of repairs and the order in which the repairs are phased should be highly scrutinized. Repairs should be done proportionately over several years so that the repair cost does not exceed 50% of the taxable value of the property. Prior to starting any repair or improvement project, the architect and/or engineers who will design the repairs should work closely with the AHJ's to ensure that grandfathering in of non-conformities can remain in place. Repairs to address the health, safety and welfare of the public, as well as repair and maintenance projects to prolong the remaining useful life of the building should be performed first. The following minimum repairs include, but are not limited to the followina:

- CONSOLIDATE THE PROPERTY: Consolidate the individual lots into a single lot.
- FIRE PROTECTION STRATEGY: Assess the existing overall fire protection strategy of the buildings in totality.
- PHYSICAL TESTING OF FIRE PROTECTION DEVICES: Test all fire protection devices (fire alarm • panel, pull boxes, emergency lighting, strobes, horns, smoke detectors, fire extinguishers, etc.) throughout all of the buildings. Repair and/or improve the overall fire protection system and all fire protection devices so that the buildings are in compliance with the current County Fire Code.
- HAZARDOUS MATERIALS ABATEMENT PLAN: Assess locations of hazardous materials to determine • where the materials are located and how they may be impacted by the repairs being contemplated. Develop a hazardous materials abatement plan.
- ROOF REPAIRS: The roofs for all remaining existing structures should be repaired. The repairs include • complete removal of all existing roof finishes, including the flashings. The roof decks should be inspected for water or termite damage and repaired. A completely new roofing system with flashing of all penetrations and edges, along with gutters and downspouts should be installed.
- IMPROVEMENT OF LIGHTING: Improve lighting in all common areas so that they are properly • illuminated. Install emergency lighting in all common areas.
- EXIT SIGNS: Install properly illuminated exit signs with directional arrows. •
- COORDINATION WITH THE COUNTY: Confirm with the County that the non-conforming parking lot will be grandfathered in and that the proposed improvements will not trigger new parking requirements. Or, identify existing and/or new off-site parking areas that can support the redevelopment and satisfy the County's parking requirements.

- work. Remove all large trees with invasive roots.
- existing West Wing. The new West Wing should be constructed to comply with accessibility stair towers, fire sprinklers and support spaces.
- communications closets and storage.
- North Wing and East Wing.
- NORTH WING WINDOWS: Install guardrails at all common area windows where needed.
- corridor condition.

DEMOLISH THE WEST WING, LOBBY AND RESTAURANT: Demolish the West Wing of the hotel, the Lobby and shuttered restaurant. The Lobby should be demolished to allow for access to the West Wing

NEW WEST WING: Construct a new four-story West Wing of the hotel in the same location as the requirements. The West Wing will house modern hotel rooms, properly enclosed and 1-hour fire rated

NEW LOBBY, RESTAURANT and KITCHEN: After the new West Wing is completed, a new accessible and code compliant Lobby should be constructed in the same place as the existing. The Lobby would be designed so that it was constructed in the spirit of the original Lobby. The Lobby would contain 2 or 3 new elevators and elevator lobbies. The elevators would provide an accessible path from the Lobby to each of the floor levels in all three wings of the hotel. A new protected Laundry room, properly separated from the hotel wings and lobby would also be constructed. The reception area would be opened to the lobby and be accessible. An accessible route leading down toward the existing swimming pool would be constructed. The new lobby would also include a covered drop off area, luggage holding area, lobby seating areas, male and female restrooms, hotel office(s); hotel facilities support space(s), electrical and

NORTH WING HSW REPAIRS: Replace, or if possible, repair the makai end stair tower so that it is protected by not less than 1-hour rated construction. Replace all stair tower doors and door frames so that they are 45 minute rated minimum and properly labeled. All door hardware should be replaced. Doors should latch properly and meet clearance requirements after installation. Approach, entry and exit at doors should be assessed, and where structurally practicable, be improved to address accessibility maneuvering clearances. Proper signage, lighting and building emergency exit diagrams should be installed inside the stair tower. Accessible signage should be installed at each floor level, both inside and outside of the stair tower. Any penetrations into the stair tower should be removed, encapsulated or fire stopped so that the 1-hour rating is not compromised. Address exit discharge so that it's along an accessible route. Construct a new accessible and code compliant mauka end stair tower that connects the new Lobby to each floor level of the hotel. The new mauka stair tower could potentially serve both the

NORTH WING EXISTING ELEVATOR: Demolish the existing elevator and address the dead end

 EAST WING HSW REPAIRS: Replace, or if possible, repair the makai end stair tower so that it is protected by not less than 1-hour rated construction. Replace all stair tower doors and door frames so that they are 45 minute rated minimum and properly labeled. All door hardware should be replaced.

Doors should latch properly and meet clearance requirements after installation. Approach, entry and exit at doors should be assessed, and where structurally practicable, be improved to address accessibility maneuvering clearances. Proper signage, lighting and building emergency exit diagrams should be installed inside the stair tower. Accessible signage should be installed at each floor level, both inside and outside of the stair tower. Any penetrations into the stair tower should be removed, encapsulated or fire stopped so that the 1-hour rating is not compromised. Address exit discharge so that it's along an accessible route. Construct a new accessible and code compliant makai end stair tower that connects the new Lobby to each floor level of the East Wing. There is a possibility that a single stair tower could act as the North Wing mauka stair tower and East Wing makai stair tower. The hardware at the fire door at the ground level of East Wing mauka stair tower should be replaced.

It is important to note that by addressing the HSW issues noted above, other anticipated and unanticipated code compliance measures will be triggered. At the on-set of future repair projects, the owner and their designers should work closely with the AHJ to ascertain to as much of an extent as possible, other code compliance measures that the AHJ's will require before design drawings are advanced too far. The types of code compliance measures and other requirements that might be imposed by the AHJ's could potentially be so onerous, that the repair project under contemplation would need to be halted due to structural impracticability, scheduling concerns, land-use compliance measures or simply be too expensive.

3.3 Important Notes Concerning Health, Safety and Welfare

This Report was not developed to identify or catalog specific areas concerning HSW issues. The Objectives of this Report is described under Section 1.2. Although this Report provides recommendations to address HSW issues, the reader SHALL NOT rely solely on the recommendations contained herein. The property owner, operator, vendor or other entity that is responsible for operating the property should consult with the AHJ's and design professionals to determine precisely which HSW issues pose safety hazards, and which codes need to be addressed as a result.

Part Four APPENDICES

4.1 Abbreviations and Acronyms

ACM	Asbestos-containing material
ADA	Americans with Disabilities Act
ADA-ABAAG	Americans with Disabilities Act and Architectural Barriers Act Accessibility Guidelines
AHJ	Authorities Having Jurisdiction
Approx	Approximate
Avg	Average
BDHRA	Banyan Drive Hawai'i Redevelopment Agency
BFE	Base Flood Elevation
BLNR	Board of Land and Natural Resources
CC	Country Club Condominium/Hotel
CMU	Concrete masonry unit
CZM	Coast Zone Management
DCAB	Disability and Communication Access Board
DLNR	Department of Land and Natural Resources
DOH	Department of Health
DPW	Department of Public Works
DWS	Department of Water Supply
EAI	Erskine Architects, Inc.
EPA	Environmental Protection Agency
Exst	Existing
Feb	February
FEMA	Federal Emergency Management Agency
FIRM	Flood Insurance Rate Map
Ft	Feet
Gal	Gallon
GPM	Gallon per minute

HCC	Hawai'i County Code
HELCO	Hawai'i Electric Light Company
HSW	Health, safety, and welfare
HUD	Department of Housing and Urban Developm
IBC	International Building Code
LBP	Lead-based paint
LCA	Land Commission Award
LCP	Lead-containing paint
LUC	Land Use Commission
LUO	Land Use Ordinance
Mar	March
MAX	Maximum
MGD	Millions of gallons per day
N/A	Not applicable
NS	Non sprinklered
OCCL	Office of Conservation and Coastal Lands
OPC	Opinion of Probable Cost
RB	Reed's Bay Resort Hotel
Req'd	Required
RUL	Remaining Useful Life
SF	Square feet
SLR	Sea Level Rise
SMA	Special Management Area
SMH	Sewer manhole
SOEST	School of Ocean and Earth Science and Tech
TBD	To be determined
UB	Uncle Billy's Hilo Bay Hotel
US	United States

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LIMITED HAZARDOUS MATERIALS **SURVEY REPORT**

COUNTRY CLUB CONDOMINIUM HOTEL, UNCLE BILLY'S HILO BAY HOTEL, AND REEDS BAY RESORT HOTEL, LTD. BANYAN DRIVE, HILO, HAWAII

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ETC Project No. 15-4018

July 20, 2015

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

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S AND CHAIN-OF-CUSTODY FORMS

July 20, 2015 ETC's Job No. 15-4018

1.0 CERTIFICATIONS AND LIMITATIONS

EnviroServices & Training Center, LLC (ETC) has completed this Limited Hazardous Materials Survey (Survey) Report for the common areas of the Banyan Drive Properties located in Hilo, Hawaii (Subject Properties). The Subject Properties include the properties associated with the following addresses:

- Country Club Condominium Hotel, 121 Banyan Drive, TMK 3-2-1-005:020
- Uncle Billy's Hilo Bay Hotel, 87 Banyan Drive, TMK 3-2-1-005:033, 034, 035
- Reeds Bay Resort Hotel, Ltd., 175 Banyan Drive, TMK 3-2-1-005:022

ETC's findings and recommendations contained herein are based on research, site observations, government regulations and laboratory data, which were gathered at the time and location of the study. Opinions stated in this report do not apply to changes that may have occurred after the services were performed.

ETC has performed specified services for this project with the degree of care, skill and diligence ordinarily exercised by professional consultants performing the same or similar services. No other warranty, guarantee, or representation, expressed or implied, is included or intended; unless otherwise specifically agreed to in writing by both ETC and ETC's Client.

This report is intended for the sole use of Erskine Architects, Inc. exclusively for the Associated Properties. Erskine Architects, Inc. may use and release this report, including making and retaining copies, provided such use is limited to the particular site and project for which this report is provided. However, the services performed may not be appropriate for satisfying the needs of other users. Release of this report to third-parties will be at the sole risk of ETC's Client and/or said user, and ETC shall not be liable for any claims or damages resulting from or connected with such release or any third party's use or reuse of this report.

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July 20, 2015

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

July 20, 2015 ETC's Job No. 15-4018

2.0 EXECUTIVE SUMMARY

EnviroServices & Training Center, LLC (ETC) has completed this Limited Hazardous Materials Survey (Survey) Report for the common areas of the Banyan Drive Properties located in Hilo, Hawaii (Subject Properties). The Subject Properties include the properties associated with the following addresses:

- Country Club Condominium Hotel, 121 Banyan Drive, TMK 3-2-1-005:020
- Reeds Bay Resort Hotel, Ltd., 175 Banyan Drive, TMK 3-2-1-005:022

ETC personnel performed site reconnaissance to identify hazardous materials that may be affected by renovation/demolition activities in areas specified to ETC by Erskine Architects, Inc.

During ETC's survey, asbestos-containing material (ACM), various surfaces coated in leadcontaining paint (LCP), including lead-based paint (LBP), arsenic treated material. The following summarizes the hazardous materials identified during ETC's survey:

Summary of Asbestos-Containing Materials Survey Thirty-six (36) sampled materials contained asbestos above the regulatory limit of 1%. These materials are listed in the table below.

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

• Uncle Billy's Hilo Bay Hotel, 87 Banyan Drive, TMK 3-2-1-005:033, 034, 035

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Homogenous						Estimated	Photo
Building Address	Location	Material	Condition	Category	Friability	Quantity	Reference No.
121 Banyan Drive- Country Club Condominium	Elevator Shaft Roof	Black Sealant around Metal Handrails	Damaged	Misc.	Non- Friable I	<1 ft ²	1
121 Banyan Drive- Country Club Condominium	Floors - 1, 2, 3, 4, 5, 6 and Halau Room (Throughout)	Drywall Wall	Good	Misc	Non- Friable I	>8,000 ft ²	2
121 Banyan Drive- Country Club Condominium	Floors - 2, 4, 5 & 6 (North Wing and Corridor)	Yellow Carpet Mastic on Leveling Compound	Good	Misc	Non- Friable I	4,000 ft ²	3
121 Banyan Drive- Country Club Condominium	North Wing Stairwell	Window Caulking around Large Glass Window	Significantly Damaged	Misc	Non- Friable I	500 L.F.	4
121 Banyan Drive- Country Club Condominium	Floors - 2, 3 & 5 – North Wing	Window Caulking	Damaged	Misc.	Non- Friable I	60 L.F.	5
121 Banyan Drive- Country Club Condominium	Halau Room	Spray on Ceiling Material	Damaged	Surfacing	Friable	1,320 ft ²	6
121 Banyan Drive- Country Club Condominium	Halau Room	Window Caulking	Damaged	Misc.	Non- Friable I	250 L.F.	7

Asbestos-Containing Material (continued)

Homoge	enous					Estimated	Photo	
Building Address	Location	Material	Condition	Category	Friability	Quantity	Reference No.	
121 Banyan Drive- Country Club Condominium	Parking Garage (Ceiling)	4" White Wrapped Insulation (T-Joint)	Good	TSI	Friable	4 ft ²	8	
121 Banyan Drive- Country Club Condominium	Parking Garage (Ceiling)	6" White Wrapped Insulation (T-Joint)	Good	TSI	Friable	6 ft ²	9	
121 Banyan Drive- Country Club Condominium	Parking Garage (Ceiling)	Spray-on Ceiling Material	Fair	Surfacing	Friable	3,600 ft ²	10	
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floors - 2, 4,	Brown Drywall Wall	Good	Misc.	Non-Friable I	>1,200 ft ²	11	
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floor - 4	Textured Plaster Wall	Good	Misc.	Non-Friable I	60 ft ²	12	
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floors - 1, 2, 3	2'x 4' Fissure Ceiling Tile	Damaged	TSI	Friable	>2,500 ft ²	13	
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floor - 3	Spray-on Ceiling Material	Friable	Surfacing	Friable	10 ft ²	14	
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floor - 2	Felt Material	Good	Misc.	Non-Friable I	150 ft ²	15	
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Lobby – Men's Restroom	Sink Caulking	Damaged	Misc.	Non-Friable I	<1 ft ²	16	

Misc. = Miscellaneous L.F. = Linear Feet TSI = Thermal System Insulation

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

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Misc. = Miscellaneous L.F. = Linear Feet TSI = Thermal System Insulation

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Summary of Lead Paint Survey

Of the surfaces sampled, one (1) contained lead in excess of the Environmental Protection Agency (EPA)/United States Department of Housing and Urban Development (HUD) guideline of 0.5 % by weight defining Lead-Based Paint (LBP).

Thirteen (13) sampled surfaces contained detectable levels of lead at levels less than the EPA/HUD guideline, classifying them as Lead-Containing Paint (LCP).

Summary of Arsenic Survey

None of the three (3) arsenic samples collected contained detectable levels of arsenic.

Asbestos-Containing Material (continued)

Homog	enous					Estimated	Photo
Building Address	Location	Material	Condition	Category	Friability	Quantity	Reference No.
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Basement- Oceanside Stairwells	Plaster Wall	Damaged	Misc.	Non-Friable I	750 ft ²	17
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Basement-Main Wing	2'x 2' Green Ceramic Floor Tile	Good	Misc.	Non-Friable I	50 ft ²	18
175 Banyan Drive-Reeds Bay Resort Hotel, Ltd	Main Roof	Gray Exhaust Vent Caulking	Good	Misc.	Non-Friable I	10 ft ²	19
175 Banyan Drive-Reeds Bay Resort Hotel, Ltd	Floor 1/Lobby, 2 & 3	Spray on Ceiling Material	Good	Surfacing	Friable	1,875 ft ²	20

5

Misc. = Miscellaneous L.F. = Linear Feet TSI = Thermal System Insulation

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

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> Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

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INTRODUCTION/PURPOSE 3.0

The purpose of this Survey was to investigate the Subject Properties for the presence of hazardous materials that may be affected by demolition activities. Specifically, ETC completed the following tasks:

- Mobilized a State of Hawaii Department of Health (DOH)/Environmental Protection Agency (EPA) certified asbestos building inspector and lead risk assessor to the Subject Properties;
- Performed site reconnaissance at the Subject Properties; .
- Collected four hundred ninety-two (492) samples of suspected asbestos-containing materials . (ACM) from various locations throughout the Subject Properties;
- Submitted the four hundred ninety-two (492) samples of suspected ACM to EMC Labs, Inc. . (EMC) in Phoenix, Arizona, for asbestos analysis via Polarized Light Microscopy (PLM) in accordance with EPA Method 600/R-93/116;
- Collected forty-one (41) paint chip samples from painted surfaces at the Subject Properties; •
- Submitted the forty-one (41) paint chip samples to EMC for analysis via EPA Method 7420 . for total lead content:
- Collected three (3) bulk samples of suspected arsenic treated materials from the Subject . **Properties:**
- Submitted the three (3) samples of suspected arsenic treated materials to NVL Laboratories, Inc. for analysis of total arsenic content via EPA Method 6010; and
- Prepared this report documenting field activities and results of the investigation including . laboratory analytical results, conclusions, and recommendations.

METHODOLOGY 4.0

4.1 Asbestos

ETC personnel collected a total of four hundred ninety-two (492) samples of suspected materials for asbestos analysis. The suspected ACM samples were collected from various areas at the Subject Properties in accordance with EPA guidelines and recommendations.

The suspected ACM were wetted with amended water before sample collection. A small piece was then carefully cut out and placed into a labeled, re-sealable plastic bag. The sampling equipment was cleaned between each sample collection to avoid cross-contamination between samples. The approximate quantity of each suspected ACM was noted. Sample locations were randomly selected in accordance with EPA protocols and recommendations.

Samples were properly logged and recorded following strict chain-of-custody procedure and submitted to EMC for analysis by PLM in accordance with EPA Method 600/R-93/116. EMC is accredited for bulk asbestos analysis through successful participation in the National Voluntary Lab Accreditation Program (NVLAP).

4.2 Lead Paint

ETC personnel collected forty-one (41) paint chip samples from the Subject Properties in accordance with the EPA guidelines and recommendations.

The suspected lead-containing paints were wetted with amended water before sample collection. Paint was carefully scraped and placed into a labeled, re-sealable plastic bag. The sampling equipment was cleaned between each sample collection to avoid cross-contamination between samples. All samples were properly logged and recorded following strict chain of custody procedure and submitted to EMC for analysis in accordance with EPA Method 7420.

4.3 Arsenic

ETC personnel collected three (3) samples of various fiberboard materials, suspected of being treated with arsenic, from the Subject Properties. The suspected arsenic treated samples were collected in accordance with EPA guidelines and recommendations.

The suspected arsenic treated materials were wetted with amended water before sample collection. Small pieces were then carefully cut out and placed into a labeled, re-sealable plastic bag. The samples were logged and recorded following strict chain of custody procedure and submitted to NVL Laboratories, Inc. for analysis by EPA Method 6010.

RESULTS 5.0

5.1 Asbestos Inspection

Of the four hundred ninety-two (492) samples collected, thirty-six (36) contained levels of asbestos above the regulatory limit of 1%. The results of this analysis are recorded in Table 1 found in Appendix I.

In accordance with federal and state regulations and industry standard practice ETC determined homogenous areas of each suspect material and collected multiple representative samples of the material from each homogenous area. Typically, all samples for a suspect material will have similar laboratory results. When the results differ, a single result above the regulatory limit is sufficient to determine that the material within the homogenous area is ACM and the entirety of the homogenous area should be treated as ACM. Thus, ETC may request that the laboratory stops analyzing when the first sample in the set is determined to have an asbestos content above 1%. Forty-nine (49) samples were not analyzed for this reason.

Sixty (60) samples were found to contain glass fibers. Although materials containing such fibers are not specifically regulated, it is ETC's recommendation to handle materials containing glass fibers with appropriate protective equipment.

5.2 Lead Paint Inspection

Of the sampled surfaces, one (1) contained lead in excess of the EPA/HUD guideline of 0.5% by weight defining lead-based paint (LBP). Thirteen (13) sampled surfaces contained detectable levels of lead at levels less than 0.5% by weight and are considered to be lead-containing paint (LCP).

The remaining sampled surfaces did not contain lead above the laboratory detection limit and are not considered to be lead-containing.

The lead paint survey results are recorded in Table 2 found in Appendix I.

5.3 Arsenic Inspection

None of the sampled materials contained detectable levels of arsenic. The arsenic survey results are recorded in Table 3 found in Appendix I.

6.0 DISCUSSION

ETC attempted to access all areas of the Subject Properties during its investigation however due to safety concerns or lack of keys, several areas were inaccessible. ETC collected random samples in accordance with EPA guidelines however made efforts to collect samples from inconspicuous locations in areas of high visibility and with high occupancy. The following areas were inaccessible at the time of Survey:

Reed's Bay Resort Hotel, Ltd.

floor.

Country Club Condominium Hotel

- The storage room within the Halau room was not surveyed due to lack of keys.
- The former Shooters Bar & Grill area was not surveyed due to lack of keys.
- The lower roof was not surveyed due to safety concerns.
- Several smaller rooms on the first floor were not surveyed due to lack of keys.

Uncle Billy's Hilo Bay Hotel

- concerns of the property manager.
- described to ETC by Erskine Architects, Inc. and therefore was not surveyed.

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

July 20, 2015 ETC's Job No. 15-4018

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

• The lobby area was not sampled by the owner's request due to recent renovations however materials that were observed in the lobby were sampled from different locations on the first

• Two (2) lower roofs at Uncle Billy's Hilo Bay Hotel were not surveyed due to safety

• The interior of Uncle Billy's General Store was not included in the scope of services

RECOMMENDATIONS 7.0

In summary, various asbestos-containing materials (ACM) and surfaces coated in lead-containing paint (LCP), including lead-based paint (LBP), were observed. Based on ETC's visual inspection of the facility, inventory of potentially hazardous materials, and laboratory data, ETC recommends the following:

- Manage and/or remove and dispose of hazardous and regulated materials in accordance with applicable local, state, and federal regulations, prior to renovation and/or demolition activities that may disturb these materials.
- Handle materials containing glass fibers with appropriate protective equipment to prevent inhalation or ingestion of fibers and contact with skin and mucous membranes.
- All friable ACM must be removed and disposed of by a qualified asbestos abatement contractor. Friable ACM is defined as those materials that may be crumbled, pulverized, or otherwise damaged by hand pressure.
- Any non-friable ACM which could be crumbled and pulverized during renovation/demolition activities must be removed and disposed of by a qualified asbestos abatement contractor.
- In addition, the services of a qualified consultant should be obtained to monitor and inspect the removal activities to ensure compliance with applicable EPA, Occupational Safety and Health Administration (OSHA), and Hawaii Occupational Safety and Health (HIOSH) regulations pertaining to the handling of asbestos containing material.
- Remove and dispose of lead-based paint and loose and flaking (poor condition) leadcontaining paint that may be disturbed during renovation/demolition activities in accordance with applicable local, state, and federal regulations. Note that conditions of paint may have changed since the time of this survey.
- Any abatement and demolition contractor(s) must take appropriate measures to comply with applicable EPA, OSHA and HIOSH regulations pertaining to the handling of lead containing paints and worker protection. Note that OSHA and HIOSH regulate activities that disturb paint and other materials containing any detectable concentration of lead.
- Have air monitoring conducted for airborne asbestos fibers by a State of Hawaii certified Project Monitor and airborne lead by qualified personnel during any asbestos and/or lead abatement and general renovation/demolition activities of areas that were determined to contain these contaminants.

July 20, 2015 ETC's Job No. 15-4018



TABLES OF RESULTS

July 20, 2015 ETC's Job No. 15-4018

Appendices

Table 1	
Ashestos Survey Results	

Aspesto	s S	urv	'ey	Results
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Banyan Drive Properties										
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity	
CCR-AB-01			White Main Deefing		Not	Not		None Detected*	Not	
CCR-AB-02	Country Club	Main Roof	White Main Rooting	Good	INOL A multiculture	INOL A multicalita	All	None Detected*	Amiliantia	
CCR-AB-03			Material		Applicable	Applicable		None Detected*	Applicable	
CCR-AB-04			D		NU	NU		None Detected	NL	
CCR-AB-05	Country Club	Main Roof	Dome Skylight	Good	Not	Not	All	None Detected	Not	
CCR-AB-06			Caulking		Applicable	Applicable		None Detected	Applicable	
CCR-AB-07					N T /	N. (None Detected		
CCR-AB-08	Country Club	Main Roof	Gray Exhaust Fan	Good	Not	Not	All	None Detected	Not	
CCR-AB-09			Caulking		Applicable	Applicable		None Detected	Applicable	
CCR-AB-10								None Detected		
CCR-AB-11	Country Club	Main Roof	Silver Exhaust Fan	Good	Not	Not	All	None Detected	Not	
CCR-AB-12			Caulking		Applicable	Applicable		None Detected	Applicable	
CCR-AB-13								None Detected		
CCR-AB-14	Country Club	Main Roof	Grav Caulking	Good	Not	Not	All	None Detected	Not	
CCR-AB-15			- ,		Applicable	Applicable		None Detected	Applicable	
CCR-AB-16								None Detected*		
CCR-AB-17	Country Club	Country Club	Lower Elevator	Built-up Roofing	Good	Not	Not	A11	None Detected*	Not
CCR-AB-18	country cruo	Shaft Roof	Dunit up Hooming		Applicable	Applicable		None Detected*	Applicable	
CCR-AB-19						-		None Detected		
CCR-AB-20	Country Club	Lower Elevator	Black Flashing	Good	Not	Not	A11	None Detected	Not Applicable	
CCR-AB-21	Sha	Shaft Roof	8		Applicable	Applicable		None Detected*		
CCR-AB-22		Lower Elevator						None Detected		
CCR-AB-23	Country Club	Shaft Roof -	Gray Caulking	Good	Not	Not Applicable	All	None Detected	Not	
CCR-AB-24	country cruo	Paranit Wall	oray cauning	0000	Applicable			None Detected	Applicable	
CCR-AB-25		i urupit Wuii				-		None Detected*		
CCR-AB-26	Country Club	Upper Elevator	Built-up Roofing	Good	Not	Not	A11	None Detected*	Not	
CCR-AB-27	country cruo	Shaft Roof	Dunit up Hooming	0000	Applicable	Applicable		None Detected*	Applicable	
CCR-AB-28								None Detected*		
CCR-AB-29	Country Club	Upper Elevator	Black Flashing	Good	Not	Not	A11	None Detected	Not	
CCR-AB-30	eouna y enuo	Shaft Roof	Shingle	0000	Applicable	Applicable		None Detected	Applicable	
CCR-AB-31								None Detected*		
CCR-AB-32	Country Club	Elevator Shaft	Black Roof Tar on	Good	Not	Not	Δ11	None Detected*	Not	
CCR-AB-33	Country Club	Roofs		0000	Applicable	Applicable	7111	None Detected*	Applicable	
CCR-AB-34								None Detected*		
CCR-AB-35	Country Club	Elevator Shaft	Black Sealant on	Good	Not	Not	A11	None Detected	Not	
CCR-AB-36	Roofs		Flashing	0000	Applicable	Applicable	1 111	None Detected	Applicable	
CCR-AB-37			Rlack Sealant				Silver Paint	Chrysofile 3%*		
CCR-AB-39	Country Club	Elevator Shaft	around Metal	Damaged	Non-	Mise	Suver i ant	None Detected	$<1 \text{ ft}^2$	
CCR-AB-30	Country Club	Roofs around Metal Da		Damageu	Friable I	171150.	Black Sealant	None Detected	~1 II	
UUK-AD-39			Handralls					None Detected		

Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity	
CC6-AB-01			2'x4' Fisure Ceiling		Not	Not		None Detected	Not	
CC6-AB-02	Country Club	Floor 6	Tile	Damaged	Applicable	Applicable	All	None Detected	Applicable	
CC6-AB-03			The		ripplicable	ripplicable		None Detected	ripplicable	
CC6-AB-04					Not	Not		None Detected	Not	
CC6-AB-05	Country Club	Floor 6	Spray-on Ceiling	Damaged	Applicable	Applicable	All	None Detected	Applicable	
CC6-AB-06					ripplicable	ripplicable		None Detected	ripplicable	
CC6-AB-07							A11	None Detected		
CC6-AB-08	Country Club	Floor 6	Drywall Wall	Good	Non-	Misc.		None Detected	$>1000 \text{ ft}^2$	
СС6-АВ-09	country club	11001 0		Good	Friable I	TVII5C.	White/Off White Texture	Chrysotile 4%	× 1,000 It	
CC6-AB-10					Not	Not		None Detected	Not	
CC6-AB-11	Country Club	Floor 6	Window Caulking	Good	INOL A multi anh la	INOL A multi-sub-la	All	None Detected	Amilianhia	
CC6-AB-12					Applicable	Applicable		None Detected	Applicable	
CC6-AB-13			1'x1' Tan Caramia		Not	Not		None Detected	Net	
CC6-AB-14	Country Club	Floor 6	Floor Tile	Good	Applicable	Applicable	All	None Detected	Applicable	
CC6-AB-15			FIOOI THE		Applicable	Applicable		None Detected	Applicable	
CC6-AB-16			Vollow Cornot				All	None Detected		
CC6-AB-17	Country Club	Floor 6	Mastic on Leveling	Good	Non- Friable I	Misc.	White Leveling Compound	Chrysotile 2%	1,000 ft ²	
CC6-AB-18			Compuna				All	None Detected		
CC6-AB-19			Vallow Carnot Mastia		Not	Not		None Detected	Not	
CC6-AB-20	Country Club	Floor 6	on Concrete	Good	Applicable	Applicable	All	None Detected	Applicable	
CC6-AB-21			on concrete		Applicable	Applicable		None Detected	Applicable	
CC6-AB-22			Window Caulking	Significantly	Non		All	Chrysotile 10%		
CC6-AB-23	Country Club	Floor 6	around Large Glass	Demogod	Friable I	Misc.	A 11	Not Analyzed	500 L.F.	
CC6-AB-24			Window	Damageu	Filable I		All	Not Analyzed		
CC5-AB-01			2'x4' Figure Ceiling		Not	Not		None Detected	Not	
CC5-AB-02	Country Club	Floor 5	Z X4 I Isure Cennig Tile	Damaged	Applicable	Applicable	All	None Detected	Applicable	
CC5-AB-03			The		repricable	пррисаоне		None Detected	ripplicable	
CC5-AB-04					Not	Not		None Detected	Not	
CC5-AB-05	Country Club	Floor 5	Spray-on Ceiling	Good	Applicable	Applicable	All	None Detected	Applicable	
CC5-AB-06					repricable	ripplicable		None Detected	Аррисавие	
CC5-AB-07	Country Club				Non-		White/Off White	Chrysotile 2%		
CC5-AB-08		untry Club Floor 5	Drywall Wall	Good	Friable I	Misc.	Joint Compound	Chrysotile 3%	>1,000 ft ²	
CC5-AB-09					Thable I		Drywall	None Detected		
CC5-AB-10					Non-		All	None Detected		
CC5-AB-11	Country Club	Floor 5	Window Caulking	Damaged	Friable I	Misc.	All	Chrysotile 15%	20 L.F.	
CC5-AB-12					Flable I		All	Not Analyzed		

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Banyan Drive Properties										
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity	
CC5-AB-13			1'x1' Tan Ceramic		Not	Not		None Detected	Not	
CC5-AB-14	Country Club	Floor 5	Floor Tile	Good	Applicable	Applicable All	None Detected	Applicable		
CC5-AB-15			11001 THC		Аррпеавіе	Аррисавис		None Detected	Аррисавис	
CC5-AB-16		Fl	Yellow Carpet	Gul	Non-	Min	White Leveling Compound	Chrysotile 3%	1 000 02	
CC5-AB-17	Country Club	Floor 5	Mastic on Leveling	Good	Friable I	Misc.	Yellow Carpet	None Detected	1,000 ft	
CC5-AB-18			Compuna				Mastic	None Detected		
CC5-AB-19			Vallau Carnat Mastia		Not	Not		None Detected	Not	
CC5-AB-20	Country Club	Floor 5	renow Carpet Mastic	Good	INOL A multi a shi la	Amiliarhia	All	None Detected	Amilianhia	
CC5-AB-21			on Concrete		Applicable	Applicable		None Detected	Applicable	
CC4-AB-01			2hu4l Eirenne Cailling		Nat	Net		None Detected	Net	
CC4-AB-02	Country Club	Floor 4	2 x4 Fisure Celling	Damaged	INOL Amerika altita	INOL Amerikanishin	All	None Detected	Not Applicable	
CC4-AB-03			The		Applicable	Applicable		None Detected		
CC4-AB-04					Not	Not		None Detected	Not	
CC4-AB-05	Country Club	Floor 4	Spray-on Ceiling	Good	Applicable	Applicable	All	None Detected	Not	
CC4-AB-06					Applicable	Applicable		None Detected	Applicable	
							Joint Compound	Chrysotile 3%		
CC4-AB-07	Country Club	Floor 4	Drywall Wall	Good	Non-	Misc.	White/Light Gray Texture	Chrysotile 3%	>1.000 ft2	
CC4-AB-08	country chub	11001	21,5,0,411,0,411	oou	Friable I		Texture	None Detected	1,000 112	
CC4-AB-09							Drywall/Tape	None Detected		
CC4-AB-10								None Detected		
CC4-AB-11	Country Club	Floor 4	Window Caulking	Damaged	Not	Not	All	None Detected	Not	
CC4-AB-12			U	Ũ	Applicable	Applicable		None Detected	Applicable	
CC4-AB-13					27.1			None Detected		
CC4-AB-14	Country Club	Floor 4	I'xI' Tan Ceramic	Good	Not	Not	All	None Detected	Not	
CC4-AB-15			Floor Tile		Applicable	Applicable		None Detected	Applicable	
CC4-AB-16			Yellow Carpet		Non-		White Leveling Compound	Chrysotile 3%		
CC4-AB-17	Country Club	Floor 4	Mastic on Leveling	Good	Friable I	Misc.	Yellow Carpet	None Detected	1,000 ft ²	
CC4-AB-18			Compund		1		Mastic/Grav	None Detected		
CC4-AB-19					N	N		None Detected	N	
CC4-AB-20	Country Club	Floor 4	Y ellow Carpet Mastic	Good	Not	Not	All	None Detected	Not	
CC4-AB-21			on Concrete		Applicable	Applicable		None Detected	Applicable	
CC3-AB-01					N	NT /		None Detected		
CC3-AB-02	Country Club	Floor 3	2'x4' Fisure Ceiling	Good	Not	Not	All	None Detected	Not	
~~~	1 -		Tile		Applicable	Applicable			Applicable	

Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity		
CC3-AB-04					Not	Not		None Detected	Not		
CC3-AB-05	Country Club	Floor 3	Spray-on Ceiling	Good	Applicable	Applicable	All	None Detected	Applicable		
CC3-AB-06					Applicable	Applicable		None Detected	Applicable		
CC3-AB-07		El 1		Carl	Non-	Min	White/Off White Texture	Chrysotile 5%	1 000 02		
CC3-AB-08	Country Club	F100r 3	Drywaii wali	Good	Friable I	Misc.	Damasell	None Detected	>1,000 ft ⁻		
CC3-AB-09							Drywan	None Detected			
CC3-AB-10					Nor		All	Chrysotile 10%			
CC3-AB-11	Country Club	Floor 3	Window Caulking	Damaged	Non-	Misc.	4.11	Not Analyzed	20 L.F.		
CC3-AB-12					Friable I		All	Not Analyzed			
CC3-AB-13			Unill Ten Commis		Net	Net		None Detected	Net		
CC3-AB-14	Country Club	Floor 3	Figure Tile	Good	Not	Not	All	None Detected	Not		
CC3-AB-15			Floor The		Applicable	Applicable		None Detected	Applicable		
CC3-AB-16			Yellow Carpet Mastic		Net	Net		None Detected	Net		
CC3-AB-17	Country Club	Floor 3	on Leveling	Good	INOL A multi anh la	INOL A susting the factor	All	None Detected	INOL A multi a alta la		
CC3-AB-18	7		Compund		Applicable	Applicable		None Detected	Applicable		
CC3-AB-19			Vallary Carriet Martin		Net	Net		None Detected	Net		
CC3-AB-20	Country Club	Floor 3	Yellow Carpet Mastic	Good	Not	Not	All	None Detected	Not		
CC3-AB-21	- ř		on Concrete		Applicable	Applicable		None Detected	Applicable		
CC2-AB-01					Nut	NU		None Detected	NL 4		
CC2-AB-02	Country Club	Floor 2	2'x4' Fisure Ceiling	Damaged	Not	Not	All	None Detected	Not		
CC2-AB-03			1 ile		Applicable	Applicable	le	None Detected	Applicable		
CC2-AB-04					Nut	NL (		None Detected	NL 4		
CC2-AB-05	Country Club	Floor 2	Spray-on Ceiling	Good	Not	Not	All	None Detected	Not		
CC2-AB-06					Applicable	Applicable		None Detected	Applicable		
CC2-AB-07	Country Club	Elser 2	Dermoll Well	Card	Non-	Miss	White/Off White Texture	Chrysotile 2%	1 000 02		
CC2-AB-08	Country Club	F100F 2	Drywaii wali	Good	Friable I	wiise.	Durmall	None Detected	>1,000 ft		
CC2-AB-09							Drywan	None Detected	1		
CC2-AB-10					Nor		All	Chrysotile 10%			
CC2-AB-11	Country Club	Floor 2	Window Caulking	Damaged	Non-	Misc.	4.11	Not Analyzed	20 L.F.		
CC2-AB-12			-	-	Friable I		All	Not Analyzed			
CC2-AB-13			11 11 T G		N	<b>N</b> . (		None Detected	<b>N</b>		
CC2-AB-14	Country Club	Floor 2	1 x1 ⁻ 1 an Ceramic	Good	NOT	NOL	All	None Detected	Not		
CC2-AB-15			Floor Tile		Applicable	Applicable		None Detected	Applicable		
CC2-AB-16			Yellow Carpet		N		. 11	None Detected			
CC2-AB-17	Country Club	Floor 2	Mastic on Leveling	Good	Non-	Misc.	All	None Detected	1,000 ft ²		
CC2-AB-18					Compund		Friable I		White Leveling	Chrysotile 3%	

Table 1
estos Survey Results
van Drive Properties

Table 1	
Ashestos Survey	Res

As	bestos	S	ur	vey	Results	
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Banyan Drive Properties									
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
CC2-AB-19						<b>N</b>		None Detected	~ .
CC2-AB-20	Country Club	Floor 2	Yellow Carpet Mastic	Good	Not	Not	All	None Detected	Not
CC2-AB-21			on Concrete		Applicable	Applicable		None Detected	Applicable
CC1-AB-01					NT /	<b>N</b> . (		None Detected	
CC1-AB-02	Country Club Floor 1		Spray-on Ceiling	Good	Not	Not	All	None Detected	NOT
CC1-AB-03					Applicable	Applicable		None Detected	Applicable
CC1-AB-04			Drawall Wall	Cood	Non-	Mico	White/Off White Texture	Chrysotile 2%	> 1 000 62
CC1-AB-05	Country Club	Floor 1	Drywan wan	Good	Friable I	11130.	Damasl	None Detected	>1,000 ft
CC1-AB-06							Drywaii	None Detected	
CC1-AB-07			1'v 1' Proven Coromia		Not	Not		None Detected	Net
CC1-AB-08	Country Club	Floor 1	Floor Tile	Good	Applicable	Applicable	All	None Detected	INOL Applicable
CC1-AB-09			Floor Tile		Applicable	Applicable		None Detected	Applicable
CC1-AB-10		Floor 1 - Front	1'x2' Gray Ceramic		Not	Not		None Detected	Not
CC1-AB-11	Country Club	of Elevator	Floor Tile	Good	Applicable	Applicable	All	None Detected	Applicable
CC1-AB-12		of Elevator			Аррпеавіе	Аррисавие		None Detected	Applicable
CC1-AB-13		Floor 1 - Front	9"x9" Dark Brown		Not	Not		None Detected	Not
CC1-AB-14	Country Club	Reception Area	Floor Ceramic Tile	Good	Applicable	Applicable	All	None Detected	Applicable
CC1-AB-15		Reception / neu	Thoor Ceranne The		ripplicable	ripplicable		None Detected	ripplicable
CC1-AB-16			Vellow Carnet Mastic	Good	Not Applicable	Not Applicable	All	None Detected	Not Applicable
CC1-AB-17	Country Club	Floor 1	on Concrete					None Detected	
CC1-AB-18			on controle		rippliedole	ripplicable		None Detected	
CC1-AB-19			Yellow Carpet Mastic		Not	Not	All	None Detected	Not Applicable
CC1-AB-20	Country Club	Elevator Cabs	on Concrete	Good	Applicable	Applicable		None Detected	
CC1-AB-21						· · · · · · · · · · · · · · · · · · ·		None Detected	
CCH-AB-01			2'x4' Textured	Significantly	Not	Not		None Detected*	Not
CCH-AB-02	Country Club	Halau	Ceiling Tile	Damaged	Applicable	Applicable	All	None Detected*	Applicable
CCH-AB-03			8	8				None Detected*	
CCH-AB-04						~ ~ .	All	Chrysotile 5%	2
CCH-AB-05	Country Club Halau		Spray-on Ceiling	Damaged	Friable	Surfacing	All	Not Analyzed	1,320 ft ²
CCH-AB-06								Not Analyzed	
CCH-AB-07	Country Club Halau			<i>a</i> .	Non-		All	None Detected	
CCH-AB-08			Drywall Wall	Good	Friable I	Misc.		None Detected	2,500 ft ²
CCH-AB-09				T HADIC I			White Compound	Chrysotile 3%	
CCH-AB-10	a . a .				Non-		All	Chrysotile 10%	
CCH-AB-11	Country Club	Halau	Window Caulking	Damaged	Friable I	Misc.	All	Not Analyzed	20 L.F.
CCH-AB-12					- maple I		711	Not Analyzed	

Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
CCExt-AB-01 CCExt-AB-02 CCExt-AB-03	Country Club	Garage	4" Old White Wrapped Insulation - Run	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
CCExt-AB-04 CCExt-AB-05 CCExt-AB-06	Country Club	Garage	4" New White Wrapped Insulation - Run	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
CCExt-AB-07 CCExt-AB-08 CCExt-AB-09	Country Club	Garage	4" White Wrapped Insulation - Elbow	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
CCExt-AB-10 CCExt-AB-11	Country Club Garage		4" White Wrapped Insulation - T-Joint	Good	Friable	TSI	Light Gray Insulation All	Chrysotile 5%* None Detected*	5 ft ²
CCExt-AB-12 CCExt-AB-13 CCExt-AB-14	Country Club	Garage	6" White Wrapped	Good	Not	Not	All All	None Detected* None Detected* None Detected*	Not
CCExt-AB-15 CCExt-AB-16 CCExt-AB-17	Country Club	Laundry Room	6" White Wrapped	Good	Not	Not	All	None Detected* None Detected* None Detected*	Not
CCExt-AB-18 CCExt-AB-19			Insulation - Elbow		Applicable	Applicable	Light Gray	None Detected* Chrysotile 5%*	Applicable
CCExt-AB-20 CCExt-AB-21	Country Club	Garage	Insulation - T-Joint	Good	Friable	TSI	All All	None Detected* None Detected*	5 ft ²
CCExt-AB-22 CCExt-AB-23 CCExt-AB-24	Country Club	Garage	Spray-on Ceiling	Good	Friable	Surfacing	All	Chrysotile 3% Not Analyzed Not Analyzed	3,600 ft ²
UBR-AB-01 UBR-AB-02 UBR-AB-03	Uncle Billy's Hilo Bay	Main Roof	Built-up Roofing	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
UBR-AB-04 UBR-AB-05 UBR-AB-06	Uncle Billy's Hilo Bay	Main Roof	Black Roofing Tar	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
UBR-AB-07 UBR-AB-08 UBR-AB-09	Uncle Billy's Hilo Bay	Main Roof	Gray Vent Caulking	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
UBR-AB-10 UBR-AB-11 UBR-AB-12	Uncle Billy's Hilo Bay	Main Roof	Black Vent Sealant	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable

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Asb	estos	Sur	vey	Results	
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-	Banyan Drive Properties								
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
UBR-AB-13	Unale Dillada Hila				N-4	N-4		None Detected	
UBR-AB-14	Uncle Billy's Hilo	Lower Roof	Hydrostop Patch	Good	NOL	INOL	All	None Detected	
UBR-AB-15	Вау				Applicable	Applicable		None Detected	Applicable
UBR-AB-16	U 1 D'11 1 U'1				<b>N</b> T (	<b>N</b> T (		None Detected	N
UBR-AB-17	Uncle Billy's Hilo	Lower Roof	Gray Coating Patch	Good	NOL	Not	All	None Detected	Not
UBR-AB-18	Bay		, ,		Applicable	Applicable		None Detected	Applicable
UBR-AB-19	11 1 D'11 1 11'1	I D C			<b>N</b> T /	NT /		None Detected	N
UBR-AB-20	Uncle Billy's Hilo	Lower Root	Sealant	Good	Not	Not	All	None Detected	Not
UBR-AB-21	Bay	Soffit Vent			Applicable	Applicable		None Detected	Applicable
UBR-AB-22	11 1 D'11 1 11'1				NT /	N		None Detected	N
UBR-AB-23	Uncle Billy's Hilo	Upper Roof	Black Roof Patch	Good	Not	Not Applicable	All	None Detected	Not
UBR-AB-24	Bay				Applicable			None Detected	Applicable
UBR-AB-25								None Detected	Not Applicable
UBR-AB-26	Uncle Billy's Hilo	Upper Root -	White Caulking	Damaged	Not	Not	All	None Detected	
UBR-AB-27	Bay	Metal Flashing	0	-	Applicable	Applicable		None Detected	
UBR-AB-28	11 1 D'11 1 11'1	U. D. C			<b>N</b> T /	NT /		None Detected	Not
UBR-AB-29	Uncle Billy's Hilo	Upper Root -	Gray Caulking	Damaged	Not	Not	All	None Detected	Not
UBR-AB-30	Bay Metal Flashing			Ũ	Applicable	Applicable		None Detected	Applicable
UBR-AB-31	11 1 D'11 1 11'1	I D C			<b>N</b> T /	NT /		None Detected	N
UBR-AB-32	Uncle Billy's Hilo	Lower Root -	Tan Caulking	Good	Applicable	Applicable	All	None Detected	Applicable
UBR-AB-33	Bay	Elevator Shaft	-					None Detected	Applicable
UBR-AB-34	U 1 D'11 1 U'1	I D C		Damaged	Not	Not	All	None Detected	Not
UBR-AB-35	Uncle Billy's Hilo	Lower Root -	Gray Caulking					None Detected	
UBR-AB-36	Bay	Elevator Shaft			Applicable	Applicable		None Detected	Applicable
UBR-AB-37	II. 1. D'II. I. II'I.	E1	W/1 '/ /D	G' (G ) (1	NL	NL		None Detected	NL
UBR-AB-38	Uncle Billy's Hilo	Floor 4 to Root	White/Brown	Significantly	Not	Not	All	None Detected	Not
UBR-AB-39	Вау	Stairwell	Drywall wall	Damaged	Applicable	Applicable		None Detected	Applicable
							Beige/Off White	Ch	
							Joint Compund	Chrysotile 3%	
UB4-AB-01	Uncle Billy's Hilo	Elson 4	Darama Darama II Wall	Card	Non-	Mina	White/Off White	Channedthe 20/	$(00, 0)^2$
	Bay	F100F 4	Brown Drywaii waii	Good	Friable I	wiise.	Texture	Chrysothe 5%	600 IT
UB4-AB-02							Croy/Brown Drawall	None Detected	
UB4-AB-03							Gray/Brown Drywan	None Detected	
UB4-AB-04	Uncle Billy's Hilo		Textured Plaster		Non-		All	Chrysotile 3%	
UB4-AB-05	UB4-AB-05 Uncle Billy's Hilo Flor		Wall	Good	Friable I	Misc.	. 11	Not Analyzed	60 ft ²
UB4-AB-06	Бау		w an		r nabie I		All	Not Analyzed	
UB4-AB-07	Unala Billy's Uila	Floor 4			Not	Not		None Detected	Not
UB4-AB-08	Directer Dirity's Hillo	FIOUL 4 -	Felt	Good	Applicable	Not Applicable	All	None Detected	Applicable
UB4-AB-09	Бау	Exterior Kailing			Аррисавіе			None Detected	Applicable

Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
UB3-AB-01	Uncle Billy's Hilo		2'v4' Fissure Ceiling					None Detected	
UB3-AB-02	Bay	Floor 3	Z X4 Fissure Cening Tile	Damaged	Friable	TSI	All	Chrysotile 3%	>800 ft ²
UB3-AB-03	Day		The					Not Analyzed	
UB3-AB-04	Uncle Billy's Hilo							Chrysotile 5%	
UB3-AB-05	Bay	Floor 3	Spray-on Ceiling	Damaged	Friable	Surfacing	All	Not Analyzed	10 ft ²
UB3-AB-06	Day							Not Analyzed	
UB3-AB-07	Uncle Billy's Hilo				Not	Not		None Detected	Not
UB3-AB-08	Bay	Floor 3	White Drywall Wall	Good	Applicable	Applicable	All	None Detected	Applicable
UB3-AB-09	Day				Аррпсавіс	Applicable		None Detected	Аррпеавіе
UB3-AB-10	Uncle Billy's Hilo				Not	Not		None Detected	Not
UB3-AB-11	Bay	Floor 3	Rough Plaster Wall	Good	Applicable	Applicable	All	None Detected	Applicable
UB3-AB-12	Day				Аррпсавіс	Аррисавие		None Detected	Аррисавіе
UB3-AB-13	Uncle Billy's Hilo				Not	Not		None Detected	Not Applicable
UB3-AB-14	Dicie Billy S Thio	Floor 3	Yellow Carpet Mastic	Good	Applicable	Applicable	All	None Detected	
UB3-AB-15	Бау				Applicable	Applicable		None Detected	Applicable
UB3-AB-16	Uncle Billy's Hilo				Not	Not		None Detected	Not
UB3-AB-17	Floor 3		Brown Drywall	Good	Applicable	Applicable	All	None Detected	Applicable
UB3-AB-18	Бау				Applicable	Applicable		None Detected	Applicable
UB3-AB-19	Uncle Billy's Hilo	T	Floor 3 Light Green Textured	Good	Not Applicable	Not Applicable	All	None Detected	Not Applicable
UB3-AB-20	Dicic Billy S Thio	Floor 3						None Detected	
UB3-AB-21	Вау		r laster wall					None Detected	
UB3-AB-22	Unala Billy's Hila				Not	Not	All	None Detected	Not
UB3-AB-23	Dicie Billy S Illio	Floor 3 - Railing	Felt	Good	Applicable	Applicable		None Detected	Applicable
UB3-AB-24	Бау				Applicable	Applicable		None Detected	Applicable
UB2-AB-01	Unala Billuia Hila		21x41 Eissung Coiling					Chrysotile 3%	
UB2-AB-02	Directer Billy S 1110	Floor 2	Z X4 Fissure Cennig	Good	Friable	TSI	All	Not Analyzed	>800 ft ²
UB2-AB-03	Бау		The					Not Analyzed	
UB2-AB-04	Unala Billy's Hila				Not	Not		None Detected	Not
UB2-AB-05	Dicie Billy S Thio	Floor 2	White Drywall Wall	Good	Applicable	Applicable	All	None Detected	Applicable
UB2-AB-06	Бау				Applicable	Applicable		None Detected	Applicable
UB2-AB-07	Unala Dilluia Uila				Not	Not		None Detected	Not
UB2-AB-08	Dicie Billy S Hilo	Floor 2		Good	Appliaghta	Applicable	All	None Detected	Applicable
UB2-AB-09	Бау				Applicable	Applicable		None Detected	Applicable
UB2-AB-10	Unala Billy's Hilo				Not	N-4		None Detected	Not
UB2-AB-11	Directer Billy's Hilo	Floor 2	Yellow Carpet Mastic	Good	Applicable	Applicable	All	None Detected	Applicable
UB2-AB-12	Бау				Applicable	Applicable		None Detected	Аррисавіе

Table 1
stos Survey Results
an Drive Properties

Table 1
Ashastas Survey Des

Asbestos Survey Results Banyan Drive Properties

			Bany	an Drive Pro	perties					
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity	
UB2R-AB-01	Uncle Billy's Hilo	Elson 2	Durana Durana II Wall	Demond	Non-	Mina	Beige Joint Compund	Chrysotile 3%	(00 C) ²	
UB2R-AB-02	Bay	F100F 2	Brown Drywaii waii	Damaged	Friable I	wiise.	Brown Drywall	None Detected*	600 ft	
UB2R-AB-03							Brown Drywan	None Detected*		
UB2R-AB-04				Good			All	None Detected		
UB2R-AB-05	Uncle Billy's Hilo	Floor 2	Felt		Non-	Misc.	Black Felt	Chrysotile 65%	150 ft ²	
UB2R-AB-06	Bay	11001 -		0004	Friable I		Tan/White/Lt.Blue Felt	None Detected		
UB2R-AB-07	Uncle Billy's Hilo				Not	Not		None Detected	Not	
UB2R-AB-08	Bay	Floor 2	White Caulking	Good	Applicable	Applicable	All	None Detected	Applicable	
UB2R-AB-09	Duy				ripplicable	ripplicable		None Detected	ripplicable	
UB2R-AB-10	Uncle Billy's Hilo			Good	Not	Not	All	None Detected	Not Applicable	
UB2R-AB-11	Bay	Floor 2	Silver Wrap		Applicable	Applicable		None Detected		
UB2R-AB-12	,							None Detected		
UB2R-AB-13	Uncle Billy's Hilo		Gray Roofing	<b>C</b> 1	Not	Not		None Detected	Not	
UB2R-AB-14	- Bay Floor 2		Material	Good	Applicable	Applicable	All	None Detected	Applicable	
UB2R-AB-15	~							None Detected	**	
UB1-AB-01	The LE DIL 1. TITL					TSI		None Detected	>800 ft ²	
UB1-AB-02	Uncle Billy's Hilo	Floor 1	2'X4' Fissure Ceiling	Good	Friable		All	Chrysotile 2%		
	Бау		The					Amosite <1%		
UDI-AD-03								Not Allalyzeu		
LID1 AD 05	Uncle Billy's Hilo	Floor 1	Brown Drywall Wall	Good	Not	Not	A 11	None Detected	Not	
LID1 AD 06	Bay	11001 1	Diowii Diywali wali	Good	Applicable	Applicable	All	None Detected	Applicable	
UB1-AB-07								None Detected		
UB1-AB-08	Uncle Billy's Hilo	Floor 1	Plaster Wall	Good	Not	Not	A11	None Detected	Not	
UB1-AB-09	Bay	11001 1	r habter () un	0000	Applicable	Applicable		None Detected	Applicable	
UB1-AB-10								None Detected		
UB1-AB-11	Uncle Billy's Hilo	Floor 1	Yellow Carpet Mastic	Good	Not	Not	All	None Detected	Not	
UB1-AB-12	Bay				Applicable	Applicable		None Detected	Applicable	
UBL-AB-01	11 1 D'11 1 11'1				NT /	<b>N</b> T (		None Detected		
UBL-AB-02	Uncle Billy's Hilo Bay Lobby		White Drywall Wall	Significantly	Not	Not	All	None Detected	Not	
UBL-AB-03			-	Damaged	Applicable	Applicable		None Detected	Applicable	
UBL-AB-04	Unala Dillu'a Uila			Significantly	Not	Not		None Detected	Not	
UBL-AB-05	Diffee Billy S Hilo	Lobby	Brown Drywall Wall	Domogod	Applicable	Applicable	All	None Detected	Applicable	
UBL-AB-06	Бау			Damaged	Applicable	Applicable		None Detected	Applicable	

uted tity	Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
	UBL-AB-07	Uncle Billy's Hilo		2"x2" Green Ceramic		Not	Not		None Detected	Not
ft ²	UBL-AB-08	Bav	Lobby	Floor Tile	Damaged	Applicable	Applicable	All	None Detected	Applicable
	UBL-AB-09	.,				11	TT		None Detected	TT
	UBL-AB-10	Uncle Billy's Hilo	Lobby -	2"x2" Green Ceramic		Not	Not		None Detected	Not
	UBL-AB-11	Bay	Elevator	Floor Tile	Damaged	Applicable	Applicable	All	None Detected	Applicable
ft ²	UBL-AB-12	,					- FF		None Detected	
	UBL-AB-13	Uncle Billy's Hilo	Lobby -	2'x4' Fissure Ceiling Tile		Not	Not		None Detected	Not
	UBL-AB-14	Bay	Laundry Room		Good	Applicable	Applicable	All	None Detected	Applicable
t	UBL-AB-15	Buy	Buunury Room	1110		rippliedole	ripplieuole		None Detected	ripplicuoie
ahle	UBL-AB-16	Uncle Billy's Hilo	Lobby -			Not	Not		None Detected	Not
aoie	UBL-AB-17	Bay	Laundry Room	4" Cream Cove Base	Good	Applicable	Applicable	All	None Detected	Applicable
	UBL-AB-18	Day	Laundry Room			Аррисавис	Аррисанс		None Detected	Applicable
abla	UBL-AB-19	Unala Billy's Hila	Lobby	A"xA" Bod Coromia		Not	Not		None Detected	Not
dole	UBL-AB-20	Dicie Billy S Illio	Laundry Room	Floor Tile	Good	Applicable	Appliaghta	All	None Detected	Appliachla
	UBL-AB-21	Вау	Laundry Room	Floor The		Applicable	Applicable		None Detected	Applicable
.11.	UBL-AB-22	Unale Dillada Hila	Lobby -	101-101 T C		Net	Net		None Detected	Net
able	UBL-AB-23	Uncle Billy's Hilo	Women's	12 X12 Tan Ceramic	Good	Not	INOL	All	None Detected	NOL
- <b>1</b> F	UBL-AB-24	Вау	Restroom	Floor The		Applicable	Applicable		None Detected	Applicable
- 2	UBL-AB-25	U 1 D'11 I U'1	Lobby -			<b>N</b> T (	N		None Detected	
ft	UBL-AB-26	Uncle Billy's Hilo	Women's	4"x4" Tan Ceramic	Good	Not	Not	All	None Detected	Not
	UBL-AB-27	Bay	Restroom	Wall Tile		Applicable	Applicable		None Detected	Applicable
	UBL-AB-28		Lobby -						None Detected	
t	UBL-AB-29	Uncle Billy's Hilo	Women's	Sink Caulking	Good	Not	Not	All	None Detected	Not
able	UBL-AB-30	Bay	Restroom			Applicable	Applicable		None Detected	Applicable
	UBL-AB-31		Lobby -						None Detected	
t	UBL-AB-32	Uncle Billy's Hilo	Women's	Toilet Caulking	Good	Not	Not	All	None Detected	Not
able	UBL-AB-33	Bay	Restroom			Applicable	Applicable		None Detected	Applicable
	UBL-AB-34								None Detected	
t	UBL-AB-35	Uncle Billy's Hilo	Lobby - Men's	2"x2" Gray Ceramic	Good	Not	Not	All	None Detected	Not
able	UBL-AB-36	Bay	Restroom	Wall Tile		Applicable	Applicable		None Detected	Applicable
	UBL-AB-37								None Detected	
t	UBL-AB-38	Uncle Billy's Hilo	Lobby - Men's	2"x2" Pink Ceramic	Good	Not	Not	A11	None Detected	Not
able	UBL-AB-39	Bay	Restroom	Wall Tile	Good	Applicable	Applicable	7111	None Detected	Applicable
	UBL-AB-40		Lobby - Men's						None Detected	
t	UDL AD 41	Uncle Billy's Hilo	Pastroom (ADA	4"x4" Gray Ceramic	Good	Not	Not	All	None Detected	Not
able	UBL-AB-41	Bay	Stall)	Wall Tile	Good	Applicable	Applicable		None Detected	Applicable
l	ODL-AD-42	l	Statt)	·		1			None Detected	

*Glass Fibers Detected

Fable 1
Survey Results
<b>Drive Properties</b>

Table 1	
Asbestos Survey Results	

Asot	.3103	Sui	vey	Results
D			D	

-			Dan	an Drive 110	Jerties				
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
UBL-AB-43	Unala Dilluta Hila	Labby Man'a	2"x2" White Commis		Not	Not		None Detected	Not
UBL-AB-44		Destructions	2 X2 White Ceramic	Good	INOL Amerikanishin	INOL A multi a hla	All	None Detected	INOL A sun li sub la
UBL-AB-45	Вау	Restroom	Floor The		Applicable	Applicable		None Detected	Applicable
UBL-AB-46	11. 1. D'11. 1. 11'1.	T.11 M			NL	NL		None Detected	NLA
UBL-AB-47	Uncle Billy's Hilo	Lobby - Men's	Counter Caulking	Good	INOL	Not	All	None Detected	
UBL-AB-48	Bay	Restroom	-		Applicable	Applicable		None Detected	Applicable
UBL-AB-49	IT. I. DUI & ITU.	Table Made			Num			Chrysotile 3%	
UBL-AB-50	Uncle Billy's Hilo	Lobby - Men's	Sink Caulking	Damaged	Non-	Misc.	All	Not Analyzed	<1 ft ²
UBL-AB-51	Вау	Restroom	Ũ	0	Friable I			Not Analyzed	
UBL-AB-52	11 1 D'11 1 11'1	T 11			<b>N</b> T /	<b>N</b> . (		None Detected	<b>N</b> . (
UBL-AB-53	Uncle Billy's Hilo	Lobby - Men's	Toilet Caulking	Good	Not	Not	All	None Detected	Not
UBL-AB-54	Bay	Restroom	-		Applicable	Applicable		None Detected	Applicable
UBB-AB-01			a					None Detected	
UBB-AB-02	Uncle Billy's Hilo	Basement	2'x4' Fissure Ceiling	Good	Not	Not	All	None Detected	Not
UBB-AB-03	Bay		Tile		Applicable	Applicable		None Detected	Applicable
UBB-AB-04								None Detected	
UBB-AB-05	Uncle Billy's Hilo	Basement	White/Brown	Good	Not	Not	A11	None Detected	Not
000 110 00	Bay		Drywall Wall		Applicable	le Applicable		1 tone Deteeteu	Applicable
UBB-AB-06	Day		Diywaii waii		Applicable	Applicable		None Detected	ripplicable
UBB-AB-06	Bay		Diywali wali		Applicable	Аррпеавіе	White/Off White	None Detected	ripplicuble
UBB-AB-06 UBB-AB-07	Uncle Billy's Hilo		Diywan wan		Non-	Applicable	White/Off White	None Detected Chrysotile 3%	rippileuole
UBB-AB-06 UBB-AB-07 UBB-AB-08	Uncle Billy's Hilo Bay	Basement	Plaster Wall	Good	Non- Friable I	Misc.	White/Off White Texture/Coating	None Detected Chrysotile 3% None Detected	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09	Uncle Billy's Hilo Bay	Basement	Plaster Wall	Good	Non- Friable I	Misc.	White/Off White Texture/Coating Plaster/Mortar	None Detected Chrysotile 3% None Detected None Detected	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10	Uncle Billy's Hilo Bay	Basement	Plaster Wall	Good	Non- Friable I	Misc.	White/Off White Texture/Coating Plaster/Mortar	None Detected Chrysotile 3% None Detected None Detected	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11	Uncle Billy's Hilo Bay Uncle Billy's Hilo	Basement Basement-	Plaster Wall 2"x2" Green	Good	Non- Friable I Non-	Misc.	White/Off White Texture/Coating Plaster/Mortar All Beige Texture	None Detected Chrysotile 3% None Detected None Detected None Detected Chrysotile 3%	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing	Plaster Wall 2"x2" Green Ceramic Floor Tile	Good	Non- Friable I Non- Friable I	Misc.	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2%	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing	Plaster Wall 2"x2" Green Ceramic Floor Tile	Good Good	Non- Friable I Non- Friable I	Misc. Misc.	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement -	Plaster Wall 2"x2" Green Ceramic Floor Tile	Good Good	Non- Friable I Non- Friable I	Mise. Mise.	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected None Detected	750 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-14	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Dravall Cailing	Good Good	Non- Friable I Non- Friable I	Misc. Misc.	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected None Detected None Detected	750 ft ² 50 ft ²
UBB-AB-06 UBB-AB-07 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-14 UBB-AB-15	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing Overhang	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling	Good Good	Non- Friable I Non- Friable I Not Applicable	Misc. Misc. Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected None Detected None Detected None Detected	750 ft ² 50 ft ² Not Applicable
UBB-AB-06 UBB-AB-07 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-13 UBB-AB-15 UBB-AB-16	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing Overhang	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling	Good Good	Non- Friable I Non- Friable I Not Applicable	Misc. Misc. Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected None Detected None Detected None Detected None Detected	750 ft ² 50 ft ² Not Applicable
UBB-AB-06 UBB-AB-07 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-13 UBB-AB-15 UBB-AB-16 UBB-AB-17	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo	Basement Basement- Main Wing Basement - Southwing Overhang Basement	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic	Good Good Good	Non- Friable I Non- Friable I Not Applicable	Misc. Misc. Not Applicable Not	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected None Detected None Detected None Detected None Detected None Detected	750 ft²           50 ft²           Not           Applicable
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-15 UBB-AB-17 UBB-AB-18	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing Overhang Basement	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic	Good Good Good	Non- Friable I Non- Friable I Not Applicable Not	Misc. Misc. Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 3% Chrysotile 2% None Detected	750 ft ² 50 ft ² Not Applicable Not Applicable
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-16 UBB-AB-17 UBB-AB-18 UBB-AB-19	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing Overhang Basement	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic	Good Good Good	Non- Friable I Non- Friable I Not Applicable Not	Misc. Misc. Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected	750 ft ² 50 ft ² Not Applicable Not
UBB-AB-06 UBB-AB-07 UBB-AB-09 UBB-AB-10 UBB-AB-10 UBB-AB-11 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-16 UBB-AB-17 UBB-AB-19 UBB-AB-20	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing Overhang Basement Basement	Plaster Wall Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic Mustard Carpet	Good Good Good Good	Non- Friable I Non- Friable I Not Applicable Not Applicable	Misc. Misc. Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 2% None Detected No	750 ft ² 50 ft ² Not Applicable Not
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-16 UBB-AB-17 UBB-AB-18 UBB-AB-19 UBB-AB-20 UBB-AB-21	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Basement- Main Wing Basement - Southwing Overhang Basement Basement	Plaster Wall Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic Mustard Carpet Mastic	Good Good Good Good	Non- Friable I Non- Friable I Not Applicable Not Applicable	Misc. Misc. Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 3% Chrysotile 2% None Detected No	750 ft ² 50 ft ² 50 ft ² Not Applicable Not Applicable
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-16 UBB-AB-17 UBB-AB-18 UBB-AB-19 UBB-AB-21 RBR-AB-01	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay	Basement Main Wing Basement - Southwing Overhang Basement Basement	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic Mustard Carpet Mastic	Good Good Good Good	Non- Friable I Non- Friable I Not Applicable Not Applicable	Misc. Misc. Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 3% Chrysotile 2% None Detected	750 ft ² 50 ft ² 50 ft ² Not Applicable Not Applicable
UBB-AB-06 UBB-AB-07 UBB-AB-08 UBB-AB-09 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-17 UBB-AB-17 UBB-AB-19 UBB-AB-20 UBB-AB-20 UBB-AB-01 RBR-AB-02	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Reed's Bay	Basement Basement- Main Wing Basement - Southwing Overhang Basement Basement Main Roof	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic Mustard Carpet Mastic Brown Shingles	Good Good Good Good Significantly	Non- Friable I Non- Friable I Not Applicable Not Applicable	Misc. Misc. Misc. Not Applicable Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All All All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 3% Chrysotile 2% None Detected	<ul> <li>750 ft²</li> <li>50 ft²</li> <li>50 ft²</li> <li>Not</li> <li>Applicable</li> <li>Not</li> <li>Applicable</li> <li>Not</li> <li>Applicable</li> <li>Not</li> </ul>
UBB-AB-06 UBB-AB-07 UBB-AB-09 UBB-AB-10 UBB-AB-10 UBB-AB-11 UBB-AB-12 UBB-AB-13 UBB-AB-13 UBB-AB-14 UBB-AB-15 UBB-AB-16 UBB-AB-17 UBB-AB-18 UBB-AB-19 UBB-AB-20 UBB-AB-20 UBB-AB-01 RBR-AB-02 RBR-AB-03	Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Uncle Billy's Hilo Bay Reed's Bay	Basement Basement- Main Wing Basement - Southwing Overhang Basement Basement Main Roof	Plaster Wall 2"x2" Green Ceramic Floor Tile White/Brown Drywall Ceiling Yellow Carpet Mastic Mustard Carpet Mastic Brown Shingles	Good Good Good Good Significantly Damaged	Non- Friable I Non- Friable I Not Applicable Not Applicable Not Applicable	Misc. Misc. Misc. Not Applicable Not Applicable Not Applicable	White/Off White Texture/Coating Plaster/Mortar All Beige Texture Tan Mastic Ceramic Tile/Grout All All All	None Detected Chrysotile 3% None Detected None Detected Chrysotile 3% Chrysotile 3% Chrysotile 2% None Detected None Detected* None Detected* None Detected*	<ul> <li>750 ft²</li> <li>50 ft²</li> <li>50 ft²</li> <li>Not Applicable</li> <li>Not Applicable</li> <li>Not Applicable</li> <li>Not Applicable</li> </ul>

Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity
RBR-AB-04 RBR-AB-05 RBR-AB-06	Reed's Bay	Main Roof	Built-up Roofing	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
RBR-AB-07 RBR-AB-08 RBR-AB-09	Reed's Bay	Main Roof	Pitch and Gravel Roofing	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
RBR-AB-10 RBR-AB-11 RBR-AB-12	Reed's Bay	Main Roof - Parapit Walls	Silver Panels	Damaged	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
RBR-AB-13 RBR-AB-14 RBR-AB-15	Reed's Bay	Main Roof - Metal Flashing	Silver Patching	Damaged	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
RBR-AB-16 RBR-AB-17 RBR-AB-18	Reed's Bay	Main Roof	Gray Soffit Vent Caulking	Good	Not Applicable	Not Applicable	All	None Detected           None Detected           None Detected	Not Applicable
RBR-AB-19			Grav Exhaust Vent		Non-		All	Chrysotile 5%	
RBR-AB-20	Reed's Bay	Main Roof	Caulking	Good	Friable I	Misc.	All	Not Analyzed	10 ft ²
RBR-AB-21			causing		11100101			Not Analyzed	
RBR-AB-22 RBR-AB-23	Reed's Bay	Main Roof	Black Flashing Caulking	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
RBR-AB-24 RBR-AB-25 RBR-AB-26 RBR-AB-27	Reed's Bay	Former Restaurant	Black Tar	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
RBR-AB-28 RBR-AB-29 RBR-AB-30	Reed's Bay	Former Restaurant	Black Sealant	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
RBR-AB-31 RBR-AB-32 RBR-AB-33	Reed's Bay	Former Restaurant	Gray Caulking	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable
RBR-AB-34 RBR-AB-35 RBR-AB-36	Reed's Bay	Lower Roof	Built-up Roofing	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
RBR-AB-37 RBR-AB-38 RBR-AB-39	Reed's Bay	Lower Roof	Green Built-up Roofing	Good	Not Applicable	Not Applicable	All	None Detected* None Detected* None Detected*	Not Applicable
RBR-AB-40 RBR-AB-41 RBR-AB-42	Reed's Bay	Lower Roof	White Patching	Good	Not Applicable	Not Applicable	All	None Detected None Detected None Detected	Not Applicable

Table 1
stos Survey Results
an Drive Properties

Table 1
Ashestos Survey Results

Aspesto	S	5	ur	vey	Results
-	-			-	

Banyan Drive Properties																		
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity									
RBR-AB-43			Diast Caffe Vant		Net	Net		None Detected	Net									
RBR-AB-44	Reed's Bay	Lower Roof	Lower Roof		Good	NOL	NOL	All	None Detected	INOL								
RBR-AB-45			Caulking		Applicable	Applicable		None Detected	Applicable									
RBR-AB-46			Diad. Castant arrows d		Net	Net		None Detected	Net									
RBR-AB-47	Reed's Bay	Lower Roof	Black Sealant around	Damaged	NOL	INOL	All	None Detected	INOL									
RBR-AB-48					Smoke Stack		Applicable	Applicable		None Detected	Applicable							
RBR-AB-49		Lower Doof			Not	Not		None Detected	Not									
RBR-AB-50	Reed's Bay	Electrical	Tan Caulking	Good	INOL A multi anh la	Amiliarhia	All	None Detected	INOL A multi sub la									
RBR-AB-51		Flashing			Applicable	Applicable		None Detected	Applicable									
RBR-AB-52					Net	N-4		None Detected	Net									
RBR-AB-53	Reed's Bay	Lower Roof	Black Roofing Tar	Good	NOL A multi anh la	INOL Amerikanishin	All	None Detected	INOL A sur li sa h la									
RBR-AB-54					Applicable	Applicable		None Detected	Applicable									
RB3-AB-01					Net	N-4		None Detected	Net									
RB3-AB-02	Reed's Bay	Floor 3	Yellow Carpet Mastic	Good	NOL A multi anh la	INOL Amerikanishin	All	None Detected	INOL A sur li sa h la									
RB3-AB-03			_		Applicable	Applicable		None Detected	Applicable									
RB3-AB-04		Elson 2 Matel			Net	N-4		None Detected	Net									
RB3-AB-05	Reed's Bay	Thread ald	d Gray Caulking Good Applicable Ap	Good	Good Not	NOT NOT	All	None Detected	Applicable									
RB3-AB-06		Threshold		Applicable		None Detected	Applicable											
RB3-AB-07			Willia Window		Net	N-4		None Detected	Net									
RB3-AB-08	Reed's Bay	Floor 3		Damaged	Damaged Applicable		Damaged Applicable Applicable All No	None Detected	Applicable									
RB3-AB-09			Frame Caulking		Applicable	Applicable		None Detected	Applicable									
RB3-AB-10							All	Chrysotile 5%										
RB3-AB-11	Reed's Bay	Floor 3	Spray-on Ceiling	Good	Friable	Surfacing	4.11	Not Analyzed	625 ft ²									
RB3-AB-12													All	Not Analyzed				
RB2-AB-01					Not	Not		None Detected	Not									
RB2-AB-02	Reed's Bay	Floor 2	Yellow Carpet Mastic	Good	INOL A multi anh la	Amiliarhia	All	None Detected	INOL A multi sub la									
RB2-AB-03			_		Applicable	Applicable		None Detected	Applicable									
RB2-AB-04							All	Chrysotile 5%										
RB2-AB-05	Reed's Bay	Floor 2	Spray-on Ceiling	Good	Friable	Surfacing	A 11	Not Analyzed	625 ft ²									
RB2-AB-06						-	All	Not Analyzed										
RB1-AB-01					NL	NLA		None Detected	NL									
RB1-AB-02	Reed's Bay	Floor 1/Lobby	Yellow Carpet Mastic	Good	Not	Not	All	None Detected	Not									
RB1-AB-03			_		Applicable	Applicable		None Detected	Applicable									
RB1-AB-04		Elson 1/Labi			Net	Net		None Detected	Net									
RB1-AB-05	Reed's Bay	FIOOF I/LODDY -	Gray Caulking	Good	INOL A multi aut 1	INOL	All	None Detected	INOL A sus li sa h 1									
RB1-AB-06	1	Metal Inreshold	, Shuy Cuuning	J - ···· O	Applic	Applicable	Applicable		None Detected	Applicable								
RB1-AB-07			White Winds		Net	Net		None Detected	Net									
RB1-AB-08	Reed's Bay	Floor 1/Lobby	White Window	White Window	White Window	White Window	White Window	White Window	White Window	White Window	White Window	White Window	Good	Not	Not	All	None Detected	Not
RB1-AB-09	1	Frame Caulking Applicabl	Applicable	Applicable		None Detected	Applicable											

Banyan Drive Properties																			
Sample ID	Hotel	Sample Location	Material	Condition	Category	Friability	Analysis Layer	Asbestos Content	Estimated Quantity										
RB1-AB-10							All	Chrysotile 5%											
RB1-AB-11	Reed's Bay	Floor 1/Lobby	Spray-on Ceiling	Good	Friable	Surfacing	All	Not Analyzed	625 ft ²										
RB1-AB-12							All	Not Analyzed											
RB1-AB-13		Floor 1/Lobby	4"x4" Groop Coromio		Not	Not		None Detected	Not										
RB1-AB-14	Reed's Bay	Pastroom	Wall Tile	Good	Applicable		All	None Detected	Applicable										
RB1-AB-15		Restroom	wan The		Applicable	Applicable		None Detected	Applicable										
RB1-AB-16		Floor 1/Lobby -	4"x4" White Coromic		Not	Not		None Detected	Not										
RB1-AB-17	Reed's Bay	Restroom	Wall Tile	Wall Tile	Wall Tile	Wall Tile	Wall Tile	Wall Tile	Wall Tile	Wall Tile	Wall Tilo	Wall Tile	Wall Tile	Good	d Applicable	Applicable	All	None Detected	Applicable
RB1-AB-18		Shower			Applicable	Applicable		None Detected	rppileable										
RB1-AB-19			1/2"x1/2" Groop		Not	Not		None Detected	Not										
RB1-AB-20	Reed's Bay	Floor 1/Lobby	Caramia Elaar Tila	Good	Applicable	Applicable	All	None Detected	Applicable										
RB1-AB-21			Cerainic Floor The		Applicable	Applicable Applicable	Applicable		None Detected	Applicable									
RB1-AB-22					Not	Not		None Detected	Net										
RB1-AB-23	Reed's Bay	Floor 1/Lobby	Sink/Toilet Caulking	Good	INOL A multi sub la	INOL Amerikanishin	All	None Detected	Applicable										
RB1-AB-24					Applicable	Applicable		None Detected											
RBB-AB-01					Not	Not		None Detected*	Net										
RBB-AB-02	Reed's Bay	Basement	Drywall Wall/Ceiling	Good	Appliaghta	Applicable	All	None Detected*	Applicable										
RBB-AB-03		-			Applicable	Applicable		None Detected*	Applicable										
RBB-AB-04			White Window		Not	Not		None Detected	Not										
RBB-AB-05	Reed's Bay	Basement	Frame Coulling -	Good	Applicable	INOL	All	None Detected	INOL										
RBB-AB-06		Frame Caulking Applie		Applicable	Аррпсавіе		None Detected	Applicable											

Table 1
Survey Results
<b>Drive Properties</b>

Asbestos-Containing N	faterial						
Homo	genous					Estimated	Photo D (
<b>Building</b> Address	Location	Material	Conattion	Category	Friability	Quantity	Kejerence No.
121 Banyan Drive- Country Club Condominium	Elevator Shaft Roof	Black Sealant around Metal Handrails	Damaged	Misc.	Non- Friable I	<1 ft ²	1
121 Banyan Drive- Country Club Condominium	Floors - 1, 2, 3, 4, 5, 6 and Halau Room (Throughout)	Drywall Wall	Good	Misc	Non- Friable I	>8,000 ft ²	2
121 Banyan Drive- Country Club Condominium	Floors - 2, 4, 5 & 6 (North Wing and Corridor)	Yellow Carpet Mastic on Leveling Compound	Good	Misc	Non- Friable I	4,000 ft ²	3
121 Banyan Drive- Country Club Condominium	North Wing Stairwell	Window Caulking around Large Glass Window	Significantl y Damaged	Misc	Non- Friable I	500 L.F.	4
121 Banyan Drive- Country Club Condominium	Floors - 2, 3 & 5 – North Wing	Window Caulking	Damaged	Misc.	Non- Friable I	60 L.F.	5
121 Banyan Drive- Country Club Condominium	Halau Room	Spray on Ceiling Material	Damaged	Surfacing	Friable	1,320 ft ²	6
121 Banyan Drive- Country Club Condominium	Halau Room	Window Caulking	Damaged	Misc.	Non- Friable I	250 L.F.	7

Homoge	enous					Fstimated	Photo
<b>Building</b> Address	Location	Material	Condition	Category	Friability	Quantity	Reference No.
121 Banyan Drive- Country Club Condominium	Parking Garage (Ceiling)	4" White Wrapped Insulation (T-Joint)	Good	TSI	Friable	4 ft ²	8
121 Banyan Drive- Country Club Condominium	Parking Garage (Ceiling)	6" White Wrapped Insulation (T-Joint)	Good	TSI	Friable	6 ft ²	9
121 Banyan Drive- Country Club Condominium	Parking Garage (Ceiling)	Spray-on Ceiling Material	Fair	Surfacing	Friable	3,600 ft ²	10
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floors - 2, 4,	Brown Drywall Wall	Good	Misc.	Non-Friable I	>1,200 ft ²	11
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floor - 4	Textured Plaster Wall	Good	Misc.	Non-Friable I	$60 \text{ ft}^2$	12
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floors - 1, 2, 3	2'x 4' Fissure Ceiling Tile	Damaged	TSI	Friable	>2,500 ft ²	13
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floor - 3	Spray-on Ceiling Material	Friable	Surfacing	Friable	$10 \text{ ft}^2$	14
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Floor - 2	Felt Material	Good	Misc.	Non-Friable I	150 ft ²	15
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Lobby – Men's Restroom	Sink Caulking	Damaged	Misc.	Non-Friable I	<1 ft ²	16

Misc. = Miscellaneous L.F. = Linear Feet TSI = Thermal System Insulation

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

July 20, 2015 ETC's Job No. 15-4018 Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

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Misc. = Miscellaneous L.F. = Linear Feet TSI = Thermal System Insulation

> July 20, 2015 ETC's Job No. 15-4018

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#### Table 2 Lead Paint Survey Banyan Drive Properties

	Sample ID	Hotel	Location	Color	Description	Condition	Reporting Limit (% Pb by weight)	Lead Conc. (% Pb by weight)
	RBR-Pb-01	Reed's Bay	Lower Roof	Beige/Blue	Concrete Masonry Unit (CMU) Wall	Fair	0.010	BRL
		Deedle Deer	These shout	Dama	Wood Door/Door Frame/Window Frame	Fair	0.010	0.159
]	KD-F0-01	Reed's Day	Throughout	BIOWII	Metal Handrails	Intact	0.010	0.138
		Baad'a Day	Throughout	Light Drown	Wood Building Trim	Intact	0.010	0.022
	KD-F0-02	кеей в Бау	Throughout	Light Blown	Metal Handrails	Intact	0.010	0.032
	RB-Pb-03	Reed's Bay	Throughout	Light Brown	Concrete Trim	Intact	0.010	BRL
	RB-Pb-04	Reed's Bay	Throughout	Tan	CMU/Concrete Wall	Intact	0.010	0.439
	RB-Pb-05	Reed's Bay	Throughout	White	Concrete Ceiling	Intact	0.010	BRL
	RB-Pb-06	Reed's Bay	Throughout	Light Gray	Concrete Ceiling	Poor	0.010	0.019
	RB-Pb-07	Reed's Bay	Throughout	Gray	Concrete Floor	Intact	0.010	BRL
	RB-Pb-08	Reed's Bay	Throughout	Red	Metal Firehose Case/Fire Alarm Bell	Intact	0.010	BRL
	RB-Pb-09	Reed's Bay	Throughout	Green	Wood Door/Door Frame	Intact	0.010	BRL
	RB-Pb-10	Reed's Bay	Throughout	Dark Green	Wood Beams/Posts	Intact	0.010	BRL
	RB-Pb-11	Reed's Bay	Restroom	White	CMU Wall	Intact	0.010	0.033
	CCR-Pb-01	Country Club	Main Roof	White	Metal Soffit Vents	Intact	0.010	0.245
	CCR-Pb-02	Country Club	Main Roof	Gray	Metal Exhaust Vent Platform	Poor	0.010	0.012
	CCR-Pb-03	Country Club	Elevator Shaft Roof	White	Concrete Wall	Poor	0.010	BRL
	CCR-Pb-04	Country Club	Elevator Shaft Roof	Tan	Metal Handrails	Poor	0.010	0.743
	CC Db 01	Country Club	Cta:	W/h it a	Concrete Stairs/Walls	Poor	0.010	DDI
	CC-PD-01	Country Club	Stairweits	white	Metal Railings/Pipes	Fair	0.010	BKL
	CC DL 02	Country Club	Comiton	Wile:	Drywall Walls	Fair	0.010	DDI
	CC-PD-02	Country Club	Corridors	white	Metal Doors	Fair	0.010	BKL
	CC-Pb-03	Country Club	Corridors	Beige	Metal Doors	Intact	0.010	BRL
					Wood Ceiling	Fair		
	CC-Pb-04	Country Club	Corridors	Green	Concrete Ceiling	Fair	0.010	0.046
					Metal Door/Door Frame	Fair		
	CC DL 05	Country Club	Elsen 1	Link Course	Wood Door	Fair	0.010	DDI
	CC-PD-05	Country Club	FIOOF I	Light Green	Metal Railings/Door/Window Slats	Fair	0.010	BKL
	CC-Pb-06	Country Club	Exterior and Laundry Area	Dark Green	Concrete Floor	Intact	0.010	BRL
	CC Ph 07	Country Club	Floor 1 - Reception	Ton	Wood Trim	Intact	0.010	DDI
	CC-F0-07	Country Club	Area	1 all	Presswood Reception Desk	Intact	0.010	DKL
	CC-Pb-08	Country Club	Garage and Laundry Area	Red	Metal Firehose Case/Fire Alarm Bell/Pipe	Intact	0.010	0.033
	CC-Pb-09	Country Club	Exterior	White	Concrete Beams	Intact	0.010	0.013
	CC-r0-09	Country Club	Exterior	winte	Metal Pipes	Intact	0.010	0.015

Asbestos-Containing Material (continued)

Homog	enous					Fstimatad	Photo
<b>Building</b> Address	Location	Material	Condition	tion Category Frid ged Misc. Non- nd Misc. Non- nd Misc. Non- nd Surfacing Fr	Friability	Quantity	Reference No.
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Basement- Oceanside Stairwells	Plaster Wall	Damaged	Misc.	Non-Friable I	750 ft ²	17
87 Banyan Drive-Uncle Billy's Hilo Bay Hotel	Basement-Main Wing	2'x 2' Green Ceramic Floor Tile	Good	Misc.	Non-Friable I	50 ft ²	18
175 Banyan Drive-Reeds Bay Resort Hotel, Ltd	Main Roof	Gray Exhaust Vent Caulking	Good	Misc.	Non-Friable I	10 ft ²	19
175 Banyan Drive-Reeds Bay Resort Hotel, Ltd	Floor 1/Lobby, 2 & 3	Spray on Ceiling Material	Good	Surfacing	Friable	1,875 ft ²	20

Misc. = Miscellaneous L.F. = Linear Feet TSI = Thermal System Insulation

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii July 20, 2015 ETC's Job No. 15-4018

5

Bold=Lead Based Paint (LBP)

Table 2
Lead Paint Survey
<b>Banyan Drive Properties</b>

Sample ID	Hotel	Location	Color	Description	Condition	Reporting Limit (% Pb by weight)	Lead Conc. (% Pb by weight)
UBR-Pb-01	Uncle Billy's Hilo Bay	Roof	White	Plaster Wall	Fair	0.010	BRL
UBR-Pb-02	Uncle Billy's Hilo Bay	Lower Roof	Gray	Built Up Roofing	Intact	0.010	BRL
				Wood Wall	Fair		
UB-Pb-01	Uncle Billy's Hilo Bay	Interior	White	Drywall Wall	Poor	0.010	BRL
				Concrete Wall/Ceiling	Fair		
LIP Ph 02	Unala Billy's Hilo Pay	Interior	Paiga	Wood Door/Door Frames	Intact	0.010	DDI
0B-10-02	Uncle Billy S Thio Bay	Interior	Deige	Metal Elevator Door/Door Frame	Intact	0.010	BKL
LID Db 02	Unala Billy's Hilo Pay	Interior	Brown	Wood Trim	Intact	0.010	DDI
010-110-03	Uncle Billy S Thio Bay	Interior	BIOWII	Metal Handrails	Intact	0.010	DKL
UB-Pb-04	Uncle Billy's Hilo Bay	Interior/Exterior	Red	Metal Firehose Case/Fire Alarm Bell/Pipe	Intact	0.010	0.438
UB-Pb-05	Uncle Billy's Hilo Bay	Interior/Exterior	Gray	Concrete Floor	Intact	0.010	BRL
UB-Pb-06	Uncle Billy's Hilo Bay	Interior - Ocean Facing Staiwell	Green	Plaster Wall	Fair	0.010	0.043
UB-Pb-07	Uncle Billy's Hilo Bay	Exterior	Blue	Wood Walls/Trims	Fair	0.010	BRL
UB-Pb-08	Uncle Billy's Hilo Bay	Exterior	Brown	Wood Trim	Intact	0.010	BRL
UB-Pb-09	Uncle Billy's Hilo Bay	Exterior - Balcony	Dark Green	Wood Railing	Fair	0.010	BRL
UB-Pb-10	Uncle Billy's Hilo Bay	Exterior	White	Concrete Wall	Poor	0.010	BRL
				Concrete Curb	Fair		
UB-Pb-11	Uncle Billy's Hilo Bay	Exterior	Yellow	Asphalt Road	Fair	0.010	0.364
				Metal Poles	Fair		
UB-Pb-12	Uncle Billy's Hilo Bay	Interior - Women's	Pink	Wood Trim	Intact	0.010	BRL
001012	2 mil Bing 8 mil Buy	Restroom				0.010	5112
UB-Pb-13	Uncle Billy's Hilo Bay	Interior - Men's	White	Drywall Wall	Intact	0.010	BRL
		Restroom		-			
UB-Pb-14	Uncle Billy's Hilo Bay	Roof Stairwell	White	Plaster Wall	Poor	0.010	BRL

		Banyan Drive Properties			
Hotel	Location	Description	Condition	Reporting Limit (mg/kg)	Results (mg/kg)
Country Club	Throughout	2'x4' Fissure Ceiling Tile	Poor	18.0	<18.0
Country Club	Halau	2'x4' Textured Ceiling Tile	Poor	19.0	<19.0
Billy's Hilo Bay	Throughout	2'x4' Fissure Ceiling Tile	Poor	19.0	<19.0

Sample ID	Hotel	Location	Description	Condition	Reporting Limit (mg/kg)	Results (mg/kg)
CC-As-01	Country Club	Throughout	2'x4' Fissure Ceiling Tile	Poor	18.0	<18.0
CC-As-02	Country Club	Halau	2'x4' Textured Ceiling Tile	Poor	19.0	<19.0
UB-As-01	Uncle Billy's Hilo Bay	Throughout	2'x4' Fissure Ceiling Tile	Poor	19.0	<19.0

Bold=Lead Based Paint (LBP)

# Table 3 Arsenic Survey Results

# EMC LABS, INC.

## Bulk Asbestos Analysis by Polarized Light Microscopy

	Client:	ENVIROSERVI	CES & TRAINING CENTER	Job#	/ P.O. #:	15-4018	
	Audress.	505 WARD AVI	E, STE 202	Date	Received:	06/29/2015	
		HONOLULU H	I 96814	Date	Analyzed:	07/07/2015	
	Collected:	06/17/2015		Date	Reported:	07/07/2015	
	Project Name	E: DLNR ASSESS	BANYAN DRIVE	EPA	Method:	EPA 600/R-93/116	
	Address:		IB	Subn	nitted By:	CELENA FREITAS	
TT	Address.			Colle	cted Bv:		
Annandir		Samplo	Lavor Namo /	Achosto	s Ashastas Tu	no Non-Ashastas	
	Client ID	Location	Sample Description	Detected	d (%)	Constituents	
CHAIN-OF-CUSTODY FORMS	0157254-001 CCR-AB-01	MAIN ROOF	LAYER 1 Roofing Material, White/ Silver Paint Note: Difficult to separate	No	None Detected	Fibrous Glass Carbonates Quartz	1%
			adjacent layer			Binder/Filler	99%
			LAYER 2 Roofing Material, Off White/ Black	No	None Detected	Fibrous Glass Carbonates Gypsum Quartz Binder/Filler	20%
			LAYER 3	No	None Detected	Fibrous Glass	40%
			Roofing Material, Black			Carbonates Gypsum Binder/Filler	60%
			LAYER 4	No	None Detected	Fibrous Glass	40%
			Roofing Material, Black			Carbonates Gypsum Binder/Filler	60%
	0157254-002	MAIN ROOF	LAYER 1	No	None Detected	Fibrous Glass	1%
	CCR-AB-02		Roofing Material, White/ Silver Paint Note: Difficult to separate adjacent layer			Carbonates Quartz Binder/Filler	99%
			LAYER 2	No	None Detected	Fibrous Glass	20%
			Roofing Material, Off White/ Black	ί		Carbonates Gypsum Quartz Binder/Filler	80%
			LAYER 3	No	None Detected	Fibrous Glass	40%
			Roofing Material, Black			Carbonates Gypsum Binder/Filler	60%
			LAYER 4	No	None Detected	Fibrous Glass	40%
			Roofing Material, Black			Carbonates Gypsum Binder/Filler	60%
July 20, 2015 ETC's Job No. 15-4018						Dag	e 1 of 10

#### LABORATORY ANALYTICAL RESULTS AND

Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd.

Banyan Drive, Hilo, Hawaii

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### NVLAP#101926-0

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# EMC LABS, INC.

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## Bulk Asbestos Analysis by Polarized Light Microscopy

### NVLAP#101926-0

Client:	ENVIROSERVICES & TRAINING CENTER	Job# / P.O. #:	15-4018
Address:	505 WARD AVE, STE 202	Date Received:	06/29/2015
	HONOLULU HI 96814	Date Analyzed:	07/07/2015
Collected:	06/17/2015	Date Reported:	07/07/2015
Project Name:	DLNR ASSESS BANYAN DRIVE	EPA Method:	EPA 600/R-93/116
	PROPERTIES	Submitted By:	CELENA FREITAS
Address:	COUNTRY CLUB		
		Collected By:	

Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos Type d (%)	Non-Asbestos Constituents	
0157254-003 CCR-AB-03	MAIN ROOF	LAYER 1 Roofing Material, White/ Silver Paint Note: Difficult to separate	No	None Detected	Fibrous Glass Carbonates Quartz Binder/Filler	1%
	adjacent layer LAYER 2 Roofing Material, Off White/ Black	No	None Detected	Fibrous Glass Carbonates Gypsum Quartz	20%	
	LAYER 3 Roofing Material, Black	No	None Detected	Binder/Filler Fibrous Glass Carbonates Gypsum Disclar/Filler	80% 40%	
	LAYER 4 Roofing Material, Black	No	None Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	60% 60%	
0157254-004 CCR-AB-04	MAIN ROOF	Dome Skylight Caulking, Clear	No	None Detected	Carbonates Silicone Binder/Filler	100%
0157254-005 CCR-AB-05	MAIN ROOF	Dome Skylight Caulking, Clear	No	None Detected	Carbonates Silicone Binder/Filler	100%
0157254-006 CCR-AB-06	MAIN ROOF	Dome Skylight Caulking, Clear	No	None Detected	Carbonates Silicone Binder/Filler	100%
0157254-007 CCR-AB-07	MAIN ROOF	Exhaust Fan Caulking, Gray	No	None Detected	Carbonates Silicone Binder/Filler	100%
					Page	2 of 10

Laboratory Report 0157254

# EMC LABS, INC.

### Bulk Asbestos Analysis by Polarized Light Microscopy

Client: Address:	ENVIROSEF 505 WARD A HONOLULU	RVICES & TRAINING CENTER AVE, STE 202 HI 96814	R Job# Date Date	# / P.O. #: e Received: e Analyzed:	15-4018 06/29/2015 07/07/2015	
Collected:	06/17/2015		Date	Reported:	07/07/2015	
Project Name	e: DLNR ASSE	SS BANYAN DRIVE	EPA	Method:	EPA 600/R-93/116	
	PROPERTIE	S	Subr	mitted By:	CELENA FREITAS	
Address:	COUNTRY	CLUB	Call	atad Dur		
	<u> </u>	,	Colle			
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Detecte	d (%)	ype Non-Asbestos Constituents	
0157254-008	MAIN ROOF	Exhaust Fan Caulking, Gray	No	None Detected		
CCR-AB-08					Carbonates Silicone Binder/Filler	100%
0157254-009	MAIN ROOF	Exhaust Fan Caulking, Gray	No	None Detected		
CCR-AB-09					Carbonates Silicone Binder/Filler	100%
0157254-010	MAIN ROOF	Exhaust Fan Caulking, Silver	No	None Detected		
CCR-AB-10					Carbonates Silicone Binder/Filler	100%
0157254-011	MAIN ROOF	Exhaust Fan Caulking, Silver	No	None Detected		
CCR-AB-11					Carbonates Silicone Binder/Filler	100%
0157254-012	MAIN ROOF	Exhaust Fan Caulking, Silver	No	None Detected		
CCR-AB-12					Carbonates Silicone Binder/Filler	100%
0157254-013	MAIN ROOF	Caulking, Gray	No	None Detected	Cellulose Fiber	<1%
CCR-AB-13					Carbonates Quartz Binder/Filler	99%
0157254-014	MAIN ROOF	Caulking, Grav	Νο	None Detected		
CCR-AB-14		<u>,</u>			Carbonates Quartz Binder/Filler	100%

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### Laboratory Report 0157254

Page 3 of 10
		EMC LA	ABS;	, INC.		Labora	atory Report			EMC LA
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, F 9-940-529	Phoenix, AZ 85 4 - Fax: (480) 89	044 3-1726	01	57254			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480
	Bulk	Asbestos Analysis by	/ Polari	ized Light M	<u>icroscopy</u>				<u>Bulk</u>	Asbestos Analysis by
		NVLAP	#101926-	0						NVLAP
Client: Address:	ENVIROSERVI 505 WARD AVE	CES & TRAINING CENTER E, STE 202	R Jobi Date	# / P.O. #: e Received:	15-4018 06/29/2015	5		Client: Address:	ENVIROSERVI 505 WARD AVE	CES & TRAINING CENTER 5, STE 202
Calla stadu	HONOLULU H	I 96814	Date	e Analyzed:	07/07/2015	) -		Calla stad	HONOLULU HI	96814
Droject Nam				e Reported:		) 0.03/116		Collected: Project Name		
Address:	PROPERTIES		Sub	mitted By:	CELENA F	REITAS		Address	PROPERTIES	
, laar ooo.	00011111 020		Coll	ected By:						
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos ed (%)	Гуре І	Non-Asbesto Constituents	s s	Lab ID Client ID	Sample Location	Layer Name / Sample Description
0157254-015 CCR-AB-15	MAIN ROOF	Caulking, Gray	No	None Detected	Carb Quar Binde	oonates rtz er/Filler	100%	0157254-019 CCR-AB-19	LOWER ELEVATOR SHAFT	Shingle, Black
0157254-016	LOWER ELEVATOR	LAYER 1 Built-up Roofing, Black	No	None Detected	Fibro	ous Glass	20%			
CCR-AB-16		Dant ap Roomy, Duok			Carb Gyps Quar Binde	oonates sum rtz er/Filler	80%	0157254-020 CCR-AB-20	LOWER ELEVATOR SHAFT	Shingle, Black
		LAYER 2	No	None Detected	Fibro	ous Glass	20%			
		Built-up Roofing, Black			Carb Gyps Quar Bindo	oonates sum rtz er/Filler	80%	0157254-021 CCR-AB-21	LOWER ELEVATOR SHAFT	Shingle, Black
		LAYER 3	No	None Detected	Fibro	ous Glass	20%			
		Built-up Roofing, Black			Carb Gyps Quar	oonates sum rtz		0457054.000		Coulling Crow
					Binde	er/Filler	80%	0157254-022 CCR-AB-22	SHAFT ROOF- PARAPET WALL	Cauking, Gray
0157254-017 CCR-AB-17	LOWER ELEVATOR SHAFT	Built-up Roofing, Black	No	None Detected	Fibro	ous Glass	20%			
					Carb Gyps Quar	oonates sum rtz				
					Binde	er/Filler	80%	0157254-023 CCR-AB-23	LOWER ELEVATOR SHAFT ROOF- PARAPET WALL	Caulking, Gray
0157254-018 CCR-AB-18	LOWER ELEVATOR SHAFT	Built-up Roofing, Black	No	None Detected	Fibro	ous Glass	20%			
					Carb Gyps Quar	oonates sum rtz		0157254 024		Caulking Grav
					Binde	er/Filler	80%	CCR-AB-24	SHAFT ROOF- PARAPET WALL	Cauling, Gray

# MC LABS, INC.

st Street, Suite B109, Phoenix, AZ 85044 62-3373 or 480-940-5294 - Fax: (480) 893-1726

## Analysis by Polarized Light Microscopy

## NVLAP#101926-0

2	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

### Collected By:

Asbesto Detecte	os Asbestos Type d (%)	Non-Asbestos Constituents	
No	None Detected	Synthetic Fiber	20%
		Carbonates Gypsum Quartz	
		Binder/Filler	80%
No	None Detected	Synthetic Fiber	20%
		Carbonates Gypsum Quartz Binder/Filler	80%
No	None Detected	Fibrous Glass	20%
		Carbonates Gypsum Quartz Binder/Filler	80%
No	None Detected		
		Carbonates Quartz Binder/Filler	100%
No	None Detected	Cellulose Fiber	<1%
		Carbonates Quartz Binder/Filler	99%
No	None Detected		
		Carbonates Quartz Binder/Filler	100%
		Page	5 of 10

## Laboratory Report 0157254

### EMC LABS, INC. Laboratory Report 0157254 9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726 Bulk Asbestos Analysis by Polarized Light Microscopy NVLAP#101926-0 Client: ENVIROSERVICES & TRAINING CENTER Job# / P.O. #: 15-4018 Address: 505 WARD AVE, STE 202 Date Received: 06/29/2015 Date Analyzed: 07/07/2015 HONOLULU HI 96814 Collected: 06/17/2015 Date Reported: 07/07/2015 Project Name: DLNR ASSESS BANYAN DRIVE EPA Method: EPA 600/R-93/116 PROPERTIES **CELENA FREITAS** Submitted By: Address: COUNTRY CLUB Collected By: Lab ID Asbestos Asbestos Type Non-Asbestos Sample Layer Name / Constituents Location Sample Description Detected Client ID (%) Fibrous Glass 0157254-025 UPPER ELEVATOR LAYER 1 1% No None Detected SHAFT ROOF Coating, Silver Cellulose Fiber <1% CCR-AB-25 Carbonates Quartz Binder/Filler 98% LAYER 2 None Detected Fibrous Glass 20% No Built Up Roof, Brown/Black Carbonates Gypsum Quartz 80% Binder/Filler LAYER 3 None Detected Fibrous Glass 40% No Built Up Roof, Black Carbonates Gypsum Binder/Filler 60% LAYER 4 None Detected Fibrous Glass 40% No Built Up Roof, Black Carbonates Gypsum 60% Binder/Filler UPPER ELEVATOR LAYER 1 0157254-026 No None Detected Fibrous Glass 1% SHAFT ROOF Coating, Silver Cellulose Fiber <1% CCR-AB-26 Carbonates Quartz Binder/Filler 98% LAYER 2 Fibrous Glass 20% No None Detected Built Up Roof, Brown/Black Carbonates Gypsum Quartz Binder/Filler 80% LAYER 3 None Detected Fibrous Glass 40% No Built Up Roof, Black Carbonates Gypsum Binder/Filler 60% LAYER 4 None Detected Fibrous Glass 40% No

Built Up Roof, Black

# EMC LABS, INC.

## Bulk Asbestos Analysis by Polarized Light Microscopy

Client:	ENVIROSERVI	CES & TRAINING CENTER	R Jobi	# / P.O. #:	15-4018	
Address:	505 WARD AVE	E, STE 202	Date	e Received:	06/29/2015	
	HONOLULU H	HONOLULU HI 96814		e Analyzed:	07/07/2015	
Collected:	06/17/2015		Date	e Reported:	07/07/2015	
Project Name	e: DLNR ASSESS	BANYAN DRIVE	EPA	Method:	EPA 600/R-93/116	
	PROPERTIES		Sub	mitted By:	CELENA FREITAS	
Address:	COUNTRY CLU	JB				
			Coll	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos Ty ed (%)	ype Non-Asbesto Constituent	os s
0157254-027	UPPER ELEVATOR SHAFT ROOF	LAYER 1 Built Up Roof, Black/ Brown	No	None Detected	Fibrous Glass	40%
UUR-AD-21		· · · · · · · · · · · · · · · · · · ·			Carbonates Gypsum Binder/Filler	60%
		LAYER 2	No	None Detected	Fibrous Glass	20%
		Built Up Roof, Brown/Black			Carbonates Gypsum Quartz	
					Binder/Filler	80%
		LAYER 3 Built Up Roof, Black	No	None Detected	Fibrous Glass	40%
					Carbonates Gypsum Binder/Filler	60%
		LAYER 4	No	None Detected	Fibrous Glass	40%
		Built Up Roof, Black			Carbonates Gypsum Binder/Filler	60%
0157254-028	UPPER ELEVATOR SHAFT ROOF	Shingle, Black	No	None Detected	Fibrous Glass	20%
					Carbonates Gypsum Quartz Binder/Filler	80%
0157254-029		Shingle, Black	No	None Detected	Synthetic Fiber	20%
CCR-AB-29					Carbonates Gypsum Quartz	
					Binder/Filler	80%
0157254-030 CCR-AB-30	UPPER ELEVATOR SHAFT ROOF	Shingle, Black	No	None Detected	Synthetic Fiber	20%
					Carbonates Gypsum Quartz	
					Binder/Filler	80%

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60%

Carbonates Gypsum Binder/Filler

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## NVLAP#101926-0

## Laboratory Report 0157254

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		<b>EMC L</b> 9830 S. 51st Street, Suit	<b>ABS,</b> e B109, Pho	INC.	)44	Laboratory Repor 0157254	ort		9830 S. 51st Street, Suite	<b>ABS</b> , <b>A</b>	INC. nix, AZ 8504	44	Laboratory Report 0157254
	Dulle	Phone: 800-362-3373 or 48	0-940-5294 -	Fax: (480) 893	3-1726			Dulle	Phone: 800-362-3373 or 480	)-940-5294 - Fa	ax: (480) 893	-1726	
	Buik	ASDESTOS ANALYSIS D	<u>y Polariz</u> #101926-0	ea Light IVI	icroscopy			BUIK	ASDESTOS ANALYSIS DY	/ Polarized	<u>a light ivii</u>	croscopy	
Client: Address: Collected:	ENVIROSERVI 505 WARD AVI HONOLULU H 06/17/2015	ICES & TRAINING CENTER E, STE 202 II 96814	R Job# / Date F Date A Date F	P.O. #: Received: Analyzed: Reported:	15-4018 06/29/2015 07/07/2015 07/07/2015		Client: Address: Collected:	ENVIROSERVIO 505 WARD AVE HONOLULU HI 06/17/2015	CES & TRAINING CENTER 5, STE 202 96814	R Job# / P Date Re Date Ana Date Re	2.O. #: eceived: alyzed: eported:	15-4018 06/29/2015 07/07/2015 07/07/2015	14.40
Address:	PROPERTIES COUNTRY CLU	UB	Submi Collec	tted By: ted By:	CELENA FREIT	AS	Address:	PROPERTIES COUNTRY CLU	B	Submitte Collecte	ed By: d By:	CELENA FREI	TAS
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non- Con	Asbestos stituents	Lab ID S Client ID	Sample Location	Layer Name / Sample Description	Asbestos A Detected	Asbestos T <u>y</u> (%)	ype Non Co	I-Asbestos nstituents
0157254-031 CCR-AB-31	ELEVATOR SHAFT ROOFS	Roof Tar, Black	No N	one Detected	Fibrous Gl Carbonate Gypsum Quartz Binder/Fille	ass <1% s or 99%	0157254-037 E CCR-AB-37 F	ELEVATOR SHAFT ROOFS	LAYER 1 Sealant, Black	No Non	ne Detected	Fibrous G Carbonat Gypsum Quartz Binder/Fil	ilass 2% es ller 98%
0157254-032 CCR-AB-32	ELEVATOR SHAFT ROOFS	Roof Tar, Black	No N	one Detected	Fibrous Gla Carbonate Gypsum Quartz Binder/Fille	ass 1% s or 99%			LAYER 2 Paint, Silver	Yes Chr	ysotile 3	% Carbonat Gypsum Quartz Binder/Fil	es ller 97%
0157254-033 CCR-AB-33	ELEVATOR SHAFT ROOFS	Roof Tar, Black	No N	one Detected	Fibrous Gla Carbonate Gypsum Quartz Binder/Fille	ass <1% s er 99%	0157254-038 E CCR-AB-38 F	LLEVATOR SHAFT ROOFS	LAYER 1 Sealant, Black	No Non	e Detected	Fibrous G Carbonat Gypsum Quartz Binder/Fil	ilass 3% es Iler 97%
0157254-034 CCR-AB-34	ELEVATOR SHAFT ROOFS	Sealant, Black	No N	one Detected	Fibrous Gla Carbonate Gypsum Quartz Binder/Fille	ass 2% s or 98%	0157254-039 F CCR-AB-39 F	ELEVATOR SHAFT ROOFS	LAYER 1 Sealant, Black	No Non	ne Detected	Fibrous G Carbonat Gypsum	ilass 3%
0157254-035 CCR-AB-35	ELEVATOR SHAFT ROOFS	Sealant, Black	No N	one Detected	Synthetic F Carbonate Gypsum Quartz Binder/Fille	Fiber 1% s er 99%			LAYER 2 Paint, Silver Note: *Not analyzed per client request			Quartz Binder/Fil	ler 97%
0157254-036 CCR-AB-36	ELEVATOR SHAFT ROOFS	Sealant, Black	No N	one Detected	Synthetic F Carbonate Gypsum Quartz Binder/Fille	Fiber 1% s er 99%							
						Page 8 of 1	10						Page 9 of 10

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**CHAIN OF** 

### EMC La 9830 S. 51st Phoenix,

(800) 362-3373

EMC	LABS,	INC
-----	-------	-----

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### Bulk Asbestos Analysis by Polarized Light Microscopy

## NVLAP#101926-0

Client:	ENVIROSERVICE	S & TRAINING CENTE	R Job#/	P.O. #:	15-4018
Address:	505 WARD AVE, S	STE 202	Date F	Received:	06/29/2015
	HONOLULU HI S	96814	Date A	nalyzed:	07/07/2015
Collected:	06/17/2015		Date F	Reported:	07/07/2015
Project Name	: DLNR ASSESS B	ANYAN DRIVE	EPA M	lethod:	EPA 600/R-93/116
	PROPERTIES		Submi	tted By:	CELENA FREITAS
Address:	COUNTRY CLUB				
			Collec	ted By:	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	pe Non-Asbestos Constituents

Analyst - Kenneth Scheske

Laboratory Report

0157254

Signatory - Lab Director - Kurt Kettler

Distinctly stratified, easily separable layers of samples are analyzed as subsamples of the whole and are reported separately for each discernible layer. All analyses are derived from calibrated visual estimate and measured in area percent unless otherwise noted. The report applies to the standards or procedures identified and to the sample(s) lested. The test results are not necessarily indicated or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. These reports are for the exclusive use of the addressed client and that they will not be reproduced wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. The report shall not be reproduced experiments of the report apples not destroyed in testing are retained a maximum of thirly days. The laboratory measurement of uncertainty for the test method is approximately less are percent. Accreditation Program for selected test method for asbestos. The accreditation or any reports are for the National Institute of Standards and Technology. Voluntary Laboratory Accreditation Program for selected test method for asbestos. The accreditation or any reports generated by this laboratory in no way constitutes or implies product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must no be used by the Client to certification, approval, or endorsement by the National Institute of Standards and Technology. The report must no be used by the Client to calim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must no be used by the Client to calim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must no be used by the Client to calim product certification, approval, ore dendorsem

	ENVIROSERV	ENVIROSERVICES & TRAINING CENTE					
	505-Ward-Ave.	Suite #202					
	Honolulu, HI 96	6814					
CONTACT:	Celena Freitas	Celena Freitas					
Phone/Fax:	(808) 839-7222	2 ext 232/(808) 839	-4455				
Email:	cfreitas@gotoetc.c	om					
Now Accepting	I: VISA – MASTE	RCARD					
COMPLETE	ITEMS 1-4: (Fail	ure to complete ar	ny items				
1. TURNARO	UND TIME: [S	ame Day RUSH]	[1-Day]				
**** <u>Prior</u> confirmat	ion of turnaround time i	s <u>required</u>					
****Additional char	ges for rush analysis (p	lease call marketing de	partment				
****Laboratory ana	lysis may be subject to		MI ELC				
2. ITPEUF/		UIK-PLIVI [AII-FC					
3. DISPUSAL	(If you do	not indicate preferen	ce, <u>EMC</u>				
4 Project Nam	ne: DLNR Assess E	Banvan Drive Prope	erties				
P.O. Numbe	er:		Proje				
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	1				
1-239	CCR-AB-01-39	6/17/15	Plea				
. <u> </u>							

Sample Collector: (Print) Celena Freitas

Relinquished by: <u>Celena Freitas</u>	Date/Time: 6/26/15
Relinguished by: Diana Federice	Date/Time: <u>129/15</u>

Relinquished by: Diana tedenco

Date/Time_

Relinguished by:__ ** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs.

Page 10 of 10

Rev. 09/27/08

CUSTODY	LAB#: 157254
abs, Inc. St., Ste B-109	TAT: 3-5 days
Fax (480) 893-1726	Rec'd: JUN 2 9 P.M.

R, LLC

BILL TO:

(If Different Location)

/ Sample \$____ / Layers Price Quoted: \$

may cause a delay in processing or analyzing your samples) [2-Day] ([3-4-5 Day] [6-10 Day]

for pricing details)

ead] [Point Count] [Fungi: AOC, W-C, Bulk, Swab, Tape] at EMCP / [Return samples to me at my expense] will dispose of samples <u>60 days</u> from analysis.)

ect	Number:	15-4018
	THURSDAY	10 1010

LOCATION/MATERIAL	Samples	AIR SAMPLE INFO / COMMENTS				
ТҮРЕ	Accepted Yes / No	ON OFF FLOW RATE				
ase See Attached Sheet	(V) N					
	Y N					
	Y N					
	Y N					
	Y N					
· · · · · · · · · · · · · · · · · · ·	Y N					
	YN					
	Y N					
, <u>, ,</u> ,,	Y N					
	Y N					
,	Y N					
	Y N					
	Y N					
	Y N					
	Y N					

(Signature) NO Received by: Duan Fra Date/Time: Date/Time: an Received by: Received by Date/Time:

.

# Table 1 Asbestos Survey Results

Banyan Drive Properties											
Sample ID	Hotel	Material									
CCR-AB-01	]	· · · ·	White Main Roofing								
CCR-AB-02	Country Club	Main Roof	Material								
CCR-AB-03											
CCR-AB-04											
CCR-AB-05	Country Club	Main Roof	Dome Skylight Caulking								
CCR-AB-06											
CCR-AB-07			Grav Exhaust Fan								
CCR-AB-08	Country Club	Main Roof	Caulking								
CCR-AB-09			Caulking								
CCR-AB-10			Silver Exhaust Fan								
CCR-AB-11	Country Club	Main Roof	Caulking								
CCR-AB-12											
CCR-AB-13											
CCR-AB-14	Country Club	Main Roof	Gray Caulking								
CCR-AB-15											
CCR-AB-16		Lower Flevator Shaft									
CCR-AB-17	Country Club	Roof	Built-up Roofing								
CCR-AB-18		Root									
CCR-AB-19		Lower Flevator Shaft									
CCR-AB-20	Country Club	LOWGI-Elevator-Shart Roof	Black Flashing								
CCR-AB-21	]	KOOI									
CCR-AB-22		Lower Flevetor Shaft									
CCR-AB-23	Country Club	Boof Perenit Well	Gray Caulking								
CCR-AB-24		Kool - 1 arapit wan									
CCR-AB-25		Upper Flevator Shaft									
CCR-AB-26	Country Club	Roof	Built-up Roofing								
CCR-AB-27		KUUI									
CCR-AB-28		Upper Elevator Shaft									
CCR-AB-29	Country Club	Roof	Black Flashing								
CCR-AB-30											
CCR-AB-31			Black Roof Tar on Built-								
CCR-AB-32	Country Club	Elevator Shaft Roofs									
CCR-AB-33											
CCR-AB-34											
CCR-AB-35	Country Club	Elevator Shaft Roofs	Black Sealant on Flashing								
CCR-AB-36											
CCR-AB-37			Black Sealant on Metal								
CCR-AB-38	CCR-AB-38 Country Club	Elevator Shaft Roofs	Black Sealant on Metal								
CCR-AB-39	1		Francialis								

157254

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# EMC LABS, INC.

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726 Bulk Asbestos Analysis by Polarized Light Microscopy NVLAP#101926-0

Client:	ENVIROSE	RVICES & TRAINING CENTER	R Job#	/ P.O. #:	15-4018				
Address:	505 WARD	AVE, STE 202	Date	Received:	06/29/2015				
	HONOLULU	J HI 96814	Date	Analyzed:	07/07/2015				
Collected:	06/23/2015		Date	Reported:	07/07/2015				
Project Nam	e: DLNR ASSE	ESS BANYAN DRIVE	EPA	Method:	EPA 600/R-93/116				
	PROPERTI	ES	Subr	nitted By:	CELENA FREITAS				
Address:	COUNTRY	CLUB	Colle	octed By:					
	Comula	Laura Nama (			Nov Asheet				
Client ID	Sample Location	Sample Description	Detected	d (%)	Constituent	s			
0157255-001 CC6-AB-01	FLOOR 6	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates Perlite	50% 30%			
					Binder/Filler	20%			
0157255-002 CC6-AB-02	FLOOR 6	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates	50% 30%			
					Binder/Filler	20%			
0157255-003 CC6-AB-03	FLOOR 6	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates	50% 30%			
					Perlite Binder/Filler	20%			
0157255-004	FLOOR 6	Spray-On Ceiling, White/ Lt.	No	None Detected					
CC6-AB-04		Green			Carbonates Mica Quartz				
					Binder/Filler	100%			
0157255-005	FLOOR 6	Spray-On Ceiling, White/ Lt.	No	None Detected					
CC6-AB-05		Green			Carbonates Mica Quartz				
					Binder/Filler	100%			
0157255-006	FLOOR 6	Spray-On Ceiling, White/ Lt.	No	None Detected					
CC6-AB-06		Green			Carbonates Mica Quartz				
					Binder/Filler	100%			

## Laboratory Report 0157255

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		EMC LA	ABS,	INC.	L	aboratory Report			EMC LA	ABS,	INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	B109, Pho -940-5294 -	oenix, AZ 8504 · Fax: (480) 893	44 3-1726	0157255			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Pho -940-5294 -	enix, AZ 8504 Fax: (480) 893-	14 1726	0157255
	<u>Bull</u>	k Asbestos Analysis by	Polarize	ed Light Mi	croscopy			B	ulk Asbestos Analysis by	/ Polarize	d Light Mi	croscopy	
		NVLAP#	¢101926-0						NVLAP	#101926-0			
Client: Address:	ENVIROSER\ 505 WARD A\	VICES & TRAINING CENTER VE, STE 202 HL 96814	Job# / Date F Date A	' P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSE 505 WARD	RVICES & TRAINING CENTER AVE, STE 202	R Job# /   Date R Date A	P.O. #: eceived: nalvzed:	15-4018 06/29/2015 07/07/2015	
Collected:	06/23/2015	111 30014	Date F	Reported:	07/07/2015		Collected:	06/23/2015	5 111 30014	Date R	eported:	07/07/2015	
Project Name	e: DLNR ASSES PROPERTIES COUNTRY CI	SS BANYAN DRIVE	EPA M Submi	/lethod: itted By:	EPA 600/R-93/116 CELENA FREITAS		Project Nam	e: DLNR ASS PROPERTI COUNTRY	ESS BANYAN DRIVE ES CLUB	EPA M Submit	ethod: ted By:	EPA 600/R-93/110 CELENA FREITA	6 S
, luar e e e e	00011111101		Collec	ted By:				00011111	0200	Collect	ed By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	ype Non-Asb Constitu	estos uents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	vpe Non-As Const	sbestos ituents
0157255-007 CC6-AB-07	FLOOR 6	LAYER 1 Drywall, Brown	No N	None Detected	Cellulose Fiber Carbonates Binder/Filler	90% 10%	0157255-011 CC6-AB-11	FLOOR 6	LAYER 1 Window Caulking, Gray	No No	one Detected	Carbonates Quartz Binder/Filler	100%
		LAYER 2 Joint Compound, White	No N	None Detected	Carbonates Mica Quartz	100%			LAYER 2 Texture / Paint, White/ Off White	No No	one Detected	Carbonates Mica	4000/
		LAYER 3 Texture, White/ Beige	No N	None Detected	Carbonates Mica Gypsum Binder/Filler	100%	0157255-012 CC6-AB-12	FLOOR 6	LAYER 1 Window Caulking, Gray	No No	one Detected	Carbonates Quartz Binder/Filler	100%
0157255-008 CC6-AB-08	FLOOR 6	Drywall Texture, White/ Off White	No N	None Detected	Cellulose Fiber Carbonates Gypsum Mica Binder/Filler	<1%			LAYER 2 Paint, White/ Off White	No No	one Detected	Cellulose Fib Carbonates Quartz Binder/Filler	er <1% 99%
0157255-009 CC6-AB-09	FLOOR 6	LAYER 1 Drywall, White/ Brown	No N	None Detected	Cellulose Fiber Gypsum Carbonates Mica	90%	0157255-013 CC6-AB-13	FLOOR 6	LAYER 1 1x1 Ceramic Floor Tile, Tan	No No	one Detected	Gypsum Quartz Binder/Filler	100%
		LAYER 2 Texture, White/ Off White	Yes C	Chrysotile 4'	% Carbonates Mica Quartz Binder/Filler	96%			LAYER 2 Grout, Brown	No No	one Detected	Carbonates Gypsum Quartz Mica Binder/Filler	100%
0157255-010 CC6-AB-10	FLOOR 6	LAYER 1 Window Caulking, Gray	No N	None Detected	Carbonates Quartz Binder/Filler	100%			LAYER 3 Mortar, Off White	No No	one Detected	Carbonates Quartz Gypsum Mica Disater[Filler	1000/
		LAYER 2 Paint, White/ Off White	No N	None Detected	Carbonates Quartz Binder/Filler	100%						Diridel/Filler	100%
						Page 2 of 38							Page 3 of 38

		<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS,</b> e B109, Phoe 0-940-5294 - Fr	INC. nix, AZ 850 ax: (480) 893	Lab 044 ( 3-1726	ooratory Report 0157255			<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS</b> te B109, F 0-940-529	, <b>INC.</b> Phoenix, AZ 850 4 - Fax: (480) 893	Li 144 3-1726	aboratory Report 0157255
	<u>Bull</u>	<u>k Asbestos Analysis b</u> NVLAF	<u>y Polarizec</u> 9#101926-0	<u>d Light M</u>	<u>icroscopy</u>			B	<u>ulk Asbestos Analysis b</u> NVLAI	y Polari P#101926-	zed Light Mi	<u>icroscopy</u>	
Client: Address: Collected: Project Nam Address:	ENVIROSERV 505 WARD AV HONOLULU 06/23/2015 e: DLNR ASSES PROPERTIES COUNTRY CI	/ICES & TRAINING CENTER VE, STE 202 HI 96814 SS BANYAN DRIVE S	R Job# / P Date Re Date An Date Re EPA Me Submitte Collecte	2.O. #: alyzed: ported: thod: ed By: d By:	15-4018 06/29/2015 07/07/2015 07/07/2015 EPA 600/R-93/116 CELENA FREITAS		Client: Address: Collected: Project Nam Address:	ENVIROSE 505 WARD HONOLULI 06/23/2015 e: DLNR ASS PROPERTI COUNTRY	ERVICES & TRAINING CENTE AVE, STE 202 U HI 96814 ESS BANYAN DRIVE IES CLUB	R Job Date Date Date EPA Sub	<ul> <li># / P.O. #:</li> <li>Received:</li> <li>Analyzed:</li> <li>Reported:</li> <li>Method:</li> <li>mitted By:</li> </ul>	15-4018 06/29/2015 07/07/2015 07/07/2015 EPA 600/R-93/116 CELENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos / Detected	Asbestos T (%)	ype Non-Asbee Constitue	stos nts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	ype Non-Asb Constitu	estos ients
0157255-014 CC6-AB-14	FLOOR 6	LAYER 1 1x1 Ceramic Floor Tile, Tan	No Nor	ne Detected	Gypsum Quartz Binder/Filler	100%	0157255-015 CC6-AB-15	FLOOR 6	LAYER 1 1x1 Ceramic Floor Tile, Tan	No	None Detected	Gypsum Quartz Binder/Filler	100%
		LAYER 2 Grout, Brown	No Nor	ne Detected	Carbonates Gypsum Quartz Mica Binder/Filler	100%			LAYER 2 Grout, Brown	No	None Detected	Carbonates Gypsum Quartz Mica Binder/Filler	100%
		LAYER 3 Mortar, Off White	No Nor	ne Detected	Carbonates Quartz Gypsum Mica Binder/Filler	100%			LAYER 3 Mortar, Off White	No	None Detected	Carbonates Quartz Gypsum Mica Binder/Filler	100%
		LAYER 4 Mastic, Yellow	No Nor	ne Detected	Carbonates Quartz Binder/Filler	100%			LAYER 4 Mastic, Yellow	No	None Detected	Carbonates Quartz Binder/Filler	100%
							0157255-016 CC6-AB-16	FLOOR 6	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Synthetic Fiber Carbonates Quartz Binder/Filler	<1% 99%
									LAYER 2 Leveling Compound, White	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%
									LAYER 3 Concrete, Lt. Gray	No	None Detected	Cellulose Fiber Carbonates Quartz Gypsum Mica Binder/Filler	<1% 99%

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# EMC LABS, INC.

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

### Bulk Asbestos Analysis by Polarized Light Microscopy

## NVLAP#101926-0

Client:	ENVIROSERVICES & TRAINING CENTER	Job# / P.O. #: 15-4018				
Address:	505 WARD AVE, STE 202	Date Received:	06/29/2015			
	HONOLULU HI 96814	Date Analyzed:	07/07/2015			
Collected:	06/23/2015	Date Reported:	07/07/2015			
Project Name:	DLNR ASSESS BANYAN DRIVE	EPA Method:	EPA 600/R-93/116			
	PROPERTIES	Submitted By:	CELENA FREITAS			
Address:	COUNTRY CLUB					
		Collected By:				

Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos ed (%)	Туре	Non-Asbestos Constituents	5
0157255-017 CC6-AB-17	FLOOR 6	LAYER 1 Carpet Mastic, Yellow	No	None Detected		Synthetic Fiber Carbonates Quartz Binder/Filler	<1% 99%
		LAYER 2 Leveling Compound, White	Yes	Chrysotile	2%	Cellulose Fiber Carbonates Mica Quartz Binder/Filler	1% 97%
		LAYER 3 Concrete, Lt. Gray	No	None Detected		Cellulose Fiber Carbonates Quartz Gypsum Mica Binder/Filler	<1% 99%
0157255-018 CC6-AB-18	FLOOR 6	LAYER 1 Carpet Mastic, Yellow LAYER 2 Leveling Compound, White Note: *Not analyzed per client request	No	None Detected		Synthetic Fiber Carbonates Quartz Binder/Filler	1% 99%
0157255-019 CC6-AB-19	FLOOR 6	Carpet Mastic, Yellow	No	None Detected		Synthetic Fiber Carbonates Quartz Binder/Filler	<1% 99%
0157255-020 CC6-AB-20	FLOOR 6	Carpet Mastic, Yellow	No	None Detected		Synthetic Fiber Carbonates Quartz Binder/Filler	1% 99%

# EMC LABS, INC.

## Bulk Asbestos Analysis by Polarized Light Microscopy

Client:	ENVIROSERVI	CES & TRAINING CENTER	R Job#	ŧ / P.O. #:	15-4	018				
Address:	505 WARD AVE	E, STE 202	Date	Received:	06/29	06/29/2015				
	HONOLULU H	I 96814	Date	Analyzed:	07/0	07/07/2015				
Collected:	06/23/2015		Date	Reported:	07/0	07/07/2015				
Project Nam	e: DLNR ASSESS	BANYAN DRIVE	EPA	Method:	EPA	600/R-93/116				
	PROPERTIES		Subr	nitted By:	CEL	ENA FREITAS				
Address:	COUNTRY CLU	JB	Colle	ated By:						
	0				<b>-</b>	N A				
Client ID	Location	Sample Description	Detecte	d (%)	туре	Constituents				
0157255-021	FLOOR 6	Carpet Mastic, Yellow	No	None Detected		Synthetic Fiber	<1%			
CC6-AB-21						Carbonates Quartz				
						Binder/Filler	99%			
0157255-022	FLOOR 6, 5, 4, AND 3	Window Caulking, Gray	Yes	Chrysotile	10%					
CC0-AD-22						Carbonates				
						Quartz Binder/Filler	90%			
0157255-023 CC6-AB-23	FLOOR 6, 5, 4, AND 3	Note: *Not analyzed per client request								
0157255-024 CC6-AB-24	FLOOR 6, 5, 4, AND 3	Note: *Not analyzed per client request								
0157255-025	FLOOR 5	2x4 Fissure Ceiling Tile, White/	No	None Detected		Cellulose Fiber	50%			
CC5-AB-01		Beige				Mineral Wool Carbonates Perlite	30%			
						Binder/Filler	20%			
0157255-026	FLOOR 5	2x4 Fissure Ceiling Tile, White/	No	None Detected		Cellulose Fiber	50%			
CC5-AB-02		Beige				Carbonates	30%			
						Perlite Binder/Filler	20%			
0157255-027	FLOOR 5	2x4 Fissure Ceiling Tile, White/	No	None Detected		Cellulose Fiber	50%			
CC5-AB-03		Deige				Carbonates	30%			
						Perlite Binder/Filler	20%			

Laboratory Report

0157255

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

## NVLAP#101926-0

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## Laboratory Report 0157255

		EMC LA 9830 S. 51st Street. Suite E	<b>B</b> 109. P	INC.	Lab	oratory Report )157255			EMC LA 9830 S. 51st Street, Suit	4 <b>B</b> S	, INC.	5044	Lal	ooratory Report 0157255
		Phone: 800-362-3373 or 480-9	940-5294	- Fax: (480) 89	3-1726				Phone: 800-362-3373 or 480	)-940-529	4 - Fax: (480) 8	93-1726		
	<u>Bulk</u>	Asbestos Analysis by	Polari	zed Light M	icroscopy			B	ulk Asbestos Analysis by	y Polar	ized Light I	Microsc	opy	
		NVLAP#1	101926-0	)					NVLAP	#101926-	0			
Client: Address: Collected: Project Name	ENVIROSERV 505 WARD AV HONOLULU H 06/23/2015 SE DLNR ASSES	YICES & TRAINING CENTER YE, STE 202 HI 96814 S BANYAN DRIVE	Job# Date Date Date EPA	/ P.O. #: Received: Analyzed: Reported: Method:	15-4018 06/29/2015 07/07/2015 07/07/2015 EPA 600/R-93/116		Client: Address: Collected: Project Name	ENVIROSE 505 WARD HONOLULI 06/23/2015 E: DLNR ASS	RVICES & TRAINING CENTEF AVE, STE 202 J HI 96814 ESS BANYAN DRIVE	R Job Date Date Date EPA	# / P.O. #: e Received: e Analyzed: e Reported: A Method:	15-4 06/2 07/0 07/0 EPA	018 9/2015 7/2015 7/2015 600/R-93/116	
Address:	PROPERTIES COUNTRY CL	UB	Subr Colle	nitted By: ected By:	CELENA FREITAS		Address:	PROPERTI COUNTRY	ES CLUB	Sub Coll	ected By:	CEL	ENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / A Sample Description D	Asbesto Detecteo	s Asbestos d (%)	Гуре Non-Asbes Constituer	tos nts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos ed (%)	Туре	Non-Asbe Constitue	stos nts
0157255-028 CC5-AB-04	FLOOR 5	LAYER 1 Spray-On Ceiling, Gray	No	None Detected	Carbonates Mica Binder/Filler	100%	0157255-032 CC5-AB-08	FLOOR 5	LAYER 1 Drywall, White/ Brown	No	None Detected		Cellulose Fiber Gypsum Carbonates Mica	10% 90%
		LAYER 2 Paint/ Coating, Lt. Green/ Brown	No	None Detected	Cellulose Fiber Gypsum Binder/Filler	<1% 99%			LAYER 2 Joint Compound, White	Yes	Chrysotile	3%	Cellulose Fiber Carbonates Mica Quartz	<1%
0157255-029 CC5-AB-05	FLOOR 5	LAYER 1 Spray-On Ceiling, Gray	No	None Detected	Carbonates Mica Binder/Filler	100%			LAYER 3 Texture, White/ Off White Note: *Not analyzed per client				Binder/Filler	96%
		LAYER 2 Paint/ Coating, Lt. Green/ Brown	No	None Detected	Cellulose Fiber Gypsum Binder/Filler	<1% 99%	0157255-033 CC5-AB-09	FLOOR 5	LAYER 1 Drywall, White/ Brown	No	None Detected		Cellulose Fiber Gypsum Carbonates	10%
0157255-030 CC5-AB-06	FLOOR 5	LAYER 1 Spray-On Ceiling, Gray	No	None Detected	Carbonates Mica Binder/Filler	100%			LAYER 2 Joint Compound, White Note: *Not analyzed per client				Mica	90%
		LAYER 2 Paint/ Coating, Lt. Green/ Brown	No	None Detected	Cellulose Fiber Gypsum Binder/Filler	<1% 99%			request LAYER 3 Texture, White/ Off White Note: *Not analyzed per client request					
0157255-031 CC5-AB-07	FLOOR 5	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fiber Gypsum Carbonates Mica	10%	0157255-034 CC5-AB-10	FLOOR 5	Window Caulking, White/ Off White	No	None Detected		Carbonates Quartz	
		LAYER 2 Texture / Paint, White/ Off White Note: Layer is mainly Paint - little Texture present	Yes	Chrysotile	2% Carbonates Mica Binder/Filler	98%	0157255-035 CC5-AB-11	FLOOR 5	Window Caulking, White/ Black	Yes	Chrysotile	15%	Binder/Filler Carbonates Binder/Filler	85%

0157255-036 FLOOR 5 CC5-AB-12 Note: *Not analyzed per client request

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# .....

2	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

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		EMC L	ABS,	INC.	L	aboratory Report			EMC L	ABS,	INC.		Laboratory Report
		9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	te B109, Pho 0-940-5294 -	oenix, AZ 850 Fax: (480) 893	944 3-1726	0157255			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	te B109,P 0-940-5294	hoenix, AZ 850 I - Fax: (480) 893	)44 3-1726	0157255
	<u>Bulk</u>	<u>Asbestos Analysis b</u>	y Polariz	ed Light M	<u>icroscopy</u>			B	Bulk Asbestos Analysis b	y Polari	zed Light M	<u>icroscopy</u>	
		NVLAF	P#101926-0						NVLA	P#101926-0	)		
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU	/ICES & TRAINING CENTE /E, STE 202 HI 96814	R Job# / Date F Date A	P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSI 505 WARE HONOLUL	ERVICES & TRAINING CENTE DAVE, STE 202 .U HI 96814	R Job# Date Date	/ P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/07/2015	
Collected:	06/23/2015		Date F	Reported:	07/07/2015		Collected:	06/23/2015	5	Date	Reported:	07/07/2015	
Project Name	E: DLNR ASSES PROPERTIES	S BANYAN DRIVE	EPA N Submi	/lethod: itted By:	EPA 600/R-93/116 CELENA FREITAS		Project Nam	e: DLNR ASS PROPERT	SESS BANYAN DRIVE TES	EPA Subi	Method: nitted By:	EPA 600/R-93/ CELENA FREI	116 TAS
Audress.		.00	Collec	ted By:			Address.	COONTRA	CLOD	Colle	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non-Asb Constitu	pestos uents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	ype Non Cor	-Asbestos ıstituents
0157255-037 CC5-AB-13	FLOOR 5	LAYER 1 1x1 Ceramic Floor Tile, Tan	No N	Ione Detected	Gypsum Quartz Binder/Filler	100%	0157255-039 CC5-AB-15	FLOOR 5	LAYER 1 1x1 Ceramic Floor Tile, Tan	No	None Detected	Gypsum Quartz Binder/Fill	ler 100%
		LAYER 2 Grout, Brown	No N	lone Detected	Carbonates Gypsum Quartz Mica Binder/Filler	100%			LAYER 2 Grout, Brown	No	None Detected	Carbonate Gypsum Quartz Mica Binder/Fill	⊮s ler 100%
		LAYER 3 Mortar, Off White	No N	lone Detected	Cellulose Fiber Carbonates Quartz Gypsum Mica Binder/Filler	<1% 99%			LAYER 3 Mortar, Off White	No	None Detected	Cellulose I Carbonate Quartz Gypsum Mica Binder/Fill	Fiber <1% Pisser 99%
0157255-038 CC5-AB-14	FLOOR 5	LAYER 1 1x1 Ceramic Floor Tile, Tan	No N	Ione Detected	Gypsum Quartz Binder/Filler	100%	0157255-040 CC5-AB-16	FLOOR 5	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Synthetic I Carbonate Quartz Binder/Fill	Fiber <1% ?s ler 99%
		LAYER 2 Grout, Brown	No ^N	Ione Detected	Carbonates Gypsum Quartz Mica Binder/Filler	100%			LAYER 2 Leveling Compound, White	Yes	Chrysotile 3	3% Cellulose I Carbonate Mica Quartz Binder/Fill	Fiber <1% ?S ler 96%
		LAYER 3 Mortar, Off White	No N	lone Detected	Cellulose Fiber Carbonates Quartz Gypsum	<1%	0157255-041 CC5-AB-17	FLOOR 5	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Synthetic I Carbonate Quartz Binder/Fill	Fiber <1% >s ler 99%
					Mica Binder/Filler	99%			LAYER 2 Note: *Not analyzed per client request				

		EMC LA	ABS, I	NC.		Laboratory Report			EMC LA	ABS,	INC.		La	boratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	B109, Phoei -940-5294 - Fa	nix, AZ 8504 ax: (480) 893	44 -1726	0157255			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Pho -940-5294 - ∣	enix, AZ 85 Fax: (480) 89	044 )3-1726		0157255
	<u>Bull</u>	k Asbestos Analysis by	Polarized	Light Mi	<u>croscopy</u>			<u>B</u>	ulk Asbestos Analysis by	v Polarize	d Light N	licroscopy		
		NVLAP	101926-0						NVLAP	#101926-0				
Client: Address:	ENVIROSERV 505 WARD AV	/ICES & TRAINING CENTER VE, STE 202	Job# / P Date Re Date An	.O. #: ceived:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSE 505 WARD	RVICES & TRAINING CENTER AVE, STE 202	L Job# / I Date R	P.O. #: eceived: nalvzed:	15-4018 06/29/201 07/07/201	5	
Collected:	06/23/2015	11 30014	Date Re	oorted:	07/07/2015		Collected:	06/23/2015	5 111 50014	Date R	eported:	07/07/201	5	
Project Name Address:	E: DLNR ASSES PROPERTIES COUNTRY CL	S BANYAN DRIVE S LUB	EPA Met Submitte	thod: d By:	EPA 600/R-93/11 CELENA FREITA	6 .S	Project Name Address:	e: DLNR ASSI PROPERTI COUNTRY	ESS BANYAN DRIVE ES CLUB	EPA M Submit	ethod: ted By:	EPA 600/I CELENA	₹-93/116 -REITAS	
			Collected	d By:						Collect	ed By:			
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos A Detected	Asbestos Ty (%)	ype Non-A Cons	sbestos tituents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos (%)	Туре	Non-Asbe Constitu	estos ents
0157255-042 CC5-AB-18	FLOOR 5	LAYER 1 Carpet Mastic, Yellow	No Non	e Detected	Synthetic Fib Carbonates Gypsum Quartz Binder/Filler	per 1% 99%	0157255-048 CC4-AB-03	FLOOR 4	2x4 Fissure Ceiling Tile, White/ Beige	No No	one Detected	Min Cel Car Per Bin	eral Wool ulose Fiber bonates lite der/Filler	50% 30% 20%
		LAYER 2					0457055 040		Consul On Cailing/ Daint Lt. Dive	NI- NI	na Dataatad			
		Note: *Not analyzed per client request					0157255-049 CC4-AB-04	FLOOR 4	Spray-On Ceiling/ Paint, Lt. Blue, Brown Note: Sample is mainly Paint - no Spray-on present	NO NO	one Detected	Gyr Bin	∍sum der/Filler	100%
0157255-043 CC5-AB-19	FLOOR 5	Carpet Mastic, Yellow	No Non	e Detected	Synthetic Fit Carbonates Gypsum Quartz Bindor/Filler	ver <1%	0157255-050 CC4-AB-05	FLOOR 4	Spray-On Ceiling/ Paint, Lt. Blue/ Brown Note: Sample is mainly Paint - no Spray-on present	No No	one Detected	Gyr Bin	osum der/Filler	100%
					Dinden/Tiller	55 / 1	0157255-051	FLOOR 4	Spray-On Ceiling/ Paint, Lt. Blue/	No No	one Detected			
0157255-044 CC5-AB-20	FLOOR 5	Carpet Mastic, Yellow	No Non	e Detected	Synthetic Fib Carbonates Gypsum	er <1%	CC4-AB-06		Brown Note: Sample is mainly Paint - no Spray-on present			Gyr Bin	sum Jer/Filler	100%
0457055 045		Correct Mastin Vollow	N- Non	o Dotootod	Binder/Filler	99%	0157255-052 CC4-AB-07	FLOOR 4	LAYER 1 Drywall, White/ Brown	No No	one Detected	Cel Gyr Car	ulose Fiber osum	10%
CC5-AB-21	FLOOR 5	Carper Mastic, Tellow	INO INOI	e Delecieu	Carbonates	1 /0						Mic	a	90%
					Gypsum Quartz Binder/Filler	99%			LAYER 2 Joint Compound, White	Yes Ch	nrysotile	3% Cel Car Mic	ulose Fiber bonates a	1% 96%
0157255-046 CC4-AB-01	FLOOR 4	2x4 Fissure Ceiling Tile, White/ Beige	No Non	e Detected	Mineral Woo Cellulose Fit Carbonates	l 50% ber 30%			LAYER 3 Tape, Off White	No No	one Detected	Cel Car	ulose Fiber bonates	98% 2%
					Perlite Binder/Filler	20%			LAYER 4 Texture, White/ Lt. Gray	Yes Ch	nrysotile	3% Car Mic	bonates a	
0157255-047 CC4-AB-02	FLOOR 4	2x4 Fissure Ceiling Tile, White/ Beige	No Non	e Detected	Mineral Woo Cellulose Fit Carbonates	l 50% ber 30%						Bin	ler/Filler	97%
					Binder/Filler	20%								
						Page 12 of 38								Page 13 of 38

2	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

Client: Address: Collected: Project Name	Bull ENVIROSERV 505 WARD AV HONOLULU 06/23/2015 E DLNR ASSES PROPERTIES	EMC LA 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480 A Asbestos Analysis by NVLAP VICES & TRAINING CENTER VE, STE 202 HI 96814 S BANYAN DRIVE	<b>ABS,</b> <b>B109, Ph</b> <b>940-5294</b> <b>Polariz</b> <b>101926-0</b> <b>C</b> <b>Date</b> Date Date EPA I Subm	INC. oenix, AZ 850 - Fax: (480) 893 ed Light Mi / P.O. #: Received: Analyzed: Reported: Method: nitted By:	44 3-1726 icrosco 15-401 06/29/2 07/07/2 07/07/2 EPA 6 CELEN	Labo 0 PY 18 2015 2015 2015 2015 00/R-93/116 VA FREITAS	oratory Report 157255	Client: Address: Collected: Project Nar	ENVIROSE 505 WARD HONOLUL ^I 06/23/2015 ne: DLNR ASS PROPERT	EMC LA 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480- ulk Asbestos Analysis by NVLAP# ERVICES & TRAINING CENTER AVE, STE 202 U HI 96814 ESS BANYAN DRIVE IES
Address: Lab ID Client ID	COUNTRY CL Sample Location	LUB Layer Name / Sample Description	Collec Asbestos Detected	cted By: Asbestos T (%)	уре	Non-Asbest Constituen	tos ts	Address: Lab ID Client ID	COUNTRY Sample Location	CLUB Layer Name / / Sample Description
0157255-053 CC4-AB-08	FLOOR 4	LAYER 1 Drywall, White/ Brown	No	None Detected		Cellulose Fiber Gypsum Carbonates Mica	10% 90%	0157255-050 CC4-AB-11	5 FLOOR 4	Window Caulking, Off White/ Lt. Gray
		LAYER 2 Joint Compound, White Note: *Not analyzed per client request LAYER 3	No	None Detected		Cellulose Fiber	98%	0157255-05 CC4-AB-12	7 FLOOR 4	Window Caulking, Off White/ Lt. Gray
		Tape, Off White LAYER 4 Texture, White/ Lt. Gray Note: *Not analyzed per client request				Carbonates	2%	0157255-058 CC4-AB-13	FLOOR 4	LAYER 1 1x1 Ceramic Floor Tile, Tan
0157255-054 CC4-AB-09	FLOOR 4	LAYER 1 Drywall, White/ Brown	No ^I	None Detected		Cellulose Fiber Gypsum Carbonates Mica	10% 90%			Grout, Brown
		Joint Compound, White Note: *Not analyzed per client request LAYER 3 Tape, Off White	No	None Detected		Cellulose Fiber Carbonates	98% 2%	0157255-059 CC4-AB-14	FLOOR 4	LAYER 1 1x1 Ceramic Floor Tile, Tan
		LAYER 4 Texture, White/ Lt. Gray Note: *Not analyzed per client request								LAYER 2 Grout, Brown
0157255-055 CC4-AB-10	FLOOR 4	Window Caulking, Off White/ Lt. Gray	No ¹	None Detected		Carbonates Quartz Binder/Filler	100%			

# LABS, INC.

Suite B109, Phoenix, AZ 85044 r 480-940-5294 - Fax: (480) 893-1726

## s by Polarized Light Microscopy

# LAP#101926-0

R	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

### Collected By:

Asbesto Detecte	os Asbestos Type d (%)	Non-Asbestos Constituents	
No	None Detected		
		Carbonates Quartz Binder/Filler	100%
No	None Detected		
		Carbonates Quartz Binder/Filler	100%
No	None Detected		
		Gypsum Quartz Binder/Filler	100%
No	None Detected		
		Carbonates Gypsum Quartz Mica	100%
		Binder/Filler	100%
No	None Detected		
		Gypsum Quartz Binder/Filler	100%
No	None Detected	Cellulose Fiber	<1%
		Carbonates Gypsum Quartz Mica	
		Binder/Filler	99%

# Laboratory Report 0157255

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		EMC LA 9830 S. 51st Street. Suit	<b>ABS</b> , e B109. Pho	INC.	Lab	oratory Report 0157255			EMC LA 9830 S. 51st Street. Suit	<b>ABS,</b> e B109. Ph	INC.	14	Laboratory Report 0157255
		Phone: 800-362-3373 or 48	0-940-5294 - I	ax: (480) 893-	-1726				Phone: 800-362-3373 or 480	0-940-5294	- Fax: (480) 893	-1726	
	<u>Bu</u>	lk Asbestos Analysis b	<u>y Polarize</u>	d Light Mi	croscopy			<u>B</u> ı	ulk Asbestos Analysis b	<u>y Polariz</u>	ed Light Mi	croscopy	
Client: Address:	ENVIROSER 505 WARD A	NVLAF VICES & TRAINING CENTER	P <b>#101926-0</b> R Job# / F Date Ri	P.O. #: eceived:	15-4018 06/29/2015		Client: Address:	ENVIROSE 505 WARD	NVLAP RVICES & TRAINING CENTEF AVE, STE 202	P <b>#101926-0</b> R Job# / Date F	/ P.O. #: Received:	15-4018 06/29/2015	
Collected:	HONOLULU 06/23/2015	HI 96814	Date Ar Date Re	nalyzed: eported:	07/07/2015 07/07/2015		Collected:	HONOLULU 06/23/2015	J HI 96814	Date / Date F	Analyzed: Reported:	07/07/2015 07/07/2015	
Project Nam Address:	e: DLNR ASSE PROPERTIE COUNTRY C	SS BANYAN DRIVE S CLUB	EPA Me Submitt	ethod: ed By: ed By:	EPA 600/R-93/116 CELENA FREITAS		Project Name Address:	E: DLNR ASS PROPERTI COUNTRY	ESS BANYAN DRIVE ES CLUB	EPA N Subm Collec	Method: itted By: cted By:	EPA 600/R-93/116 CELENA FREITAS	3
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	ype Non-Asbes Constitue	stos nts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	/pe Non-As Constit	bestos tuents
0157255-060 CC4-AB-15	FLOOR 4	LAYER 1 1x1 Ceramic Floor Tile, Tan	No No	ne Detected	Gypsum Quartz Binder/Filler	100%	0157255-062 CC4-AB-17	FLOOR 4	LAYER 1 Carpet Mastic, Yellow	No M	None Detected	Synthetic Fiber Carbonates Gypsum Quartz	r <1%
		LAYER 2 Grout, Brown	No No	ne Detected	Cellulose Fiber Carbonates Gypsum Quartz Mica Binder/Filler	<1% 99%			LAYER 2 Leveling Compound, Gray	No M	None Detected	Binder/Filler Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	99% r <1% 99%
0157255-061 CC4-AB-16	FLOOR 4	LAYER 1 Carpet Mastic, Yellow	No No	ne Detected	Carbonates Gypsum Quartz Binder/Filler	100%			LAYER 3 Compound, White Note: *Not analyzed per client request				
		LAYER 2 Leveling Compound, Gray	No No	ne Detected	Synthetic Fiber Quartz Carbonates Gypsum Mica	<1%	0157255-063 CC4-AB-18	FLOOR 4	LAYER 1 Carpet Mastic, Yellow	No M	None Detected	Synthetic Fiber Carbonates Gypsum Quartz Binder/Filler	r <1% 99%
		LAYER 3 Compound, White	Yes Ch	rysotile 3 ⁴	Binder/Filler % Carbonates Mica Quartz	99%			LAYER 2 Leveling Compound, Gray	No M	None Detected	Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	r <1% 99%
					Binder/Filler	97%			LAYER 3 Compound, White Note: *Not analyzed per client request				
							0157255-064 CC4-AB-19	FLOOR 4	Carpet Mastic, Yellow	No M	None Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	r <1% 99%

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		EMC LA	ABS,	INC.	Labora	atory Report			EMC LA	BS	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	B109, Ph •940-5294	oenix, AZ 8504 - Fax: (480) 893	44 U [°] I -1726	57255			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480-	B109, F 940-529	Phoenix, AZ 850 4 - Fax: (480) 893	44 3-1726	0157255
	<u>Bu</u>	Ik Asbestos Analysis by	Polariz	ed Light Mi	croscopy			<u>B</u> ı	ulk Asbestos Analysis by	Polar	ized Light Mi	<u>icroscopy</u>	
		NVLAP#	101926-0						NVLAP#	101926-	0		
Client:	ENVIROSER	RVICES & TRAINING CENTER	Job#	/ P.O. #:	15-4018		Client:	ENVIROSE	RVICES & TRAINING CENTER	Job	# / P.O. #:	15-4018	
Address:	505 WARD A	AVE, STE 202	Date	Received:	06/29/2015		Address:	505 WARD	AVE, STE 202	Date	e Received:	06/29/2015	
	HONOLULU	HI 96814	Date	Analyzed:	07/07/2015			HONOLULI	J HI 96814	Date	e Analyzed:	07/07/2015	
Collected:	06/23/2015		Date	Reported:	07/07/2015		Collected:	06/23/2015		Date	e Reported:	07/07/2015	
Project Name	E DLNR ASSE	SS BANYAN DRIVE	EPA I	Method:	EPA 600/R-93/116		Project Name	E: DLNR ASSI	ESS BANYAN DRIVE	EPA	Method:	EPA 600/R-93/110	6
Address:	COUNTRY C	ES CLUB	Subm	nitted By:	CELENA FREITAS		Address:	COUNTRY	ES CLUB	Sub	mitted By:	CELENA FREITA	S
	Sampla	Lavor Namo (		cted By:	ma Nan Ashasta			Sampla	Lavor Namo /	Coll	ected By:		shaataa
Client ID	Location	Sample Description	Detected	(%)	Constituents	5 5	Client ID	Location	Sample Description	Detecte	ed (%)	Const	ituents
0157255-065 CC4-AB-20	FLOOR 4	Carpet Mastic, Yellow	No	None Detected	Synthetic Fiber Carbonates Gypsum	<1%	0157255-071 CC3-AB-05	FLOOR 3	Spray-On Ceiling, Lt. Blue/ Brown	No	None Detected	Carbonates Gypsum	
					Quartz Binder/Filler	99%						Quartz Binder/Filler	100%
0157255-066	FLOOR 4	Carpet Mastic, Yellow	No I	None Detected	Cellulose Fiber	1%	0157255-072	FLOOR 3	Spray-On Ceiling, Lt. Blue/ Brown	No	None Detected	Cellulose Fibe	er <1%
CC4-AB-21					Synthetic Fiber Carbonates Gypsum Quartz	<1%	CC3-AB-06					Carbonates Gypsum Quartz Binder/Filler	99%
					Binder/Filler	98%							
0157255-067 CC3-AB-01	FLOOR 3	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates Gynsum	55% 25%	0157255-073 CC3-AB-07	FLOOR 3	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fibe Fibrous Glass Gypsum Quartz	er 10% s 2%
					Perlite Binder/Filler	20%			LAYER 2 Texture, White/ Off White	Yes	Chrysotile 5	Carbonates	88%
0157255-068 CC3-AB-02	FLOOR 3	2x4 Fissure Ceiling Tile, White/ Beige	No I	None Detected	Mineral Wool Cellulose Fiber Carbonates Gyosum	60% 20%						Mica Quartz Binder/Filler	95%
					Perlite Binder/Filler	20%	0157255-074 CC3-AB-08	FLOOR 3	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fibe Fibrous Glass Gypsum	er 10% s 2%
0157255-069 CC3-AB-03	FLOOR 3	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates	55% 25%						Quartz Carbonates	88%
					Gypsum Perlite Binder/Filler	20%			Texture, White/ Off White Note: *Not analyzed per client request				
0157255-070 CC3-AB-04	FLOOR 3	Spray-On Ceiling, Lt. Blue/ Brown	No	None Detected	Cellulose Fiber Carbonates	<1%							
					Gypsum Quartz Binder/Filler	99%							

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	Bul	<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS, INC.</b> te B109, Phoenix, AZ 0-940-5294 - Fax: (480)	85044 893-1726 Microscopy	Laboratory Report 0157255		B	9830 S. 51st Street, Sui Phone: 800-362-3373 or 48	<b>ABS</b> , ite B109, Phoe 30-940-5294 - F	INC. enix, AZ 8504 ⁼ ax: (480) 893- ⁻	Lat 4 ( 1726	ooratory Report 0157255
		NVLAF	<u>y Polanzeu Ligit</u> 2#101926-0	wicroscopy				NVLA	P#101926-0		<u>IUSCOPy</u>	
Client: Address:	ENVIROSER 505 WARD A HONOLULU	VICES & TRAINING CENTE VE, STE 202 HI 96814	R Job# / P.O. #: Date Received: Date Analyzed:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSE 505 WARD HONOLULI	RVICES & TRAINING CENTE AVE, STE 202 J HI 96814	R Job# / F Date Re Date Ar	P.O. #: eceived: nalyzed:	15-4018 06/29/2015 07/07/2015	
Collected: Project Name Address:	06/23/2015 E: DLNR ASSES PROPERTIES COUNTRY C	SS BANYAN DRIVE S :LUB	Date Reported: EPA Method: Submitted By: Collected By:	07/07/2015 EPA 600/R-93/11 CELENA FREITA	6 S	Collected: Project Name Address:	06/23/2015 E: DLNR ASSI PROPERTI COUNTRY	ESS BANYAN DRIVE ES CLUB	Date Re EPA Me Submitt	eported: ethod: ed By: ed By:	07/07/2015 EPA 600/R-93/116 CELENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbesto Detected (%	s Type Non-As ) Const	sbestos tituents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	pe Non-Asbe Constitue	stos nts
0157255-075 CC3-AB-09	FLOOR 3	LAYER 1 Drywall, White/ Brown	No None Detecte	d Cellulose Fib Fibrous Glass Gypsum Quartz Carbonates	er 10% s 2% 88%	0157255-080 CC3-AB-14	FLOOR 3	LAYER 1 1x1 Ceramic Floor Tile, Tan	No No	ne Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Texture, White/ Off White Note: *Not analyzed per client request				_		LAYER 2 Grout, Lt. Gray	No No	ne Detected	Cellulose Fiber Quartz Gypsum Mica Carbonatos	<1%
0157255-076 CC3-AB-10	FLOOR 3	Window Caulking, White/ Black	Yes Chrysotile	10% Carbonates Quartz Binder/Filler	90%			LAYER 3 Thin Set, Off White	No No	ne Detected	Cellulose Fiber Quartz Gypsum	99% <1%
0157255-077 CC3-AB-11	FLOOR 3	Note: *Not analyzed per client request				-					Mica Carbonates Binder/Filler	99%
0157255-078 CC3-AB-12	FLOOR 3	Note: *Not analyzed per client request				-		LAYER 4 Mastic, Yellow	NO NO	ne Detected	Carbonates Gypsum Quartz Bindor/Filler	100%
0157255-079 CC3-AB-13	FLOOR 3	LAYER 1 1x1 Ceramic Floor Tile, Tan	No None Detecte	d Quartz Gypsum Carbonates Binder/Filler	100%						Dirider/Filler	100 %
		LAYER 2 Grout, Brown	No None Detecte	d Cellulose Fib Quartz Carbonates Gypsum Mica Binder/Filler	er <1% 99%							
		LAYER 3 Thin Set, Off White	No None Detecte	d Quartz Carbonates Gypsum Mica								
				Binder/Filler	100% Page 20 of 38	-						Page 21 of 38

		EMC L	4 <i>BS,</i>	INC.		Labora	tory Report			EMC L	ABS,	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, P )-940-5294	hoenix, AZ 850 4 - Fax: (480) 893	)44 3-1726	015	57255			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	e B109,P 0-940-5294	Phoenix, AZ 850 4 - Fax: (480) 893	)44 3-1726	0157255
	<u>Bul</u>	k Asbestos Analysis by	<u>y Polari</u>	zed Light M	<u>icroscopy</u>				B	<u>ulk Asbestos Analysis b</u>	y Polari	zed Light Mi	<u>icroscopy</u>	
		NVLAP	#101926-0	)						NVLAF	P#101926-0	D		
Client: Address:	ENVIROSER 505 WARD A	VICES & TRAINING CENTER	R Job# Date	# / P.O. #: Received:	15-4018 06/29/2015 07/07/2015			Client: Address:	ENVIROSE 505 WARD	ERVICES & TRAINING CENTE AVE, STE 202	R Job# Date	# / P.O. #: e Received:	15-4018 06/29/2015 07/07/2015	
Collected:	HONOLULU 06/23/2015	HI 90014	Date	Reported:	07/07/2015			Collected:	06/23/2015		Date	Reported:	07/07/2015	
Project Nam	e [.] DI NR ASSE	SS BANYAN DRIVE	FPA	Method:	EPA 600/R-93	3/116		Project Nam	e: DI NR ASS	, ESS BANYAN DRIVE	FPA	Method:	EPA 600/R-93/1	16
	PROPERTIE	S	Subi	mitted By:	CELENA FRE	EITAS			PROPERTI	IES	Subi	mitted By:	CELENA FREIT	AS
Address:	COUNTRY C	LOB	Colle	ected By:				Address:	COUNTRY	CLUB	Colle	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	ype No Co	n-Asbestos onstituents	3	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	ype Non-A Cons	Asbestos stituents
0157255-081 CC3-AB-15	FLOOR 3	LAYER 1 1x1 Ceramic Floor Tile, Tan	No	None Detected	Quartz Gypsum Carbona Biodor/E	ates	100%	0157255-083 CC3-AB-17	FLOOR 3	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Synthetic Fi Carbonates Gypsum Quartz Bindor/Fillo	ber <1%
		LAYER 2	No	None Detected	Cellulos	e Fiber	<1%			LAYER 2	No	None Detected	Billdel/Filler	3376
		Grout, Brown	NO		Quartz Gypsum Mica Carbona Binder/E	ates	99%			Leveling Compound, White	NO		Carbonates Gypsum Quartz Binder/Filler	r 100%
		LAYER 3	No	None Detected	Cellulos	e Fiber	<1%	0157255-084	FLOOR 3	LAYER 1	No	None Detected	Cellulose Fi	ber <1%
		Thin Set, Off White			Quartz Gypsum Mica Carbona	ates		CC3-AB-18		Carpet Mastic, Yellow			Carbonates Gypsum Quartz Binder/Filler	r 99%
					Binder/F	Filler	99%			LAYER 2	No	None Detected		
0157255-082	FLOOR 3	LAYER 1	No	None Detected	Cellulos	e Fiber	<1%			Leveling Compound, white			Carbonates Gypsum	
CC3-AB-16					Carbona Gypsum	ates I							Quartz Binder/Filler	100%
					Quartz Binder/F	Filler	99%	0457055 005		Connet Meetie Velleur		Nexe Detected		
		LAYER 2	No	None Detected	Cellulos	e Fiber	<1%	CC3-AB-19	FLOOR 3	Carper Mastic, reliow	INO	None Detected	Carbonates	
		Leveling Compound, White			Carbona	ates							Gypsum Quartz	
					Quartz		000/						Binder/Filler	100%
					Binder/F	lier	99%	0157255-086	FLOOR 3	Carpet Mastic, Yellow	No	None Detected	Cellulose Fi	ber <1%
								CC3-AB-20					Carbonates Gypsum Quartz	
													Binder/Filler	r 99%
								0157255-087	FLOOR 3	Carpet Mastic, Yellow	No	None Detected	Cellulose Fi	ber <1%
								CC3-AB-21					Carbonates Gypsum Quartz	
													Binder/Filler	99%
						Page	e 22 of 38							Page 23 of 38

		EMC LA	BS,	INC.	L	aboratory Report			EMC LA	ABS, INC.		Laboratory Report
		9830 S. 51st Street, Suite I Phone: 800-362-3373 or 480-5	B109, Phoe 940-5294 - F	enix, AZ 8504 ⁻ ax: (480) 893-	4 1726	0157255			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Phoenix, AZ 85044 )-940-5294 - Fax: (480) 893-1	726	0157255
	<u>Bulk</u>	Asbestos Analysis by	Polarize	d Light Mic	croscopy			B	ulk Asbestos Analysis by	/ Polarized Light Mic	roscopy	
		NVLAP#1	101926-0						NVLAP	#101926-0		
Client: Address:	ENVIROSERV 505 WARD AV	/ICES & TRAINING CENTER /E, STE 202	Job# / F Date Re	P.O. #: eceived:	15-4018 06/29/2015		Client: Address:	ENVIROSE 505 WARD	RVICES & TRAINING CENTER AVE, STE 202	R Job# / P.O. #: Date Received:	15-4018 06/29/2015	
Callestad	HONOLULU F	HI 96814	Date Ar	nalyzed:	07/07/2015		Callestad	HONOLUL	J HI 96814	Date Analyzed:	07/07/2015	
Draiget Name				eponed:			Droject Nem			Date Reported:	U//U//2015	2
Address:	PROPERTIES COUNTRY CL	UB	Submitt	ted By:	CELENA FREITAS		Address:	PROPERTI COUNTRY	ESS DANTAN DRIVE ES CLUB	Submitted By:	CELENA FREITA	S
			Collecte	ed By:						Collected By:		
Lab ID Client ID	Sample Location	Layer Name / A Sample Description	Asbestos Detected	Asbestos Ty (%)	rpe Non-Asb Constitu	estos Jents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos Typ Detected (%)	be Non-As Const	sbestos ituents
0157255-088 CC2-AB-01	FLOOR 2	2x4 Fissure Ceiling Tile, White/ Beige	No No	ne Detected	Mineral Wool Cellulose Fiber Carbonates Gypsum Perlite	60% 20%	0157255-094 CC2-AB-07	FLOOR 2	LAYER 1 Drywall, White/ Brown	No None Detected	Cellulose Fibe Fibrous Glass Gypsum Quartz Carbonates	er 10% 5 2%
					Binder/Filler	20%			LAYER 2 Texture, White/ Off White	Yes Chrysotile 2%	Carbonates	0070
0157255-089 CC2-AB-02	FLOOR 2	2x4 Fissure Ceiling Tile, White/ Beige	No No	ne Detected	Mineral Wool Cellulose Fiber Carbonates Gypsum Perlite	70% 10%			,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		Carbonates Mica Quartz Binder/Filler	98%
					Binder/Filler	20%	0157255-095 CC2-AB-08	FLOOR 2	LAYER 1 Drywall, White/ Brown	No None Detected	Cellulose Fibe Gypsum	er 12%
0157255-090 CC2-AB-03	FLOOR 2	2x4 Fissure Ceiling Tile, White/ Beige	No No	ne Detected	Mineral Wool Cellulose Fiber Carbonates	60% 20%			LAVER 2		Quartz Carbonates	88%
					Gypsum Perlite Binder/Filler	20%			Texture, White/ Off White Note: *Not analyzed per client request			
0157255-091 CC2-AB-04	FLOOR 2	Spray-On Ceiling, Lt. Blue/ Brown	No No	ne Detected	Carbonates Gypsum		0157255-096 CC2-AB-09	FLOOR 2	LAYER 1 Drywall, White/ Brown	No None Detected	Cellulose Fibe Gypsum Quartz	ər 12%
					Quartz Binder/Filler	100%			LAYER 2		Carbonates	88%
0157255-092 CC2-AB-05	FLOOR 2	Spray-On Ceiling, Lt. Blue/ Brown	No No	ne Detected	Carbonates Gypsum				Texture, White/Off White Note: *Not analyzed per client request			
					Quartz Binder/Filler	100%	0157255-097 CC2-AB-10	FLOOR 2	Window Caulking, White/ Black	Yes Chrysotile 10%	6 Carbonates Quartz	
0157255-093 CC2-AB-06	FLOOR 2	Spray-On Ceiling, Lt. Blue/ Brown	No No	ne Detected	Carbonates Gypsum Quartz		0157255-098	FLOOR 2	Note: *Not analyzed ner client		Binder/Filler	90%
					Binder/Filler	100%	CC2-AB-11		request			

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		<b>EMC LABS, INC.</b> 9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726 Bulk Asbestos Analysis by Polarized Light Microscop				Laboratory Rep	ort				ABS	, INC.		Labora	atory Report 57255
		Phone: 800-362-3373 or 48	e B109, Pr 0-940-5294	- Fax: (480) 893	44 3-1726	0137233				Phone: 800-362-3373 or 48	е в 109, н 0-940-529	Phoenix, AZ 85 14 - Fax: (480) 89	044 )3-1726	01	57255
	Bulk	Asbestos Analysis b	y Polariz	ed Light Mi	croscopy				<u>Bı</u>	ulk Asbestos Analysis b	<u>y Polar</u>	ized Light N	licroscopy		
		NVLAF	<b>#101926-0</b>							NVLA	v#101926	-0			
Client:	ENVIROSERV	ICES & TRAINING CENTE	R Job#	/ P.O. #:	15-4018			Client:	ENVIROSE	RVICES & TRAINING CENTE	R Job	# / P.O. #:	15-4018		
Address:	505 WARD AV	/E, STE 202	Date	Received:	06/29/2015			Address:	505 WARD	AVE, STE 202	Dat	e Received:	06/29/2015		
	HONOLULU I	HI 96814	Date	Analyzed:	07/07/2015				HONOLULI	J HI 96814	Dat	e Analyzed:	07/07/2015		
Collected:	06/23/2015		Date	Reported:	07/07/2015			Collected:	06/23/2015		Dat	e Reported:	07/07/2015		
Project Name	e: DLNR ASSES	S BANYAN DRIVE	EPA	Method:	EPA 600/R-93/11	16		Project Nam	e: DLNR ASS	ESS BANYAN DRIVE	EP/	A Method:	EPA 600/R-9	<del>)</del> 3/116	
Address:	PROPERTIES COUNTRY CL	.UB	Subr	nitted By:	CELENA FREITA	AS		Address:	PROPERTI COUNTRY	ES CLUB	Sub	omitted By:	CELENA FR	EITAS	
			Colle	cted By:							Col	lected By:			
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto: Detected	s Asbestos T I (%)	ype Non-A Cons	Asbestos tituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbest Detect	os Asbestos ed (%)	Гуре No С	on-Asbesto constituent	s S
0157255-099 CC2-AB-12	FLOOR 2	Note: *Not analyzed per client request						0157255-101 CC2-AB-14	FLOOR 2	LAYER 1 1x1 Ceramic Floor Tile, Tan	No	None Detected	Quartz Gypsu	m	
0157255-100	FLOOR 2	LAYER 1	No	None Detected									Carbor Binder	lates /Filler	100%
CC2-AB-13		1x1 Ceramic Floor Tile, Tan			Quartz					LAYER 2	No	None Detected	Cellulc	se Fiber	<1%
					Carbonates Binder/Filler	100%				Grout, Brown			Quartz Gypsu	m	
		LAYER 2 Grout, Brown	No	None Detected	Cellulose Fit Quartz	ber <1%							Carbor Binder	nates /Filler	99%
			No	None Detected	Gypsum Mica Carbonates Binder/Filler	99%				LAYER 3 Thin Set, Off White	No	None Detected	Carbor Gypsu Quartz Biodor	nates m	100%
		Thin Set, Off White	INU	None Delected	Carbonates						Na	None Detected	Colluir		100 %
					Gypsum Quartz Binder/Filler	100%				Mastic, Off White/ Yellow	INO	None Delected	Carbor Gypsu	nates m	< I 70
		LAYER 4	No	None Detected	Cellulose Fit	ber <1%							Quartz Binder	/Filler	99%
		Mastic, Off White			Carbonates Gypsum Quartz Binder/Filler	99%									

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		EMC L	ABS,	INC.	Laborat	ory Report			EMC L	ABS,	INC.		Laboratory Report
		9830 S. 51st Street, Sui Phone: 800-362-3373 or 48	te B109, Pho 80-940-5294 - I	enix, AZ 8504 Fax: (480) 893-	14 <b>01</b> 5 -1726	57255			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	te B109, Ph 0-940-5294	oenix, AZ 8504 · Fax: (480) 893	44 -1726	0157255
	<u>Bulk</u>	Asbestos Analysis b	y Polarize	d Light Mid	croscopy			B	ulk Asbestos Analysis b	<u>y Polariz</u>	ed Light Mi	<u>croscopy</u>	
		NVLA	P#101926-0						NVLA	P#101926-0			
Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTE /E, STE 202	R Job# / I Date R	P.O. #: eceived:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSE 505 WARD	RVICES & TRAINING CENTE AVE, STE 202	R Job# / Date I	P.O. #: Received:	15-4018 06/29/2015 07/07/2015	
Collected:	06/23/2015	11 30014	Date R	eported:	07/07/2015		Collected:	06/23/2015	0 111 30014	Date I	Reported:	07/07/2015	
Project Name Address:	PROPERTIES	S BANYAN DRIVE UB	EPA M Submit	ethod: ted By:	EPA 600/R-93/116 CELENA FREITAS		Project Name Address:	E DLNR ASS PROPERTI COUNTRY	ESS BANYAN DRIVE IES CLUB	EPA N Subm	Aethod: itted By:	EPA 600/R-93/116 CELENA FREITAS	3
			Collecte	ed By:						Collec	ted By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	vpe Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	ype Non-As Consti	bestos tuents
0157255-102 CC2-AB-15	FLOOR 2	LAYER 1 1x1 Ceramic Floor Tile, Tan	No No	one Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157255-104 CC2-AB-17	FLOOR 2	LAYER 1 Carpet Mastic, Yellow	No M	lone Detected	Cellulose Fibe Carbonates Gypsum Quartz Binder/Filler	r <1% 99%
		LAYER 2 Grout, Brown	No No	one Detected	Cellulose Fiber Quartz Gypsum Mica Carbonates Binder/Filler	<1% 99%			LAYER 2 Leveling Compound, Lt. Gray	No M	lone Detected	Carbonates Gypsum Quartz Binder/Filler	100%
		LAYER 3 Thin Set, Off White	No No	one Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157255-105 CC2-AB-18	FLOOR 2	LAYER 1 Carpet Mastic, Yellow	No M	lone Detected	Cellulose Fibe Carbonates Gypsum Quartz Binder/Filler	r <1% 99%
		LAYER 4 Mastic, Off White	No No	one Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%			LAYER 2 Leveling Compound, Lt. Gray	No M	lone Detected	Carbonates Gypsum Quartz Binder/Filler	100%
									LAYER 3	Yes (	Chrysotile 3	% Cellulose Fibe	r <1%
0157255-103 CC2-AB-16	FLOOR 2	LAYER 1 Carpet Mastic, Yellow	No No	one Detected	Carbonates Gypsum Quartz Binder/Filler	100%			Compound, White			Carbonates Mica Quartz Binder/Filler	96%
		LAYER 2 Leveling Compound, Lt. Gray	No No	one Detected	Cellulose Fiber Carbonates Gypsum Quartz	<1%	0157255-106 CC2-AB-19	FLOOR 2	Carpet Mastic, Yellow	No M	lone Detected	Synthetic Fibe Cellulose Fibe Carbonates Gypsum	r 1% r <1%
					Binder/Filler	99%						Quartz Binder/Filler	98%

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		EMC LA	ABS,	INC.	Labora	atory Report			EMC L	ABS,	, INC.	L	aboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480-	B109, Pl 940-5294	noenix, AZ 850 - Fax: (480) 893	044 <b>U1</b> 3-1726	57255			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	e B109, P 0-940-529	'hoenix, AZ 8504 4 - Fax: (480) 893-	4 1726	0157255
	<u>Bu</u>	ulk Asbestos Analysis by	Polariz	zed Light M	<u>icroscopy</u>			<u>Βι</u>	<u>ilk Asbestos Analysis b</u>	y Polari	zed Light Mic	croscopy	
		NVLAP#	101926-0						NVLAF	P#101926-	D		
Client: Address:	ENVIROSEF 505 WARD / HONOLULU	RVICES & TRAINING CENTER AVE, STE 202 J HI 96814	Job# Date Date	/ P.O. #: Received: Analvzed:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSE 505 WARD HONOLULU	RVICES & TRAINING CENTE AVE, STE 202 J. HI. 96814	R Job# Date Date	# / P.O. #: e Received: e Analvzed:	15-4018 06/29/2015 07/07/2015	
Collected:	06/23/2015		Date	Reported:	07/07/2015		Collected:	06/23/2015		Date	e Reported:	07/07/2015	
Project Nam Address:	e: DLNR ASSE PROPERTIE COUNTRY (	ESS BANYAN DRIVE ES CLUB	EPA Subn	Method: nitted By:	EPA 600/R-93/116 CELENA FREITAS		Project Name Address:	e: DLNR ASSE PROPERTII COUNTRY	ESS BANYAN DRIVE ES CLUB	EPA Sub	Method: mitted By:	EPA 600/R-93/116 CELENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Colle Asbesto Detected	cted By: s Asbestos T I (%)	Гуре Non-Asbesto Constituents	s S	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	ected By: os Asbestos Ty d (%)	vpe Non-Ast Constit	pestos uents
0157255-107 CC2-AB-20	FLOOR 2	Carpet Mastic, Yellow	No	None Detected	Synthetic Fiber Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	1% <1% 98%	0157255-112 CC1-AB-04	FLOOR 1	LAYER 1 Drywall, White/ Brown LAYER 2	No Yes	None Detected Chrysotile 29	Cellulose Fiber Gypsum Quartz Carbonates % Cellulose Fiber	10% 90% <1%
0157255-108 CC2-AB-21	FLOOR 2	Carpet Mastic, Yellow	No	None Detected	Synthetic Fiber Cellulose Fiber Carbonates Gypsum	1% <1%			Texture, White/ Off White			Carbonates Mica Quartz Binder/Filler	97%
	FL 0.0.5.4				Quartz Binder/Filler	98%	0157255-113 CC1-AB-05	FLOOR 1	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fiber Gypsum Quartz	10%
0157255-109 CC1-AB-01	FLOOR 1	Spray-On Ceiling, White/ Lt. Gray	No	None Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%			LAYER 2 Texture, White/ Off White Note: *Not analyzed per client request			Carbonates	90%
0157255-110 CC1-AB-02	FLOOR 1	Spray-On Ceiling, White/ Lt. Gray	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157255-114 CC1-AB-06	FLOOR 1	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fiber Gypsum Quartz Carbonates	10% 90%
0157255-111 CC1-AB-03	FLOOR 1	Spray-On Ceiling, White/ Lt. Gray	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%			Texture, White/ Off White Note: *Not analyzed per client request				

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		EMC L	ABS, INC.		Laboratory Report			EMC L	ABS,	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Phoenix, AZ 850 )-940-5294 - Fax: (480) 89	044 3-1726	0157255			9830 S. 51st Street, Sui Phone: 800-362-3373 or 48	te B109, F 0-940-529	Phoenix, AZ 850 4 - Fax: (480) 893	44 3-1726	0157255
	<u>Bul</u>	k Asbestos Analysis by	y Polarized Light M	icroscopy			Bul	k Asbestos Analysis b	y Polari	zed Light Mi	croscopy	
		NVLAP	#101926-0					NVLA	P#101926-	D		
Client:	ENVIROSER'	VICES & TRAINING CENTER	R Job# / P.O. #:	15-4018		Client:	ENVIROSER	/ICES & TRAINING CENTE	R Job#	# / P.O. #:	15-4018	
Address:	505 WARD A	VE, STE 202	Date Received:	06/29/2015		Address:	505 WARD A	√E, STE 202	Date	e Received:	06/29/2015	
	HONOLULU	HI 96814	Date Analyzed:	07/07/2015			HONOLULU	HI 96814	Date	e Analyzed:	07/07/2015	
Collected:	06/23/2015		Date Reported:	07/07/2015		Collected:	06/23/2015		Date	e Reported:	07/07/2015	
Project Nam	ne: DLNR ASSES	SS BANYAN DRIVE	EPA Method:	EPA 600/R-93/116	i	Project Nam	e: DLNR ASSES	S BANYAN DRIVE	EPA	Method:	EPA 600/R-93/11	6
	PROPERTIES	S	Submitted By:	CELENA FREITAS	8		PROPERTIES	3	Sub	mitted By:	CELENA FREITA	S
Address:	COUNTRY C	LUB	,			Address:	COUNTRY C	LUB		,		
			Collected By:						Coll	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos T Detected (%)	Гуре Non-As Consti	bestos tuents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	ype Non-As Const	sbestos tituents
0157255-115 CC1-AB-07	FLOOR 1	LAYER 1 1x1 Ceramic Floor Tile, Brown	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157255-117 CC1-AB-09	FLOOR 1	LAYER 1 1x1 Ceramic Floor Tile, Brown	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Brown	No None Detected	Quartz				LAYER 2 Grout, Brown	No	None Detected	Cellulose Fib Quartz	er <1%
				Gypsum Mica Carbonates Binder/Filler	100%						Gypsum Mica Carbonates Binder/Filler	99%
		LAYER 3 Thin Set, Lt. Gray	No None Detected	Quartz Carbonates Gypsum Mica Binder/Filler	100%			LAYER 3 Thin Set, Lt. Gray	No	None Detected	Cellulose Fib Quartz Carbonates Gypsum Mica Binder/Filler	er <1% 99%
0157255-116 CC1-AB-08	FLOOR 1	LAYER 1 1x1 Ceramic Floor Tile, Brown	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157255-118 CC1-AB-10	FLOOR 1-FRONT OF ELEVATOR	LAYER 1 1x1 Ceramic Floor Tile, Gray	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2	No None Detected	Cellulose Fibe	r <1%			LAYER 2	No	None Detected	Cellulose Fib	er <1%
		Grout, Brown		Quartz Gypsum Mica Carbonates Binder/Filler	99%			Grout, Dk. Brown	No		Quartz Gypsum Mica Carbonates Binder/Filler	99%
		LAYER 3 Thin Set Lt. Grav	No None Detected					LAYER 3	No	None Detected	Cellulose Fib	er <1%
		min Sel, Ll. Gray		Quartz Carbonates Gypsum Mica	100%			Thin Set, Gray	NO		Quartz Carbonates Gypsum Mica	
				Binder/Filler	100%						Binder/Filler	99%

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		<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	ABS, INC. e B109, Phoenix, AZ 850 0-940-5294 - Fax: (480) 893	Labo 044 <b>0</b> 1 3-1726	ratory Report 157255			<b>EMC LA</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	<b>ABS,</b> B109, P 9-940-5294	INC. hoenix, AZ 850 I - Fax: (480) 893	L 44 3-1726	aboratory Report 0157255
	<u>Bulk</u>	Asbestos Analysis b	y Polarized Light M	<u>icroscopy</u>			<u>Bulk</u>	Asbestos Analysis by	<u>/ Polari</u>	zed Light Mi	croscopy	
		NVLAF	P#101926-0					NVLAP	#101926-0			
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU F	ICES & TRAINING CENTEI E, STE 202 II 96814	R Job# / P.O. #: Date Received: Date Analyzed:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSERVI 505 WARD AV HONOLULU H	CES & TRAINING CENTER E, STE 202 II 96814	R Job# Date Date	/ P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/07/2015	
Collected: Project Nam Address:	06/23/2015 e: DLNR ASSESS PROPERTIES COUNTRY CL	S BANYAN DRIVE UB	Date Reported: EPA Method: Submitted By:	07/07/2015 EPA 600/R-93/116 CELENA FREITAS		Collected: Project Nam Address:	06/23/2015 e: DLNR ASSESS PROPERTIES COUNTRY CLI	S BANYAN DRIVE JB	Date EPA Subr	Reported: Method: nitted By:	07/07/2015 EPA 600/R-93/116 CELENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos T Detected (%)	ype Non-Asbest Constituent	os ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	s Asbestos T d (%)	ype Non-Asb Constitu	estos ients
0157255-119 CC1-AB-11	FLOOR 1-FRONT OF ELEVATOR	LAYER 1 1x1 Ceramic Floor Tile, Gray	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157255-121 CC1-AB-13	FLOOR 1-FRONT RECEPTION AREA	LAYER 1 1x1 Ceramic Floor Tile, Dk. Gray	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Dk. Brown	No None Detected	Cellulose Fiber Quartz Gypsum Mica Carbonates Binder/Filler	<1% 99%			LAYER 2 Grout, Black	No	None Detected	Cellulose Fiber Quartz Gypsum Mica Carbonates Binder/Filler	<1% 99%
0157255-120 CC1-AB-12	FLOOR 1-FRONT OF ELEVATOR	LAYER 1 1x1 Ceramic Floor Tile/ Grout, Dk. Gray	No None Detected	Cellulose Fiber Quartz Gypsum Mica	<1%			LAYER 3 Thin Set, Gray	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%
		LAYER 2 Mastic, Yellow	No None Detected	Carbonates Binder/Filler Carbonates Gypsum Quartz Binder/Filler	99% 100%	0157255-122 CC1-AB-14	FLOOR 1-FRONT RECEPTION AREA	LAYER 1 1x1 Ceramic Floor Tile, Dk. Gray	No	None Detected	Quartz Gypsum Carbonates Binder/Filler Cellulose Eiber	100% <1%
								Grout, Black	INO		Quartz Gypsum Mica Carbonates Binder/Filler	99%
								LAYER 3 Thin Set, Gray	No	None Detected	Quartz Gypsum Carbonates Mica Binder/Filler	100%

Page 35 of 38

		EMC LA	BS, INC.	Laborato	ory Report			EMC L	ABS	, INC.		Laboratory Report
		9830 S. 51st Street, Suite I Phone: 800-362-3373 or 480-9	3109, Phoenix, AZ 850 940-5294 - Fax: (480) 893	044 <b>015</b> 3-1726	7255			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	te B109, F 0-940-529	Phoenix, AZ 850 4 - Fax: (480) 893	)44 3-1726	0157255
	<u>Bulk</u>	Asbestos Analysis by	Polarized Light Mi	<u>icroscopy</u>			<u>Bulk</u>	Asbestos Analysis b	y Polar	ized Light Mi	<u>icroscopy</u>	
		NVLAP#1	01926-0					NVLA	P#101926-	0		
Client: Address:	ENVIROSERVI 505 WARD AVI	CES & TRAINING CENTER E, STE 202	Job# / P.O. #: Date Received:	15-4018 06/29/2015		Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTE E, STE 202	R Jobi Date	# / P.O. #: e Received:	15-4018 06/29/2015	
Collected:	HONOLULU H 06/23/2015	1 96814	Date Analyzed: Date Reported:	07/07/2015		Collected:	HONOLULU F 06/23/2015	11 96814	Date	e Analyzed: e Reported:	07/07/2015	
Project Nam Address:	e: DLNR ASSESS PROPERTIES COUNTRY CLI	BANYAN DRIVE	EPA Method: Submitted By:	EPA 600/R-93/116 CELENA FREITAS		Project Name Address:	E DLNR ASSES PROPERTIES COUNTRY CL	S BANYAN DRIVE UB	EP# Sub	Method: mitted By:	EPA 600/R-93/116 CELENA FREITAS	;
			Collected By:						Coll	ected By:		
Lab ID Client ID	Sample Location	Layer Name / A Sample Description E	sbestos Asbestos T Detected (%)	ype Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos T ed (%)	ype Non-As Constit	bestos tuents
0157255-123 CC1-AB-15	FLOOR 1-FRONT RECEPTION AREA	LAYER 1 1x1 Ceramic Floor Tile, Dk. Gray	No None Detected	Quartz Gypsum Carbonates		0157255-125 CC1-AB-17	FLOOR 1	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%
		LAYER 2 Grout, Black	No None Detected	Binder/Filler Cellulose Fiber Quartz Gypsum Mica Carbonates	100% <1%			LAYER 2 Leveling Compound, White	No	None Detected	Carbonates Mica Quartz Binder/Filler	100%
		LAYER 3 Thin Set, Gray	No None Detected	Binder/Filler Cellulose Fiber Quartz Gypsum Carbonates Mica	99% <1%	0157255-126 CC1-AB-18	FLOOR 1	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%
0157255-124 CC1-AB-16	FLOOR 1	LAYER 1 Carpet Mastic, Yellow	No None Detected	Binder/Filler Carbonates	99%			LAYER 2 Leveling Compound, White	No	None Detected	Cellulose Fiber Carbonates Mica Quartz Binder/Filler	<1% 99%
		LAYER 2 Leveling Compound, White	No None Detected	Gypsum Quartz Binder/Filler Synthetic Fiber Carbonates Mica	100% <1%	0157255-127 CC1-AB-19	ELEVATOR CABS	LAYER 1 Carpet Mastic, Yellow	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%
				Quartz Binder/Filler	99%			LAYER 2 Leveling Compound, White	No	None Detected	Cellulose Fiber Carbonates Mica Quartz Binder/Filler	<1% 99%

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Page 1 of 1

COMPANY NAME:

CONTACT:

Phone/Fax:

Email:

# EMC LABS, INC.

Collected By:

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

### Bulk Asbestos Analysis by Polarized Light Microscopy

### NVLAP#101926-0

Client:	ENVIROSERVICES & TRAINING CENTER	Job# / P.O. #:	15-4018
Address:	505 WARD AVE, STE 202	Date Received:	06/29/2015
	HONOLULU HI 96814	Date Analyzed:	07/07/2015
Collected:	06/23/2015	Date Reported:	07/07/2015
Project Name:	DLNR ASSESS BANYAN DRIVE	EPA Method:	EPA 600/R-93/116
	PROPERTIES	Submitted By:	CELENA FREITAS
Address:	COUNTRY CLUB	,,,,,,,,,,,,	

### Lab ID Layer Name / Asbestos Asbestos Type Non-Asbestos Sample Constituents Location Sample Description Detected Client ID (%) 0157255-128 ELEVATOR CABS LAYER 1 None Detected Cellulose Fiber <1% No Carpet Mastic, Yellow CC1-AB-20 Carbonates Gypsum Quartz Binder/Filler 99% LAYER 2 None Detected No Ceramic Tile, Beige/ Gray Quartz Gypsum Carbonates Binder/Filler 100% 0157255-129 ELEVATOR CABS LAYER 1 None Detected Cellulose Fiber <1% No Carpet Mastic, Yellow CC1-AB-21 Carbonates Gypsum Quartz Binder/Filler 99% LAYER 2 None Detected No Ceramic Tile, Beige/ Gray Quartz Gypsum Carbonates Binder/Filler 100%

Analyst - Kurt Kettler

Signatory - Lab Manager - Ken Scheske

Distinctly stratified, easily separable layers of samples are analyzed as subsamples of the whole and are reported separately for each discernible layer. All analyses are derived from calibrated visual estimate and measured in area percent unless otherwise noted. The report applies to the standards or procedures identified and to the sample(s) tested. The test results are not necessarily indicated or representative of the qualities of the tot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. These reports are for the exclusive use of the addressed client and that they will not be reproduced wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. The report shall not be reproduced except in full, without written approval by our laboratory. The sample so tot destroyed in testing are retained a maximum of thirty days. The laboratory measurement of uncertainty for the test method is approximately less that a by area percent. Accredited by the National Institute of Standards and Technology, Voluntary Laboratory Accreditation or Program for selected test method for asbestos. The accreditation or any reports generated by this laboratory and Technology, Nountary Laboratory Accreditation decentification, approval, or endorsement by the National Institute of Standards and Technology, Nountary Laboratory and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. Nountary Laboratory and Technology the report on the used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and technology. The sample assestores in flore

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Laboratory Report

0157255

### VISA – MASTERCARD Now Accepting: COMPLETE ITEMS 1-4: (Failure to complete any item

cfreitas@gotoetc.com

1. TURNAROUND TIME: [Same Day RUSH] [1-Day]

*****Prior confirmation of turnaround time is required **** Additional charges for rush analysis (please call marketing departmen

****Laboratory analysis may be subject to delay if credit terms are not met

2. TYPE OF ANALYSIS: (Lair-PCM) [Air-PCM] 3. DISPOSAL INSTRUCTIONS: Dispose of samples

(If you do not indicate preference, EMC

**ENVIROSERVICES & TRAINING CENT** 

(808) 839-7222 ext 232/(808) 839-4455

505 Ward Ave. Suite #202 Honolulu, HI-96814-Celena Freitas

4. Project Name	: DLNR Assess Ba	anyan Drive Prop	erties_						
P.O. Number:									
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED							
1-724	CC6-AB-01-24	6/23/15	Ple						
25-745	CC5-AB-01-21	6/23/15	Ple						
46-766	CC4-AB-01-21	6/23/15	Ple						
67-+ 87	CC3-AB-01-21	6/23/15	Ple						

88-1 108 CC2-AB-01-21 6/23/15 Ple Ple 109- 129 CC1-AB-01-21 6/23/15

SPECIAL INSTRUCTIONS: Please Stop at 1st Positive Sample Collector: (Print) Celena Freitas

Relinquished by: Celena Freitas Date/Time: 6/26/15 Relinquished by: Dana Federics

Date/Time: 6/29

Date/Time Relinguished by:_ ** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs.

Rev. 09/27/08

EMC La 9830 S. 51 st Phoenix,	abs, Inc. St., Ste B-109 AZ 85044		3 + Dae	yp
300) 362-3373	Fax (480) 893-1726	Rec'd: J	UN 29 I	P.M.
INING CENTER	, LLC BILL TO:		(If Differen	nt Location)
	· · · · · · · · · · · · · · · · · · ·	· · · · · · · · · · · · · · · · · · ·		
		· · · · ·		
8) 839-4455				
	Price Quoted: \$	/ Sample	• \$	/ Layers
lete any items r	may cause a delay in pro	ocessing or ar	alyzing y	your samples)
SH] [1-Day]	[2-Day] (3)4-5 Day]	[6-10 Day]		
rms are not met Air-PCM] [Lea se of samples at reference, EMC w	ad] [Point Count] [Fun EMC]) / [Return sample ill dispose of <u>samples <u>60 da</u></u>	igi: AOC, W-C es to me at <u>my</u> <u>ys from analysis</u>	, Bulk, Sw <u>expense</u> ] <u>s.)</u>	vab, Tape] ]
Brenertico				
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Propenties Proiec	t Number: 15-4018			• •
Projec Projec IME Lo	t Number: 15-4018 OCATION/MATERIAL TYPE	Samples Accepted Yes / No	AIR SAMPL On	LE INFO / COMMENTS OFF FLOW RATE
Projec IME Lo 5 Pleas	t Number: 15-4018 OCATION/MATERIAL TYPE Se See Attached Sheet	Samples Accepted Yes / No	AIR SAMPL ON	LE INFO / COMMENTS OFF FLOW RATE
Projec Projec IME Lo 5 Pleas 5 Pleas	t Number: 15-4018 OCATION/MATERIAL TYPE Se See Attached Sheet Se See Attached Sheet	Samples Accepted Yes / No Ý N Ý N	AIR SAMPL ON	LE INFO / COMMENTS OFF FLOW RATE
Projection       IME     Log       IME     Log       5     Please       5     Please       5     Please	t Number: 15-4018 OCATION/MATERIAL TYPE Se See Attached Sheet Se See Attached Sheet Se See Attached Sheet	Samples Accepted Yes / No Ý N Ý N	AIR SAMPL ON	LE INFO / COMMENTS OFF FLOW RATE
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Project         Project         Project         Image: Decision of the second seco	t Number: 15-4018 OCATION/MATERIAL TYPE Se See Attached Sheet Se See Attached Sheet	Samples Accepted Yes / No Ý N Ý N Ý N Ý N Ý N Ý N	AIR SAMPL ON	LE INFO / COMMENTS OFF FLOW RATE
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Properties       Projec       ME     L0       jo     Pleas	t Number: 15-4018 OCATION/MATERIAL TYPE se See Attached Sheet se See Attached Sheet	Samples Accepted Yes / No V N V N V N V N Y N Y N Y N Y N Y N Y N Y N Y N Y N	AIR SAMPL ON	LE INFO / COMMENTS OFF FLOW RATE
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Properties Project ME L Pleas Pleas Pleas Pleas Pleas	t Number: 15-4018 OCATION/MATERIAL TYPE se See Attached Sheet se See Attached Sheet	Samples Accepted Yes / No N N N N N N N N N N N N N	AIR SAMPL ON	LE INFO / COMMENTS OFF FLOW RATE

Received by:

Date/Time:

-t - 5 - 5

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## Table 1 **Asbestos Survey Results**

		Banyar	<u>Drive Properties</u>		
Γ	Sample ID	Hotel	Homogeneous Area	Material	
55 56	CC4-AB-10 CC4-AB-11	Country Club	Floor 4	Window Caulking	
57	CC4-AB-12 			11/21/ Ten Coremia Floor	
59	CC4-AB-14	Country Club	Floor 4	Tx1 Tan Ceranne Floor Tile	
40 61 62	CC4-AB-16 CC4-AB-17 CC4-AB-17	Country Club	Floor 4	Yellow Carpet Mastic on Leveling Compund	
63 64 65	CC4-AB-18 CC4-AB-19 CC4-AB-20	Country Club	Floor 4	Yellow Carpet Mastic on Concrete	
66 67 68	CC4-AB-21 CC3-AB-01 CC3-AB-02	Country Club	Floor 3	2'x4' Fisure Ceiling Tile	
69 70 21	CC3-AB-03 CC3-AB-04 CC3-AB-05	Country Club	Floor 3	Spray-on Ceiling	
77 77 73	CC3-AB-06 CC3-AB-07		F1 2	Derwell Wali	
74 75 76	CC3-AB-08 CC3-AB-09 CC3-AB-10	Country Club	1400r-3	Drywan wan	
77 78	CC3-AB-11 CC3-AB-12	Country Club	Floor 3	Window Caulking	
79 80 81	CC3-AB-13 CC3-AB-14 CC3-AB-15	Country Club	Floor 3	1'x1' Tan Ceramic Floor Tile	
82 83	CC3-AB-16 CC3-AB-17	Country Club	Floor 3	Yellow Carpet Mastic on Leveling Compund	
85 86	CC3-AB-19 CC3-AB-20	Country Club	Floor 3	Yellow Carpet Mastic on Concrete	
87 88 89	CC2-AB-01 CC2-AB-02	Country Club	Floor 2	2'x4' Fisure Ceiling Tile	
90 91 92	CC2-AB-03 CC2-AB-04 CC2-AB-05	Country Club	Floor 2	Spray-on Ceiling	
93 94 95	CC2-AB-08 CC2-AB-07 CC2-AB-08	Country Club	Floor 2	Drywall Wall	
&4 97 98	CC2-AB-09 CC2-AB-10 CC2-AB-11	Country Club	Floor 2	Window Caulking	
99 100 101	CC2-AB-12 CC2-AB-13 CC2-AB-14	Country Club	Floor 2	1'x1' Tan Ceramic Floor Tile	
102 103 104	CC2-AB-15 CC2-AB-16 CC2-AB-17	Country Club	Floor 2	Yellow Carpet Mastic on Leveling Compund	
105 107	CC2-AB-10 CC2-AB-19 CC2-AB-20	Country Club	Floor 2	Yellow Carpet Mastic on Concrete	

		Banyar	Drive Properties		
	Sample ID	Hotel	Homogeneous Area	Material	
109	CC1-AB-01	· · · · · ·			
10	CC1-AB-02	Country Club	Floor 1	Spray-on Ceiling	
ш <u>–</u>	CC1-AB-03				
nz 🗋					
113	CC1-AB-05	Country Club	Floor	Drywail Wall	
114	<u>CC1-AB-06</u>				
115	CC1-AB-07	~ ~ •		l'x1' Brown Ceramic Floor Tile	
////	CC1-AB-08	Country Club	Floor I		
17	CC1-AB-09				
18	CC1-AB-10		Floor 1 - Front of	1'x2' Gray Ceramic Floor	
19	CC1-AB-11	Country Club	Elevator	Tile	
20-	CC1-AB-12				
21	CC1-AB-13		Floor 1 - Front Reception	9"x9" Dark Brown Floor	
122	CC1-AB-14	Country Club	Area	Ceramic Tile	
23	CCI-AB-15				
124	CCI-AB-16	O Chat	Elecr 1	Yellow Carpet Mastic on	
125	CCI-AB-17	Country Club	F100F1	Concrete	
126	CCI-AB-18				
77	CCI-AB-19	Carrate Club	Elevator Cabe	Yellow Carpet Mastic on	
28	CCI-AB-20		Elevator Caus	Concrete	
129	CCI-AB-21				

# Table 1 **Asbestos Survey Results**

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# Table 1 **Asbestos Survey Results**

	Banyan Drive Properties							
		Sample ID	Hotel	Homogeneous Area	Material			
	Ē	CC6-AB-01						
	F	CC6-AB-02	Country Club	Floor 6	2'x4' Fisure Ceiling Tile			
	F	CC6-AB-03	-	. <u></u>				
	F	CC6-AB-05	Country Club	Floor 6	Spray-on-Ceiling			
	F	CC6-AB-06	·					
	F	CC6-AB-07						
	F	CC6-AB-08	Country Club	Floor 6	Drywall Wall			
	Ī	CC6-AB-09	-					
	ľ	CC6-AB-10						
	Ĩ	CC6-AB-11	Country Club	Floor 6	Window Caulking			
	L L	CC6-AB-12						
	Ī	CC6-AB-13			1'x1' Tan Ceramic Floor			
	f	CC6-AB-14	Country Club	Floor 6	Tile			
	Γ	CC6-AB-15						
		CC6-AB-16			Yellow Carnet Mastic on			
		CC6-AB-17	Country Club	Floor 6	Leveling Commund			
	ſ	CC6-AB-18			Eovening company			
		CC6-AB-19			Yellow Carpet Mastic on			
		CC6-AB-20	Country Club	Floor-6	Concrete			
	[	CC6-AB-21						
	[	CC6-AB-22			Window Caulking around			
		CC6-AB-23	Country Club	Floors 6, 5, 4, and 3	Large Glass Window			
		<u>CC6-AB-24</u>						
	25	CC5-AB-01						
	-45-	CC5-AB-02	Country Club	Floor 5	2'x4' Fisure Ceiling Tile			
רב ר	CC5-AB-03				-			
	28	8 CC5-AB-04			G			
	29	CC5-AB-05	Country Club	Floor 5	Spray-on Ceiling			
	30	CC5-AB-06				4		
	31	CC5-AB-07		<b>E</b> 1 <b>F</b>	Deserve 11 We 11			
	32	CC5-AB-08	Country Club	Floor 5	Drywan wan			
	33	<u>CC5-AB-09</u>						
	34	<u>CC5-AB-10</u>	Grouter Clark	Eleor 5	Window Caulking			
	35	CCS-AB-II		FIOOL 2	Window Caulking			
	36	CC5-AB-12	· · ·					
	37	CC5-AB-13	Country Club	Floor 5	1'x1' Tan Ceramic Floor			
	- 58	CC5-AB-14		11001 5	Tile			
	39	CC5 AB 16	· · · · · ·			4		
	40	CC5 AB 17	Country Club	Floor 5	Yellow Carpet Mastic on			
	4)	CC5 AD 19		11001 5	Leveling Compund			
	17	CC5 AB 10		· · · · · · · · · · · · · · · · · · ·		1		
	43	CC5 AB 20	Country Club	Floor 5	Yellow Carpet Mastic on			
	44	CC5-AB-21		1.001.0	Concrete			
	43	CC4_AB 01		<u> </u>	· · · · · · · · · · · · · · · · · · ·	1		
44 47 48 48		<u>CC4-AB-01</u>	Country Club	Floor 4	2'x4' Fisure Ceiling Tile	ļ		
		CC4_AB-02						
		CC4_AB_04	·	<u>                                      </u>		1		
	50	CC4-AB-05	Country Club	Floor 4	Spray-on Ceiling	· .		
	ۍ بې	CC4-AB-06	1			· · · ·		
	52	52 CC4-AB-00				1		
	53	CC4-AB-08	Country Club	Floor 4	Drywall Wall			
	50	CC4-AB-09	1					
	-7	L		······································				

### 9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726 Bulk Asbestos Analysis by Polarized Light Microscopy NVLAP#101926-0 Client: **ENVIROSERVICES & TRAINING CENTER** Address: 505 WARD AVE, STE 202 HONOLULU HI 96814 Collected: 06/23/2015 Project Name: DLNR ASSESS BANYAN DRIVE PROPERTIES Address: Collected By: Lab ID Sample Layer Name / Sample Description Location Client ID 0157251-001 COUNTRY CLUB- 2x4 Textured Ceiling Tile, Yellow HALAU White CCH-AB-01 0157251-002 COUNTRY CLUB-2x4 Textured Ceiling Tile, Yellow/ HALAU White CCH-AB-02 0157251-003 COUNTRY CLUB-2x4 Textured Ceiling Tile, Yellow/ HALAU White CCH-AB-03 0157251-004 COUNTRY CLUB- Spray-On Ceiling, White HALAU CCH-AB-04 0157251-005 COUNTRY CLUB-Spray-On Ceiling, White Note: *Not analyzed per client CCH-AB-05 HALAU request 0157251-006 COUNTRY CLUB-Spray-On Ceiling, White Note: *Not analyzed per client CCH-AB-06 HALAU request 0157251-007 COUNTRY CLUB-Drywall, White/ Brown HALAU CCH-AB-07

# EMC LABS, INC.

2	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/06/2015
	Date Reported:	07/06/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

A: D	sbesto etecte	os Asbestos ed (%)	Туре	Non-Asbestos Constituents	
1	No	None Detected		Fibrous Glass Cellulose Fiber Carbonates	85% 5%
				Binder/Filler	10%
/	No	None Detected		Fibrous Glass Cellulose Fiber Carbonates Gynsum	85% 5%
				Binder/Filler	10%
/	No	None Detected		Fibrous Glass Cellulose Fiber Carbonates	85% 5%
				Binder/Filler	10%
	Yes	Chrysotile	5%		
				Carbonates Gypsum Mica Binder/Filler	95%

No	None Detected	Cellulose Fiber	10%	
		Gypsum Carbonates Mica Quartz Binder/Filler	90%	

# 0157251

Laboratory Report

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IONOLULU H	CES & TRAINING CENTER E, STE 202 I 96814	# <b>101926-0</b> R Job# / P.O. #: Date Received: Date Analvzed:	<u>Microscopy</u> 15-4018 06/29/2015 07/06/2015			Client: Address:	Bulk ENVIROSERV 505 WARD AV HONOLULU F	Phone: 800-362-3373 or 480 <u>Asbestos Analysis by</u> NVLAP# ICES & TRAINING CENTER E, STE 202 II 96814	-940-5294 <u>Polariz</u> #101926-0 Job# / Date I Date /	• Fax: (480) 893- ed Light Mic ' P.O. #: Received: Analvzed:	1726 270SCOPY 15-4018 06/29/2015 07/06/2015	0101201
06/23/2015 DLNR ASSESS PROPERTIES	BANYAN DRIVE	Date Reported: EPA Method: Submitted By:	07/06/2015 EPA 600/R-93 CELENA FRE	8/116 ITAS		Collected: Project Name	06/23/2015 DLNR ASSESS PROPERTIES	S BANYAN DRIVE	Date I EPA N Subm	Reported: /lethod: itted By:	07/06/2015 EPA 600/R-93/116 CELENA FREITAS	6 5
ample ocation	Layer Name / Sample Description	Collected By: Asbestos Detected (%)	Type No Co	n-Asbestos onstituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Collec Asbestos Detected	ted By: Asbestos Ty (%)	pe Non-As Consti	sbestos ituents
DUNTRY CLUB-	Drywall, White/ Brown	No None Detected	Cellulos Gypsum Carbona Mica Quartz Binder/F	e Fiber tes iller	90%	0157251-013 CCEXT-AB-01	COUNTRY CLUB- GARAGE	LAYER 1 4" Run Insulation, Yellow LAYER 2 4" Run Insulation Wrap, White/ Silver	No M	None Detected	Fibrous Glass Gypsum Carbonates Cellulose Fibe Fibrous Glass	5% 5% ar 30% 10%
DUNTRY CLUB- LAU	LAYER 1 Drywall, White/ Brown	No None Detected	Cellulos Gypsum Carbona Mica Quartz	e Fiber tes	90%			LAYER 3 4" Run Insulation Coating, White	No M	None Detected	Gypsum Binder/Filler Carbonates Quartz Binder/Filler	60%
	Compound, White	Yes Chrysolie	Carbona Gypsum Mica Quartz Binder/F	tes iller	97%	0157251-014 CCEXT-AB-02	COUNTRY CLUB- GARAGE	LAYER 1 4" Run Insulation, Yellow LAYER 2 4" Run Insulation Wrap, White/	No No	None Detected	Fibrous Glass Gypsum Cellulose Fibe Fibrous Glass	97% 3% er 30% 5 10%
DUNTRY CLUB- ILAU	Window Caulking, White/ Gray	Yes Chrysotile	10% Carbona Gypsum Quartz Binder/F	tes iller	90%			Silver LAYER 3 4" Run Insulation Coating, White	No M	None Detected	Aluminum Gypsum Binder/Filler Carbonates Quartz	60%
DUNTRY CLUB- LAU DUNTRY CLUB- LAU	Window Caulking, White/ Gray Note: *Not analyzed per client request Window Caulking, White/ Gray Note: *Not analyzed per client request										Binder/Hiller	100%
	JATRY CLUB- AU JINTRY CLUB- AU JINTRY CLUB- AU JINTRY CLUB- AU JINTRY CLUB- AU	JATRY CLUB- AU       Window Caulking, White/ Gray AU         JNTRY CLUB- AU       Window Caulking, White/ Gray AU	M23/2015       Date Reported:         LNR ASSESS BANYAN DRIVE       EPA Method:         ROPERTIES       Submitted By:         Collected By:       Collected By:         mple       Layer Name / Sample Description       Asbestos Asbestos Detected (%)         MTRY CLUB-       Drywall, White/ Brown       No       None Detected         MU       Drywall, White/ Brown       No       None Detected         LAYER 1       No       None Detected       Ves         LAYER 2       Yes       Chrysotile         UNTRY CLUB-       LAYER 2       Yes       Chrysotile         UNTRY CLUB-       Window Caulking, White/ Gray       Yes       Chrysotile         MU       Window Caulking, White/ Gray       Yes       Chrysotile         INTRY CLUB-       Window Caulking, White/ Gray       Yes       Note: "Not analyzed per client request	#23/2015       Date Reported:       07/06/2015         INR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93         ROPERTIES       Submitted By:       CELENA FRE         Collected By:       Collected By:       No         mple       Layer Name /       Asbestos Asbestos Type       No         sation       Sample Description       Asbestos Asbestos Type       No         INTRY CLUB-       Drywall, White/ Brown       No       None Detected       Gypsum         INTRY CLUB-       LAYER 1       No       None Detected       Gypsum         AU       Drywall, White/ Brown       No       None Detected       Gypsum         LAYER 2       Compound, White/ Brown       No       None Detected       Gypsum         LAYER 2       Compound, White       Yes       Chrysotile       3%         Carbona       Garbona       Garbona       Gypsum         Mica       Quartz       Binder/F       Sinder/F         NUTRY CLUB-       Window Caulking, White/ Gray       Yes       Chrysotile       10%         INTRY CLUB-       Window Caulking, White/ Gray       Yes       Chrysotile       10%         INTRY CLUB-       Window Caulking, White/ Gray       Yes       Chrysotile	I/23/2015       Date Reported:       07/06/2015         INR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS         collected By:       Collected By:         mple       Layer Name / Sample Description       Asbestos Asbestos Type (%)       Non-Asbestos Constituents         INTRY CLUB- AU       Drywall, White/ Brown       No       None Detected       Cellulose Fiber Gypsum Carbonates Mica Quartz         INTRY CLUB- AU       LAYER 1 Drywall, White/ Brown       No       None Detected       Cellulose Fiber Gypsum Carbonates Mica Quartz         INTRY CLUB- AU       LAYER 1 Drywall, White/ Brown       No       None Detected       Cellulose Fiber Gypsum Carbonates Mica Quartz         INTRY CLUB- AU       LAYER 2 Compound, White       Yes       Chrysotile       3%         INTRY CLUB- AU       Window Caulking, White/ Gray AU       Yes       Chrysotile       10%         INTRY CLUB- AU       Window Caulking, White/ Gray Note: "Not analyzed per client request       Yes       Chrysotile       10%         INTRY CLUB- AU       Window Caulking, White/ Gray Note: "Not analyzed per client request       Vindow Caulking, White/ Gray Note: "Not analyzed per client request       UNTRY CLUB-	V/23/2015       Date Reported:       07/06/2015         INTRASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS         Collected By:       Collected By:         mple       Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos         INTRY CLUB- AU       Drywall, White/ Brown       No       None Detected       Cellulose Fiber       10%         INTRY CLUB- AU       LAYER 1 Drywall, White/ Brown       No       None Detected       Cellulose Fiber       10%         INTRY CLUB- AU       LAYER 1 Drywall, White/ Brown       No       None Detected       Cellulose Fiber       10%         INTRY CLUB- AU       LAYER 1 Drywall, White/ Brown       No       None Detected       Cellulose Fiber       10%         LAYER 2 Compound, White       Yes       Chrysolile       3%       Carbonates Gypsum Mica Quartz       90%         INTRY CLUB- AU       Window Caulking, White/ Gray AU       Yes       Chrysolile       10%       Carbonates Gypsum Quartz       90%         INTRY CLUB- AU       Window Caulking, White/ Gray AU       Yes       Chrysolile       10%       Carbonates Gypsum Quartz       90%         INTRY CLUB- AU       Window Caulking, White/ Gray AU       Yes       Chrysol	V23/2015       Date Reported:       07/06/2015       Collected:       Project Name         NR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116       Address:       Address:         NPR ASSESS BANYAN DRIVE       Submitted By:       CELENA FREITAS       Address:       Collected:         mple       Layer Name /       Assestos Asbestos Type       Non-Asbestos       Lab ID       Client ID         ation       Sample Description       Asbestos Asbestos Type       Constituents       0157251-013       O157251-013         NITRY CLUB-       Drywall, White/Brown       No       None Detected       Cellulose Fiber       10%       0157251-013         AU       LAYER 1       No       None Detected       Cellulose Fiber       10%       0157251-014         AU       Carbonates       Gypsum       Gypsum       Gypsum       0157251-014       OEXT-AB-02         NTRY CLUB-       Window Caulking, White/Gray       Yes       Chrysollie       3%       Carbonates       90%         NTRY CLUB-       Window Caulking, White/Gray       Yes       Chrysollie       10%       Carbonates       90%         NTRY CLUB-       Window Caulking, White/Gray       Yes       Chrysollie       10%       Carbonates       90%	V23/2015       Date Reported:       07/06/2015       Collected:       0623/2015         INR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116       Project Name:       DLNR ASSESS         SOPERTIES       Submitted By:       Collected By:       Collected:       0623/2015         mple       Layer Name /       Asbestos Abbestos Type       Non-Asbestos       Constituents       Callected:       Collected:       Collected:       0623/2015         INTRY CLUB       Drywall, White/ Brown       No       None Detected       Cellulose Fiber       10%       0157251-013       Countre:       Countre:       Garbonales Mica Cauntre:       90%         INTRY CLUB       Drywall, White/ Brown       No       None Detected       Callulose Fiber       10%       0157251-013       Countre:       Countre:       Garbonales Mica Cauntre:       90%         INTRY CLUB       LAYER 2       Compound, White       Yes       Chrysoille       3%       Carbonales Garbonales Mica Cauntre:       90%       0157251-014       Countre:       Countre:       Garbonales Garbonale	I/23/2015     Date Reported::     0706/2015       I/23/2015     EPA Method::     EPA 600/R-93/118       Submitted By:     Cellected::     Project Name:       Date Reported::     Callected::     Project Name:       Date:     Callected::     Callected::       MTRY CLUB:     Dywalt, While/Brown     No     None Datected     Callected::       Oprimited::     Callected::     Callected::     Callected::       Date:     Callected::     Callected::     Callected::       Dywalt, While/Brown     No     None Datected::     Callected::       Dywalt, While     No     None Datected::     Callected::     00%       UAYER 2     Congound, While     No     None Datected::     Callected::     00%       UAYER 2     Congound, While     No     None Datected::     Callected::     00%       UAYER 2     Congound, While     No     Callected::     00%       Direct 2     Yes     Chrysolite::     10%       Quartz:     90%     Carlonantes <td>1/23/2015       Date Reported:       07/06/2015       Collected:       06/2015       Date Reported:       07/06/2015       Date Reported:       0       Date Reported:       0       Date Reported:       0       Date Reported:       0       Date Reported:       Date Reported:Date Repo</td> <td>1/22/2015     Date Reported:     07/06/2016     Collected:     06/23/2016     Date Reported:     Da</td> <td>1/23/2015       Data Reporter:       07/06/2015         RASSESS BARYAN DRIVE       EPA Method:       EPA Method:</td>	1/23/2015       Date Reported:       07/06/2015       Collected:       06/2015       Date Reported:       07/06/2015       Date Reported:       0       Date Reported:       0       Date Reported:       0       Date Reported:       0       Date Reported:       Date Reported:Date Repo	1/22/2015     Date Reported:     07/06/2016     Collected:     06/23/2016     Date Reported:     Da	1/23/2015       Data Reporter:       07/06/2015         RASSESS BARYAN DRIVE       EPA Method:       EPA Method:

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Client: Address:	<b>Bulk</b> ENVIROSERV 505 WARD AV	EMC LA 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480 Asbestos Analysis by NVLAP ICES & TRAINING CENTER E, STE 202	ABS B109, F -940-529 <u>Polar</u> #101926- Date	, INC. Phoenix, AZ 850 4 - Fax: (480) 89 <u>ized Light M</u> 0 # / P.O. #: e Received:	044 3-1726 licroscopy 15-4018 06/29/2015	Laborator 0157	y Report ' <b>251</b>	Client: Address:	<b>Bulk</b> ENVIROSERV 505 WARD AV	EMC LA 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480 Asbestos Analysis by NVLAP ICES & TRAINING CENTER E, STE 202	<b>ABS</b> , 940-5294 <u>7 Polari</u> #101926-0 Job# Date	<b>INC.</b> hoenix, AZ 850 - Fax: (480) 893 zed Light Mi / P.O. #: Received:	44 -1726 <u>croscopy</u> 15-4018 06/29/2015	Laboratory Report 0157251	
Callestad	HONOLULU H	II 96814	Date	e Analyzed:	07/06/2015			Callastadi	HONOLULU H	II 96814	Date	Analyzed:	07/06/2015		
Project Nam Address:	e: DLNR ASSESS PROPERTIES	S BANYAN DRIVE	EPA Sub Coll	Method: mitted By: ected By:	EPA 600/R-93/11 CELENA FREITA	16 AS		Project Name Address:	PROPERTIES	S BANYAN DRIVE	EPA Subr Colle	Method: nitted By: ected By:	EPA 600/R-93/1 CELENA FREIT	16 ĀS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos ] ed (%)	Гуре Non-A Cons	Asbestos stituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	s Asbestos Ty d (%)	ype Non- Con	Asbestos stituents	
0157251-015 CCEXT-AB-03	COUNTRY CLUB- GARAGE	LAYER 1 4" Run Insulation, Yellow	No	None Detected	Fibrous Glas Gypsum	SS	98% 2%	0157251-017 CCEXT-AB-05	COUNTRY CLUB- GARAGE	LAYER 1 4" Run Insulation, Yellow	No	None Detected	Fibrous Gla Gypsum	ass 97% 3%	
		LAYER 2 4" Run Insulation Wrap, White/ Silver	No	None Detected	Cellulose Fib Fibrous Glas Aluminum Gypsum Binder/Filler	ber ss	30% 10% 60%			LAYER 2 4" Run Insulation Wrap, White/ Silver	No	None Detected	Cellulose F Fibrous Gla Aluminum Gypsum Binder/Fille	"iber         30%           ass         10%           er         60%	
		LAYER 3 4" Run Insulation Coating, White	No	None Detected	Carbonates Quartz Binder/Filler		100%			LAYER 3 4" Run Insulation Coating, White	No	None Detected	Carbonate: Quartz Binder/Fille	s ər 100%	
0157251-016 CCEXT-AB-04	COUNTRY CLUB- GARAGE	LAYER 1 4" Run Insulation, Yellow	No	None Detected	Fibrous Glas Carbonates Gypsum	SS	97%	0157251-018 CCEXT-AB-06	COUNTRY CLUB- GARAGE	LAYER 1 4" Run Insulation, Yellow	No	None Detected	Fibrous Gla Carbonate: Gypsum	ass 97% s 3%	
		LAYER 2 4" Run Insulation Wrap, White/ Silver	No	None Detected	Cellulose Fib Fibrous Glas Aluminum Carbonates Gypsum Binder/Filler	ber ss	30% 10% 60%			LAYER 2 4" Run Insulation Wrap, White/ Silver	No	None Detected	Cellulose F Fibrous Gla Aluminum Carbonates Gypsum Binder/Fille	Fiber 30% ass 10% s er 60%	
		LAYER 3 Duct Tape, Gray	No	None Detected	Synthetic Fit Carbonates Gypsum Binder/Filler	ber	30% 70%			LAYER 3 Duct Tape, Gray	No	None Detected	Synthetic F Carbonate: Gypsum Binder/Fille	Fiber 30% s er 70%	

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		EMC LA	4 <i>B</i> S	, INC.	Lat	poratory Report			EMC LA	ABS	, INC.		Lab	oratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, )-940-52	Phoenix, AZ 850 94 - Fax: (480) 893	)44 3-1726	0157251			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, I 9-940-529	Phoenix, AZ 85 94 - Fax: (480) 89	044 3-1726	0	)157251
	<u>Bulk</u>	Asbestos Analysis by	/ Pola	rized Light M	<u>icroscopy</u>			<u>Bulk</u>	Asbestos Analysis by	/ Polar	ized Light N	<u>licroscopy</u>		
		NVLAP	#101926	-0					NVLAP	#101926	-0			
Client: Address:	ENVIROSERVI 505 WARD AV	ICES & TRAINING CENTER E, STE 202	R Job Da	b# / P.O. #: te Received:	15-4018 06/29/2015 07/06/2015		Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTER 'E, STE 202	₹ Job Dat	# / P.O. #: e Received:	15-4018 06/29/2015 07/06/2015		
Collected:	06/23/2015	11 90014	Da	te Reported:	07/06/2015		Collected:	06/23/2015	11 90014	Dat	e Reported:	07/06/2015		
Project Name Address:	PROPERTIES	S BANYAN DRIVE	EP Su	A Method: bmitted By:	EPA 600/R-93/116 CELENA FREITAS		Project Nam Address:	PROPERTIES	S BANYAN DRIVE	EP/ Sub	A Method: omitted By:	EPA 600/R-9 CELENA FR	^I 3/116 EITAS	
			Co	llected By:						Col	lected By:			
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbest Detect	tos Asbestos T ed (%)	ype Non-Asbe Constitue	stos ents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbest Detect	os Asbestos ed (%)	Гуре N С	on-Asbes onstitue	etos nts
0157251-019 CCEXT-AB-07	COUNTRY CLUB- GARAGE	LAYER 1 4" Elbow Insulation, Yellow	No	None Detected	Fibrous Glass	95%	0157251-021 CCEXT-AB-09	COUNTRY CLUB- GARAGE	LAYER 1 4" Elbow Insulation, Yellow	No	None Detected	Fibrou	Glass	95%
					Gypsum Carbonates	5%						Gypsu Carbor	n ıates	5%
		LAYER 2 4" Elbow Insulation Wrap, White/ Silver	No	None Detected	Cellulose Fiber Fibrous Glass Aluminum Gypsum Binder/Filler	30% 10% 60%			LAYER 2 4" Elbow Insulation Wrap, White/ Silver	No	None Detected	Cellulo Fibrou Alumin Gypsu Binder	se Fiber 3 Glass um m /Filler	30% 10% 60%
		LAYER 3 4" Elbow Insulation Coating, White	No	None Detected	Carbonates Quartz Binder/Filler	100%			LAYER 3 4" Elbow Insulation Coating, White	No	None Detected	Carbor Quartz Binder	iates /Filler	100%
0157251-020	COUNTRY CLUB-	LAYER 1	No	None Detected	Fibrous Glass	95%	0157251-022	COUNTRY CLUB-	LAYER 1	No	None Detected	Fibrou	Glass	97%
CCEXT-AB-08	GARAGE	4 Elbow Insulation, Yellow			Gypsum	50/	CCEXT-AB-10	GARAGE	4 T Joint Insulation, Yellow			Gypsu	n	3%
		LAYER 2 4" Elbow Insulation Wrap, White/ Silver	No	None Detected	Cellulose Fiber Fibrous Glass Aluminum Gypsum Binder/Filler	30% 10% 60%			LAYER 2 4" T Joint Insulation Wrap, White Silver	No /	None Detected	Cellulo Fibrou: Alumin Gypsu Carbor Binder	se Fiber ; Glass um n nates /Filler	30% 10% 60%
		LAYER 3	No	None Detected	Synthetic Fiber	35%			LAYER 3	Yes	Chrysotile	5% Minera	l Wool	45%
		4" Elbow Insulation Coating, White			Carbonates Gypsum Binder/Filler	65%			4" T Joint Insulation, Lt. Gray			Gypsu Diatom Carbor Quartz	n s nates	50%
									LAYER 4 4" T Joint Insulation Coating, White	No	None Detected	Cellulo Synthe Carbor Gypsu Binder	se Fiber tic Fiber iates n /Filler	20% 10% 70%

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		EMC LA	ABS, INC	· ·	Laborato	ory Report			EMC LA	4 <i>BS</i>	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Phoenix, A -940-5294 - Fax: (48	Z 85044 0) 893-1726	015	7251			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, I )-940-529	Phoenix, AZ 8504 94 - Fax: (480) 893	44 -1726	0157251
	<u>Bulk</u>	Asbestos Analysis by	Polarized Lig	nt Micros	<u>copy</u>			<u>Bulk</u>	Asbestos Analysis by	<mark>y Pola</mark> r	ized Light Mi	<u>croscopy</u>	
		NVLAP	#101926-0						NVLAP	#101926·	-0		
Client:	ENVIROSERV	ICES & TRAINING CENTER	. Job# / P.O. #:	15-4	4018		Client:	ENVIROSERV	ICES & TRAINING CENTER	R Job	# / P.O. #:	15-4018	
Address:	505 WARD AV	E, STE 202	Date Received	: 06/2	29/2015		Address:	505 WARD AV	E, STE 202	Dat	e Received:	06/29/2015	
	HONOLULU F	II 96814	Date Analyzed	: 07/0	06/2015			HONOLULU H	II 96814	Dat	e Analyzed:	07/06/2015	
Collected:	06/23/2015		Date Reported	: 07/0	06/2015		Collected:	06/23/2015		Dat	e Reported:	07/06/2015	
Project Name	e: DLNR ASSESS	S BANYAN DRIVE	EPA Method:	EPA	A 600/R-93/116		Project Name	e: DLNR ASSES	S BANYAN DRIVE	EPA	A Method:	EPA 600/R-93/116	6
Address:	PROPERTIES		Submitted By:	CEI	LENA FREITAS		Address:	PROPERTIES		Sub	omitted By:	CELENA FREITA	S
			Collected By:							Col	lected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbes Detected	tos Type %)	Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbest Detect	os Asbestos Ty ed (%)	ype Non-As Const	sbestos ituents
0157251-023	COUNTRY CLUB-	LAYER 1	No None Deter	ted	Fibrous Glass	97%	0157251-025	COUNTRY CLUB-	LAYER 1	No	None Detected	Fibrous Glass	98%
CCEXT-AB-11	GARAGE	4 T Joint Insulation, reliow			Gypsum	3%	CCEXT-AB-13	GARAGE	6 Run insulation, reliow			Carbonates	
		LAYER 2	No None Dete	ted	Cellulose Fiber	30%						Gypsum	2%
		4" T Joint Insulation Wrap, White/	/		Fibrous Glass	10%			LAYER 2 6" Run Insulation Wrap, White/	No	None Detected	Cellulose Fibe	er 40%
					Gypsum				Silver			Aluminum	5 070
					Carbonates Binder/Filler	60%						Gypsum Carbonates Binder/Filler	55%
		LAYER 3 4" T Joint Insulation, Lt. Grav							LAYER 3	No	None Detected	2	0070
		Note: *Not analyzed per client request							6" Run Insulation Coating, White			Carbonates Gypsum	
		LAYER 4 4" T Joint Insulation Coating,	No None Deter	ted	Cellulose Fiber Synthetic Fiber	20% 10%						Binder/Filler	100%
		vvnite			Carbonates Gypsum		0157251-026	COUNTRY CLUB-	LAYER 1 6" Run Insulation, Yellow	No	None Detected	Fibrous Glass	98%
					Binder/Filler	70%	CCEXT-AB-14	ONNOL				Carbonates Gypsum	2%
0157251-024	COUNTRY CLUB- GARAGE	LAYER 1 4" T Joint Insulation Yellow	No None Deter	ted	Fibrous Glass	97%			LAYER 2	No	None Detected	Cellulose Fibe	er 40%
CCEXT-AB-12	0,				Gypsum	3%			6" Run Insulation Wrap, White/ Silver			Fibrous Glass	5%
		LAYER 2	No None Dete	ted	Cellulose Fiber	30%						Gypsum	
		4" T Joint Insulation Wrap, White/ Silver	1		Fibrous Glass Aluminum Gypsum	10%						Carbonates Binder/Filler	55%
					Carbonates Binder/Filler	60%			LAYER 3 6" Run Insulation Coating, White	No	None Detected	Carbonates Gypsum Binder/Filler	100%

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Client: Address: Collected: Project Name	Bulk ENVIROSERV 505 WARD AV HONOLULU H 06/23/2015 E: DLNR ASSESS	EMC LA 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480 Asbestos Analysis by NVLAP ICES & TRAINING CENTER E, STE 202 II 96814 S BANYAN DRIVE	ABS, B109, PI -940-5294 Polariz #101926-0 Date Date Date EPA	INC. hoenix, AZ 850 - Fax: (480) 893 zed Light Mi / P.O. #: Received: Analyzed: Reported: Method:	Laborate 044 015 3-1726 icroscopy 15-4018 06/29/2015 07/06/2015 07/06/2015 EPA 600/R-93/116	ory Report 7251	Client: Address: Collected: Project Name	Bulk ENVIROSERV 505 WARD AV HONOLULU H 06/23/2015 EDLNR ASSESS	EMC LA 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480 Asbestos Analysis by NVLAP ICES & TRAINING CENTER E, STE 202 II 96814 S BANYAN DRIVE	ABS, B109, P 940-5294 <u>Polari</u> #101926-0 Job# Date Date Date EPA	INC. hoenix, AZ 850 - Fax: (480) 893 zed Light Mi - Analyzed: Received: Analyzed: Reported: Method:	44 3-1726 icroscopy 15-4018 06/29/2015 07/06/2015 07/06/2015 EPA 600/R-93/11	Laboratory Report 0157251
Address:			Colle	ected By:	CELENA FREITAS		Address:			Colle	ected By:	CELENA FREITA	45
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecteo	s Asbestos T d (%)	ype Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	s Asbestos T d (%)	ype Non-A Cons	sbestos tituents
0157251-027 CCEXT-AB-15	COUNTRY CLUB- GARAGE	LAYER 1 6" Run Insulation, Yellow	No	None Detected	Fibrous Glass Carbonates Gypsum	98%	0157251-029 CCEXT-AB-17	COUNTRY CLUB- LAUNDRY RM	LAYER 1 6" Elbow Insulation, Yellow	No	None Detected	Fibrous Glas Carbonates Gypsum	ss 97% 3%
		LAYER 2 6" Run Insulation Wrap, White/ Silver	No	None Detected	Cellulose Fiber Fibrous Glass Aluminum Gypsum Carbonates Binder/Filler	40% 5% 55%			LAYER 2 6" Elbow Insulation Wrap, White/ Silver	No	None Detected	Cellulose Fib Fibrous Glas Aluminum Gypsum Carbonates Binder/Filler	per 40% ss 10% 50%
0157251-028	COUNTRY CLUB-	LAYER 3 6" Run Insulation Coating, White	No	None Detected	Carbonates Gypsum Binder/Filler Fibrous Glass	100% 97%			LAYER 3 6" Elbow Insulation Coating, White	No	None Detected	Synthetic Fib Cellulose Fib Carbonates Gypsum Quartz Binder/Filler	ber 30% ber 20%
CCEXT-AB-16	LAUNDRY RM	6" Elbow Insulation, Yellow			Carbonates Gypsum	3%	0157251-030 CCEXT-AB-18	COUNTRY CLUB- LAUNDRY RM	LAYER 1 6" Elbow Insulation, Yellow	No	None Detected	Fibrous Glas	ss 95%
		LAYER 2 6" Elbow Insulation Wrap, White/ Silver	No No	None Detected	Cellulose Fiber Fibrous Glass Aluminum Gypsum Carbonates Binder/Filler Synthetic Fiber	40% 10% 50% 30%			LAYER 2 6" Elbow Insulation Wrap, White/ Silver	No	None Detected	Carbonates Gypsum Cellulose Fit Fibrous Glas Aluminum Gypsum Carbonates Binder/Filler	5% per 30% ss 10%
		6" Elbow Insulation Coating, White			Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	20% 50%			LAYER 3 6" Elbow Insulation Coating, White	No	None Detected	Cellulose Fit Gypsum Quartz Carbonates Binder/Filler	95%

Page 11 of 14

	Bulk	9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	ABS, B109, PI -940-5294 Polaria	INC. hoenix, AZ 8 - Fax: (480) 8 zed Light	5044 393-1726 Micros	Labora 015 Copy	ory Report 57251		Bulk	9830 S. 51st Street, Suite Phone: 800-362-3373 or 480 Asbestos Analysis by
		NVLAP	#101926-0	)						NVLAP
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU H	/ICES & TRAINING CENTER /E, STE 202 HI 96814	t Job# Date Date	/ P.O. #: Received: Analyzed:	15-4 06/2 07/0	4018 29/2015 06/2015		Client: Address:	ENVIROSERV 505 WARD AV HONOLULU	ICES & TRAINING CENTER E, STE 202 II 96814
Collected:	06/23/2015		Date	Reported:	07/0	06/2015		Collected:	06/23/2015	
Project Nam	e: DLNR ASSES PROPERTIES	S BANYAN DRIVE	EPA Subr	Method: nitted Bv:	EP/ CEI	A 600/R-93/116 LENA FREITAS		Project Name	e: DLNR ASSES PROPERTIES	S BANYAN DRIVE
Address:								Address:		
			Colle	ected By:						
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecteo	s Asbestos d (%)	з Туре	Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description
0157251-031 CCEXT-AB-19	COUNTRY CLUB- GARAGE	LAYER 1 6" T Joint Insulation, Yellow	No	None Detected		Fibrous Glass Gypsum	98%	0157251-033 CCEXT-AB-21	COUNTRY CLUB- GARAGE	LAYER 1 6" T Joint Insulation, Yellow
		LAYER 2 6" T Joint Insulation Wrap, White. Silver	No /	None Detected		Cellulose Fiber Fibrous Glass Aluminum Carbonates Gypsum Binder/Filler	2 % 30% 10%			LAYER 2 6" T Joint Insulation Wrap, White/ Silver
		LAYER 3 6" T Joint Insulation, Lt. Gray	Yes	Chrysotile	5%	Mineral Wool Gypsum Diatoms	45%			LAYER 3 6" T Joint Insulation, Lt. Gray Note: *Not analyzed per client request
				Name Datastad			50%			LAYER 4
		6" T Joint Insulation Coating, White	NO	None Delected		Carbonates Gypsum Binder/Filler	50%			6" T Joint Insulation Coating, White
0157251-032 CCEXT-AB-20	COUNTRY CLUB- GARAGE	LAYER 1 6" T Joint Insulation, Gray Note: *Not analyzed per client request						0157251-034 CCEXT-AB-22	COUNTRY CLUB- GARAGE	Spray-On Ceiling, White
		LAYER 2	No	None Detected		Cellulose Fiber	85%			
		6" T Joint Insulation Coating, White				Carbonates Gypsum Binder/Filler	15%	0157251-035 CCEXT-AB-23	COUNTRY CLUB- GARAGE	Spray-On Ceiling, White Note: *Not analyzed per client request
								0157251-036 CCEXT-AB-24	COUNTRY CLUB- GARAGE	Spray-On Ceiling, White Note: *Not analyzed per client

# C LABS, INC.

eet, Suite B109, Phoenix, AZ 85044 73 or 480-940-5294 - Fax: (480) 893-1726

## ysis by Polarized Light Microscopy

## NVLAP#101926-0

request

R	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/06/2015
	Date Reported:	07/06/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

### Collected By:

A: D	sbesto etecte	os Asbestos ed (%)	Туре	Non-Asbestos Constituents	
	No	None Detected		Fibrous Glass	98%
				Gypsum Carbonates	2%
/	No	None Detected		Cellulose Fiber Fibrous Glass Aluminum Carbonates Gynsum	30% 10%
				Binder/Filler	60%
	No	None Detected		Cellulose Fiber	50%
				Gypsum Binder/Filler	50%
	Yes	Chrysotile	3%		
				Carbonates Mica Quartz Binder/Filler	97%

## Laboratory Report 0157251

Page 13 of 14

CHAIN C EMC 9830 S. 51 Phoen

# EMC LABS, INC.

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

### Bulk Asbestos Analysis by Polarized Light Microscopy

### NVLAP#101926-0

Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	pe	Non-Asbestos Constituents
			Collect	ted By:		
Address:			Cubin		02221011	
	PROPERTIES		Submi	tted Bv:	CELENA F	REITAS
Project Name:	DLNR ASSESS I	BANYAN DRIVE	EPA M	lethod:	EPA 600/R	8-93/116
Collected:	06/23/2015		Date R	Reported:	07/06/2015	5
	HONOLULU HI	96814	Date A	nalyzed:	07/06/2015	5
Address:	505 WARD AVE,	STE 202	Date R	Received:	06/29/2015	5
Client:	ENVIROSERVIC	ES & TRAINING CENTE	R Job# /	P.O. #:	15-4018	

Analyst - Kurt Kettler

Laboratory Report

0157251

Signatory - Lab Manager - Ken Scheske

Distinctly stratified, easily separable layers of samples are analyzed as subsamples of the whole and are reported separately for each discernible layer. All analyses are derived from calibrated visual estimate and measured in area percent unless otherwise noted. The report applies to the standards or procedures identified and to the sample(s) tested. The test results are not necessarily indicated or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. These reports are for the exclusive use of the addressed client and that they will not be reproduced wholly or in part for advertising or other purposes over our signature or in connaction with our name without special written permission. The report shall not be reproduced except in full, without written approval by our laboratory. The samples not destroyed in testing are retained a maximum of thirty days. The laboratory measurement of uncertainty for the test method is approximately less than 1 by area percent. Accredited by the National Institute of Standards and Technology, Voluntary Laboratory Accreditation Program for selected test method for asbestos. The accreditation and proval, or endorsement by the National Institute of Standards and Technology, and the Standards and Technology. The report may not be consistently reliable in detecting asbestos in floor coverings and similar non-friable organically bound materials.

### (800) 362-3373 COMPANY NAME: **ENVIROSERVICES & TRAINING CENT** 505 Ward Ave. Suite #202 Honolulu, HI 96814 Celena Freitas CONTACT: (808) 839-7222 ext 232/(808) 839-4455 Phone/Fax: Email: cfreitas@gotoetc.com Now Accepting: VISA – MASTERCARD COMPLETE ITEMS 1-4: (Failure to complete any item 1. TURNAROUND TIME: [Same Day RUSH] [1-Day] [2-Day] ([3)4-5 Day] ****<u>Prior</u> confirmation of turnaround time is required **** Additional charges for rush analysis (please call marketing department for pricing details) *****Laboratory analysis may be subject to delay if credit terms are not met 2. TYPE OF ANALYSIS: (Bulk-PLM) [Air-PCM] [Lead] [Point Count] [Fungi: AOC, W-C, Bulk, Swab, Tape] 3. DISPOSAL INSTRUCTIONS: (If you do not indicate preference, EMC will dispose of samples 60 days from analysis.) 4. Project Name: DLNR Assess Banyan Drive Properties P.O. Number: Project Number: 15-4018 EMC CLIENT DATE & TIME SAMPLE # SAMPLE # SAMPLED CCH-AB-01-12 6/23/15 Ple +12 13-7 36 CCExt-AB-01-24 6/23/15 Ple

SPECIAL INSTRUCTIONS: Please Stop at 1st Positive Sample Collector: (Print) Celena Freitas

Relinquished by: Celena Freitas Date/Time: 6/26/15

Relinquished by: Down Federus Date/Time: 62914

Relinquished by:_ Date/Time_

** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs. Rev. 09/27/08

Page 14 of 14

DF CUSTOD Labs, Inc. 1 st St., Ste B-109 ix, AZ 85044 Fax (480) 893	• <b>Y</b> -1726	LAB#:  5725  TAT: 33 aug Rec'd: JUN 2 9 P.M.
ER, LLC	BILL TO:	(If Different Location)
		۸.
Price Quot s may cause a c	ted: \$ lelay in pro	/ Sample \$ / Layers ccessing or analyzing your samples

(Dispose of samples at EMC] / [Return samples to me at my expense]

[6-10 Day]

LOCATION/MATERIAL TYPE	Samples Accepted Yes / No	AIR SAMPLE INFO / COMMENTS ON OFF FLOW RATE
ase See Attached Sheet	A N	
ase See Attached Sheet	δ N	
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(Signature)	utor
Received by: Drange Fede	Date/Time: 6/29/15_
- Received by: /////	Date/Time: 6/ 19/1
Received by:	Date/Time:

15725-1

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# Table 1 Asbestos Survey Results Banyan Drive Properties

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Dallyan Drive Properues								
Sample ID	Hotel	Homogeneous Area	Material					
CCH-AB-01		· · · · · · · · · · · · · · · · · · ·	2'v4' Textured Ceiling					
CCH-AB-02	Country Club	Halau	Tile					
CCH-AB-03			1110					
CCH-AB-04								
CCH-AB-05	Country Club	Halau	Spray-on Ceiling					
CCH-AB-06								
CCH-AB-07								
CCH-AB-08	Country Club	Halau	Drywall Wall					
CCH-AB-09			1					
CCH-AB-10								
CCH-AB-11	Country Club	Halau	Window Caulking					
CCH-AB-12								
	Sample ID           CCH-AB-01           CCH-AB-02           CCH-AB-03           CCH-AB-04           CCH-AB-05           CCH-AB-06           CCH-AB-07           CCH-AB-08           CCH-AB-09           CCH-AB-10           CCH-AB-12	Sample IDHotelCCH-AB-01Country ClubCCH-AB-02Country ClubCCH-AB-03Country ClubCCH-AB-04Country ClubCCH-AB-05Country ClubCCH-AB-06Country ClubCCH-AB-07Country ClubCCH-AB-08Country ClubCCH-AB-10Country ClubCCH-AB-11Country Club	Sample IDHotelHomogeneous AreaCCH-AB-01 CCH-AB-02Country ClubHalauCCH-AB-03Country ClubHalauCCH-AB-04 CCH-AB-05Country ClubHalauCCH-AB-06Country ClubHalauCCH-AB-07 CCH-AB-08Country ClubHalauCCH-AB-09Country ClubHalauCCH-AB-10 CCH-AB-12Country ClubHalau					

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_		Banyar	Drive Properties				
	Sample ID	Hotel	Homogeneous Area	Material			
13	CCExt-AB-01			4" Old White Wrapped			
- 14	CCExt-AB-02	Country Club	Garage	Insulation - Run			
15	CCExt-AB-03		· · ·				
16	CCExt-AB-04			4" New White Wranned			
17	CCExt-AB-05	Country Club	Garage	Insulation - Run			
18	CCExt-AB-06			Instruction Run			
19	CCExt-AB-07			4" White Wranned			
20	CCExt-AB-08	Country Club	Garage	Insulation - Elbow			
21	CCExt-AB-09			mountion choow			
22	CCExt-AB-10			4" White Wrapped			
23	CCExt-AB-11	Country Club	Garage	Insulation - T-Joint			
24	CCExt-AB-12						
25	CCExt-AB-13			6" White Wrapped			
26	CCExt-AB-14	Country Club	Garage	Insulation - Run			
27	CCExt-AB-15						
28	CCExt-AB-16			6" White Wrapped			
29	CCExt-AB-17	Country Club	Laundry Room	Insulation - Elbow			
30	CCExt-AB-18						
31	CCExt-AB-19			6" White Wrapped			
32	CCExt-AB-20	Country Club	Garage	Insulation - T-Joint			
33	CCExt-AB-21			mounter i sourt			
34	CCExt-AB-22						
35	CCExt-AB-23	Country Club	Garage	Spray-on Ceiling			
-36	CCExt-AB-24						

# Table 1 Asbestos Survey Results





9830 South 51st Street, Suite B-109 / PHOENIX, ARIZONA 85044 / 480-940-5294 or 800-362-3373 / FAX 480-893-1726 emclab@emclabs.com

## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB #:		L56192		DATE RECEIVI	ED:	): 06/29/15	
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	:	07/02/15	
				DATE OF ANAI	AYSIS:	07/01/15	
CLIENT ADDRESS:		505 Ward Ave., S	uite #202	P.O. NO.:			
		Honolulu, HI 968	314				
PROJECT NAME:		DLNR Assess Ba	nyan Drive Properties	<b>PROJECT NO.:</b>	15-4	15-4018	
EMC # L56192-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION	DESCRIPTION			
1	06/23	CC-Pb-01	Country Club/Stairwells/White/Concr Metal Railings/Pipes	0.010	BRL		
2	2 06/23 CC-Pb-02 Country Club/Corridors/White/Drywall Walls/Meta Doors		all Walls/Metal	0.010	BRL		
3	3 06/23 CC-Pb-03 Country Club/Corridors/Beige/Metal Doors					BRL	
4	06/23	CC-Pb-04	Country Club/Corridors/Green/Wood Ceiling/Metal Door/Door Frame	Ceiling/Concrete	0.010	0.046	
5	06/23	CC-Pb-05	Country Club/Floor 1/Light Green/We Railings/Door/Window Slats	ood Door/Metal	0.010	BRL	
6 06/23 CC-Pb-06 Country Club/Exterior and Laundry Area/Da Green/Concrete Floor				area/Dark	0.010	BRL	

9830 South 51st Street, Suite B-109 / PHOENIX, ARIZONA 85044 / 480-940-5294 or 800-362-3373 / FAX 480-893-1726 emclab@emclabs.com

## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB #:		L56192		DATE RECEIVE	ED:	06/29/15				
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	:	07/02/15				
				DATE OF ANAL	AYSIS:	<b>IS:</b> 07/01/15				
CLIENT ADDRESS:		505 Ward Ave., S	uite #202	P.O. NO.:						
		Honolulu, HI 968	14							
PROJECT NAME:		DLNR Assess Bar	nyan Drive Properties	<b>PROJECT NO.:</b>	15-4	15-4018				
EMC # L56192-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION		REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT				
7	06/23	CC-Pb-07	Country Club/Floor 1-Reception Area Trim/Presswood Reception Desk	a/Tan/Wood	0.010	BRL				
8	8 06/23 CC-Pb-08 C		Country Club/Garage and Laundry An Firehose Case/Fire Alarm Bell/Pipe	0.010	0.033					
9	06/23	CC-Pb-09	Country Club/Exterior/White/Concret Pipes	0.010	0.013					
7 8 9 = Dilution Factor Cl	06/23 06/23 06/23	CC-Pb-07 CC-Pb-08 CC-Pb-09	Country Club/Floor 1-Reception Area Trim/Presswood Reception Desk Country Club/Garage and Laundry An Firehose Case/Fire Alarm Bell/Pipe Country Club/Exterior/White/Concret Pipes	a/Tan/Wood rea/Red/Metal te Beams/Metal # = Very Small Amo	0.010 0.010 0.010	0. 0.				

This report applies to the standards or procedures identified and to the samples tested only. The test results are not necessarily indicative or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. Unless otherwise noted, all quality control analyses for the samples noted above were within acceptable limits.

Where it is noted that a sample with excessive substrate was submitted for laboratory analysis, such analysis may be biased. The lead content of such sample may, in actuality, be greater than reported. EMC makes no warranty, express or implied, as to the accuracy of the analysis of samples noted to have been submitted with excessive substrate. Resampling is recommended in such situations to verify original laboratory results.

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 Dilution Factor Changed * = Excessive Substrate May Bias Sample Results BRL = Below Reportable Limits # = Very Small Amount Of Sample Submitted, May Affect Result

or procedures inductive or procedures inductive or procedures inductive or the samples tested only. The test results are not necessarily indicative or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. Unless otherwise noted, all quality control analyses for the samples noted above were within acceptable limits.

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**QA COORDINATOR** 

Jason Thompson

ANALYST:

Rev. 11/30/08

Rev. 11/30/08

**ANALYST:** 

Jason Thompson

Kurt Kettler



**QA COORDINATOR** 

Kurt Kettler

Page 2 of 2

Page 1 of 3	1	(	CHAIN OF CUSTOD EMC Labs, Inc. 9830 S. 51 st St., Ste B-109 Phoenix, AZ 85044 800) 362-3373 Fax (480) 893-	Y :	148#: X TAT: 3 Rec'd: 4	5619 dai 129	i> 1/5			af	·								*56190
COMPANY NAME:	ENVIRO	SERVICES & TR/	AINING CENTER, LLC	BILL TO:	(	lf Differe	nt Location)												·
	505 War	d Ave. Suite #202									ion	<u>ب</u> ب		3			d 1 d	5 5	
CONTACT	Honolulu Colona E	, HI 96814	· · · · · · · · · · · · · · · · · · ·								ndit	Poo	Fair	Fai	Fai	Fair	Inta	Inta	
Phone/Fax:	(808) 839	9-7222 ext 232/(80	08) 839-4455	· · · · · · · · · · · · · · · · · · ·				<u> </u>			Co							↓	<u></u>
Email:	cfreitas@g	otoetc.com		····														Ъ.	
Now Accepting:	VISA – M	ASTERCARD	Price Quot	ed: \$	/ Sample	\$	/ Layers									lats		ell/P	
COMPLETE IT	EMS 1-4:	(Failure to com	olete any items may cause a d	elay in proce	essing or ana	alyzing	your samp	oles)				sl s			Be	MO		E B B	
1. TURNAROUI **** <u>Prior</u> confirmation ****Additional charge ****Laboratory analys 2. TYPE OF AN 3. DISPOSAL II	ND TIME: n of turnaround s for rush anal is may be subj IALYSIS: NSTRUCTI (If j	[Same Day RU I time is <u>required</u> ysis (please call mark ject to delay if credit t [Bulk-PLM] ONS: [Dispo you do not indicate p	ISH] [1-Day] [2-Day] [3 eting department for pricing details) erms are not met [Air-PCM] [Lead] [Point Cou se of samples at EMC] / [Return reference, EMC will dispose of sam	4-5 Day] unt] [Fungi: rn samples t uples <u>60 days</u>	[6-10 Day] : AOC, W-C, to me at <u>my e</u> from analysis.,	Bulk, Sv <u>xpense</u> )	vab, Tape] ]		ī		Description	Concrete Stairs/Wa Metal Railings/Pip	Drywall Walls Metal Doors	Wood Ceiling	Metal Door/Door Fr Wood Door	tal Railings/Door/Wine	Wood Trim Dressmood Recention	Firehose Case/Fire Ala Concrete Beams	Metal Pipes
4. Project Name:	DLNR Ass	ess Banyan Drive	Properties	4010				-		<i>(</i> 0						Me		Metal.	
P.O. Number:				4018					-	y rties				<u> </u>					
EMC SAMPLE# S	CLIENT SAMPLE #	DATE & TIME SAMPLED	LOCATION/MATERIAL TYPE		Samples Accepted Yes / No	AIR SAMPL	OFF FLO RATE	ENTS W		2 Surve Prope	olor	/hite	7hite	eige		f Greet	Tan	Red	\hite
-9 cc	C-Pb-01-09	6/23/15	Please See Attached She	et	Ø.N					uble uint ive	U	м		<u>م</u> ا		Ligh			2
					Y N					Dr J.						-+			-
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SPECIAL INSTRU Sample Collector:	JCTIONS: (Print) <u>Cele</u>	na Freitas	(Signature)(	algua	futer	5			_		Samp	CĊ-I	CC-J		3	Ъ В	5 5	CC	8
Relinquished by: <u>(</u>	Celena_Freita	as Date/Time: 6	/26/15 / Received by	: Alle	hrp	Dat	e/Time	29/15											
Relinquished by:	Dow	<u>{</u> <i>0</i> Date/	Time: 0/29/15 Received by	: THE		Dat	e/Time:	2545	· .										
7 Relinquished by:	- · ·	Date/	Time Received by	, CT		 Da	te/Time:	_											

** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs.

Rev. 09/27/08
Page 1 of 1

•

COMPANY NAME:

Now Accepting:

CONTACT:

Phone/Fax:

Email:

4.

; # 1



**ENVIROSERVICES & TRAINING CENT** 

(808) 839-7222 ext 232/(808) 839-4455



9830 South 51st Street, Suite B-109 / PHOENIX, ARIZONA 85044 / 480-940-5294 or 800-362-3373 / FAX 480-893-1726 emclab@emclabs.com

# LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB #:L56193DATE RECEIVE				ED:	06/29/15		
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	:	07/02/15	
	DATE OF ANA					07/01/15	
CLIENT A	DDRESS:	505 Ward Ave., S	te. #202	P.O. NO.:			
		Honolulu, HI 968	314				
PROJECT	NAME:	DLNR Assess Ba	nyan Drive Properties	15-4018			
EMC # L56193-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION	REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT		
1	06/23	CCR-Pb-01	Country Club/Main roof/White/Metal	Soffit Vents	0.010	0.245	
2	06/23	CCR-Pb-02	Country Club/Main Roof/Gray/Metal Platform	0.010	0.012		
3	06/23	CCR-Pb-03	Country Club/Elevator Shaft Roof/Wi Wall	0.010	BRL		
4	06/23	CCR-Pb-04	Country Club/Elevator Shaft Roof/Ta	n/Metal Handrails	0.010	0.743	

A = Dilution Factor Changed * = Excessive Substrate May Bias Sample Results BRL = Below Reportable Limits # = Very Small Amount Of Sample Submitted, May Affect Result

This report applies to the standards or procedures identified and to the samples tested only. The test results are not necessarily indicative or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. Unless otherwise noted, all quality control analyses for the samples noted above were within acceptable limits

Where it is noted that a sample with excessive substrate was submitted for laboratory analysis, such analysis may be biased. The lead content of such sample may, in actuality, be greater than reported. EMC makes no warranty, express or implied, as to the accuracy of the analysis of samples noted to have been submitted with excessive substrate. Resampling is recommended in such situations to verify original laboratory results

These reports are for the exclusive use of the addressed client and are rendered upon the condition that they will not be reproduced wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. Samples not destroyed in testing are retained a maximum of sixty (60) days

1 d
WAU
MA- Other
19
1

**QA COORDINATOR:** 

Kurt Kettler

Page 1 of 1

Date/Time JONGO Received by: Date/Time Relinquished by:_ Date/Time Received by Date/Time: ** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs. Rev. 09/27/08

Rev. 11/30/08

**ANALYST:** 

Jason Thompson

VISA – MASTERCARD

505 Ward Ave. Suite #202

COMPLETE ITEMS 1-4: (Failure to complete any items

cfreitas@gotoetc.com

Honolulu, HI 96814

Celena Freitas

1. TURNAROUND TIME: [Same Day RUSH] [1-Day]

****<u>Prior</u> confirmation of turnaround time is <u>required</u>

*****Additional charges for rush analysis (please call marketing department for pricing details) *****Laboratory analysis may be subject to delay if credit terms are not met.

2. TYPE OF ANALYSIS: [Bulk-PLM] [Air-PCM] ([Lead] )[Point Count] [Fungi: AOC, W-C, Bulk, Swab, Tape] 3. DISPOSAL INSTRUCTIONS: [Dispose of samples at EMC] Y [Return samples to me at my expense] (If you do not indicate preference, EMC will dispose of samples 60 days from analysis.)

<b>Project Name:</b>	DLNR	Assess	Banyan	<b>Drive Properties</b>
----------------------	------	--------	--------	-------------------------

P.O. Num	1ber:		Project Number: 15-4018		
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	LOCATION/MATERIAL TYPE	Samples Accepted Yes / No	AIR SAMPLE INFO / COMMENTS ON OFF FLOW RATE
1-4	CCR-Pb-01-04	6/23/15	Please See Attached Sheet	N N	
				Y N	
				Y N	
				Y N	
				Y N	
				Y N	
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				Y N	
				Y N	
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				Y N	
				Y N	
				ΥN	
				Y N	

SPECIAL INSTRUCTIONS:

Sample Collector: (Print) Celena Freitas

Relinquished by: Celena Freitas Date/Time: 6/26/15 Relinquished by:_

DF CUSTO Labs, Inc. I st St., Ste B-1 ix, AZ 85044 Fax (480) 89	DY 09 93-1726	LAB#: X56/93 TAT: 3day Rec'd: 6/29/15
ER, LLC	BILL TO:	ال '∕ (If Different Location)
		· · · · · · · · · · · · · · · · · · ·
Price Qu	oted: \$	/ Sample \$ / Layers
s may cause a [2-Day]	a <b>delay</b> in pro [3-4-5 Day]	pcessing <b>or analyzing your samples)</b> [6-10 Day]

(Signature) Received by Date/Ti

Bold=Lead	
Based	
Paint (	
LBP)	

E61958

Table 2 Lead Paint Survey anyan Drive Properties

Sample ID

untry Hotel

Ę Club

Elevator

r Shaft Root r Shaft Root

Main Roof Main Roof

Metal

Metal Soffit Vent Exhaust Vent Pl

Description

Conditio

Location

Color

Banyan

For recent regulation updates pertaining to current regulatory levels or permissible exposure levels, please call your local regulatory agencies for more details.

This report is considered highly confidential and will not be released without your approval. Samples are archived for two weeks following analysis. Samples that are not retrieved by the client are discarded after two weeks.

Thank you for using our laboratory services. if you need further assistance please feel free to call us at 206-547-0100 or 1-888-NVLLABS.

Sincerely.

k Ly. Technical Director

1.888.NVL.LABS 1.888.(685.5227) www.nvllabs.com

## July 6, 2015

Celena Freitas

· 3.

**EnviroServices & Training Center, LLC** 505 Ward Avenue, Suite 202 Honolulu, HI 96814

RE: Metals Analysis; NVL Batch # 1511900.00

Dear Ms. Freitas,

Enclosed please find the test results for samples submitted to our laboratory for analysis. Preparation of these samples was conducted following protocol outlined in EPA Method SW 846 -3051 unless stated otherwise. Analysis of these samples was performed using analytical instruments in accordance with U.S. EPA, NIOSH, OSHA and other ASTM methods.



Laboratory | Management | Training

For matrix materials submitted as paint, dust wipe, soil or TCLP samples, analysis for the presence of total metals is conducted using published U.S. EPA Methods. Paint and soil results are usually expressed in mg/Kg which is equivalent to parts per million (ppm). Lead (Pb) in paint is usually expressed in mg/Kg (ppm), Percent (%) or mg/cm² by area. Dust wipe sample results are usually expressed in ug/wipe and ug/ft². TCLP samples are reported in mg/L (ppm). For air filter samples, analyses are conducted using NIOSH and OSHA Methods. Results are expressed in ug/filter and ug/m³. Other matrix materials are analyzed accordingly using published methods or specified by client. The reported test results pertain only to items tested and are not blank corrected.



NVL Laboratories, Inc. 4708 Aurora Ave N, Seattle, WA 98103 p 206.547.0100 | f 206.634.1936

# **NVL Laboratories, Inc.**

4708 Aurora Ave N, Seattle, WA 98103 p 206.547.0100 | f 206.634.1936 | www.nvllabs.com

# **Analysis Report**

# **Total Metals**

Client: EnviroServices & Training Center, LLC Address: 505 Ward Avenue, Suite 202 Honolulu, HI 96814

Attention: Ms. Celena Freitas

Project Location: Banyan Driver, Hilo, Hawaii

# Batch #: 1511900.00 Matrix: Bulk

NV

L A B S

Method: EPA 3051/6010C Client Project #: Assess Banyan Drive Properties15-4018 Date Received: 7/1/2015 Samples Received: 3 Samples Analyzed: 3

Lab ID	Client Sample #	Elements	Sample wt (g)	RL mg / kg	Results in mg / kg	Results in ppm	
15065530	CC-As-01	Arsenic (As)	0.2168	18.0	< 18.0	< 18.0	
15065531	CC-As-02	Arsenic (As)	0.2086	19.0	< 19.0	< 19.0	
15065532	UB-As-01	Arsenic (As)	0.2151	19.0	< 19.0	< 19.0	

L A B S INDUSTRIAL H Y G I E N E S E R V I C E S Laboratory | Management | Training Company Address <u>EnviroServices & Training Center, LLC</u> <u>505 Ward Avenue, Suite 202</u> <u>Honolulu, Hawaii 96814</u> <u>808-839-7222</u>

Project Name/	n Drive Properties/15-4018	roject Location E	
Total Metals	FAA (ppm	🗆 Air Filter	Deaint Chips (%)
TCLP	С ІСР (РРМ	🛛 Paint Chips (cm	i) 🖾 Dust Wipes
	🗅 GFAA (ppb)	Drinking Water	🗘 Waste Water
	🗆 ĆVAA (ppb)	🗆 Othe <u>r</u>	

🗆 Fax 🤇

# Total Number of Samples 3

🗆 Call 🬔

A 101 10

	Sample ID	Description
1	CC-As-01-02	Please See
2		
3	UB-As-01	Please See A
4		
5		
6		
7		
8		
9		
10		
11		
12		
13		
14		
15		



Sampled by: Client Analyzed by: Shalini Patel Reviewed by: Nick Ly

Date Analyzed: 07/06/2015 Date Issued: 07/06/2015 Aick CV. Technical Director

'<' = Below the reporting Limit

RL = Reporting Limit

mg/ kg = Milligrams per kilogram

ppm = Parts per million

Note : Method QC results are acceptable unless stated otherwise. Unless otherwise indicated, the condition of all samples was acceptable at time of receipt.

Bench Run No: 35-0706-01

Page 1 of 1

4708 Aurora Ave N, Seattle, WA 98103

281			
		1511	900
TODY	Turn Around Time 2 Hour 2 Days 5 Days Please call for Ta	□ 4 Hours □ 2 □ 3 Days □ 4 □ 6-10 Days AT less than 24 Hours	4 Hours Days
Project Man	ager <u>Celena Freit</u>	as	
	Cell ()	192 1	
E	mail <u>cfreitas@got</u>	oetc.com	
	Fax ( 808 ) 839	- 4455	
nvan D	rive Hilo Hav	vaii	
	ACRA 8	RCRA 11	]
	Barium 🖾 Chromium	🗅 Silver 🛛 Copper	
	Arsenic D Mercury	Lead Zinc	
- 14	Selenium 🔟 Cadmium	U Other	
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	Company	Date	
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		EMC L	4 <i>BS,</i>	INC.	I	Laboratory Report			EMC L	ABS,	INC.	l	Laboratory Report
		9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	e B109, Př )-940-5294	oenix, AZ 850 - Fax: (480) 893	)44 3-1726	0157250			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	te B109, Phoe 0-940-5294 - F	enix, AZ 850 Fax: (480) 893	44 3-1726	0157250
	Bulk	<u>k Asbestos Analysis b</u>	y Polariz	ed Light Mi	<u>icroscopy</u>			<u>Bul</u>	k Asbestos Analysis b	y Polarize	d Light Mi	croscopy	
		NVLAF	#101926-0						NVLAI	P#101926-0			
Client: Address:	ENVIROSERV 505 WARD AV	/ICES & TRAINING CENTE	R Job# Date	/ P.O. #: Received:	15-4018 06/29/2015 07/08/2015		Client: Address:	ENVIROSER 505 WARD A	VICES & TRAINING CENTE VE, STE 202	R Job# / F Date Re	P.O. #: eceived:	15-4018 06/29/2015 07/08/2015	
Collected:	HONOLULU I	HI 96814	Date	Analyzeu. Reported:	07/08/2015		Collected:	HONOLULU 06/17/2015	HI 90814	Date R	anorted:	07/08/2015	
Project Name	e: DLNR ASSES	S BANYAN DRIVE	EPA	Method:	EPA 600/R-93/116		Project Nam	e: DLNR ASSES	S BANYAN DRIVE	EPA Me	ethod:	EPA 600/R-93/116	
Address:	PROPERTIES	3	Subm	nitted By:	CELENA FREITAS	3	Address:	PROPERTIES	3	Submitt	ted By:	CELENA FREITAS	i
			Colle	cted By:						Collecte	ed By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos T I (%)	ype Non-As Constit	bestos tuents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non-As Constit	bestos luents
0157250-001 UBR-AB-01	UNCLE BILLY'S HILO BAY-MAIN ROOF	LAYER 1 Built-up Roofing, Black/ Gray	No	None Detected			0157250-005 UBR-AB-05	UNCLE BILLY'S HILO BAY-MAIN ROOF	Roofing Tar, Black/ Gray	No No	one Detected	Synthetic Fibe	<1%
					Carbonates Quartz Binder/Filler	100%						Carbonates Quartz Binder/Filler	99%
		LAYER 2 Built-up Roofing, Gray/ Black	No	None Detected	Synthetic Fiber Carbonates Quartz	r 20%	0157250-006 UBR-AB-06	UNCLE BILLY'S HILO BAY-MAIN ROOF	Roofing Tar, Black/ Gray	No No	one Detected		
0157250-002	UNCLE BILLY'S	LAYER 1	No	None Detected	Binder/Filler Synthetic Fiber	80% r 1%						Carbonates Quartz Binder/Filler	100%
UBR-AB-02	HILO BAY-MAIN ROOF	Built-up Roofing, Black/ Gray			Carbonates Quartz		0157250-007 UBR-AB-07	UNCLE BILLY'S HILO BAY-MAIN ROOF	LAYER 1 Vent Caulking, Gray	No No	one Detected		
			No	None Detected	Binder/Filler	99% r 20%						Silicone Carbonates	
		Built-up Roofing, Gray/ Black	NO		Carbonates Quartz	1 20 /0			LAYER 2	No No	one Detected	Binder/Filler Synthetic Fiber	100% r 20%
					Binder/Filler	80%			Shingle, Black/ Gray			Carbonates	
0157250-003 UBR-AB-03	UNCLE BILLY'S HILO BAY-MAIN BOOF	LAYER 1 Built-up Roofing, Black/ Gray	No	None Detected	Synthetic Fiber	r 1%						Quartz Binder/Filler	80%
					Carbonates Quartz Binder/Filler	99%	0157250-008 UBR-AB-08	UNCLE BILLY'S HILO BAY-MAIN ROOF	LAYER 1 Vent Caulking, Gray	No No	one Detected	0.11	
		LAYER 2 Built-up Roofing, Gray/ Black	No	None Detected	Synthetic Fiber Carbonates	r 20%						Silicone Carbonates Binder/Filler	100%
					Quartz Binder/Filler	80%			LAYER 2 Shingle, Black/ Gray	No No	one Detected	Synthetic Fiber Carbonates Quartz	. 20%
0157250-004 UBR-AB-04	UNCLE BILLY'S HILO BAY-MAIN ROOF	Roofing Tar, Black	No	None Detected								Binder/Filler	80%
					Carbonates Quartz Binder/Filler	100%							
						Page 1 of 9							Page 2 of 9

			E 109, P110	penix, AZ 8504	4 <b>015</b>	57250			9830 S. 51st Street, Suit	e B109, P	hoenix, AZ 850	44	<b>015725</b>	eport 50
	Bulk	Ashestos Analysis hu	/ Polariz/	ed Light Mic	croscopy			Bulk	Ashestos Analysis h	v Polari	zed I ight Mi	croscopy		
	Duik	NVLAP	#101926-0		<u>,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,</u>			Baik	NVLAF	9#101926-0	)	<u>erescopy</u>		
Address:	ENVIROSERVIO 505 WARD AVE	CES & TRAINING CENTER E, STE 202	R Job# / Date F	P.O. #: Received:	15-4018 06/29/2015 07/08/2015		Client: Address:	ENVIROSERVI 505 WARD AV	CES & TRAINING CENTER E, STE 202	R Job# Date	# / P.O. #: e Received:	15-4018 06/29/2015 07/08/2015		
Collected:	06/17/2015	1 90014	Date F	Reported:	07/08/2015		Collected:	06/17/2015	1 90014	Date	e Reported:	07/08/2015		
Project Name: Address:	DLNR ASSESS PROPERTIES	BANYAN DRIVE	EPA N Submi	Aethod: itted By:	EPA 600/R-93/116 CELENA FREITAS		Project Name Address:	PROPERTIES	BANYAN DRIVE	EPA Subi	Method: mitted By:	EPA 600/R-93/1 CELENA FREIT	16 AS	
Lab ID S Client ID L	Sample .ocation	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	pe Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos Ty d (%)	ype Non-A Cons	sbestos tituents	
0157250-009 U UBR-AB-09 H R	INCLE BILLY'S IILO BAY-MAIN ROOF	LAYER 1 Vent Caulking, Gray	No N	Ione Detected			0157250-014 UBR-AB-14	UNCLE BILLY'S HILO BAY-LOWER ROOF	Hyrdostop Patch, Gray	No	None Detected			
					Carbonates Quartz Binder/Filler	100%						Carbonates Quartz Binder/Filler	100	0%
		LAYER 2 Sealant, Gray	No N	Ione Detected	Carbonates Quartz Binder/Filler	100%	0157250-015 UBR-AB-15	UNCLE BILLY'S HILO BAY-LOWER ROOF	Hyrdostop Patch, Gray	No	None Detected	Carbonates		
0157250-010 U ^I UBR-AB-10 H	INCLE BILLY'S IILO BAY-MAIN	Vent Sealant, Black	No N	Ione Detected								Quartz Binder/Filler	100	)%
					Carbonates Quartz Binder/Filler	100%	0157250-016 UBR-AB-16	UNCLE BILLY'S HILO BAY-LOWER ROOF	Coating Patch, Gray	No	None Detected	Cellulose Fil	ber <19	%
0157250-011 U UBR-AB-11 H R	INCLE BILLY'S IILO BAY-MAIN ROOF	Vent Sealant, Black	No N	Ione Detected	Cellulose Fiber	<1%						Quartz Mica Binder/Filler	99%	%
					Carbonates Quartz Binder/Filler	99%	0157250-017 UBR-AB-17	UNCLE BILLY'S HILO BAY-LOWER ROOF	Coating Patch, Gray	No	None Detected			
0157250-012 U ^I UBR-AB-12 H R	INCLE BILLY'S IILO BAY-MAIN	Vent Sealant, Black	No N	Ione Detected								Carbonates Binder/Filler	100	)%
					Carbonates Quartz Binder/Filler	100%	0157250-018 UBR-AB-18	UNCLE BILLY'S HILO BAY-LOWER ROOF	Coating Patch, Gray	No	None Detected	Cellulose Fil	ber <19	%
0157250-013 Ui UBR-AB-13 H R	INCLE BILLY'S IILO BAY-LOWER ROOF	Hyrdostop Patch, Gray	No N	lone Detected								Quartz Mica Binder/Filler	99%	%
					Carbonates Quartz Binder/Filler	100%								

Page 4 of 9

		EMC LA 9830 S. 51st Street, Suite	<b>4<i>BS,</i></b> ■ B109, PI	INC.	Labora 44 01	itory Report 57250			EMC LA 9830 S. 51st Street, Suit	ABS, I e B109, Phoer	<b>NC.</b> nix, AZ 85044	I	Laboratory Report 0157250
		Phone: 800-362-3373 or 480	)-940-5294	- Fax: (480) 893	-1726				Phone: 800-362-3373 or 48	0-940-5294 - Fa	ax: (480) 893-1	726	
	<u>Bulk</u>	Asbestos Analysis by	<u>/ Polariz</u>	zed Light Mi	<u>croscopy</u>			<u>Bulk</u>	Asbestos Analysis b	y Polarized	Light Mic	roscopy	
Client: Address:	ENVIROSERVI 505 WARD AVI	NVLAP CES & TRAINING CENTEF E, STE 202 L 96814	#101926-0 R Job# Date Date	/ P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/08/2015		Client: Address:	ENVIROSERV 505 WARD AV	NVLAF ICES & TRAINING CENTEF E, STE 202 H 96814	#101926-0 R Job# / P. Date Rec Date Ana	.O. #: ceived: alvzed:	15-4018 06/29/2015 07/08/2015	
Collected: Project Name Address:	06/17/2015 e: DLNR ASSESS PROPERTIES	BANYAN DRIVE	Date EPA Subn	Reported: Method: nitted By:	07/08/2015 EPA 600/R-93/116 CELENA FREITAS		Collected: Project Name Address:	06/17/2015 e: DLNR ASSESS PROPERTIES	S BANYAN DRIVE	Date Rep EPA Met Submitte	ported: thod: ed By:	07/08/2015 EPA 600/R-93/116 CELENA FREITAS	;
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Colle Asbesto Detected	cted By: s Asbestos Ty d (%)	ype Non-Asbestos Constituents	S	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Collected Asbestos A Detected	d By: Asbestos Typ (%)	oe Non-As Constit	bestos tuents
0157250-019 UBR-AB-19	UNCLE BILLY'S HILO BAY-LOWER ROOF SOFFIT VEN	LAYER 1 Sealant, Gray/ Brown T	No	None Detected			0157250-023 UBR-AB-23	UNCLE BILLY'S HILO BAY-UPPER ROOF	Roof Patch, Black	No None	e Detected	Cellulose Fiber	<1%
					Carbonates Quartz Binder/Filler	100%						Gypsum Quartz Binder/Filler	99%
		LAYER 2 Sealant, Black	No	None Detected	Cellulose Fiber Carbonates Quartz Binder/Filler	<1% 99%	0157250-024 UBR-AB-24	UNCLE BILLY'S HILO BAY-UPPER ROOF	Roof Patch, Black	No Non	e Detected	Synthetic Fiber	r 10%
0157250-020 UBR-AB-20	UNCLE BILLY'S HILO BAY-LOWER ROOF SOFFIT VEN	LAYER 1 Sealant, Gray/ Brown T	No	None Detected								Carbonates Quartz Binder/Filler	90%
					Carbonates Quartz Binder/Filler	100%	0157250-025 UBR-AB-25	UNCLE BILLY'S HILO BAY-UPPER ROOF-METAL	Caulking, White	No Non	e Detected		
		LAYER 2 Sealant, Black	No	None Detected	Synthetic Fiber Carbonates Quartz Binder/Filler	10% 90%	0157050.000		Caulting White	N. No.	- Detected	Carbonates Binder/Filler	100%
0157250-021 UBR-AB-21	UNCLE BILLY'S HILO BAY-LOWER ROOF SOFFIT VEN	LAYER 1 Sealant, Gray/ Brown T	No	None Detected			0157250-026 UBR-AB-26	HILO BAY-UPPER ROOF-METAL FLASHING	Caulking, white	NO NON	e Detected		
					Carbonates Quartz Binder/Filler	100%	0157250-027	UNCLE BILLY'S	Caulking. White	No Non	e Detected	Carbonates Binder/Filler	100%
		LAYER 2 Sealant, Black	No	None Detected	Synthetic Fiber Carbonates Quartz Binder/Filler	1% 99%	UBR-AB-27	HILO BAY-UPPER ROOF-METAL FLASHING				Carbonates Binder/Filler	100%
0157250-022 UBR-AB-22	UNCLE BILLY'S HILO BAY-UPPER ROOF	Roof Patch, Black	No	None Detected									
					Gypsum Carbonates Quartz Binder/Filler	100%							
					Pa	ge 5 of 9							Page 6 of 9

		<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	ABS, INC. te B109, Phoenix, AZ 85 0-940-5294 - Fax: (480) 89	Laborat 6044 015 93-1726	tory Report 57250			<b>EMC L</b> 9830 S. 51st Street, Sui Phone: 800-362-3373 or 48	<b>ABS</b> te B109, F 50-940-529	, INC. Phoenix, AZ 850 4 - Fax: (480) 89	044 3-1726	Laboratory Report 0157250
	<u>Bulk</u>	Asbestos Analysis b	y Polarized Light N	licroscopy			<u>Bulk</u>	Asbestos Analysis b	y Polar	ized Light M	<u>icroscopy</u>	
Client: Address: Collected: Project Nam	ENVIROSERV 505 WARD AV HONOLULU H 06/17/2015 e: DLNR ASSESS PROPERTIES	NVLAI ICES & TRAINING CENTE E, STE 202 II 96814 S BANYAN DRIVE	P#101926-0 R Job# / P.O. #: Date Received: Date Analyzed: Date Reported: EPA Method: Submitted Dur	15-4018 06/29/2015 07/08/2015 07/08/2015 EPA 600/R-93/116		Client: Address: Collected: Project Name	ENVIROSERV 505 WARD AV HONOLULU H 06/17/2015 e: DLNR ASSESS PROPERTIES	NVLA ICES & TRAINING CENTE E, STE 202 II 96814 S BANYAN DRIVE	P#101926- R Job: Date Date Date EPA	0 # / P.O. #: e Received: e Analyzed: e Reported: A Method:	15-4018 06/29/2015 07/08/2015 07/08/2015 EPA 600/R-93/11	6
Address:			Collected By:	CELENA FREITAS		Address:			Coll	ected By:	GELENA FREITA	5
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos Detected (%)	Type Non-Asbestos Constituents	3	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste	os Asbestos 1 ed (%)	Type Non-As Const	sbestos ituents
0157250-028 UBR-AB-28	UNCLE BILLY'S HILO BAY-UPPER ROOF-METAL FLASHING	LAYER 1 Caulking, Gray	No None Detected			0157250-031 UBR-AB-31	UNCLE BILLY'S HILO BAY-LOWER ROOF-ELEVATOR SHAFT	LAYER 1 Caulking, Tan	No	None Detected		
				Carbonates Binder/Filler	100%						Carbonates Binder/Filler	100%
		LAYER 2 Caulking, Clear/Yellow	No None Detected	Silicone Binder/Filler	100%			LAYER 2 Caulking, Gray	No	None Detected	Carbonates Binder/Filler	100%
		LAYER 3 Caulking, Black	No None Detected	Cellulose Fiber Carbonates Quartz Binder/Filler	10% 90%	0157250-032 UBR-AB-32	UNCLE BILLY'S HILO BAY-LOWER ROOF-ELEVATOR SHAFT	LAYER 1 Caulking, Tan	No	None Detected		
0157250-029 UBR-AB-29	UNCLE BILLY'S HILO BAY-UPPER ROOF-METAI	LAYER 1 Caulking, Gray	No None Detected					LAYER 2	No	None Detected	Carbonates Binder/Filler	100%
	FLASHING			Carbonates Binder/Filler	100%			Caulking, Gray	-		Carbonates Binder/Filler	100%
		LAYER 2 Caulking, Black	No None Detected	Cellulose Fiber Carbonates Binder/Filler	10% 90%	0157250-033 UBR-AB-33	UNCLE BILLY'S HILO BAY-LOWER ROOF-ELEVATOR SHAFT	Caulking, Tan	No	None Detected		
0157250-030 UBR-AB-30	UNCLE BILLY'S HILO BAY-UPPER	LAYER 1 Caulking, Gray	No None Detected								Carbonates Binder/Filler	100%
	FLASHING			Carbonates Binder/Filler	100%	0157250-034 UBR-AB-34	UNCLE BILLY'S HILO BAY-LOWER ROOF-ELEVATOR SHAFT	LAYER 1 Caulking, Gray	No	None Detected		
		LAYER 2 Caulking, Black	No None Detected	Cellulose Fiber Carbonates Quartz	10%						Carbonates Quartz Binder/Filler	100%
				Binder/Filler	90%			LAYER 2 Caulking, Tan	No	None Detected	Carbonates Binder/Filler	100%

Page 8 of 9

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CHAIN O EMC

# 9830 S. 5[.] Phoer (800) 362-3373

		<b>EMC</b> L 9830 S. 51st Street, Sui	<b>ABS,</b> te B109, Pl	INC.	44	Labor 01	ratory Report 157250				90 (800) 3	830 S. 5 Phoer 362-3373
	Dull	Phone: 800-362-3373 or 48	0-940-5294	- Fax: (480) 893	8-1726			COMPA		ENVIROSERVI		
	Bulk	ASDESTOS ANAIYSIS D	PH101026-0	zea Light IVII	croscopy					505 Ward Ave. S	Suite #202	
Client			P lob#		15 1010					Honolulu, HI 968	314	
Address:		/ICES & TRAINING CENTE /E STE 202	R JOD#	P.O. #.	10-4010			CONTAG	ст:	Celena Freitas		
		H 96814	Date	Analyzed:	07/08/2015			Phone/F	ax:	(808) 839-7222	ext 232/(808) 83	,9-4455
Collected:	06/17/2015	11 30014	Date	Reported:	07/08/2015			Email:		cfreitas@gotoetc.co	m	
Project Nam	ne: DLNR ASSES	S BANYAN DRIVE	EPA	Method:	EPA 600/R	-93/116		Now A	ccepting:	VISA MASTER	CARD	
Address [.]	PROPERTIES		Subn	nitted By:	CELENA FI	REITAS		COM	PLETE II	EMS 1-4: (Failu	re to complete a	any iter
Address.			Colle	cted By:				1. TU ****Prior	RNAROU confirmation	ND TIME: [Sain of turnaround time is	me Day RUSH]	[1-Day
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detected	s Asbestos T d (%)	ype N	lon-Asbesto Constituent	os is	**** ^{Addii} ****Labo <b>2. TY</b>	tional charge ratory analys PE OF AN	s for rush analysis (ple sis may be subject to de IALYSIS: (Bu	ase call marketing d slay if credit terms a (Ik-PLM]>[Air-P	iepartme ire not me CM] [
0157250-035 UBR-AB-35	UNCLE BILLY'S HILO BAY-LOWER ROOF-ELEVATOR	LAYER 1 Caulking, Gray	No	None Detected				3. DIS	SPOSAL I	NSTRUCTIONS: (If you do n	Dispose of storage of	sample nce, EM perties
	SHAFT				Carbo	onates		PO	Number			Pro
				News Data dad	Quart Binde	:z ≱r/Filler	100%	E	MC PLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	
		Caulking, Black	NO	None Delected	Quari Carbo	tz onates	<1%	1-1	136	UBR-AB-01-36	6/17/15	P
					Mica Binde	∍r/Filler	99%					
0157250-036 UBR-AB-36	UNCLE BILLY'S HILO BAY-LOWER ROOF-ELEVATOR SHAFT	Caulking, Gray	No	None Detected								· · · · ·
					Carbo Quar Binde	onates tz эr/Filler	100%					
K				K	it Ke	int						
Analyst - K	Kenneth Scheske			Signato	f bry - Lab Direct	or - Kurt Ket	tler			· · · · ·		
Distinctly stratified, easi in area percent unless of from which the sample that they will not be repr written approval will not be repr written approval by our I Accredited by the Nation constitutes or implies pr by NVLAP, NIST, or any	Ity separable layers of samples are in otherwise noted. The report applies was taken or of apparently identica roduced wholly or in part for advertit laboratory. The samples not destro roduct certification, approval, or end y agency of the Federal Governmer	analyzed as subsamples of the whole and are reported. to the standards or procedures identified and to the sa or similar products, nor do they represent an ongoing ing or other purposes over our signature or in connecti yed in testing are retained a maximum of thirty days. To logy, Voluntary Laboratory Accreditation Program for orsement by the National Institute of Standards and Te t. Polarized Light Microscopy may not be consistently re	separately for each di mple(s) tested. The t iquality assurance proc no with our name with he laboratory meame with he laboratory measure selected test method chnology. The report r diable in detecting ast	scernible layer. All analyses a test results are not necessarily gram unless so noted. These out special written permission rement of uncertainty for the te for asbestos. The accreditatis must not be used by the client bestos in floor coverings and s	re derived from calibrated vi indicated or representative ( reports are for the exclusive The report shall not be rep st method is approximately in or any reports generated to claim product certification imilar non-friable organically	sual estimate and measu of the qualities of the lot use of the addressed clie roduced except in full, will ess than 1 by area perce by this laboratory in no w , approval, or endorseme bound materials.	ired ent and thout nt. ay ent	SPECI	AL INSTRU	JCTIONS: <u>Please</u> (Print) <u>Celena Frei</u> t	Stop at 1 st Positiv	/e
								Relinqu	uished by: <u>(</u>	<u>Celena Freitas</u> Da	te/Time: 6/26/15	; (b) <b>- b</b> )
								Reinqu	ushed by: <u>-</u>	marin		viand
						Р	age 9 of 9	** In the	event of an	v dispute between the	above parties for f	these ser

rties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs. Rev. 09/27/08

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'y

<b>DF CUST(</b> C Labs, Inc. 1 st St., Ste B- nix, AZ 85044 8 Fax (480) 8	DDY 109 193-1726	TAT: 3 ⁵ demp Rec'd: JUN 2 9 P.M.						
ER, LLC	BILL TO:	(If Different Location)						
Price Q	uoted: \$	/ Sample \$ / Layers						
ns may cause	a delay in pro	cessing or analyzing your samples)						
] [2-Day]	[3]4-5 Day]	[6-10 Day]						
nt for pricing deta t	ails)							

>[Air-PCM] [Lead] [Point Count] [Fungi: AOC, W-C, Bulk, Swab, Tape] pose of samples at EMC [>> [Return samples to me at my expense] > preference, EMC will dispose of samples 60 days from analysis.)

## Project Number: 15-4018

LOCATION/MATERIAL TYPE	Samples Accepted Yes & No	AIR SAMPLE INFO / COMMENTS ON OFF FLOW RATE
Please See Attached Sheet	(C)	
	Y N	
	Y N	
	YN	
	YN	
	Y N	
	YN	
······	Y N	
1	YN	
· · · · · · · · · · · · · · · · · · ·	YN	
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	Y N	
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	YN "	

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	$\sim$	$\alpha$	1	
(Sig	gnature) (D	eug	hilano	
Re	eceived by:	eard refe	terio	Date/Time: 6 39/15-
<u>5</u> Re	eceived by:	52	<b>```</b>	Date/Time: 42915
Re	eceived by:			Date/Time:

# Table 1 **Asbestos Survey Results Banvan Drive Properties**

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	Danyan		······································		
Sample ID	Hotel	Homogeneous Area	Material		
UBR-AB-01	Unala Dillada Hilo				
UBR-AB-02	Dres Dinys rillo	Main Roof	Built-up Roofing		
UBR-AB-03	Бау				
UBR-AB-04	Lingle Dillide Hile				
UBR-AB-05		Main Roof	Black Roofing Tar		
UBR-AB-06					
UBR-AB-07	Unale Dilluia Uile				
UBR-AB-08	Dicle Billy 8 milo	Main Roof	Gray Vent Caulking		
UBR-AB-09					
UBR-AB-10	Ingle Dillula Hile				
UBR-AB-11		Main Roof	Black Vent Sealant		
UBR-AB-12	Вау		·		
UBR-AB-13	Unala Dillata Uila				
UBR-AB-14	Uncle Billy's Hilo	Lower Roof	Hydrostop Patch		
UBR-AB-15	Вау				
UBR-AB-16	Haala Dillada Hila				
UBR-AB-17		Lower Roof	Gray Coating Patch		
UBR-AB-18	- Вау				
UBR-AB-19	I Ingle Dillain Uile				
UBR-AB-20	Dicie Billy's Fillo	Lower Roof Soffit Vent	Sealant		
UBR-AB-21	Вау				
UBR-AB-22	II. Dillada IIilo				
UBR-AB-23	- Uncle Billy's Hilo	Upper Roof	Black Roof Patch		
UBR-AB-24	Вау				
UBR-AB-25	Unale Dilly's Uile	Upper Roof - Metal			
UBR-AB-26		Elashing	White Caulking		
UBR-AB-27	Бау	1 lasining			
UBR-AB-28	Uncle Billy's Hilo	Upper Roof - Metal			
UBR-AB-29		Flashing	Gray Caulking		
UBR-AB-30	Bay	r tasining			
UBR-AB-31	- Uncle Billivia Uilo	Lower Roof - Elevator			
UBR-AB-32		Shaft	Tan Caulking		
UBR-AB-33	Бау	Shan			
UBR-AB-34	Unale Billy's Hilo	Lower Roof - Elevator			
UBR-AB-35		Shaft	Gray Caulking		
UBR-AB-36		Shan			

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9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 U Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726									
	<u>Bul</u>	<u>k Asbestos Analysis by</u>	<u> Polar</u>	ized Light N	<u> Aicroso</u>	copy			
		NVLAP	#101926-	0					
Client:	ENVIROSER	VICES & TRAINING CENTER	R Job	# / P.O. #:	15-4	5-4018			
Address:	505 WARD A	VE, STE 202	Date	e Received:	06/3	06/30/2015			
	HONOLULU	HI 96814	Date	e Analyzed:	07/0	07/09/2015			
Collected:	06/24/2015		Date	e Reported:	07/0				
Project Name	e: DLNR ASSES	SS BANYAN DRIVE	EPA	Method:	EPA	600/R-93/116			
Addross		S VIC LIII O DAV	Sub	mitted By:	CEL	ENA FREITAS			
Auuress.	UNCLE DILL	I S HILO BAT	Coll	ected By:					
Lab ID	Sample	Layer Name /	Asbest	os Asbestos	Туре	Non-Asb	estos		
Client ID	Location Sample Description		Detecte	ed (%)		Constitu	stituents		
0157287-001	FL 4 TO ROOF STAIRWELL	Drywall, Off White/ Brown	No	None Detected		Cellulose Fiber	10%		
						Gypsum Quartz Carbonates	90%		
0157287-002	FL 4 TO ROOF	Drywall, Off White/ Brown	No	None Detected		Cellulose Fiber	10%		
UBK-AB-38						Gypsum Quartz Carbonates	90%		
0157287-003 UBR-AB-39	FL 4 TO ROOF STAIRWELL	Drywall, Off White/ Brown	No	None Detected		Cellulose Fiber	10%		
						Gypsum Quartz Carbonates	90%		
0157287-004	FLOOR 4	LAYER 1	No	None Detected		Cellulose Fiber	12%		
UB4-AB-01		Drywali, Gray/ Brown				Gypsum Quartz Carbonates	88%		
		LAYER 2	Yes	Chrysotile	3%	Cellulose Fiber	<1%		
		Joint Compound, Beige/ Off Whit	e			Carbonates Mica Quartz Binder/Filler	96%		
		LAYER 3	Yes	Chrysotile	3%				
		Texture, Off White/ White				Carbonates Mica Quartz Binder/Siller	070/		
						Binder/Filler	97%		

# EMC LABS, INC.

# Laboratory Report

Page 1 of 48

		<b>EMC LA</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480-	<b>BS</b> , B109, Phoe 940-5294 - F	<b>INC.</b> enix, AZ 850 Fax: (480) 893	944 3-1726	Labo 0'	oratory Report 157287			<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	<b>4BS</b> , e B109, P )-940-5294	, <b>INC.</b> Phoenix, AZ 856 4 - Fax: (480) 89	044  3-1726	Labo 0	ratory Report 157287
	Bulk	<u>Asbestos Analysis by</u>	Polarize	d Light M	icrosco	py			<u>Bulk</u>	Asbestos Analysis by	<u>y Polari</u> #101926-0	zed Light M	licrosco	ру	
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU H	/ICES & TRAINING CENTER /E, STE 202 HI 96814	Job# / F Date Re Date Ar	P.O. #: eceived: nalyzed:	15-401 06/30/2 07/09/2	18 2015 2015		Client: Address:	ENVIROSERVIO 505 WARD AVE HONOLULU HI	CES & TRAINING CENTER E, STE 202	R Job# Date Date	# / P.O. #: Received: Analyzed:	15-40 [,] 06/30/ 07/09/	18 2015 2015	
Collected: Project Name Address:	06/24/2015 e: DLNR ASSES PROPERTIES UNCLE BILLY	S BANYAN DRIVE 3 "S HILO BAY	Date Re EPA Me Submitt	eported: ethod: ted By: ed By:	07/09/2 EPA 60 CELEN	2015 00/R-93/116 NA FREITAS		Collected: Project Name Address:	06/24/2015 E: DLNR ASSESS PROPERTIES UNCLE BILLY'S	BANYAN DRIVE S HILO BAY	Date EPA Subr Colle	e Reported: Method: mitted By: ected By:	07/09/ EPA 6 CELEI	2015 00/R-93/116 NA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / A Sample Description I	Asbestos Detected	Asbestos T (%)	уре	Non-Asbest Constituen	ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos d (%)	Гуре	Non-Asbest Constituen	os ts
0157287-005 UB4-AB-02	FLOOR 4	LAYER 1 Drywall, Gray/ Brown	No No	one Detected		Cellulose Fiber Gypsum Quartz Carbonates	12% 88%	0157287-010 UB4-AB-07	FLOOR 4- EXTERIOR RAILING	LAYER 1 Felt, Tan/ Black	No	None Detected		Synthetic Fiber Carbonates Quartz Bindor/Eiller	35%
		LAYER 2 Joint Compound, Beige/ Off White Note: *Not analyzed per client request LAYER 3 Texture Off White/ White								LAYER 2 Compound, White	No	None Detected		Synthetic Fiber Carbonates Gypsum Mica Binder/Filler	<1% 99%
		Note: *Not analyzed per client request						0157287-011 UB4-AB-08	FLOOR 4- EXTERIOR RAILING	Felt, Tan/ Black	No	None Detected		Synthetic Fiber	35%
0157287-006 UB4-AB-03	FLOOR 4	LAYER 1 Drywall, Gray/ Brown	No No	one Detected		Cellulose Fiber Gypsum Quartz Carbonatos	12%							Carbonates Quartz Binder/Filler	65%
		LAYER 2 Joint Compound, Beige/ Off White Note: *Not analyzed per client request				Garbonatos	0070	0157287-012 UB4-AB-09	FLOOR 4- EXTERIOR RAILING	Felt, Tan/ Black	No	None Detected		Synthetic Fiber Carbonates Quartz Binder/Filler	35% 65%
		LAYER 3 Texture, Off White/ White Note: *Not analyzed per client request						0157287-013 UB3-AB-01	FLOOR 3	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected		Mineral Wool Carbonates Gypsum	80%
0157287-007 UB4-AB-04	FLOOR 4	Textured Plaster Wall, Off White/ Lt. Green/ White	Yes Ch	irysotile 3	3%	Carbonates Gypsum Quartz		0157287-014	FLOOR 3	2x4 Fissure Ceiling Tile, White/	Yes	Chrysotile	3%	Perlite Binder/Filler Mineral Wool	20%
0157287-008 UB4-AB-05	FLOOR 4	Note: *Not analyzed per client request				Binder/Filler	97%	UB3-AB-02		Beige				Carbonates Gypsum Perlite Binder/Filler	12%
0157287-009 UB4-AB-06	FLOOR 4	Note: *Not analyzed per client request						0157287-015 UB3-AB-03	FLOOR 3	Note: *Not analyzed per client request					
						Pa	age 2 of 48							Pa	age 3 of 48

		9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	ABS, INC. te B109, Phoenix, AZ 850 0-940-5294 - Fax: (480) 89	044 3-1726	Laboratory Report 0157287			<b>EMC L</b> 9830 S. 51st Street, Sui Phone: 800-362-3373 or 48	<b>ABS,</b> te B109, P 30-940-5294	INC.	44 -1726	Laboratory Report 0157287
	Bull	k Asbestos Analysis b	y Polarized Light M	icroscopy			B	ulk Asbestos Analysis b	y Polaria	zed Light Mi	croscopy	
		NVLAF	P#101926-0					NVLA	P#101926-0			
Client: Address:	ENVIROSER\ 505 WARD A\ HONOLULU 06/24/2015	VICES & TRAINING CENTEI VE, STE 202 HI 96814	R Job# / P.O. #: Date Received: Date Analyzed: Date Reported:	15-4018 06/30/2015 07/09/2015 07/09/2015		Client: Address: Collected:	ENVIROSE 505 WARD HONOLULI 06/24/2015	RVICES & TRAINING CENTE AVE, STE 202 U HI 96814	R Job# Date Date Date	/ P.O. #: Received: Analyzed: Reported:	15-4018 06/30/2015 07/09/2015 07/09/2015	
Project Nam	e: DLNR ASSES	SS BANYAN DRIVE	EPA Method:	EPA 600/R-93/11	6	Project Name	e: DLNR ASS	ESS BANYAN DRIVE	EPA	Method:	EPA 600/R-93/116	
Address:	PROPERTIES UNCLE BILLY	S ('S HILO BAY	Submitted By:	CELENA FREITA	S	Address:	PROPERTI UNCLE BIL	ES LY'S HILO BAY	Subr	nitted By:	CELENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos T Detected (%)	Гуре Non-A Const	sbestos tituents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto	s Asbestos Ty d (%)	ype Non-Asl Constit	bestos cuents
0157287-016 UB3-AB-04	FLOOR 3	Spray-On Ceiling, White/ Off White	Yes Chrysotile	5% Carbonates Gypsum Mica Quartz Binder/Filler	95%	0157287-022 UB3-AB-10	FLOOR 3	LAYER 1 Rough Plaster Wall, Gray	No	None Detected	Quartz Gypsum Mica Carbonates Binder/Filler	100%
0157287-017 UB3-AB-05	FLOOR 3	Note: *Not analyzed per client request						LAYER 2 Paint, White	No	None Detected	Carbonates Gypsum Quartz	
0157287-018 UB3-AB-06	FLOOR 3	Note: *Not analyzed per client request				0157287-023	FLOOR 3	LAYER 1 Rough Plaster Wall, Gray	No	None Detected	Binder/Filler	100%
0157287-019 UB3-AB-07	FLOOR 3	Drywall, White/ Brown	No None Detected	Cellulose Fib Gypsum Quartz Carbonates	er 12%	063-86-11					Guartz Gypsum Mica Carbonates Binder/Filler	100%
				Garbonates	00 /0			LAYER 2	No	None Detected	Cellulose Fiber	<1%
0157287-020 UB3-AB-08	FLOOR 3	Drywall, White/ Brown	No None Detected	Cellulose Fib Fibrous Glas Gypsum	er 10% s 2%			Paint, White			Carbonates Gypsum Quartz Binder/Filler	99%
				Carbonates	88%						2	
0157287-021 UB3-AB-09	FLOOR 3	LAYER 1 Drywall, White/ Brown	No None Detected	Cellulose Fib Fibrous Glas Gypsum Quartz Carbonates	er 10% s 2%	0157287-024 UB3-AB-12	FLOOR 3	LAYER 1 Rough Plaster Wall, Gray	No	None Detected	Quartz Gypsum Mica Carbonates Binder/Filler	100%
		LAYER 2 Texture / Paint, White Note: Sample is mainly Paint - little Texture present	No None Detected	Cellulose Fib Carbonates Gypsum Quartz Binder/Filler	er <1% 99%			LAYER 2 Paint, White	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%

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	Bu		-940-5294	Phoenix, AZ 850 4 - Fax: (480) 89	044 3-1726	0	157287			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480
		Ik Asbestos Analysis by	Polari	zed Light M	icrosco	py			<u>Bulk</u>	Asbestos Analysis by
		NVLAP#	<b>#101926-0</b>	D						NVLAP
Client: Address:	ENVIROSEF 505 WARD A	RVICES & TRAINING CENTER AVE, STE 202	Job# Date	# / P.O. #: e Received:	15-40 06/30/	18 /2015		Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTEF E, STE 202
	HONOLULU	HI 96814	Date	e Analyzed:	07/09/	/2015			HONOLULU H	II 96814
Collected:	06/24/2015		Date	e Reported:	07/09/	/2015		Collected:	06/24/2015	
Project Name:	DLNR ASSE PROPERTIE	SS BANYAN DRIVE	EPA Subr	Method: mitted By:	EPA 6 CELE	00/R-93/116 NA FREITAS		Project Name	PROPERTIES	
Address:	UNCLE BILL	LY'S HILO BAY	Colle	ected By:				Address:	UNCLE BILLY	S HILO BAY
Lab ID S Client ID I	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	Гуре	Non-Asbest Constituen	os ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description
0157287-025 F UB3-AB-13	FLOOR 3	Carpet Mastic, Yellow	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz Bindor/Fillor	<1%	0157287-031 UB3-AB-19	FLOOR 3	Textured Plaster Wall, Off White/ Lt. Green
						Dilidei/Fillei	99%	0157287-032	FLOOR 3	Textured Plaster Wall. Off White/
0157287-026 F UB3-AB-14	FLOOR 3	Carpet Mastic, Yellow	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz	<1%	UB3-AB-20		Lt. Green
						Binder/Filler	99%	0157287-033	FLOOR 3	Textured Plaster Wall, Off White/
0157287-027 F UB3-AB-15	FLOOR 3	Carpet Mastic, Yellow	No	None Detected		Synthetic Fiber Carbonates Gypsum	<1%	UB3-AB-21		
						Quartz Binder/Filler	99%	0157287-034 UB3-AB-22	FLOOR 3-RAILING	Felt, Tan/ Black
0157287-028 F UB3-AB-16	FLOOR 3	Drywall, Brown	No	None Detected		Cellulose Fiber Gypsum Quartz	12%			
						Carbonates	88%	0157287-035	FLOOR 3-RAILING	Felt, Tan/ Black
0157287-029 F UB3-AB-17	FLOOR 3	Drywall, Brown	No	None Detected		Cellulose Fiber Gypsum Quartz	12%	UB3-AB-23		
						Carbonates	88%			
0157287-030 F UB3-AB-18	FLOOR 3	LAYER 1 Drywall, Brown	No	None Detected		Cellulose Fiber	12%	0157287-036 UB3-AB-24	FLOOR 3-RAILING	Felt, Tan/ Black
						Quartz Carbonates	88%			
		LAYER 2 Texture / Paint, White Note: Sample is mainly Paint - little Texture present	No	None Detected		Carbonates Gypsum Quartz	100%	0157287-037 UB2-AB-01	FLOOR 2	2x4 Fissure Ceiling Tile, White/ Beige
						DITUEI/FIIIEI	100 %			

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# EMC LABS, INC.

1st Street, Suite B109, Phoenix, AZ 85044 362-3373 or 480-940-5294 - Fax: (480) 893-1726

# Analysis by Polarized Light Microscopy

# NVLAP#101926-0

२	Job# / P.O. #:	15-4018
	Date Received:	06/30/2015
	Date Analyzed:	07/09/2015
	Date Reported:	07/09/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

# Collected By:

As De	sbesto etecte	os Asbestos ed (%)	Туре	Non-Asbestos Constituents	
1	No	None Detected		Carbonates Quartz Binder/Filler	100%
1	No	None Detected		Carbonates Quartz Binder/Filler	100%
I	No	None Detected		Carbonates Quartz Binder/Filler	100%
	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	35% 65%
	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	35% 65%
	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	35% 65%
	Yes	Chrysotile	3%	Mineral Wool Carbonates Gypsum Perlite Binder/Filler	85%

# Laboratory Report 0157287

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	Bul	9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	<b>ABS, INC.</b> e B109, Phoenix, AZ 8504 0-940-5294 - Fax: (480) 893- y Polarized Light Mic	Labor 14 01 -1726 Croscopy	atory Report 57287		В	<b>EMC L</b> 9830 S. 51st Street, Su Phone: 800-362-3373 or 44 ulk Asbestos Analysis k	<b>ABS,</b> ite B109, Pho 30-940-5294 - oy Polarize	INC. Denix, AZ 850 Fax: (480) 893 Ed Light Mi	944 3-1726 icroscopy	Laboratory Report 0157287
		NVLAP	2#101926-0	<u></u>				NVLA	P#101926-0		<u> </u>	
Client: Address: Collected: Project Name Address:	ENVIROSER 505 WARD A HONOLULU 06/24/2015 E: DLNR ASSES PROPERTIES UNCLE BILLY	VICES & TRAINING CENTER VE, STE 202 HI 96814 SS BANYAN DRIVE S Y'S HILO BAY	R Job# / P.O. #: Date Received: Date Analyzed: Date Reported: EPA Method: Submitted By: Collected By:	15-4018 06/30/2015 07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS		Client: Address: Collected: Project Nam Address:	ENVIROSE 505 WARD HONOLUL 06/24/2015 e: DLNR ASS PROPERTI UNCLE BIL	ERVICES & TRAINING CENTE AVE, STE 202 U HI 96814 ESS BANYAN DRIVE IES LLY'S HILO BAY	R Job# / Date R Date A Date R EPA M Submit	P.O. #: Received: analyzed: Reported: lethod: tted By: tted By:	15-4018 06/30/2015 07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS	6 5
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos Ty Detected (%)	vpe Non-Asbesto Constituents	s S	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non-As Consti	sbestos ituents
0157287-038 UB2-AB-02 0157287-039	FLOOR 2	Note: *Not analyzed per client request				0157287-043 UB2-AB-07	FLOOR 2	LAYER 1 Plaster Wall, Gray	No N	one Detected	Cellulose Fibe Quartz Carbonates Gypsum Mica	er <1%
UB2-AB-03		Note: *Not analyzed per client request							NI- N	and Datastad	Binder/Filler	99%
0157287-040 UB2-AB-04	FLOOR 2	Drywall Joint Compound, White/ Off White	No None Detected	Carbonates Mica Quartz Perlite				Paint, Lt. Green	NO N	one Detected	Carbonates Gypsum Quartz Binder/Filler	100%
				Binder/Filler	100%	0157287-044	FLOOR 2	LAYER 1 Plaster Wall, Grav	No N	one Detected	Cellulose Fibe	er <1%
0157287-041 UB2-AB-05	FLOOR 2	Drywall Joint Compound, White/ Off White	No None Detected	Carbonates Gypsum Mica Perlite		UB2-AB-08			No. N	one Detected	Quartz Carbonates Gypsum Mica Binder/Filler	99%
				Binder/Filler	100%			Paint, Lt. Green		one Delected	Carbonates	
0157287-042 UB2-AB-06	FLOOR 2	LAYER 1 Drywall Joint Compound, White	No None Detected	Carbonates Mica							Gypsum Quartz Binder/Filler	100%
		LAYER 2 Texture, White/ Off White	No None Detected	Quartz Perlite Binder/Filler	100%	0157287-045 UB2-AB-09	FLOOR 2	LAYER 1 Plaster Wall, Gray	No No	one Detected	Cellulose Fibe Quartz Carbonates Gypsum Mica	er <1%
				Gypsum Mica Perlite Binder/Filler	100%			LAYER 2 Paint, Lt. Green	No N	one Detected	Binder/Filler Carbonates Gypsum Quartz Binder/Filler	99% 100%

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Laboratory Report
0157287
/116
ITAS
ı-Asbestos
nstituents
Fiber 10% Blass 2%
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Fiber 35%
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ller 35%
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		<b>EMC L</b> 9830 S. 51st Street, Suit	<b>ABS, INC.</b> te B109, Phoenix, AZ 8	Labor 5044 01	ratory Report 157287			9830 S. 51st Street, Suite	<b>ABS</b> , INC. B109, Phoenix, AZ	85044	Laboratory Report 0157287
	Bui	Phone: 600-362-3373 of 46	v Polorizod Light I	Microscopy			B	ulk Achastas Analysis h	/ Polorizod Light	Microscopy	
	<u>Du</u>	IK ASDESIOS Analysis D NVI AF	<u>y Polanzeu Light i</u> 2#101926-0	<u>wicioscopy</u>				NVI AP	/ FOIA11260 LIGHT #101926-0	wicroscopy	
Client: Address:	ENVIROSER 505 WARD A HONOLULU	VICES & TRAINING CENTER VE, STE 202 HI 96814	R Job# / P.O. #: Date Received: Date Analyzed:	15-4018 06/30/2015 07/09/2015		Client: Address:	ENVIROSE 505 WARD HONOLULI	RVICES & TRAINING CENTER AVE, STE 202 J HI 96814	A Job# / P.O. #: Date Received: Date Analyzed:	15-4018 06/30/2015 07/09/2015	
Collected: Project Name Address:	06/24/2015 E: DLNR ASSES PROPERTIE UNCLE BILL	SS BANYAN DRIVE S Y'S HILO BAY	Date Reported: EPA Method: Submitted By:	07/09/2015 EPA 600/R-93/116 CELENA FREITAS		Collected: Project Name Address:	06/24/2015 E: DLNR ASS PROPERTI UNCLE BIL	ESS BANYAN DRIVE ES LY'S HILO BAY	Date Reported: EPA Method: Submitted By:	07/09/2015 EPA 600/R-93/11 CELENA FREITA	6 S
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos Detected (%)	Type Non-Asbesto Constituent	os ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbesto Detected (%	os Type Non-A b) Const	sbestos ituents
0157287-054 UB2R-AB-06	FLOOR 2	LAYER 1 Felt, Black Note: *Not analyzed per client request LAYER 2	No None Detected	Cellulose Fiber	35%	0157287-059 UB2R-AB-11	FLOOR 2	Wrap, Silver/ Black	No None Detecte	d Aluminum Carbonates Quartz Binder/Filler	100%
		Felt, Tan/ Black LAYER 3 Felt, White/ Lt. Blue	No None Detected	Carbonates Gypsum Quartz Binder/Filler Cellulose Fiber	65% 15%	0157287-060 UB2R-AB-12	FLOOR 2	Wrap, Silver/ Black	No None Detecte	d Aluminum Carbonates Quartz Binder/Filler	100%
				Gypsum Quartz Binder/Filler	85%	0157287-061 UB2R-AB-13	FLOOR 2	Roofing Material, Gray/ Black	No None Detecte	d Synthetic Fib Carbonates Gypsum	er 20%
0157287-055 UB2R-AB-07	FLOOR 2	Caulking, White/ Lt. Gray	No None Detected	Carbonates Quartz Perlite Binder/Filler	100%	0157287-062 UB2R-AB-14	FLOOR 2	Roofing Material, Gray/ Black	No None Detecte	d Synthetic Fib Carbonates	80% er 20%
0157287-056 UB2R-AB-08	FLOOR 2	Caulking, White/ Lt. Gray	No None Detected	Carbonates Quartz						Gypsum Quartz Binder/Filler	80%
				Perlite Binder/Filler	100%	0157287-063 UB2R-AB-15	FLOOR 2	Roofing Material, Gray/ Black	No None Detecte	d Synthetic Fib Carbonates Gypsum	er 20%
0157287-057 UB2R-AB-09	FLOOR 2	Caulking, White/ Lt. Gray	No None Detected	Carbonates Quartz Perlite Binder/Filler	100%	0157287-064 UB1-AB-01	FLOOR 1	2x4 Fissure Ceiling Tile, White/ Beige	No None Detecte	d Mineral Wool Carbonates	80%
0157287-058 UB2R-AB-10	FLOOR 2	Wrap, Silver/ Black	No None Detected	Aluminum Carbonates Quartz						Perlite Binder/Filler	20%
				Binder/Filler	100%						Page 13 of 48

		EMC L	4 <i>BS,</i>	INC.		L	aboratory Report			EMC L	ABS,	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Ph )-940-5294 ·	oenix, AZ 8 - Fax: (480) 8	35044 393-1726		0157287			9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	e B109, F )-940-529	Phoenix, AZ 850 4 - Fax: (480) 893	44 3-1726	0157287
	<u>Bulk</u>	Asbestos Analysis by	y Polariz	ed Light	Microsc	copy			B	ulk Asbestos Analysis by	/ Polari	ized Light Mi	croscopy	
		NVLAP	#101926-0							NVLAP	#101926-	0		
Client: Address:	ENVIROSERV 505 WARD AV	/ICES & TRAINING CENTEF /E, STE 202	R Job# / Date F	/ P.O. #: Received:	15-4 06/3	018 0/2015		Client: Address:	ENVIROSE 505 WARD	ERVICES & TRAINING CENTER AVE, STE 202	R Job <del>i</del> Date	# / P.O. #: e Received:	15-4018 06/30/2015	
	HONOLULU H	HI 96814	Date /	Analyzed:	07/0	9/2015			HONOLUL	U HI 96814	Date	e Analyzed:	07/09/2015	
Collected:	06/24/2015		Date I	Reported:	07/09	9/2015		Collected:	06/24/2015	;	Date	e Reported:	07/09/2015	
Project Nam Address:	e: DLNR ASSES PROPERTIES UNCLE BILLY	S BANYAN DRIVE S 'S HILO BAY	EPA N Subm	Method: hitted By:	EPA CELI	. 600/R-93/116 ENA FREITAS		Project Name Address:	E: DLNR ASS PROPERT UNCLE BIL	ESS BANYAN DRIVE IES .LY'S HILO BAY	EPA Sub	Method: mitted By:	EPA 600/R-93/116 CELENA FREITAS	5
			Collec	cted By:							Coll	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos (%)	s Туре	Non-Ast Constit	uents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T ed (%)	ype Non-As Consti	bestos tuents
0157287-065 UB1-AB-02	FLOOR 1	2x4 Fissure Ceiling Tile, White/ Beige	Yes C A	Chrysotile Amosite	2% <1%	Mineral Wool Cellulose Fiber Carbonates Gypsum Derite	75% 5%	0157287-069 UB1-AB-06	FLOOR 1	Drywall, White/ Brown	No	None Detected	Cellulose Fibe Gypsum Quartz Carbonates	er 12% 88%
						Perlite Binder/Filler	17%	0157287-070	FLOOR 1	Plaster Wall, Gray/ Lt. Green	No	None Detected		
0157287-066 UB1-AB-03	FLOOR 1	Note: *Not analyzed per client request						UB1-AB-07					Quartz Gypsum Mica Carbonates Biador(Filler	1000/
0157287-067 UB1-AB-04	FLOOR 1	LAYER 1 Drywall, White/ Brown	No M	None Detected		Cellulose Fiber Gypsum Quartz	12%	0157287-071	FLOOR 1	Plaster Wall, Gray/ Lt. Green	No	None Detected	Bilder/Filler	100%
		LAYER 2	No M	None Detected		Carbonates Cellulose Fiber	88% <1%	UB1-AB-08					Quartz Gypsum Carbonates	
		Joint Compound, White				Carbonates Mica Quartz							Mica Binder/Filler	100%
						Binder/Filler	99%	0157287-072	FLOOR 1	Plaster Wall, Gray/ Lt. Green	No	None Detected	Cellulose Fibe	er <1%
		LAYER 3 Tape, Off White	No M	None Detected		Cellulose Fiber Carbonates Gypsum Bindor/Filler	95%	UB1-AB-09					Quartz Gypsum Carbonates Mica	
			No. N	None Detected			5%						Binder/Filler	99%
		Texture, White	NO I	None Delected		Carbonates Mica	<1%	0157287-073 UB1-AB-10	FLOOR 1	Carpet Mastic, Yellow/ Black	No	None Detected	Cellulose Fibe	er <1%
						Quartz Perlite Binder/Filler	99%						Gypsum Quartz Binder/Filler	99%
0157287-068	FLOOR 1	Drywall, White/ Brown	No N	None Detected		Cellulose Fiber	12%	0157287-074	FLOOR 1	Carpet Mastic, Yellow/ Black	No	None Detected	Cellulose Fibe	er <1%
UB1-AB-05						Gypsum Quartz Carbonates	88%	UB1-AB-11					Carbonates Gypsum Quartz Binder/Filler	99%

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		EMC LA	4 <i>BS,</i>	INC.		Laboratory Report			EMC L	4 <i>BS,</i>	INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Pho -940-5294 -	oenix, AZ 850 Fax: (480) 893	)44 3-1726	0157287			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	e B109, Pl 0-940-5294	hoenix, AZ 8504 - Fax: (480) 893	44 3-1726	0157287
	<u>Bu</u>	ilk Asbestos Analysis by	/ Polarize	ed Light M	<u>icroscopy</u>			Bu	<u>lk Asbestos Analysis b</u>	y Polariz	zed Light Mi	croscopy	
		NVLAP	#101926-0						NVLAF	#101926-0	I		
Client: Address:	ENVIROSEF 505 WARD A	RVICES & TRAINING CENTER AVE, STE 202	R Job# / Date F	P.O. #: Received:	15-4018 06/30/2015		Client: Address:	ENVIROSER 505 WARD A	RVICES & TRAINING CENTE AVE, STE 202	R Job# Date	/ P.O. #: Received:	15-4018 06/30/2015	
	HONOLULU	HI 96814	Date A	nalyzed:	07/09/2015			HONOLULU	HI 96814	Date	Analyzed:	07/09/2015	
Collected:	06/24/2015		Date F	Reported:	07/09/2015		Collected:	06/24/2015		Date	Reported:	07/09/2015	
Project Name	E DLNR ASSE PROPERTIE	SS BANYAN DRIVE S	EPA M Submi	lethod: tted By:	EPA 600/R-93/116 CELENA FREITAS	6	Project Name	DLNR ASSE PROPERTIE	SS BANYAN DRIVE S	EPA Subn	Method: nitted By:	EPA 600/R-93/11 CELENA FREITA	6 S
Address.	UNCLE DILL		Collec	ted Bv:			Address.	UNCLE DILL	T S HILO DAT	Colle	cted By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T	ype Non-As Constit	bestos tuents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto	s Asbestos Ty d (%)	ype Non-As Const	sbestos ituents
				(10)							(///		
0157287-075 UB1-AB-12	FLOOR 1	Carpet Mastic, Yellow/ Black	No N	one Detected	Synthetic Fibe Carbonates Gypsum	r <1%	0157287-080 UBL-AB-05	LOBBY	Drywall, Beige/ Brown	No	None Detected	Cellulose Fib Fibrous Glass Gypsum	er 10% s 2%
					Quartz Binder/Filler	99%						Quartz Carbonates	88%
0157287-076 UBL-AB-01	LOBBY	Drywall Joint Compound, White/ Off White	No N	one Detected	Cellulose Fibe Carbonates Mica	r <1%	0157287-081 UBL-AB-06	LOBBY	Drywall, Beige/ Brown	No	None Detected	Cellulose Fib Fibrous Glass Gypsum	er 10% s 2%
					Quartz Perlite Binder/Filler	99%						Quartz Carbonates	88%
					Osthulasa Eita	. 40/	0157287-082	LOBBY	LAYER 1 2x2 Ceramic Floor Tile, Green/	No	None Detected	Quarte	
UBL-AB-02	LOBBY	Drywall Joint Compound, White/ Off White	NO N	one Detected	Carbonates Mica Quartz	r 1%	OBL-AD-OF		Gray			Guarz Gypsum Carbonates Binder/Filler	100%
					Binder/Filler	99%			LAYER 2	No	None Detected	Cellulose Fib	er <1%
		LAYER 2 Tape, Off White	No N	one Detected	Cellulose Fibe Carbonates Gypsum Binder/Filler	r 95% 5%			Grout, Green			Quartz Gypsum Carbonates Mica Binder/Filler	90%
		LAYER 3	No N	one Detected	Cellulose Fibe	r <1%			LAYER 3	No	None Detected	Dinden/Tiller	0070
		Texture, White/ Off White			Carbonates Gypsum Mica Quartz				Mastic, Yellow	No		Carbonates Gypsum Quartz	
					Binder/Filler	99%						Binder/Filler	100%
0157287-078	LOBBY	Drywall, White/ Brown	No N	one Detected	Cellulose Fibe	r 12%	-						
					Quartz Carbonates	88%							
0157287-079 UBL-AB-04	LOBBY	Drywall, Beige/ Brown	No N	one Detected	Cellulose Fibe Fibrous Glass Gypsum Quartz	r 10% 2%	-						
					Carbonates	88%	_						
						Page 16 of 48							Page 17 of 48

Client: Address: Collected: Project Nam	Bull ENVIROSERV 505 WARD AV HONOLULU I 06/24/2015 e: DLNR ASSES PROPERTIES	EMC LA 9830 S. 51st Street, Suit Phone: 800-362-3373 or 480 <u>Asbestos Analysis by</u> NVLAP VICES & TRAINING CENTER /E, STE 202 HI 96814 S BANYAN DRIVE	<b>ABS,</b> e B109, Pho -940-5294 - y Polariza #101926-0 R Job# / Date F Date F EPA M Submi	INC. oenix, AZ 8504 - Fax: (480) 893- ed Light Mic / P.O. #: Received: Analyzed: Reported: Method: itted By:	Laborat 4 015 1726 COSCOPY 15-4018 06/30/2015 07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS	tory Report 57287	Client: Address: Collected: Project Name	Bulk ENVIROSERVI 505 WARD AVE HONOLULU H 06/24/2015 E: DLNR ASSESS PROPERTIES	EMC LA 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48 Asbestos Analysis b NVLAF CES & TRAINING CENTER 5, STE 202 I 96814 BANYAN DRIVE	ABS, ie B109, PI 0-940-5294 y Polariz p#101926-0 R Job# Date Date Date EPA Subn	INC. noenix, AZ 8504 - Fax: (480) 893 2ed Light Min / P.O. #: Received: Analyzed: Reported: Method: nitted By:	44 -1726 Croscopy 15-4018 06/30/2015 07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS	Laboratory Report 0157287
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Collec Asbestos Detected	ted By: <b>Asbestos Ty</b> (%)	pe Non-Asbestos Constituents	3	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Colle Asbesto Detected	cted By: s Asbestos Ty d (%)	ype Non-As Constit	bestos tuents
0157287-083 UBL-AB-08	LOBBY	LAYER 1 2x2 Ceramic Floor Tile, Green/ Gray	No N	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157287-085 UBL-AB-10	LOBBY-ELEVATOR	LAYER 1 2x2 Ceramic Floor Tile, Green/ Gray	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Green	No ^N	None Detected	Cellulose Fiber Quartz Gypsum Carbonates Mica Binder/Filler	<1% 99%			LAYER 2 Grout, Green	No	None Detected	Cellulose Fiber Quartz Gypsum Carbonates Mica Binder/Filler	r <1% 99%
		LAYER 3 Mastic, Yellow	No N	None Detected	Synthetic Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%			LAYER 3 Mastic, Yellow	No	None Detected	Cellulose Fibe Carbonates Gypsum Quartz Binder/Filler	r <1% 99%
0157287-084 UBL-AB-09	LOBBY	LAYER 1 2x2 Ceramic Floor Tile, Green/ Gray	No M	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157287-086 UBL-AB-11	LOBBY-ELEVATOR	LAYER 1 2x2 Ceramic Floor Tile, Green/ Gray	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Green	No N	None Detected	Cellulose Fiber Quartz Gypsum Carbonates Mica Binder/Filler	<1% 99%			LAYER 2 Grout, Green	No	None Detected	Cellulose Fiber Quartz Gypsum Carbonates Mica Binder/Filler	r <1% 99%
		LAYER 3 Mastic, Yellow	No M	None Detected	Synthetic Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%			LAYER 3 Mastic, Yellow	No	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%

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		EMC LA	4 <b>BS</b> ,	INC.	Lai	boratory Report 0157287			EMC L	ABS,	INC.	44	Laboratory Report
		Phone: 800-362-3373 or 480	0-940-5294	- Fax: (480) 893-	4 1726	0101201			Phone: 800-362-3373 or 48	0-940-5294	- Fax: (480) 893	44 8-1726	0101201
	<u>Bulk</u>	Asbestos Analysis by	y Polariz	ed Light Mic	croscopy			<u>Bulk</u>	Asbestos Analysis b	y Polariz	ed Light Mi	croscopy	
		NVLAP	#101926-0						NVLA	P#101926-0			
Client: Address:	ENVIROSERVI 505 WARD AVE	CES & TRAINING CENTEF E, STE 202	R Job# Date	/ P.O. #: Received:	15-4018 06/30/2015		Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTE E, STE 202	R Job# / Date I	/ P.O. #: Received:	15-4018 06/30/2015	
	HONOLULU H	I 96814	Date	Analyzed:	07/09/2015		O alla ata da	HONOLULU H	1 96814	Date /	Analyzed:	07/09/2015	
Collected:	06/24/2015		Date	Reported:	07/09/2015		Collected:	06/24/2015		Date I	Reported:	07/09/2015	<b>、</b>
Address:	PROPERTIES	S HILO BAY	Subm	nitted By:	CELENA FREITAS		Address:	PROPERTIES	S HILO BAY	Subm	nitted By:	CELENA FREITAS	3
			Collec	cted By:						Collec	cted By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos Ty (%)	pe Non-Asbe Constitue	estos ents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos T (%)	ype Non-As Consti	bestos tuents
0157287-087 UBL-AB-12	LOBBY-ELEVATOR	LAYER 1 2x2 Ceramic Floor Tile, Green/ Gray	No 1	None Detected	Quartz Gypsum Carbonates		0157287-091 UBL-AB-16	Lobby-laundry RM	LAYER 1 4" Cove Base, Cream	No 1	None Detected	Carbonates Quartz	
					Binder/Filler	100%						Binder/Filler	100%
		LAYER 2 Grout, Green	No ¹	None Detected	Cellulose Fiber Quartz Gypsum Carbonates Mica Binder/Filler	<1% 99%			LAYER 2 Mastic, Yellow	No 1	None Detected	Cellulose Fibe Synthetic Fibe Carbonates Gypsum Quartz Binder/Filler	98%
		LAYER 3	No	None Detected	Cellulose Fiber	<1%	0157287-092	LOBBY-LAUNDRY	LAYER 1	No 1	None Detected		
		Mastic, Yellow			Carbonates Gypsum Quartz Binder/Filler	99%	UBL-AB-17	RM	4" Cove Base, Cream			Carbonates Quartz Binder/Filler	100%
0157287-088		2x4 Fissure Ceiling Tile White/	No	None Detected	Mineral Wool	60%			LAYER 2	No N	None Detected	Cellulose Fibe	er <1%
UBL-AB-13	RM	Beige			Cellulose Fiber Carbonates Gypsum Perlite	20%			Mastic, Yellow			Carbonates Gypsum Quartz Binder/Filler	99%
					Binder/Filler	20%			LAYER 3 Compound White	No N	None Detected		
0157287-089 UBL-AB-14	LOBBY-LAUNDRY RM	2x4 Fissure Ceiling Tile, White/ Beige	No I	None Detected	Mineral Wool Cellulose Fiber	60% 20%			Compound, white			Carbonates Mica Quartz	
					Gypsum Perlite Binder/Filler	20%						Binder/Filler	100%
0157287-090 UBL-AB-15	LOBBY-LAUNDRY RM	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates Gypsum Perlite	60% 20%							
					Binder/Filler	20%							

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		EMC LA 9830 S. 51st Street, Suit	<b>ABS,</b> e B109, Ph	INC.	Labo 44 0'	ratory Report 157287			EMC LA 9830 S. 51st Street, Suit	<b>4BS</b> e B109, F	, INC. Phoenix, AZ 850	44	Laboratory Report 0157287
	Bulk	Phone: 800-362-3373 or 480	0-940-5294 v Poloriz	- Fax: (480) 893	3-1726			Bulk	Phone: 800-362-3373 or 480	0-940-529 v Dolor	4 - Fax: (480) 893 izod Light M	3-1726	
	Buik	ASDESIOS Analysis D NVLAP	y FOIAI12 #101926-0		icroscopy				NVLAP	<b>y FOIA</b> #101926-	0	icroscopy	
Client: Address: Collected: Project Name Address:	ENVIROSERVI 505 WARD AVI HONOLULU H 06/24/2015 E DLNR ASSESS PROPERTIES UNCLE BILLY'S	ICES & TRAINING CENTER E, STE 202 II 96814 S BANYAN DRIVE S HILO BAY	R Job# Date Date Date EPA I Subm	/ P.O. #: Received: Analyzed: Reported: Method: hitted By: cted By:	15-4018 06/30/2015 07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS		Client: Address: Collected: Project Name Address:	ENVIROSERV 505 WARD AV HONOLULU H 06/24/2015 E: DLNR ASSES PROPERTIES UNCLE BILLY	YICES & TRAINING CENTER YE, STE 202 HI 96814 S BANYAN DRIVE 'S HILO BAY	R Joba Date Date Date EPA Sub	<ul> <li># / P.O. #:</li> <li>Received:</li> <li>Analyzed:</li> <li>Reported:</li> <li>Method:</li> <li>mitted By:</li> <li>ected By:</li> </ul>	15-4018 06/30/2015 07/09/2015 07/09/2015 EPA 600/R-93/11 CELENA FREITA	6 S
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos T I (%)	ype Non-Asbest Constituent	os ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos T ed (%)	ype Non-As Const	sbestos ituents
0157287-093 UBL-AB-18	LOBBY-LAUNDRY RM	LAYER 1 4" Cove Base, Cream	No	None Detected	Carbonates Quartz Binder/Filler	100%	0157287-097 UBL-AB-22	LOBBY-WOMEN'S RESTRM	LAYER 1 12x12 Ceramic Floor Tile, Tan	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Mastic, Yellow	No	None Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%			LAYER 2 Grout, Off White	No	None Detected	Cellulose Fib Quartz Gypsum Carbonates Mica	er <1%
		Compound, White	NO	None Detected	Cellulose Fiber Carbonates Mica Quartz Perlite Binder/Filler	<1% 99%			LAYER 3 Thin Set, Gray	No	None Detected	Binder/Filler Cellulose Fib Quartz Carbonates Gypsum Mica	99% er <1%
0157287-094 UBL-AB-19	LOBBY-LAUNDRY RM	4x4 Ceramic Floor Tile, Red	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%			LAYER 4 Leveling Compound, Off White	No	None Detected	Binder/Filler Carbonates Mica Quartz Binder/Filler	99%
0157287-095 UBL-AB-20	LOBBY-LAUNDRY RM	4x4 Ceramic Floor Tile, Red/ Brown/ Black	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%							
0157287-096 UBL-AB-21	LOBBY-LAUNDRY RM	4x4 Ceramic Floor Tile, Red/ Brown/ Black	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%							

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		<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS, INC.</b> e B109, Phoenix, AZ 850 0-940-5294 - Fax: (480) 893	Labo 44 <b>0</b> -1726	pratory Report 157287		5.4	<b>EMC L</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	<b>ABS,</b> e B109, Ph 0-940-5294	INC. noenix, AZ 850 - Fax: (480) 893	044 3-1726	Laboratory Report 0157287
	Bulk	Asbestos Analysis b	<u>y Polarized Light Mi</u> #101926-0	<u>croscopy</u>			Bulk	Asbestos Analysis by	<u>y Polariz</u> #101926-0	ed Light M	icroscopy	
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU - F	ICES & TRAINING CENTER E, STE 202	R Job# / P.O. #: Date Received: Date Analyzed:	15-4018 06/30/2015 07/09/2015		Client: Address:	ENVIROSERV 505 WARD AV HONOLULU F	ICES & TRAINING CENTER E, STE 202 II 96814	R Job# Date Date	/ P.O. #: Received: Analvzed:	15-4018 06/30/2015 07/09/2015	
Collected: Project Nam Address:	06/24/2015 e: DLNR ASSESS PROPERTIES UNCLE BILLY'	S BANYAN DRIVE	Date Reported: EPA Method: Submitted By: Collected By:	07/09/2015 EPA 600/R-93/116 CELENA FREITAS		Collected: Project Name Address:	06/24/2015 DLNR ASSESS PROPERTIES UNCLE BILLY	S BANYAN DRIVE S HILO BAY	Date EPA I Subm Collec	Reported: Method: hitted By: cted By:	07/09/2015 EPA 600/R-93/11 CELENA FREITA	6 .S
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos Ty Detected (%)	ype Non-Asbes Constituer	tos nts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos T I (%)	Type Non-A Const	sbestos tituents
0157287-098 UBL-AB-23	LOBBY-WOMEN'S RESTRM	LAYER 1 12x12 Ceramic Floor Tile, Tan	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157287-099 UBL-AB-24	LOBBY-WOMEN'S RESTRM	LAYER 1 12x12 Ceramic Floor Tile, Tan	No	None Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Off White	No None Detected	Cellulose Fiber Quartz Gypsum Carbonates Mica Binder/Filler	<1% 99%			LAYER 2 Grout, Off White	No	None Detected	Cellulose Fib Quartz Carbonates Gypsum Mica Binder/Filler	er <1% 99%
		LAYER 3 Thin Set, Gray	No None Detected	Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	<1% 99%			LAYER 3 Thin Set, Gray	No	None Detected	Cellulose Fib Quartz Carbonates Gypsum Mica Binder/Filler	99%
		LAYER 4 Leveling Compound, Off White	No None Detected	Carbonates Mica Quartz Binder/Filler	100%			LAYER 4 Leveling Compound, Off White	No	None Detected	Carbonates Quartz Binder/Filler	100%

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		EMC LA 9830 S. 51st Street. Suite	<b>ABS, INC.</b> B109. Phoenix. AZ 850	44	Laborato 0157	ry Report 7287			EMC L 9830 S. 51st Street. Sui	<b>ABS</b> , te B109. P	INC.	044	Labora 01	tory Report 57287
		Phone: 800-362-3373 or 480	)-940-5294 - Fax: (480) 893	3-1726		-			Phone: 800-362-3373 or 48	30-940-5294	I - Fax: (480) 89	3-1726		
	<u>Bulk</u>	Asbestos Analysis by	/ Polarized Light Mi	<u>icroscopy</u>				<u>Bulk</u>	Asbestos Analysis b	oy Polari	zed Light M	icroscopy		
		NVLAP	#101926-0						NVLA	P#101926-0	)			
Client:	ENVIROSERVI	CES & TRAINING CENTER	R Job# / P.O. #:	15-4018			Client:	ENVIROSERV	ICES & TRAINING CENTE	R Job#	ŧ / P.O. #:	15-4018		
Address:	505 WARD AVE	E, STE 202	Date Received:	06/30/2015			Address:	505 WARD AV	E, STE 202	Date	Received:	06/30/2015	j	
	HONOLULU H	I 96814	Date Analyzed:	07/09/2015				HONOLULU H	II 96814	Date	Analyzed:	07/09/2015	j.	
Collected:	06/24/2015		Date Reported:	07/09/2015			Collected:	06/24/2015		Date	Reported:	07/09/2015	i -	
Project Nam	e: DLNR ASSESS	BANYAN DRIVE	EPA Method:	EPA 600/R-93/	116		Project Name	e: DLNR ASSES	S BANYAN DRIVE	EPA	Method:	EPA 600/R	-93/116	
Addrosov			Submitted By:	CELENA FREI	TAS		Addresse	PROPERTIES		Subi	nitted By:	CELENA F	REITAS	
Audress.	UNCLE BILL I		Collected By:				Address.	UNCLE BILLY	S HILU DAT	Colle	ected By:			
	Sample	Laver Name /	Ashestos Ashestos T	vne Non	-Ashestas			Sample	Laver Name /	Ashesto	e Ashestos T		Non-Ashastor	•
Client ID	Location	Sample Description	Detected (%)	Con	istituents		Client ID	Location	Sample Description	Detecte	d (%)	i ype	Constituents	5
0157287-100 UBL-AB-25	LOBBY-WOMEN'S RESTRM	LAYER 1 4x4 Ceramic Wall Tile, Tan	No None Detected				0157287-101 UBL-AB-26	LOBBY-WOMEN'S RESTRM	LAYER 1 4x4 Ceramic Wall Tile, Tan	No	None Detected			
				Quartz Gypsum Carbonate Binder/Fill	es ler	100%						Quar Gyps Carb Binde	tz ium onates er/Filler	100%
		LAYER 2	No None Detected	Cellulose I	Fiber	<1%			LAYER 2	No	None Detected	Cellu	lose Fiber	<1%
		Grout, Gray		Quartz Carbonate Gypsum Mica Binder/Fill	er	99%			Grout, Gray			Quar Carb Gyps Mica Bindr	tz onates sum er/Filler	99%
		LAYER 3	No None Detected	Cellulose	Fiber	1%			LAVER 3	No	None Detected	Dirid		0070
		Mastic/ Leveling Compound, White/ Off White		Carbonate Gypsum Mica Quartz	es	1 /0			Grout, Beige	NO		Carb Gyps Quar Binde	onates um tz er/Filler	100%
				Binder/Fill	er	99%			LAYER 4 Mastic/ Leveling Compound, White/ Off White	No	None Detected	Carb Gyps Mica Quar Perlit Binda	onates ium tz te er/Filler	100%
							0157287-102 UBL-AB-27	LOBBY-WOMEN'S RESTRM	LAYER 1 4x4 Ceramic Wall Tile, Tan	No	None Detected			
												Quar Gyps Carb Binde	tz um onates er/Filler	100%
									LAYER 2	No	None Detected	Cellu	lose Fiber	<1%
									Mastic/ Leveling Compound, White/ Off White			Carb Mica Quar Perlit Binde	onates tz te er/Filler	99%

0157287-102	LOBBY-WOMEN'S	LAYER 1
LIRI _ΔR_27	RESTRM	4x4 Ceramic Wall Tile, Tan

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		EMC LA	4 <i>BS,</i>	INC.	Lat	poratory Report			EMC L/	4 <i>BS</i> ,	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Pl )-940-5294	hoenix, AZ 850 I - Fax: (480) 893	44 3-1726	0157287			9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	e B109, P )-940-5294	Phoenix, AZ 850 4 - Fax: (480) 893	44 3-1726	0157287
	Bulk	Asbestos Analysis by	/ Polaria	zed Light Mi	icroscopy			Bulk	Asbestos Analysis by	/ Polari	ized Light Mi	icroscopy	
		NVLAP	#101926-0	)					NVLAP	#101926-	0		
Client:	ENVIROSERVI	ICES & TRAINING CENTER	R Job#	# / P.O. #:	15-4018		Client:	ENVIROSERV	ICES & TRAINING CENTER	R Job#	# / P.O. #:	15-4018	
Address.	505 WARD AVI	E, STE 202	Date	Received:	06/30/2015		Address.	505 WARD AV	Æ, STE 202	Date	e Received:	06/30/2015	
	HONOLULU H	II 96814	Date	Analyzed:	07/09/2015			HONOLULU F	HI 96814	Date	e Analyzed:	07/09/2015	
Collected:	06/24/2015		Date	Reported:	07/09/2015		Collected:	06/24/2015		Date	e Reported:	07/09/2015	
Project Name	PROPERTIES	S BANYAN DRIVE	EPA Subn	Method: nitted By:	EPA 600/R-93/116 CELENA FREITAS		Project Nam	e: DLNR ASSES PROPERTIES	S BANYAN DRIVE	EPA Sub	Method: mitted By:	CELENA FREITAS	6 5
Address:	UNCLE BILLY'S	S HILO BAY	Colle	ected By:			Address:	UNCLE BILLY	'S HILO BAY	Colle	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detected	os Asbestos T d (%)	ype Non-Asbe Constitue	stos ents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T ed (%)	ype Non-As Consti	bestos tuents
0157287-103 UBI -AB-28	LOBBY-WOMEN'S RESTRM	Sink Caulking, White	No	None Detected	Cellulose Fiber	<1%	0157287-108 UBL-AB-33	LOBBY-WOMEN'S RESTRM	LAYER 1 Toilet Caulking, White	No	None Detected		
000710 20					Carbonates							Carbonates Silicone	
					Binder/Filler	99%						Binder/Filler	100%
0157287-104 UBL-AB-29	LOBBY-WOMEN'S RESTRM	Sink Caulking, White	No	None Detected	Cellulose Fiber	<1%			LAYER 2 Toilet Caulking, Clear	NO	None Detected	Carbonates	
					Carbonates Quartz	000/						Binder/Filler	100%
					Binder/Filler	99%	0157287-109	LOBBY-MEN'S	LAYER 1	No	None Detected		
0157287-105 UBL-AB-30	LOBBY-WOMEN'S RESTRM	Sink Caulking, White	No	None Detected	Cellulose Fiber	3%	UBL-AB-34	RESTRM	2x2 Ceramic Wall Tile, Gray			Quartz	
					Carbonates Quartz Binder/Filler	07%						Carbonates Binder/Filler	100%
					Dirident mer	51 78			LAYER 2	No	None Detected	Cellulose Fibe	er <1%
0157287-106 UBL-AB-31	LOBBY-WOMEN'S RESTRM	LAYER 1 Toilet Caulking, White	No	None Detected					Grout, Gray			Quartz Carbonates	
					Carbonates Quartz							Gypsum Mica	
					Binder/Filler	100%						Binder/Filler	99%
		LAYER 2 Toilet Caulking, Clear	No	None Detected	Carbonates				LAYER 3 Mastic/ Leveling Compound, Off White/ White	No	None Detected	Cellulose Fibe Carbonates	er <1%
					Silicone Binder/Filler	100%						Gypsum Mica Quartz	
0157287-107	LOBBY-WOMEN'S RESTRM	LAYER 1 Toilet Caulking, White	No	None Detected								Perlite Binder/Filler	99%
ODL-AD-52		-			Carbonates								
					Binder/Filler	100%							
		LAYER 2	No	None Detected									
		Toilet Caulking, Clear			Carbonates Silicone	100%							
					Binder/Filler	100%							

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BUIK ASDESTOS Analysis by NVLAP# SERVICES & TRAINING CENTER	^y Polarized Light M #101926-0	ICROCCODV				Phone: 800-362-3373 or 48	0-940-5294 - 1	Fax: (480) 893-1	726 U I	5/28/
SERVICES & TRAINING CENTER					<u>Bul</u>	k Asbestos Analysis b NVLAR	<u>y Polarize</u> 2#101926-0	d Light Mic	<u>roscopy</u>	
JLU HI 96814	Job# / P.O. #: Date Received: Date Analyzed:	15-4018 06/30/2015 07/09/2015		Client: Address:	ENVIROSER 505 WARD A HONOLULU	VICES & TRAINING CENTE VE, STE 202 HI 96814	R Job# / I Date R Date A	P.O. #: eceived: nalyzed:	15-4018 06/30/2015 07/09/2015	
15 SSESS BANYAN DRIVE RTIES BILLY'S HILO BAY	Date Reported: EPA Method: Submitted By: Collected By:	07/09/2015 EPA 600/R-93/116 CELENA FREITAS		Collected: Project Nam Address:	06/24/2015 E: DLNR ASSES PROPERTIE UNCLE BILL	SS BANYAN DRIVE S Y'S HILO BAY	Date R EPA M Submit	eported: ethod: ted By: ed By:	07/09/2015 EPA 600/R-93/116 CELENA FREITAS	
Layer Name / Sample Description	Asbestos Asbestos T Detected (%)	ype Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Typ (%)	oe Non-Asbesto Constituents	S
I'S LAYER 1 2x2 Ceramic Wall Tile, Gray	No None Detected	Quartz Gypsum Carbonates		0157287-112 UBL-AB-37	LOBBY-MEN'S RESTRM	LAYER 1 2x2 Ceramic Wall Tile, Pink	No No	one Detected	Quartz Gypsum Carbonates	
LAYER 2 Grout, Gray	No None Detected	Binder/Filler Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	100% <1% 99%			LAYER 2 Grout, Gray	No No	one Detected	Binder/Filler Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	100% <1% 99%
LAYER 3 Mastic/ Leveling Compound, Off White/ White	No None Detected	Carbonates Gypsum Mica Quartz Perlite Binder/Filler	100%			LAYER 3 Mastic, Off White	No No	one Detected	Carbonates Gypsum Quartz Binder/Filler	100%
I'S LAYER 1 2x2 Ceramic Floor Tile, Gray	No None Detected	Quartz Gypsum Carbonates				Leveling Compound, white			Carbonates Mica Quartz Perlite Binder/Filler	100%
LAYER 2 Grout, Gray	No None Detected	Binder/Filler Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	100% <1%							
LAYER 3 Mastic/ Leveling Compound, Off White/ White	No None Detected	Carbonates Gypsum Mica Quartz Perlite Binder/Filler	100%							
	Sample Description         I'S       LAYER 1         2x2 Ceramic Wall Tile, Gray         LAYER 2         Grout, Gray         LAYER 3         Mastic/ Leveling Compound, Off         White/         I'S         LAYER 1         2x2 Ceramic Floor Tile, Gray         LAYER 2         Grout, Gray         LAYER 3         Mastic/ Leveling Compound, Off         White/         LAYER 2         Grout, Gray         LAYER 2         Grout, Gray         LAYER 3         Mastic/ Leveling Compound, Off         White/ White	String       Submitted By:         SILLY'S HILO BAY       Collected By:         Layer Name / Sample Description       Asbestos Asbestos Totected         Vision       Layer 1         Submitted By:       No         Vision       Asbestos Asbestos Totected         LAYER 1       No         LAYER 2       No         Grout, Gray       No         LAYER 3       No         Mastic/ Leveling Compound, Off         Visite/ White       No         Visite/ White       No         Visite/ Start       No         LAYER 2       No         Kone Detected       No         Visite/ White       No         Visite/ White       No         Visite/ White       No         No       None Detected         LAYER 2       No         Grout, Gray       No         LAYER 3       No         Mastic/ Leveling Compound, Off         White/ White       No	THES       Submitted By:       CELENA FREITAS         SILLY'S HILO BAY       Collected By:         Collected By:         Non-Asbestos Asbestos Type Oronstituents         VS       LAYER 1       No       Non-Asbestos         2X2 Ceramic Wall Tile, Gray       No       None Detected       Quartz         Grout, Gray       No       None Detected       Cellulose Fiber         LAYER 3       No       None Detected       Carbonates         Grout, Gray       No       None Detected       Carbonates         Mastic/ Leveling Compound, Off       No       None Detected       Carbonates         Yhite/ White       No       None Detected       Carbonates         Yhite/ White       No       None Detected       Carbonates         Sysum       Mica       Quartz       Quartz         Carbonates       Gypsum       Mica       Quartz         Carbonates       Binder/Filler       Carbonates       Binder/Filler         YS       LAYER 1       No       No       None Detected       Carbonates         Binder/Filler       No       None Detected       Carbonates       Binder/Filler         LAYER 2       No       No       None Detected </td <td>THES BILLY'S HILO BAY       Submitted By:       CELENA FREITAS         Collected By:         Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         IS       Layer 1 22 Ceramic Wall Tile, Gray       No       None Detected       Quartz Gypsum Carbonates Binder/Filler       100%         IS       LAYER 1 242 Ceramic Wall Tile, Gray       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       100%         LAYER 2 Grout, Gray       No       None Detected       Cellulose Fiber Carbonates Gypsum Mica Binder/Filler       99%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected       Carbonates Gypsum Mica Quartz Peritie       00%         IS       LAYER 1 2x2 Ceramic Floor Tile, Gray       No       None Detected       Carbonates Gypsum Mica Binder/Filler       100%         IS       LAYER 2 Grout, Gray       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       11%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       100%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       10%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected</td> <td>CTES       Submitted By:       CELENA FREITAS       Address:         ILLY'S HILO BAY       Collected By:       Image: Collected By:       &lt;</td> <td>THES       Submitted By:       CELENA FREITAS       PROPERTIE         JLY'S HILO BAY       Collected By:       Address:       UNCLE BILL         Layer Name / Sample Description       Abbestos Asbestos Type       Non-Asbestos       Constituents         18       LAYER 1       Detected       (%)       Constituents       Lab ID       Sample Constituents         19       LAYER 1       No       None Detected       Constituents       0075         LAYER 2       No       None Detected       Contract Gynamic Gynami</td> <td>THES NULYS HILO BAY Submitted By: Collected By: Collected By: Collected By: Collected By: Collected By: Collected By: Construction Sample Description Detected (%) No None Detected Control the BinderFiller Control the BinderFiller Control</td> <td>THES     Submitted By:     CELENA FREITAS     Submitted By:     CELENA FREITAS       LAYER 1     Collected By:     Collecter By:     Co</td> <td>THES     Submitted By:     CELENA FREITAS       Submitted By:     Collected JS:       Collected By:     Collected SC       Layer Name / Sample Description     Abstato Abstatos Type Detected     Non-Abstatos (%)     Non-Abstatos Constituents       Submitted By:     Collected JS:       Layer Name / Sample Description     Non-None Detected     Non-Abstatos (%)     Sample Description     Sample Description     Collected JS:       Carrar Grant, Gray     No     None Detected     Collecter By:     Collecter By:     Collecter By:       Laver Ray Matter Leering Companit, Off Water Water Matter Leering Companit, Off     No     None Detected     Sample Control     Laver Ray Control     Laver Ray Control     No     None Detected     No     None Detected       12     Laver Ray Matter Leering Companit, Off     No     None Detected     Control     Control     Control     Control     Control       12     Laver Ray Control     No     None Detected     Control     Contro</td> <td>THES     Submitted By:     CELENA FREITAS       ILYS HLO BAY     Collectual By:     Celebra FREITAS       ILYS HLO BAY     Collectual By:     Collectual Collectual By:     Collectual By:       ILYS HLO BAY     Description     Descri</td>	THES BILLY'S HILO BAY       Submitted By:       CELENA FREITAS         Collected By:         Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         IS       Layer 1 22 Ceramic Wall Tile, Gray       No       None Detected       Quartz Gypsum Carbonates Binder/Filler       100%         IS       LAYER 1 242 Ceramic Wall Tile, Gray       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       100%         LAYER 2 Grout, Gray       No       None Detected       Cellulose Fiber Carbonates Gypsum Mica Binder/Filler       99%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected       Carbonates Gypsum Mica Quartz Peritie       00%         IS       LAYER 1 2x2 Ceramic Floor Tile, Gray       No       None Detected       Carbonates Gypsum Mica Binder/Filler       100%         IS       LAYER 2 Grout, Gray       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       11%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       100%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected       Cellulose Fiber Carbonates Binder/Filler       10%         LAYER 3 Mastic/ Leveling Compound, Off       No       None Detected	CTES       Submitted By:       CELENA FREITAS       Address:         ILLY'S HILO BAY       Collected By:       Image: Collected By:       <	THES       Submitted By:       CELENA FREITAS       PROPERTIE         JLY'S HILO BAY       Collected By:       Address:       UNCLE BILL         Layer Name / Sample Description       Abbestos Asbestos Type       Non-Asbestos       Constituents         18       LAYER 1       Detected       (%)       Constituents       Lab ID       Sample Constituents         19       LAYER 1       No       None Detected       Constituents       0075         LAYER 2       No       None Detected       Contract Gynamic Gynami	THES NULYS HILO BAY Submitted By: Collected By: Collected By: Collected By: Collected By: Collected By: Collected By: Construction Sample Description Detected (%) No None Detected Control the BinderFiller Control	THES     Submitted By:     CELENA FREITAS     Submitted By:     CELENA FREITAS       LAYER 1     Collected By:     Collecter By:     Co	THES     Submitted By:     CELENA FREITAS       Submitted By:     Collected JS:       Collected By:     Collected SC       Layer Name / Sample Description     Abstato Abstatos Type Detected     Non-Abstatos (%)     Non-Abstatos Constituents       Submitted By:     Collected JS:       Layer Name / Sample Description     Non-None Detected     Non-Abstatos (%)     Sample Description     Sample Description     Collected JS:       Carrar Grant, Gray     No     None Detected     Collecter By:     Collecter By:     Collecter By:       Laver Ray Matter Leering Companit, Off Water Water Matter Leering Companit, Off     No     None Detected     Sample Control     Laver Ray Control     Laver Ray Control     No     None Detected     No     None Detected       12     Laver Ray Matter Leering Companit, Off     No     None Detected     Control     Control     Control     Control     Control       12     Laver Ray Control     No     None Detected     Control     Contro	THES     Submitted By:     CELENA FREITAS       ILYS HLO BAY     Collectual By:     Celebra FREITAS       ILYS HLO BAY     Collectual By:     Collectual Collectual By:     Collectual By:       ILYS HLO BAY     Description     Descri

		<b>EMC LA</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	<b>ABS, INC.</b> 9 B109, Phoenix, AZ 850 9 -940 -5294 - Fax: (480) 893	44 3-1726	Laboratory Report 0157287			<b>EMC L/</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	<b>ABS,</b> e B109, Pho 0-940-5294 -	<b>INC.</b> Denix, AZ 850 Fax: (480) 893	44 3-1726	aboratory Report. 0157287
	<u>Bulk</u>	<u>(Asbestos Analysis by</u>	<u>/ Polarized Light Mi</u>	croscopy			<u>Bul</u>	k Asbestos Analysis by	<u>y Polariz</u>	ed Light Mi	icroscopy	
Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTER (E, STE 202	Job# / P.O. #: Date Received:	15-4018 06/30/2015		Client: Address:	ENVIROSER 505 WARD A	VICES & TRAINING CENTER VE, STE 202	R Job# / Date F	P.O. #: Received:	15-4018 06/30/2015	
Collected: Project Name	HONOLULU F 06/24/2015 DLNR ASSES PROPERTIES	S BANYAN DRIVE	Date Analyzed: Date Reported: EPA Method: Submitted By:	07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS		Collected: Project Name	HONOLULU 06/24/2015 e: DLNR ASSES PROPERTIES	SS BANYAN DRIVE	Date F Date F EPA N Subm	Reported: Reported: Iethod: tted By:	07/09/2015 07/09/2015 EPA 600/R-93/116 CELENA FREITAS	
Address:	UNCLE BILLY	'S HILO BAY	Collected By:			Address:	UNCLE BILLY	Y'S HILO BAY	Collec	ted By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos T Detected (%)	ype Non-As Constit	bestos cuents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non-As Constit	oestos uents
0157287-113 UBL-AB-38	LOBBY-MEN'S RESTRM	LAYER 1 2x2 Ceramic Wall Tile, Pink	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157287-114 UBL-AB-39	LOBBY-MEN'S RESTRM	LAYER 1 2x2 Ceramic Wall Tile, Pink	No M	lone Detected	Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Gray	No None Detected	Cellulose Fibe Quartz Carbonates Gypsum Mica Binder/Filler	- <1% 99%			LAYER 2 Grout, Gray	No M	lone Detected	Cellulose Fiber Quartz Carbonates Gypsum Mica Binder/Filler	<1% 99%
		LAYER 3 Mastic, Off White	No None Detected	Carbonates Gypsum Quartz Binder/Filler	100%			LAYER 3 Mastic, Off White	No M	lone Detected	Carbonates Gypsum Quartz Binder/Filler	100%
		LAYER 4 Leveling Compound, White	No None Detected	Carbonates Mica Quartz Perlite Binder/Filler	100%			LAYER 4 Leveling Compound, White	No M	lone Detected	Carbonates Mica Quartz Perlite Binder/Filler	100%

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	<b>EMC LABS, INC.</b> 9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726 Bulk Asbestos Analysis by Polarized Light Microscopy				Labora 044 <b>01</b> 3-1726	atory Report 57287			<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS,</b> e B109, P 0-940-5294	INC. hoenix, AZ 850 - Fax: (480) 893	)44 3-1726	Laboratory Report 0157287
	Bulk	Asbestos Analysis by	Polariz	ed Light M	<u>icroscopy</u>			<u>Bul</u>	k Asbestos Analysis b	y Polari	zed Light M	<u>icroscopy</u>	
		NVLAP#	101926-0						NVLAF	P#101926-0	1		
Client: Address:	ENVIROSERV 505 WARD AV	/ICES & TRAINING CENTER /E, STE 202	Job# / Date F	P.O. #: Received:	15-4018 06/30/2015 07/00/2015		Client: Address:	ENVIROSER 505 WARD A	VICES & TRAINING CENTE VE, STE 202	R Job# Date	/ P.O. #: Received:	15-4018 06/30/2015 07/00/2015	
Collected		1 90014	Date /	Poportod:	07/09/2015		Collected	10N0L0L0	FI 90014	Date	Analyzeu.	07/09/2015	
Droject Nam		S BANIVAN DRIVE		lethod:	67/09/2013 EPA 600/R-93/116		Project Name		SS BANVAN DRIVE		Method:	EPA 600/R-03/11	6
Address:	PROPERTIES UNCLE BILLY	'S HILO BAY	Subm	itted By:	CELENA FREITAS		Address:	PROPERTIE UNCLE BILL	S Y'S HILO BAY	Subr	nitted By:	CELENA FREITA	NS
			Collec	ted By:						Colle	ected By:		
Lab ID Client ID	Sample Location	Layer Name / / / / / / / / / / / / / / / / / / /	Asbestos Detected	Asbestos T (%)	ype Non-Asbesto Constituents	s ;	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	s Asbestos T d (%)	ype Non-A Const	sbestos tituents
0157287-115 UBL-AB-40	LOBBY-MEN'S RESTRM (ADA STALL)	LAYER 1 4x4 Ceramic Wall Tile, Gray	No N	lone Detected			0157287-117 UBL-AB-42	LOBBY-MEN'S RESTRM (ADA STALL)	LAYER 1 4x4 Ceramic Wall Tile, Gray	No	None Detected		
					Quartz Gypsum Carbonates Binder/Filler	100%						Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, Gray	No N	None Detected	Quartz Carbonates Gypsum Mica Biodar(Filler	100%			LAYER 2 Grout, Gray	No	None Detected	Quartz Carbonates Gypsum Mica Biodar(Eiller	100%
		LAYER 3 Leveling Compound, White/ Black	No M	lone Detected	Carbonates Gypsum Quartz Binder/Filler	100%			LAYER 3 Leveling Compound, White/ Blac	No ck	None Detected	Carbonates Gypsum Quartz Binder/Filler	100%
0157287-116 UBL-AB-41	LOBBY-MEN'S RESTRM (ADA STALL)	LAYER 1 4x4 Ceramic Wall Tile, Gray	No M	Ione Detected									
					Quartz Gypsum Carbonates Binder/Filler	100%							
		LAYER 2	No N	Ione Detected	Cellulose Fiber	<1%							
		Grout, Gray			Quartz Carbonates Gypsum Mica Binder/Filler	99%							
		LAYER 3 Leveling Compound, White/ Black	No N	Ione Detected	Carbonates Gypsum Quartz								
					Binder/Filler	100%							

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		EMC L	<b>ABS</b> , te B109, P	, INC. Phoenix, AZ 850	Labora 044 01	tory Report 57287			EMC LA 9830 S. 51st Street, Suit	<b>ABS,</b> e B109, P	INC. hoenix, AZ 8504	Lab	ooratory Report 0157287
		Phone: 800-362-3373 or 48	0-940-5294	4 - Fax: (480) 893	3-1726				Phone: 800-362-3373 or 48	0-940-5294	- Fax: (480) 893-	1726	
	<u>Bull</u>	k Asbestos Analysis b	y Polari	ized Light M	<u>icroscopy</u>			Bu	lk Asbestos Analysis b	y Polari	zed Light Mi	croscopy	
		NVLAI	P#101926-	0					NVLAF	#101926-0	1		
Client:	ENVIROSER	VICES & TRAINING CENTE	R Job	# / P.O. #:	15-4018		Client:	ENVIROSER	VICES & TRAINING CENTER	R Job#	/ P.O. #:	15-4018	
Audress.	505 WARD AV	VE, STE 202	Date	e Received:	06/30/2015		Address.	505 WARD A	VE, STE 202	Date	Received:	06/30/2015	
Collected	HONOLULU	HI 96814	Date	e Analyzed:	07/09/2015		Collected	HONOLULU	HI 96814	Date	Analyzed:	07/09/2015	
Project Nam	• DI NR ASSES	S BANYAN DRIVE	FPA	Method:	67/09/2015 FPA 600/R-93/116		Project Name		SS BANYAN DRIVE	FPA	Method [.]	EPA 600/R-93/116	
i lojeot i din	PROPERTIES	S	Sub	mitted Bv:	CELENA FREITAS		r tojoot Nam	PROPERTIE	S	Subr	nitted Bv:	CELENA FREITAS	
Address:	UNCLE BILLY	''S HILO BAY			• = = = : : : : : : : : : : : : : : : :		Address:	UNCLE BILL	Y'S HILO BAY				
			Colle	ected By:						Colle	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T ed (%)	ype Non-Asbestos Constituents	;	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	s Asbestos Ty d         (%)	pe Non-Asbes Constitue	stos nts
0157287-118 UBL-AB-43	LOBBY-MEN'S RESTRM	LAYER 1 2x2 Ceramic Floor Tile, White	No	None Detected			0157287-120 UBL-AB-45	LOBBY-MEN'S RESTRM	LAYER 1 2x2 Ceramic Floor Tile, White	No	None Detected		
					Quartz Gypsum Carbonates Binder/Filler	100%						Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2	No	None Detected	Cellulose Fiber	<1%			LAYER 2	No	None Detected	Cellulose Fiber	<1%
		Grout, Gray			Quartz Gypsum Mica Carbonates Binder/Filler	99%			Grout, Gray			Quartz Gypsum Mica Carbonates Binder/Filler	99%
		LAYER 3	No	None Detected	Synthetic Fiber	<1%			LAYER 3	No	None Detected		00,0
		Thin Set, Lt. Beige			Quartz Carbonates Gypsum Mica Binder/Filler	99%			Compound, White	110		Carbonates Mica Quartz Perlite Binder/Filler	100%
		LAYER 4 Compound White	No	None Detected			0157287-121	LOBBY-MEN'S	LAYER 1	No	None Detected		
					Carbonates Mica		UBL-AB-46	RESTRM	Counter Caulking, White			Carbonatas	
					Quartz Perlite Binder/Filler	100%						Silicone Binder/Filler	100%
0157287-119 UBL-AB-44	LOBBY-MEN'S RESTRM	LAYER 1 2x2 Ceramic Floor Tile, White	No	None Detected					LAYER 2 Counter Caulking, Off White	No	None Detected	Wollastonite Carbonates Gypsum	2%
					Quartz Gypsum Carbonates	4000/						Quartz Binder/Filler	98%
				News Data dad	Binder/Filler	100%	0157287-122	LOBBY-MEN'S	Counter Caulking, White	No	None Detected		
		Thin Set, Lt. Beige	NO	None Delected	Quartz Carbonates Gypsum	< 1%	UBL-AB-47	NEO TRW				Carbonates Silicone Binder/Filler	100%
					Binder/Filler	99%							

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		<b>EMC LA</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	ABS, INC. B109, Phoenix, AZ 850- -940-5294 - Fax: (480) 893	Laborate 44 015 -1726	ory Report 7287			<b>EMC L/</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	<b>4BS,</b> e B109, P )-940-5294	INC. hoenix, AZ 8504 - Fax: (480) 893	14 -1726	Laboratory Report 0157287
	<u>Bulk</u>	Asbestos Analysis by	Polarized Light Mi	<u>croscopy</u>			<u>Bul</u>	k Asbestos Analysis by	y Polari	zed Light Mi	<u>croscopy</u>	
		NVLAP	<b>#101926-0</b>					NVLAP	#101926-0	)		
Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTER (E, STE 202	Job# / P.O. #: Date Received:	15-4018 06/30/2015		Client: Address:	ENVIROSER	VICES & TRAINING CENTEF	R Job# Date	# / P.O. #: Received:	15-4018 06/30/2015	
Collected:	HONOLULU F 06/24/2015		Date Analyzed: Date Reported:	07/09/2015 07/09/2015		Collected:	06/24/2015		Date	Reported:	07/09/2015 07/09/2015	
Address:	PROPERTIES	S HILO BAY	EPA Method: Submitted By:	CELENA FREITAS		Address:	PROPERTIES	S BANYAN DRIVE S ''S HILO BAY	EPA Subr	method: mitted By:	CELENA FREITAS	6
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos Ty Detected (%)	ype Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	osida 291 os Asbestos Ty d (%)	vpe Non-Asl Constit	bestos tuents
)157287-123 JBL-AB-48	LOBBY-MEN'S RESTRM	LAYER 1 Counter Caulking, White	No None Detected	Carbonates Silicone Binder/Filler	100%	0157287-128 UBL-AB-53	LOBBY-MEN'S RESTRM	Toilet Caulking, White	No	None Detected	Carbonates Silicone Binder/Filler	100%
		LAYER 2 Counter Caulking, Off White	No None Detected	Wollastonite Carbonates Gypsum Quartz Binder/Filler	2% 98%	0157287-129 UBL-AB-54	LOBBY-MEN'S RESTRM	Toilet Caulking, Beige	No	None Detected	Cellulose Fiber Carbonates Quartz Binder/Filler	r <1% 99%
0157287-124 UBL-AB-49	LOBBY-MEN'S RESTRM	Sink Caulking, White	Yes Chrysotile 3	% Carbonates Quartz Binder/Filler	97%	0157287-130 UBB-AB-01	BASEMENT	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates Gypsum Perlite Binder/Filler	75% r 5%
0157287-125 UBL-AB-50	LOBBY-MEN'S RESTRM	Note: *Not analyzed per client request				0157287-131 UBB-AB-02	BASEMENT	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber	75% r 5%
0157287-126 UBL-AB-51	LOBBY-MEN'S RESTRM	Note: *Not analyzed per client request									Carbonates Gypsum Perlite Binder/Filler	20%
0157287-127 L UBL-AB-52 ^F	LOBBY-MEN'S RESTRM	LAYER 1 Toilet Caulking, White	No None Detected	Cellulose Fiber Carbonates Silicone Binder/Filler	<1%	0157287-132 UBB-AB-03	BASEMENT	2x4 Fissure Ceiling Tile, White/ Beige	No	None Detected	Mineral Wool Cellulose Fiber Carbonates Gypsum Perlite	75% r 5%
		LAYER 2 Toilet Caulking, Beige	No None Detected	Cellulose Fiber Carbonates Quartz Gypsum Binder/Filler	<1% 99%						Binder/Filler	20%

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		EMC LA	ABS,	, <i>INC.</i>	Labora	tory Report			EMC L	ABS	, INC.		Laboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, F -940-529	Phoenix, AZ 850 4 - Fax: (480) 893	044 <b>01</b> 5 3-1726	57287			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	e B109, F 0-940-529	Phoenix, AZ 8504 4 - Fax: (480) 893	44 -1726	0157287
	<u>Bull</u>	k Asbestos Analysis by	/ Polari	zed Light M	<u>icroscopy</u>			<u>B</u> ı	ulk Asbestos Analysis b	y Polar	zed Light Mi	croscopy	
		NVLAP	#101926-	D					NVLAF	P#101926-	D		
Client: Address:		VICES & TRAINING CENTER	R Job	# / P.O. #:	15-4018		Client: Address:	ENVIROSEI	RVICES & TRAINING CENTE	R Jobi	# / P.O. #:	15-4018 06/30/2015	
			Date	Analyzed:	07/09/2015					Date	Analyzed:	07/09/2015	
Collected:	06/24/2015	HI 90014	Date	Reported:	07/09/2015		Collected:	06/24/2015	J HI 90014	Date	Reported:	07/09/2015	
Project Nam	• DI NR 49955	S BANYAN DRIVE	FPA	Method:	EPA 600/R-93/116		Project Nam		ESS BANYAN DRIVE		Method:	EPA 600/R-93	/116
Address:	PROPERTIES	S HILO BAY	Sub	mitted By:	CELENA FREITAS		Address:	PROPERTIE UNCLE BILI	ES LY'S HILO BAY	Sub	mitted By:	CELENA FREI	ITAS
			Colle	ected By:						Coll	ected By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	Type Non-Asbestos Constituents	;	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbeste Detecte	os Asbestos Ty d (%)	ype Nor Co	n-Asbestos nstituents
0157287-133 UBB-AB-04	BASEMENT	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fiber Fibrous Glass Gypsum Quartz Carbonates	10% 2% 88%	0157287-135 UBB-AB-06	BASEMENT	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fibrous G Gypsum Quartz Carbonat	Fiber 10% Blass 2%
		LAYER 2	No	None Detected	Cellulose Fiber	<1%			LAYER 2	No	None Detected	Cellulose	Fiber <1%
		Joint Compound, White			Carbonates Mica Quartz Perlite Binder/Filler	99%			Texture, White/ Off White			Carbonat Mica Quartz Perlite Binder/Fi	ller 99%
		LAYER 3	No	None Detected	Cellulose Fiber	95%	0457007.400	DAGEMENT			Nene Detected	Callulase	
		Tape, Off White			Carbonates Gypsum Binder/Filler	5%	0157287-136 UBB-AB-07	BASEMENT	Plaster/ Brick, Gray/ Black	NO	None Detected	Quartz Carbonat Gypsum	es
		LAYER 4 Texture White	No	None Detected								Mica Binder/Fil	ller 99%
					Carbonates Mica				LAYER 2	No	None Detected	Cellulose	Fiber <1%
					Quartz Perlite Binder/Filler	100%			Mortar, Gray	NU		Quartz Carbonat Gypsum	es
0157287-134	BASEMENT	Drywall Joint Compound, White /	No	None Detected								Mica Binder/Fi	ller 99%
UBB-AB-05		ran			Carbonates Mica Quartz Perlite Binder/Filler	100%			LAYER 3 Texture/ Coating, White/ Off Wh	Yes	Chrysotile 3 ^r	% Carbonat Mica Quartz Binder/Fi	es ller 97%

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		<b>EMC LA</b> 9830 S. 51st Street, Suite	<b>B1</b> 09, Ph	INC.	044	Labora 01	atory Report 57287				<b>EMC L</b> 9830 S. 51st Street, Su	ABS	, INC	Z 85044	22	Laboratory Report 0157287
	Bul	Phone: 800-362-3373 of 480-3	940-5294 Polariz	- rax: (480) 89	icroscon	V.				Bu	Phone: 800-362-3373 of 4	100-940-528 hv Polar	4 - Fax: (46)	o) 893-17. ht Micro		
		NVLAP#	101926-0			<u>y</u>					NVL/	AP#101926	0			
Client: Address:	ENVIROSER 505 WARD A HONOLULU	VICES & TRAINING CENTER VE, STE 202 HI 96814	Job# / Date / Date /	/ P.O. #: Received: Analyzed:	15-4018 06/30/20 07/09/20	15 15		Client: Address:		ENVIROSEF 505 WARD / HONOLULU	RVICES & TRAINING CENT AVE, STE 202 □ HI_96814	ER Job Dat Dat	# / P.O. #: e Received e Analyzed	1 1: 0 : 0	15-4018 06/30/2015 07/09/2015	
Collected:	06/24/2015		Date	Reported:	07/09/20	15		Collected	l:	06/24/2015		Dat	e Reported	: 0	7/09/2015	
Project Name Address:	E: DLNR ASSES PROPERTIES UNCLE BILL	SS BANYAN DRIVE S Y'S HILO BAY	EPA I Subm	Method: nitted By:	EPA 600 CELENA	/R-93/116 A FREITAS		Project N Address:	ame	: DLNR ASSE PROPERTIE UNCLE BILL	SS BANYAN DRIVE S Y'S HILO BAY	EP/ Sub	A Method: mitted By:	E	EPA 600/R-93/116 CELENA FREITA	6 6
			Collec	cted By:								Col	ected By:			
Lab ID Client ID	Sample Location	Layer Name / A Sample Description I	Asbestos Detected	s Asbestos 1 I (%)	Гуре	Non-Asbesto Constituents	s ;	Lab ID Client ID	)	Sample Location	Layer Name / Sample Description	Asbest Detecte	os Asbest ed (	tos Type %)	e Non-As Const	sbestos ituents
0157287-137 UBB-AB-08	BASEMENT	LAYER 1 Plaster/ Brick, Gray/ Black	No 1	None Detected	Qi Ca Gy Mi Bi	uartz arbonates ypsum ica inder/Filler	100%	0157287-1 UBB-AB-11	140	BASEMENT	LAYER 1 2x2 Ceramic Floor Tile/ Grout Green	, No	None Detec	ted	Quartz Gypsum Carbonates Mica Binder/Filler	100%
		LAYER 2 Mortar, Gray	No 1	None Detected	Qı Ca Gy Bi	uartz arbonates ypsum ica inder/Filler	100%				LAYER 2 Texture, Beige	Yes	Chrysotile	3%	Carbonates Mica Quartz Binder/Filler	97%
		LAYER 3 Texture/ Coating, White/ Off White Note: *Not analyzed per client request									LAYER 3 Mastic, Tan	Yes	Chrysotile	2%	Carbonates Gypsum Quartz Binder/Filler	98%
0157287-138 UBB-AB-09	BASEMENT	LAYER 1 Plaster/ Brick, Gray/ Black	No ¹	None Detected	Qi Ca Gi Mi Bi	uartz arbonates ypsum ica inder/Filler	100%	0157287-1 UBB-AB-12	141	BASEMENT	LAYER 1 2x2 Ceramic Floor Tile/ Grout Green	, No	None Detec	ted	Cellulose Fibe Quartz Gypsum Carbonates Mica	er <1%
		LAYER 2 Mortar, Gray	No ^I	None Detected	Qu Ca Gj Mi	uartz arbonates ypsum ica					LAYER 2 Mastic, Tan Note: *Not analyzed per clien request	t			Binder/Filler	99%
		LAYER 3 Texture/ Coating, White/ Off White Note: *Not analyzed per client request			Bi	inder/Filler	100%									
0157287-139	BASEMENT	2x2 Ceramic Floor Tile/ Grout,	No I	None Detected	Ce	ellulose Fiber	<1%									
UBB-AB-10		Green			Qı Gy Ca Mi	uartz ypsum arbonates ica										
					Bi	inder/Filler	99%									
						Pag	e 42 of 48									Page 43 of 48

		EMC LA	ABS, IN	IC.	Laborato	ry Report			EMC L	4 <i>BS,</i>	INC.	L	aboratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	B109, Phoenix, -940-5294 - Fax:	, AZ 85044 (480) 893-172	<b>015</b>	7287			9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	e B109, Pl )-940-5294	noenix, AZ 8504 - Fax: (480) 893-	4 1726	0157287
	<u>Bull</u>	k Asbestos Analysis by	Polarized Li	ight Micro	oscopy			<u>Bul</u>	k Asbestos Analysis by	y Polariz	zed Light Mic	croscopy	
		NVLAP	<b>#101926-0</b>						NVLAP	#101926-0			
Client: Address:	ENVIROSER\ 505 WARD A\ HONOLULU	∕ICES & TRAINING CENTER √E, STE 202 HI 96814	Job# / P.O. Date Receiv Date Analyz	#: 1: ved: 0: zed: 0	5-4018 6/30/2015 7/09/2015		Client: Address:	ENVIROSER 505 WARD A HONOLULU	VICES & TRAINING CENTEF VE, STE 202 HI 96814	R Job# Date Date	/ P.O. #: Received: Analyzed:	15-4018 06/30/2015 07/09/2015	
Collected:	06/24/2015		Date Repor	ted: 0	7/09/2015		Collected:	06/24/2015		Date	Reported:	07/09/2015	
Project Nam Address:	e: DLNR ASSES PROPERTIES UNCLE BILLY	SS BANYAN DRIVE S ''S HILO BAY	EPA Methor Submitted E Collected B	id: E By: C Sy:	PA 600/R-93/116 ELENA FREITAS		Project Name Address:	E: DLNR ASSES PROPERTIES UNCLE BILLY	SS BANYAN DRIVE S Y'S HILO BAY	EPA Subr Colle	Method: nitted By: cted By:	EPA 600/R-93/116 CELENA FREITAS	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asb Detected	oestos Type (%)	Non-Asbestos Constituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detected	s Asbestos Ty d (%)	pe Non-Asb Constitu	uents
0157287-142 UBB-AB-13	BASEMENT - SOUTH WING OVERHANG	LAYER 1 Drywall, White/ Brown	No None Do	etected	Cellulose Fiber	12%	0157287-144 UBB-AB-15	BASEMENT - SOUTH WING OVERHANG	LAYER 1 Drywall, White/ Brown	No	None Detected	Cellulose Fiber	12%
					Gypsum Quartz Carbonates	89%						Gypsum Quartz Carbonates	88%
		LAYER 2 Joint Compound, White	No None Do	etected	Cellulose Fiber Carbonates Mica Quartz Perlite Binder/Filler	<1% 99%			LAYER 2 Texture, White/ Off White	No	None Detected	Cellulose Fiber Carbonates Mica Quartz Perlite Binder/Filler	<1% 99%
		LAYER 3	No None De	etected	Cellulose Fiber	95%	0457007.445	DACEMENT			None Detected	Collulada Fiber	40/
		Tape, Off White	No None Di	etected	Carbonates Gypsum Binder/Filler	5%	0157287-145 UBB-AB-16	BASEMENT	Carpet Mastic, Yellow	NO	None Detected	Carbonates Gypsum Quartz Binder/Filler	00%
		Texture, White/ Off White			Carbonates Gypsum Quartz Perlite Binder/Filler	100%			LAYER 2 Plaster-Finish Coat, White	No	None Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%
0157287-143 UBB-AB-14	BASEMENT - SOUTH WING OVERHANG	Drywall Joint Compound, White/ Lt. Gray	No None De	etected	Cellulose Fiber	1%			LAYER 3 Plaster-Scratch Coat, Gray	No	None Detected	Quartz	
					Carbonates Mica Quartz Binder/Filler	99%						Carbonates Gypsum Mica Binder/Filler	100%

Page 45 of 48

<form>      Base 3, stagenergy - Hower, K. 2004     Project - Harie (1997)     Point - Kase - Kas</form>			EMC LABS, INC.			Labo	ratory Report			EMC L	4 <i>BS,</i>	INC.		Laboratory Report
Bubbels U-Bubbels U-Bu			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Phoe )-940-5294 - F	enix, AZ 8504 [:] ax: (480) 893-	14 <b>0</b>	157287			9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	e B109, Pł )-940-5294	noenix, AZ 8504 - Fax: (480) 893-	4 1726	0157287
URDERFUNCE TA BAINOR STATU ALLY ALLY ALLY ALLY ALLY ALLY ALLY ALL		<u>Bull</u>	k Asbestos Analysis by	/ Polarize	d Light Mie	croscopy			<u>Bu</u>	ilk Asbestos Analysis b	y Polariz	zed Light Mic	croscopy	
Clinic in the second			NVLAP	#101926-0						NVLAP	#101926-0			
Address:       S05 WARD AVE, STE 202       Date Received:       BORWARD AVE, STE 202       Date Received:       OR302015       HADDRESS:       Address:       SUB WARD AVE, STE 202       Date Received:       OR302015       HADDRESS:       Address:       SUB WARD AVE, STE 202       Date Received:       OR302015       HADDRESS:       HADDRESS:       HADDRESS:       Date Received:       OR302015       HADDRESS:       HADDRESS: <thh< td=""><td>Client:</td><td>ENVIROSER\</td><td>/ICES &amp; TRAINING CENTER</td><td>R Job#/F</td><td>P.O. #:</td><td>15-4018</td><td></td><td>Client:</td><td>ENVIROSE</td><td>RVICES &amp; TRAINING CENTER</td><td>R Job#</td><td>/ P.O. #:</td><td>15-4018</td><td></td></thh<>	Client:	ENVIROSER\	/ICES & TRAINING CENTER	R Job#/F	P.O. #:	15-4018		Client:	ENVIROSE	RVICES & TRAINING CENTER	R Job#	/ P.O. #:	15-4018	
HONCLULU HI 96914         Date Analyzet:         OPD42115         OPD42105         OPD421	Address:	505 WARD A	VE, STE 202	Date Re	eceived:	06/30/2015		Address:	505 WARD /	AVE, STE 202	Date	Received:	06/30/2015	
Collected         Op/24/2015         Date Reported:         07/09/2015         Collected:         07/09/2015         Coll		HONOLULU	HI 96814	Date Ar	alyzed:	07/09/2015			HONOLULU	J HI 96814	Date	Analyzed:	07/09/2015	
Project Name         DLNR ASSESS BAY/AN DRIVE Submitted By:         EPA 800/R-93/116         EPA 800/R-93/116 <th< td=""><td>Collected:</td><td>06/24/2015</td><td></td><td>Date Re</td><td>eported:</td><td>07/09/2015</td><td></td><td>Collected:</td><td>06/24/2015</td><td></td><td>Date</td><td>Reported:</td><td>07/09/2015</td><td></td></th<>	Collected:	06/24/2015		Date Re	eported:	07/09/2015		Collected:	06/24/2015		Date	Reported:	07/09/2015	
PROPERTIES         Submitted By:         CELENA FREITAS         Submitted By:         CELENA FREITAS           Lab ID         Sample         Layer Name / Loyer Name / Lower / Loyer	Project Name	: DLNR ASSES	S BANYAN DRIVE	ΕΡΑ Με	ethod:	EPA 600/R-93/116		Project Name	e: DLNR ASSE	ESS BANYAN DRIVE	EPA	Method:	EPA 600/R-93/11	6
Lability         Layer Name / Sample Description         Layer Name / Detected By:         Layer Name / Sample Description         Layer Name / Detected By:         Layer Name / Sample Description         Collected By:         Collected By:           1052267:148         NaSEMENT         LAYER 1 LAYER 2 Paster Final Coal, Write Paster Final Coal, Write Paster Sould Coal, Gray         No         Nore Detected Control to the Company Description         No         Nore Detected Company Description         No         N	Adress			Submitt	ed By:	CELENA FREITAS		Addresse			Subn	nitted By:	CELENA FREITA	S
Lab D.       Sample Description       Layer Name / Sample Description       Asbestos Asbestos Type (%)       Non-Asbestos Constituents         UB7237-149       BASEMENT       LAYER 1 (Monte, Yulow)       No.       None Detected       Caludase Fiber (%)       1%       Constituents       Caludase Fiber (%)       1%       Constituents       0157237-149       BASEMENT       LAYER 2 (Monte, Yulow)       No.       None Detected       Caludase Fiber (%)       0157237-147       BASEMENT       LAYER 2 (Monte, Yulow)       No.       None Detected       Caludase Fiber (%)       0157237-149       BASEMENT       LAYER 2 (Monte, Yulow)       No.       None Detected       Caludase Fiber (%)       0157237-149       BASEMENT       LAYER 1 (Monte, Yulow)       No.       None Detected       Caludase Fiber (%)       0157237-149       BASEMENT       LAYER 1 (Monte, Musterd)       No.       None Detected       Caludase Fiber (%)       0157237-149       BASEMENT       LAYER 1 (Monte)       No.       None Detected       Caludase Fiber (%)       0157237-149       BASEMENT       LAYER 1 (Monte)       No.       None Detected       Caludase Fiber (%)       0157237-149       BASEMENT       LAYER 1 (Monte)       No.       None Detected       Caludase Fiber (%)       1%         0157237-147       BASEMENT       LAYER 1 (Monte)       No.       None Detected <t< td=""><td>Address.</td><td></td><td>S HILO BAT</td><td>Collecte</td><td>ed By:</td><td></td><td></td><td>Address.</td><td>UNCLE DILL</td><td>T S HILO DAT</td><td>Colle</td><td>cted By:</td><td></td><td></td></t<>	Address.		S HILO BAT	Collecte	ed By:			Address.	UNCLE DILL	T S HILO DAT	Colle	cted By:		
1157287-147 BASEMENT LAYER 1 Control Made, Yulow No. None Detected Control No. No. None Detected Control No. None Detected Control No. No.	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	vpe Non-Asbest Constituen	os ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detected	s Asbestos Ty d (%)	pe Non-A Const	sbestos ituents
Opposition         Opposit	0157287-146 UBB-AB-17	BASEMENT	LAYER 1 Carpet Mastic, Yellow	No No	ne Detected	Cellulose Fiber	1%	0157287-148 UBB-AB-19	BASEMENT	LAYER 1 Carpet Mastic, Mustard	No	None Detected	Cellulose Fib Carbonates	er <1%
LAYER 2 Paster-Finish Coat, White     No     No     Noe Delected     Calludos Fiber Catorates Data Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Distance Dist						Gypsum Quartz Binder/Filler	99%						Gypsum Quartz Binder/Filler	99%
Plaster-Finish Coat, While         Carbonates (Gappaun Quartz Actionates (Gappaun Quartz)         Mono Detocted         Carbonates (Gappaun Quartz)         Mono Detocted         Mono Detocted         Mono Quartz         Mono Detocted         Mono Quartz         Mono Detocted         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz         Mono Quartz         Mono Quartz         Mono Detocted         Mono Quartz			LAYER 2	No No	ne Detected	Cellulose Fiber	<1%			LAYER 2	No	None Detected	Cellulose Fib	er <1%
Image: APER 3 Plaster-Scratch Coat, Gray     No     None Detected     Guartz Carbonates Grappeum Maca Binder/Filer     Guartz Carbonates Grappeum Maca Binder/Filer     Mo     None Detected     Cellulose Filer     1%       0157287-147     BASEMENT     LAYER 1 Carpet Mastic, Yellow     No     None Detected     Cellulose Filer     1%       0157287-147     BASEMENT     LAYER 1 Carpet Mastic, Yellow     No     None Detected     Cellulose Filer     1%       0157287-147     BASEMENT     LAYER 1 Carpet Mastic, Yellow     No     None Detected     Cellulose Filer     1%       0157287-147     BASEMENT     LAYER 2 Plaster-Finish Coat, While     No     None Detected     Cellulose Filer     1%       0157287-147     BASEMENT     LAYER 2 Plaster-Finish Coat, While     No     None Detected     Cellulose Filer     1%       0157287-147     BASEMENT     LAYER 2 Plaster-Finish Coat, While     No     None Detected     Cellulose Filer     1%       0157287-150     BASEMENT     Carpet Mastic, Mustard     No     No     None Detected     Cellulose Filer     1%       0167287-150     BASEMENT     Carpet Mastic, Mustard     No     None Detected     Cellulose Filer     1%       0167287-150     BASEMENT     Carpet Mastic, Mustard     No     None Detected     Cellulose Filer     <			Plaster-Finish Coat, White			Carbonates Gypsum Quartz Binder/Filler	99%			Plaster, Lt. Green			Quartz Gypsum Mica Carbonates	
Plaster-Scratch Coat, Gray       Volumit       Carbonates Gypum       Output       Outp			LAYER 3	No No	ne Detected								Binder/Filler	99%
Differ     100%     Differ     100%     Differ     100%     Differ     9%       0157287-147     BASEMENT     LAYER 1 Carpet Mastic, Yellow     No     None Detected     Cellulose Fiber     1%     Quartz Gypsum Quartz     Carbonates Gypsum Quartz     Plaster-Finish Coat, White     No     None Detected     Carbonates Gypsum     9%       LAYER 2 Plaster-Finish Coat, White     No     None Detected     Carbonates Gypsum Quartz     9%       LAYER 3 Plaster-Scratch Coat, Gray     No     None Detected     Carbonates Gypsum Quartz     10%       UAYER 3 Plaster-Scratch Coat, Gray     No     None Detected     Carbonates Gypsum Quartz     10%       UAYER 3 Plaster-Scratch Coat, Gray     No     None Detected     Carbonates Gypsum Quartz     10%       UAYER 3 Plaster-Scratch Coat, Gray     No     None Detected     Carbonates Gypsum Quartz     10%       UAYER 3 Plaster-Scratch Coat, Gray     No     None Detected     Carbonates Gypsum     10%			Plaster-Scratch Coat, Gray			Quartz Carbonates Gypsum Mica Biodoc/Fillor	100%	0157287-149 UBB-AB-20	BASEMENT	LAYER 1 Carpet Mastic, Mustard	No	None Detected	Cellulose Fib Carbonates Gypsum Quartz	er 1%
0157287-147       BASEMENT       LAYER 1       No       None Detected       Calchonates       Carbonates       Quartz						Binder/Filler	100%						Binder/Filler	99%
UBB-AB-18     Carper Mastic, Yeirow     Carbonates Graypsum Quartz Binder/Filler     Carbonates 99%     Carbonates Carbonates Carbonates Gypsum     Carbonates Carbonates Gypsum     Carbonates Carbonates Carbonates Gypsum     Carbonates Carbonates Carbonates     Carbonates Carbonates     Carbonates Carbonates     Carbonates Carbonates     Carbonates Carbonates     Carbonates Carbonates     Carbonates     Carbonates <td>0157287-147</td> <td>BASEMENT</td> <td>LAYER 1</td> <td>No No</td> <td>ne Detected</td> <td>Cellulose Fiber</td> <td>1%</td> <td></td> <td></td> <td>LAYER 2</td> <td>No</td> <td>None Detected</td> <td>Cellulose Fib</td> <td>er &lt;1%</td>	0157287-147	BASEMENT	LAYER 1	No No	ne Detected	Cellulose Fiber	1%			LAYER 2	No	None Detected	Cellulose Fib	er <1%
LAYER 2 Plaster-Finish Coat, White No None Detected Carbonates Gypsum Quartz Binder/Filler 100% Carbonates Gypsum Quartz Carbonates Gypsum Quartz Binder/Filler 100% Carbonates Gypsum QuartZ Binder/F	UBB-AB-18		Carpet Mastic, Yellow			Carbonates Gypsum Quartz Binder/Filler	99%			Plaster, Gray			Quartz Gypsum Mica Carbonates	
Plaster-Finish Coat, White       Carbonates Gypsum Quartz       0157287-150       BASEMENT       Carpet Mastic, Mustard       No       None Detected       <1/td>         Quartz       DuB-AB-21       UBB-AB-21       Carbonates       Gypsum Quartz       Carbonates       Gypsum Quartz       Carbonates       Gypsum       Quartz       Gypsum       Quartz       Gypsum       Quartz       Binder/Filler       99%         LAYER 3       No       None Detected       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V       V			LAYER 2	No No	ne Detected								Binder/Filler	99%
Binder/Filler       100%       Gypsum         LAYER 3       No       None Detected       Quartz         Plaster-Scratch Coat, Gray       Quartz       Binder/Filler       99%         Gypsum       Carbonates       Gypsum       99%         Mica       Mica       Hinder/Filler       100%			Plaster-Finish Coat, White			Carbonates Gypsum Quartz		0157287-150 UBB-AB-21	BASEMENT	Carpet Mastic, Mustard	No	None Detected	Cellulose Fib Carbonates	er <1%
Plaster-Scratch Coat, Gray Quartz Carbonates Gypsum Mica Binder/Filler 100%			LAYER 3	No No	ne Detected	Binder/Filler	100%						Gypsum Quartz Binder/Filler	99%
Binder/Filler 100%			Plaster-Scratch Coat, Gray			Quartz Carbonates Gypsum Mica								
						Binder/Filler	100%							

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# EMC LABS, INC.

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

## Bulk Asbestos Analysis by Polarized Light Microscopy

## NVLAP#101926-0

Lab ID	Sample	Layer Name /	Asbestos	Asbestos Ty	/pe	Non-Asbestos
			Collect	ted By:		
Address:	UNCLE BILLY	S HILO BAY	Submit		0	
	PROPERTIES		Submit	tted Bv:	CELENA	FREITAS
Project Name	: DLNR ASSES	S BANYAN DRIVE	EPA M	lethod:	EPA 600/	R-93/116
Collected:	06/24/2015		Date R	Reported:	07/09/201	5
	HONOLULU F	H 96814	Date A	nalyzed:	07/09/201	5
Address:	505 WARD AV	'E, STE 202	Date R	Received:	06/30/201	5
Client:	ENVIROSERV	ICES & TRAINING CENTE	R Job#/	P.O. #:	15-4018	

Client ID Location Sample Description Detected (%) Constituents

tais Soma

### Analyst - Octavio Gavarreteayestas

Laboratory Report

0157287

Signatory - Lab Director - Kurt Kettler

Distinctly stratified, easily separable layers of samples are analyzed as subsamples of the whole and are reported separately for each discernible layer. All analyses are derived from calibrated visual estimate and measured in area percent unless otherwise noted. The report applies to the standards or procedures identified and to the sample(s) tested. The test results are not necessarily indicated or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. These reports are for the exclusive use of the addressed client and that they will not be reportuded wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. The report shall not be reportuded except in full, without written approval by our laboratory. The samples not destroyed in testing are retained a maximum of thirty days. The laboratory measurement of uncertainty for the test method is approximately less than 1 by area percent. Accreditation of Standards and Technology, Voluntary Laboratory Accreditation Program for Selected test method for absetso. The accreditation or any reports generated by this laboratory in no way constitutes or implies product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report may into the client certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must

COMPANY NAME:	ENVIROSERVIC	ES & TRAININ	G CENT
	505 Ward Ave. S	Suite #202	·
	Honolulu, HI 968	314	
CONTACT:	Celena Freitas		
Phone/Fax:	(808) 839-7222	ext 232/(808) 83	9-4455
Email:	cfreitas@gotoetc.co	m	· · · · · · · · · · · · · · · · · · ·
Now Accepting	: VISA – MASTER	CARD	
COMPLETE	ITEMS 1-4: (Failu	re to complete a	any items
1. TURNARO **** <u>Prior</u> confirmati ****Additional char ****Laboratory anal 2. TYPE OF A 3. DISPOSAL	UND TIME: [Sal ion of turnaround time is ges for rush analysis (ple ysis may be subject to de NALYSIS: [Bu INSTRUCTIONS:	me Day RUSH] required ase call marketing c lay if credit terms a k-PLM [Air-P( (Dispose of	[1-Day] lepartment re not met CM] [Le samples
	(If you do n	ot indicate preferei	nce, EMC
4. Project Nam	e: DLNR Assess Ba	nyan Drive Prop	erties
P.O. Numbe	r:	1	Proje
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	
	UBR-AB-37-39	6/17/15	Plea
	UB4-AB-01-09	6/24/15	Plea
	UB3-AB-01-24	6/24/15	Plea
	UB2-AB-01-12	6/24/15	Plea
	UB2R-AB-01-15	6/24/15	Plea
	UB1-AB-01-12	6/24/15	Plea
	UBL-AB-01-54	6/25/15	Plea
150	UBB-AB-01-21	6/24/15	Plea
<b>-</b>			
••••			
		· · · ·	
	·		

· · ·

SPECIAL INSTRUCTIONS: Please Stop at 1st Positive

Sample Collector: (Print) Celena Freitas		(Signature) (lung mitor	
Relinquished by: <u>Celena Freitas</u> Date/	Гіте: 6/29/15 /. /.	Received by Dana Federics	
Relinquished by: Duna Federico	_ Date/Time: <u>6/30//</u>	SReceived by:	_Date/Time: 0301
Relinquished by:	Date/Time [/]	_ Received by:	Date/Time:

** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs. Rev. 09/27/08

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OF CUSTODY
Labs, Inc.
1 st St., Ste B-109
ix, AZ 85044
Fax (480) 893-1726



ER, LLC

BILL TO:

(If Different Location)

Price Quoted: \$ / Sample \$____ / Layers

s may cause a delay in processing or analyzing your samples) [2-Day] ([3)4-5 Day] [6-10 Day]

for pricing details)

ead] [Point Count] [Fungi: AOC, W-C, Bulk, Swab, Tape] at EMCD/ [Return samples to me at my expense] will dispose of samples <u>60 days</u> from analysis.)

## ect Number: 15-4018

LOCATION/MATERIAL TYPE	Samples Accepted Yes / No	AIR SAMPLE INFO ON OFF	C / COMMENTS FLOW RATE
ease See Attached Sheet	Ø" N		
ase See Attached Sheet	Y N		
ase See Attached Sheet	YN		
ease See Attached Sheet	Y N		
ase See Attached Sheet	Y N	:	
ase See Attached Sheet	ΥN		1
ase See Attached Sheet	YN		
ase See Attached Sheet	to N		
-	YN		
	ΥN		
	YN		
	ΥN		
	Y N		
	ΥN		
	Y N		

# Table 1 **Asbestos Survey Results**

	· · · · · · · · · · · · · · · · · · ·	Banyai	n Drive Properties	
	Sample ID	Hotel	Homogeneous Area	Material
1	UBR-AB-37	Unala Dilluia Uila		
d	UBR-AB-38	Date Diny S 1110	Floor 4 to Roof Stairwell	Drywall Wall
3	UBR-AB-39	Бау		-
Ψ	UB4-AB-01	Incle Dillete IIile		
-5	- UB4-AB-02	Uncle Billy's Hilo	Floor 4	Drywall Wall
6	UB4-AB-03	Вау		-
Ť	UB4-AB-04	The als Dillate Tril.		
8	UB4-AB-05	Dicie Billy's Hilo	Floor 4	Textured Plaster Wall
G	UB4-AB-06	] Bay		
16	UB4-AB-07	Unalo Dilluia Utila		
- 11	UB4-AB-08		Floor 4 - Exterior Railing	Felt
/2	UB4-AB-09	1 Bay		
3	UB3-AB-01	I Inala Dillada IIila		
14	UB3-AB-02		Floor 3	2'x4' Fissure Ceiling Tile
15	UB3-AB-03	Вау		-
16	UB3-AB-04	Unala Billy's Uite		
A	UB3-AB-05	Dicie Billy's Hilo	Floor 3	Spray-on Ceiling
18	UB3-AB-06	Day		. –
19	UB3-AB-07	Unala Billy's Uila		
20	UB3-AB-08	Bay	Floor 3	Drywall Wall
21	UB3-AB-09	Day		
ራራ	UB3-AB-10	Uncle Billy's Hilo		
23	UB3-AB-11	Bay	Floor 3	Rough Plaster Wall
24	UB3-AB-12	Bay		
Ŋ	UB3-AB-13	Uncle Billy's Hilo		
26	UB3-AB-14	Bay	Floor 3	Yellow Carpet Mastic
27	UB3-AB-15	Bay		
28	UB3-AB-16	Uncle Billy's Hilo		
29	UB3-AB-17	Bay	Floor 3	Brown Drywall
30	UB3-AB-18	549		
3/	UB3-AB-19	Uncle Billy's Hilo		
32	UB3-AB-20	Bay	Floor 3	Textured Plaster Wall
33	UB3-AB-21	,		
32	UB3-AB-22	Uncle Billy's Hilo		
35	UB3-AB-23	Bay	Floor 3 - Railing	Felt
36	UB3-AB-24	,		
- <del>74</del>	UB2-AB-01	Uncle Billy's Hilo		
20	UB2-AB-02	Bay	Floor 2	2'x4' Fissure Ceiling Tile
24	UB2-AB-03			
40,	UB2-AB-04	Uncle Billy's Hilo	<b>T1</b> 0	
- 4/	UB2-AB-05	Bay	Floor 2	Drywail Wali
42	UB2-AB-00	·		
40	UB2-AB-07	Uncle Billy's Hilo	<b>F</b> 10	D1 . W 11
44		Bay	F100r 2	Plaster Wall
75		-		
7,8		Uncle Billy's Hilo	Floor 2	Vollow Correct Mart
47	UB2-AB-11	Bay	F100F 2	Yellow Carpet Mastic
40				
B	LIB2D-VD	Uncle Billy's Hilo	Floor 2	Brown Drawall Wall
50	UB2R-AB-02	Bay	11001 2	Diown Drywaii w all
54	UB2R-AB-04			
52	UB2R-4B-05	Uncle Billy's Hilo	Floor 2	Falt
6-11	UB2R-4B-06	Bay	11001 2	TOR
97 L	00000-00			

		Banyai	n Drive Properties	
	Sample ID	Hotel	Homogeneous Area	Material
55	UB2R-AB-07	Uncle Billy's Hilo		
56	UB2R-AB-08	Bay	Floor 2	White Caulking
57	UB2R-AB-09	Day		
58	UB2R-AB-10	Uncle Billy's Hilo		
59	UB2R-AB-11	Bay	Floor 2	Silver Wrap
60	UB2R-AB-12	Day		
6/	UB2R-AB-13	Uncle Billy's Hilo		
62	UB2R-AB-14	Bay	Floor 2	Gray Roofing Material
63	UB2R-AB-15	Day		
64	UB1-AB-01	Uncle Billy's Hilo		
65	UB1-AB-02	Bay	Floor 1	2'x4' Fissure Ceiling Tile
66	UB1-AB-03	Buy		
67	UB1-AB-04	Uncle Billy's Hilo		
68	UB1-AB-05	Bay	Floor 1	Drywall Wall
67	UB1-AB-06	Buy		
70	UB1-AB-07	Uncle Billy's Hilo		
11	UB1-AB-08	Bay	Floor 1	Plaster Wall
72	UB1-AB-09			· · · · · ·
73	UB1-AB-10	Uncle Billy's Hilo		
74	<u>UB1-AB-11</u>	Bav	Floor 1	Yellow Carpet Mastic
45	UB1-AB-12			
74	UBL-AB-01	Uncle Billy's Hilo		
74	UBL-AB-02	Bay	Lobby	White Drywall Wall
-10	UBL-AB-03			<u>_</u>
77	UBL-AB-04	Uncle Billy's Hilo	T .11	
80	UBL-AB-05	Bay	Lobby	Brown Drywall Wall
8/	UBL-AB-06			
87	UBL-AB-07	Uncle Billy's Hilo	У 1. 1	2"x2" Green Ceramic
	UBL-AB-Vo	Bay	Lobby	Floor Tile
DT SC				
20		Uncle Billy's Hilo	Lobby Florator	2"x2" Green Ceramic
97	UBL-AB-12	Bay	LOUDY - LIEVALOI	Floor Tile
07. 90	UBL-AB-12			
89	IBL-AB-14	Uncle Billy's Hilo	Lobby - Laundry Room	2'v4' Fissure Ceiling Tile
Gin Gin	UBL-AB-15	Bay	Looby - Daukiry Room	2 AT TISSUE Coming The
91	UBL-AB-16	·		
92	UBL-AB-17	Uncle Billy's Hilo	Lobby - Laundry Room	4" Cream Cove Base
93	UBL-AB-18	Bay		
94	UBL-AB-19			
95	UBL-AB-20	Uncle Billy's Hilo	Lobby - Laundry Room	4"x4" Red Ceramic Floor
96	UBL-AB-21	Bay		Tile
97	UBL-AB-22		T 1.1 XX7 /	101 101 7 0 1
98	UBL-AB-23	Uncle Billy's Hilo	Lobby - women's	12"x12" 1an Ceramic
99	UBL-AB-24	Вау	Restroom	Floor Tile
100	UBL-AB-25	Unata Pilly's Uila	Labbre Wamania	Aller All Tree Contentio Well
D	UBL-AB-26	Dicie Billy S Hilo	Destroy - Women's	4"x4" I an Ceramic wall
102	UBL-AB-27	Бау	Kestroom	The
105	UBL-AB-28	Uncle Billy's Hilo	Lobby - Women's	
104	UBL-AB-29	Pay	Restroom	Sink Caulking
105 [	UBL-AB-30	Бау		
106	UBL-AB-31	Uncle Billy's Hilo	Lobby - Women's	
107 [	UBL-AB-32	Ray	Restroom	Toilet Caulking
108 [	UBL-AB-33	Jay	KUSHUUIII	

# Table 1 Asbestos Survey Results



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		Banyan	<u>n Drive Properties</u>	
	Sample ID	Hotel	Homogeneous Area	Material
109	UBL-AB-34	Uncle Billy's Hilo		2"x2" Grou Conomio Wall
110	UBL-AB-35	Bay	Lobby - Men's Restroom	Z XZ Gray Ceramic wan
-17[	UBL-AB-36	Бау		The
112	UBL-AB-37	Unole Billy's Uilo		21-21 Dista Commission Well
- 113	- UBL-AB-38	Bay	Lobby - Men's Restroom	2 x2 Flick Ceramic Wall
-714	UBL-AB-39	Бау		Tile
- [15]	UBL-AB-40	Unale Billy's Uila	Lobby Monia Bastroom	Aller All Create Company in Wall
116	UBL-AB-41		(ADA Stall)	4"x4" Gray Ceramic wall
-117	UBL-AB-42	Бау	(ADA Stall)	1 11e
- 1 <b>1</b> 8 [	UBL-AB-43	Uncle Billy's Hile		2ll-2ll White Generatio
119	UBL-AB-44	Bory	Lobby - Men's Restroom	2 X2 white Ceramic
120	UBL-AB-45	Bay		Floor The
12/	UBL-AB-46	Uncle Billy's Hilo		
122	UBL-AB-47	Bow	Lobby - Men's Restroom	Counter Caulking
123	UBL-AB-48	Day		_
124	UBL-AB-49	Uncle Billy's Hilo		
125	UBL-AB-50	Box	Lobby - Men's Restroom	Sink Caulking
126	UBL-AB-51	Day		
127	UBL-AB-52	Uncle Billy's Hilo		
128	UBL-AB-53	Boy	Lobby - Men's Restroom	Toilet Caulking
129[	UBL-AB-54	Бау	·	_
130	UBB-AB-01	Uncle Billy's Hilo		
13	UBB-AB-02	Bay	Basement	2'x4' Fissure Ceiling Tile
132	UBB-AB-03	Day		
133	UBB-AB-04	Uncle Billy's Hilo		
134	UBB-AB-05	Bay	Basement	Drywall Wall
135	UBB-AB-06	Bay		
136	UBB-AB-07	Uncle Billy's Hilo		
137	UBB-AB-08	Bay	Basement	Plaster Wall
138	UBB-AB-09	Day		
139	UBB-AB-10	Uncle Billy's Hilo		211x211 Grann Commin
14D	UBB-AB-11	Bay	Basement	Floor Tile
14	UBB-AB-12	Bay	-	Floor The
142	UBB-AB-13	Uncle Billy's Hilo	Basement - Southwing	
143	<u>UBB-AB-14</u>	Bay	Overbang	Drywall Ceiling
144	UBB-AB-15	Lay	Overnang	
145	UBB-AB-16	Uncle Billy's Hilo		
146	UBB-AB-17	Rav	Basement	Yellow Carpet Mastic
147	UBB-AB-18	Day		
148	UBB-AB-19	Uncle Billy's Hilo		
149	UBB-AB-20	Boy	Basement	Mustard Carpet Mastic
157	UBB-AB-21	Бау		-



9830 South 51st Street, Suite B-109 / PHOENIX, ARIZONA 85044 / 480-940-5294 or 800-362-3373 / FAX 480-893-1726 emclab@emclabs.com

# LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB	#:	L56195		DATE RECEIVI	ED:	06/29/15
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	: (	07/02/15
				DATE OF ANAI	LYSIS:	07/01/15
CLIENT A	DDRESS:	505 Ward Ave., S Honolulu, HI 968	te. #202	P.O. NO.:		
PROJECT	NAME:	DLNR Assess Bar	nyan Drive Properties	PROJECT NO.:	15-4	018
EMC # L56195-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION	-	REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT
1	06/17	UBR-Pb-01	Uncle Billy's Hilo Bay/Roof/White/P	laster Wall	0.010	BRL
2	06/17	UBR-Pb-02	Uncle Billy's Hilo Bay/Lower Roof/C Roofing	Gray/Built Up	0.010	BRL

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Where it is noted that a sample with excessive substrate was submitted for laboratory analysis, such analysis may be biased. The lead content of such sample may, in actuality, be greater than reported. EMC makes no warranty, express or implied, as to the accuracy of the analysis of samples noted to have been submitted with excessive substrate. Resampling is recommended in such situations to verify original laboratory results.

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Jason Thompson

Rev. 11/30/08

ANALYST:

Very S

QA COORDINATOR:

Kurt Kettler

Page 1 of 1

Page 1 c	of 1	(8	CHAIN OF CUSTODY EMC Labs, Inc. 9830 S. 51 st St., Ste B-109 Phoenix, AZ 85044 500) 362-3373 Fax (480) 893-1726	LAB#: TAT: Rec'd:	56/95 Sclay 29/15		
COMPANY NAM	E: ENVIROS	ERVICES & TRA	INING CENTER, LLC BILL TO	):	(If Different Lo	cation)	
	505 Ward	Ave. Suite #202					
	Honolulu,	HI 96814				······	
CONTACT:	Celena Fr	eitas					
Phone/Fax:	(808) 839	-7222 ext 232/(80	8) 839-4455				
Email:	cfreitas@go	toetc.com		<u>.</u>			
Now Accepti	ng: VISA – M	ASTERCARD	Price Quoted: \$	/ Sample	e \$/La	ayers	
COMPLET	E ITEMS 1-4:	(Failure to comp	lete any items may cause a delay in <b>p</b>	processing or a	nalyzing you	r samples)	
1. TURNAR **** <u>Prior</u> confirm ****Additional ch ****Laboratory a 2. TYPE OF 3. DISPOS/	nation of turnaround narges for rush analy nalysis may be subj ANALYSIS: AL INSTRUCTIO (If y	[Same Day RO time is <u>required</u> ysis (please call mark ect to delay if credit te [Bulk-PLM] [ Bulk-PLM] [ DNS: [Dispon you do not indicate pl	eting department for pricing details) erms are not met Air-PCM] [Lead] [Point Count] [Fu se of samples at EMC] [Return samp reference, EMC will dispose of samples <u>60 c</u>	ungi: AOC, W-C bles to me at <u>my</u> days from analysi	, Bulk, Swab, <u>(expense</u> ] <u>s.)</u>	Tape]	Ī
4. Project Na	ame: DLNR Ass	ess Banyan Drive	Properties				
P.O. Num	ber:		Project Number: 15-4018				
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	LOCATION/MATERIAL TYPE	Samples Accepted Yes / No	AIR SAMPLE INFO	D / COMMENTS FLOW RATE	
1-7		6/17/15	Please See Attached Sheet				
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SPECIAL INS Sample Colle	STRUCTIONS: ctor: (Print) Cele	na F <u>reita</u> s	(Signature)(	eya n	las		ased
Relinquiebed	by: Celena Freits	as Date/Time: 6	/26/15 A Received by:	John o	Date/Ti	m6/39/K	Pain
Polinguished	by A M	A P Date/	Time / Sq / Specified by the	hu -	Date/Ti	me: 6/2565	- u A
Delineratelea			Time Received by	<u> </u>	Date/T	ime:	- BP)
** In the event	of any dispute betw	veen the above parti	es for these services or otherwise, parties a	gree that jurisdict	ion and venue v	vill be in Phoenix,	-

56/95R

Rev. 09/27/08

# Table 2 Lead Paint Survey Banyan Drive Properties

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	·				
Intact	Built Up Roofing	Gray	Lower Roof	Uncle Billy's Hilo Bay	UBR-Pb-02
Fair	Plaster Wall	White	Roof	Uncle Billy's Hilo Bay	UBR-Pb-01
Condition	Description	Color	Location	Hotel	Sample ID




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## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB	#:	L56202		DATE RECEIVI	ED:	06/30/15
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	:	07/06/15
				DATE OF ANAI	AYSIS:	07/06/15
CLIENT A	DDRESS:	505 Ward Ave., S	uite #202	P.O. NO.:		
		Honolulu, HI 968	314			
PROJECT	NAME:	DLNR Assess Ba	nyan Drive Properties	<b>PROJECT NO.:</b>	15-4	4018
<b>EMC #</b> L56202-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION	REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT	
1	06/29	UB-Pb-01	Uncle Billy's Hilo Bay/Interior/White Wall/Drywall Wall/Concrete Wall/Ce	0.010	BRL	
2	06/29	UB-Pb-02	Uncle Billy's Hilo Bay/Interior/Beige Frames/Metal Elevator Door/Door Fra	/Wood Door/Door ame	0.010	BRL
3	06/29	UB-Pb-03	Uncle Billy's Hilo Bay/Interior/Brown Trim/Metal Handrails	n/Wood	0.010	BRL
4	06/29	UB-Pb-04	Uncle Billy's Hilo bay/Interior/Exterior Firehose Case/Fire Alarm Bell/Pipe	0.010	0.438	
5	06/29	UB-Pb-05	Uncle Billy's Hilo Bay/Interior/Extern Floor	0.010	BRL	
6	06/29	UB-Pb-06	Uncle Billy's Hilo Bay/Interior-Ocean Stairwell/Green/Plaster Walls	n Facing	0.010	0.043

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## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB	#:	L56202		DATE RECEIVI	ED:	06/30/15
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	:	07/06/15
				DATE OF ANAI	AYSIS:	07/06/15
CLIENT A	DDRESS:	505 Ward Ave., S Honolulu, HI 968	uite #202	P.O. NO.:		
PROJECT	NAME:	PROJECT NO.:	15-4	018		
EMC # L56203-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION	REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT	
7	06/29	UB-Pb-07	Uncle Billy's Hilo Bay/Exterior/Blue/ Walls/Trims	Wood	0.010	BRL
8	06/29	UB-Pb-08	Uncle Billy's Hilo Bay/Exterior/Brow	vn/Wood Trim	0.010	BRL
9	06/29	UB-Pb-09	Uncle Billy's Hilo Bay/Exterior-Balco Green/Wood Railing	0.010	BRL	
10	06/29	UB-Pb-10	Uncle Billy's Hilo Bay/Exterior/Whit	0.010	BRL	
11	06/29	UB-Pb-11	Uncle Billy's Hilo Bay/Exterior/Yellc Curb/Asphalt Road/Metal Poles	0.010	0.364	
12	06/29	UB-Pb-12	Uncle Billy's Hilo Bay/Interior-Wom Restroom/Pink/wood Trim	en's	0.010	BRL

= Dilution Factor Changed * = Excessive Substrate May Bias Sample Results **BRL** = Below Reportable Limits **#** = Very Small Amount Of Sample Submitted, May Affect Result

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ANALYST:

Rev. 11/30/08

Jason Thompson

ANALYST:

Kurt Kettler

Rev. 11/30/08

Page 1 of 3

Jason Thompson



BRL = Below Reportable Limits # = Very Small Amount Of Sample Submitted, May Affect Result

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Kurt Kettler

Page 2 of 3



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## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB	#:	L56202		DATE RECEIVI	ED:	06/30/15	
CLIENT:		EnviroServices &	Training Center, LLC	REPORT DATE	:	07/06/15	
				DATE OF ANAL	LYSIS:	07/06/15	
CLIENT A	DDRESS:	505 Ward Ave., S	uite #202	P.O. NO.:			
		Honolulu, HI 968					
PROJECT	NAME:	DLNR Assess Ba	nyan Drive Properties	<b>PROJECT NO.:</b>	15-4	4018	
EMC # L56203-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION	DESCRIPTION			
13	06/29	UB-Pb-13	Uncle Billy's Hilo Bay/Interior-Men' Restroom/White/Drywall Wall	0.010	BRL		
14	06/29	UB-Pb-14	Uncle Billy's Hilo Bay/Interior-Floor Stairwell/White/Plaster Wall	4 to Roof	0.010	BRL	

The sector Changed * = Excessive Substrate May Bias Sample Results # = Very Small Amount Of Sample Submitted, May Affect Result BRL = Below Reportable Limits

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**QA COORDINATOR:** 

Kurt Kettler

Page 3 of 3

CHAIN C EMC 9830 S. 51 Phoen

(800) 362-3373

COMPANY NA	ME: ENVIRO	ENVIROSERVICES & TRAINING CENTI							
	505 War	d Ave. Suite #20	2						
	Honolulu	, HI 96814							
CONTACT:	Celena F	reitas							
Phone/Fax:	(808) 839	9-7222 ext 232/(	808) 839-4455						
Email:	cfreitas@g	cfreitas@gotoetc.com							
Now Accept	ing: VISA – M	VISA – MASTERCARD							
COMPLET	E ITEMS 1-4:	(Failure to con	nplete any item						
**** <u>Prior</u> confir ****Additional c ****Laboratory 2. TYPE O 3. DISPOS	mation of turnaround charges for rush anal analysis may be sub F ANALYSIS: AL INSTRUCTI (/f)	d time is <u>required</u> lysis (please call ma ject to delay if credi [Bulk-PLM] ONS: [Disp you do not indicate	rketing department terms are not met [Air-PCM] [1] pose of samples preference, EMC						
4. Project N	ame: DLNR Ass	ess Banyan Dri	ve Properties						
P.O. Num	iber:		Proje						
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	LOC						
1-14	UB-Pb-01-14	6/24/15	Please						
f _e									
			· · · · ·						
		<u>,</u>	hanz <u>re</u>						

Sample Collector: (Print) Celena Freitas

Relinquished by: Celena Freitas Date/Time: 6/29/15 phho Relinguished by: Date/Time: Relinquished by: Date/Time

** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs. Rev. 09/27/08

Rev. 11/30/08

Jason Thompson

ANALYST:

DF CUST( Labs, Inc. I st St., Ste B- ix, AZ 85044 Fax (480) 8	DDY 109 393-1726	LAB#: X56202 TAT: 3day Rec'd: 6/30/15					
ER, LLC	BILL TO:	(If Different Location)					
		/Sample & /Lavora					
Frice Q	uotea: >	/ Sample s/ Layers					
s may cause	a delay in pr	ocessing or analyzing your samples)					
[2-Day]	(3)4-5 Day]	[6-10 Day]					

for pricing details)

[Point Count] [Fungi: AOC, W-C, Bulk, Swab, Tape] .ead]∕ at EMCD/ [Return samples to me at my expense] will dispose of samples <u>60 days</u> from analysis.)

ct Number: 15-4018									
ATION/MATERIAL TYPE	Samples Accepted Yes / No	AIR SAMPLE INFO / COMMENTS ON OFF FLOW RATE							
See Attached Sheet	PN								
	Y N								
	Y N								
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Received by:	╠	day		_ Date/Time:	fely
Received by:	Ų	1		Date/Time:	

Table 2 Lead Paint Survey 3anyan Drive Properties	
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a . . .

Description	Wood Wall	Drywall Wall	Concrete Wall/Ceiling	Wood Door/Door Frames	Metal Elevator Door/Door Frame	Wood Trim	Metal Handrails	Metal Firehose Case/Fire Alarm Bell/Pipe			Plaster Wall		Wood Walls/Trims		Wood Trim	Wood Railing	Concrete Wall	Concrete Curb	Asphalt Road	Metal Poles	Wood Trim	Drywall Wall	Plaster Wall
Color		White		Beine	norge	D	DIOWI	Red		UIAY	Green		Blue		Brown	Dark Green	White		Yellow		Pink	White	White
Location		Interior		Therior	IOIDAIT	ل میل عبیاً رحمہ ا	IULISIU	Interior/Exterior	Turtanian(Durtanian		Interior - Ocean Facing Staiwell	۵ -	Exterior		Exterior	Exterior - Balcony	Exterior		Exterior		Interior - Women's Restroom	Interior - Men's Restroom	Interior - Floor 4 to Roof Stairwell
Hotel	Trade Dillede	Uticle Duly S	Aber Oller	Uncle Billy's	Hilo Bay	Uncle Billy's	Hilo Bay	Uncle Billy's Hilo Bav	Uncle Billy's	Hilo Bay	Uncle Billy's	Hilo Bay	Uncle Billy's Hilo Ray	T 1 7.11	Uncle Billys Hilo Bav	Uncle Billy's Hilo Bay	Uncle Billy's Hilo Bay	"rilia "loui			Uncle Billy's Hilo Bay	Uncle Billy's Hilo Bay	Uncle Billy's Hilo Bay
Sample ID		UB-Pb-01		TIR_Ph_07	70-01-00		CD-F D-CD	UB-Pb-04		CD-0J-GD	UB-Pb-06		UB-Pb-07		UB-Pb-08	UB-Pb-09	UB-Pb-10		UB-Pb-11		UB-Pb-12	UB-Pb-13	UB-Pb-14

256202-

# Bold=Lead Based Paint (LBP)

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	D.	9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Pl )-940-5294	noenix, AZ 850 - Fax: (480) 893	44 3-1726	0157253
	<u>Bu</u>	NVI AP	#101926-0		ιστοςτοργ	
Client: Address:	ENVIROSEF 505 WARD	RVICES & TRAINING CENTER AVE, STE 202	R Job# Date	/ P.O. #: Received:	15-4018 06/29/2015	
Collected: Project Name	HONOLULU 06/17/2015 e: DLNR ASSE	SS BANYAN DRIVE	Date Date EPA	Analyzed: Reported: Method:	07/07/2015 07/07/2015 EPA 600/R-93/11	6
Address:	REED'S BAY	-5 {	Subn Colle	nitted By: cted By:	CELENA FREITA	S
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detected	s Asbestos T J (%)	ype Non-A Const	sbestos tituents
0157253-001 RBR-AB-01	MAIN ROOF	LAYER 1 Roof Shingle, Brown/ Black	No	None Detected	Fibrous Glas Carbonates Gypsum Quartz Binder/Filler	s 20%
		LAYER 2 Roof Mastic, Black	No	None Detected	Cellulose Fib Carbonates Gypsum Quartz Binder/Filler	ier 5% 95%
0157253-002 RBR-AB-02	MAIN ROOF	Roof Shingle, Brown/ Black	No	None Detected	Fibrous Glas Carbonates Gypsum Quartz Binder/Filler	s 20% 80%
0157253-003 RBR-AB-03	MAIN ROOF	LAYER 1 Roof Shingle, Brown/ Black	No	None Detected	Fibrous Glas Carbonates Gypsum Quartz Binder/Filler	s 20% 80%
		LAYER 2 Roof Shingle, Brown/ Black	No	None Detected	Fibrous Glas Carbonates Gypsum Quartz Binder/Filler	s 20% 80%
		LAYER 3 Roof Mastic, Black	No	None Detected	Cellulose Fib Carbonates Gypsum Binder/Filler	er 5% 95%

# EMC LABS, INC.

# Laboratory Report

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Client: Address: Collected: Project Name Address:	ENCLABS, INC.9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726Bulk Asbestos Analysis by Polarized Light Microscopy NVLAP#101926-0NVLAP#101926-0ent:ENVIROSERVICES & TRAINING CENTERJob# / P.O. #:15-4018dress:505 WARD AVE, STE 202Date Received:06/29/2015HONOLULU HI 96814Date Analyzed:07/07/2015llected:06/17/2015Date Reported:07/07/2015oject Name:DLNR ASSESS BANYAN DRIVEEPA Method:EPA 600/R-93/11PROPERTIESSubmitted By:CELENA FREITAdress:REED'S BAYDate Reported:07/07/2015			Laboratory Report 0157253	Client: Address: Collected: Project Name Address:	BU ENVIROSEF 505 WARD / HONOLULU 06/17/2015 E: DLNR ASSE PROPERTIE REED'S BA	EMC LA 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48 MIL Asbestos Analysis b NVLAF RVICES & TRAINING CENTER AVE, STE 202 HI 96814 ESS BANYAN DRIVE S Y	ABS, e B109, Ph 0-940-5294 y Polariz p#101926-0 R Job# / Date I Date I Date I EPA N Subm	INC. oenix, AZ 850 Fax: (480) 893 ed Light Mi P.O. #: Received: Analyzed: Reported: Method: itted By:	44 3-1726 icroscopy 15-4018 06/29/2015 07/07/2015 07/07/2015 EPA 600/R-93/110 CELENA FREITA	/116 TAS		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Ty (%)	ype Non-As Consti	sbestos ituents	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non-As Const	sbestos ituents
0157253-004 RBR-AB-04	MAIN ROOF	LAYER 1 Built-up Roofing, White/ Black	No No	ne Detected	Synthetic Fibe Carbonates Gypsum Quartz Binder/Filler	er 20% 80%	0157253-006 RBR-AB-06	MAIN ROOF	LAYER 1 Built-up Roofing, White/ Black	No M	None Detected	Synthetic Fib Carbonates Gypsum Quartz Binder/Filler	er 20% 80%
		LAYER 2 Built-up Roofing, Black	No No	ne Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	60%			LAYER 2 Built-up Roofing, Black	No M	None Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	s 40% 60%
		LAYER 3 Built-up Roofing, Black	No No	ne Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	60%			LAYER 3 Built-up Roofing, Black	No M	None Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	s 40% 60%
0157253-005 RBR-AB-05	MAIN ROOF	LAYER 1 Built-up Roofing, White/ Black	No No	ne Detected	Synthetic Fibe Carbonates Gypsum Quartz Binder/Filler	er 20%	0157253-007 RBR-AB-07	MAIN ROOF	LAYER 1 Pitch & Gravel Roofing, White/ Black	No M	None Detected	Cellulose Fib Carbonates Gypsum Quartz Binder/Filler	er 20%
		LAYER 2 Built-up Roofing, Black	No No	ne Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	60%			LAYER 2 Pitch & Gravel Roofing, Black	No M	None Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	60%
		LAYER 3 Built-up Roofing, Black	No No	ne Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	s 40% 60%			LAYER 3 Pitch & Gravel Roofing, Black	No M	None Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	5 40% 60%
									LAYER 4 Pitch & Gravel Roofing, Black	No M	None Detected	Fibrous Glass Carbonates Gypsum Binder/Filler	s 40% 60%

# EMC LABS, INC.

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

### Bulk Asbestos Analysis by Polarized Light Microscopy

## NVLAP#101926-0

Client:	ENVIROSERVICES & TRAINING CENTER	Job# / P.O. #:	15-4018	
Address:	505 WARD AVE, STE 202	Date Received:	06/29/2015	
	HONOLULU HI 96814	Date Analyzed:	07/07/2015	
Collected:	06/17/2015	Date Reported:	07/07/2015	
Project Name:	DLNR ASSESS BANYAN DRIVE	EPA Method:	EPA 600/R-93/116	
	PROPERTIES	Submitted By:	CELENA FREITAS	
Address:	REED'S BAY			
		Collected By:		

Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos Type d (%)	Non-Asbesto Constituent	os s
0157253-008	MAIN ROOF	LAYER 1 Bitch & Gravel Boofing White/	No	None Detected	Cellulose Fiber	20%
RBR-AB-08		Black			Carbonates Gypsum Quartz Binder/Filler	80%
		LAYER 2	No	None Detected	Fibrous Glass	40%
		Pitch & Gravel Roofing, Black			Carbonates Gypsum Binder/Filler	60%
		LAYER 3	No	None Detected	Fibrous Glass	40%
		Pitch & Gravel Roofing, Black			Carbonates Gypsum Binder/Filler	60%
		LAYER 4	No	None Detected	Fibrous Glass	40%
		Pitch & Gravel Roofing, Black			Carbonates Gypsum Binder/Filler	60%
0157253-009	MAIN ROOF	LAYER 1	No	None Detected	Cellulose Fiber	20%
RBR-AB-09		Pitch & Gravel Roofing, White/ Black			Carbonates Gypsum Quartz Bindor/Fillor	80%
		LAYER 2	No	None Detected	Fibrous Glass	40%
		Pitch & Gravel Roofing, Black	110		Carbonates Gypsum Binder/Filler	60%
		LAYER 3	No	None Detected	Fibrous Glass	40%
		Pitch & Gravel Roofing, Black			Carbonates Gypsum Binder/Filler	60%
		LAYER 4	No	None Detected	Fibrous Glass	40%
		Pitch & Gravel Roofing, Black			Carbonates Gypsum Binder/Filler	60%

# EMC LABS, INC.

## Bulk Asbestos Analysis by Polarized Light Microscopy

Client:	ENVIROSERVI	CES & TRAINING CENTEF	R Job				
Address:	505 WARD AVE	E, STE 202	Date	e Received:	06/29/2015		
	HONOLULU HI	96814	Date	e Analyzed:	07/07/2015		
Collected:	06/17/2015		Date	e Reported:	07/07/2015		
Project Name	e: DLNR ASSESS	BANYAN DRIVE	EPA	A Method:	EPA 600/R-93/116		
	PROPERTIES		Sub	mitted By:	CELENA FREITAS		
Address:	REED'S BAY		Coll	ected By:			
Lah ID	Sample	Laver Name /	Ashest	os Ashestos T	vne Non-Ashesto	s	
Client ID	Location	Sample Description	Detecte	ed (%)	Constituents	5	
0157253-010 BBB-AB-10	MAIN ROOF- PARAPET WALLS	Roof Parapet Wall Panel, Silver/ Black	No	None Detected			
					Aluminum Carbonates Gypsum Binder/Filler	100%	
0157253-011 RBR-AB-11	MAIN ROOF- PARAPET WALLS	Roof Parapet Wall Panel, Silver/ Black	No	None Detected			
					Aluminum Carbonates Gypsum Quartz Binder/Filler	100%	
0157253-012	MAIN ROOF-	Roof Parapet Wall Panel, Silver/	No	None Detected	Cellulose Fiber	<1%	
RBR-AB-12	PARAPET WALLS	Black			Aluminum Carbonates Gypsum Quartz		
					Binder/Filler	99%	
0157253-013 BBB-4B-13	MAIN ROOF-METAL FLASHING	Roof Metal Flashing Patching, Silver/ Black	No	None Detected	Cellulose Fiber	<1%	
					Aluminum Carbonates Gypsum Quartz Binder/Filler	99%	
0157253-014	MAIN ROOF-METAL	Roof Metal Flashing Patching, Silver/ Black	No	None Detected			
кық-ай-14					Aluminum Carbonates Gypsum Quartz Biodor/Filler	100%	

Laboratory Report

0157253

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

## NVLAP#101926-0

## Laboratory Report 0157253

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		EMC L	4 <i>B</i> S,	INC.		Laborato	ory Report			EMC L	ABS,	INC.		Labo	ratory Report
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Ph )-940-5294	oenix, AZ 850 - Fax: (480) 893	44 3-1726	015	7253			9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	te B109, P 0-940-5294	hoenix, AZ 85 I - Fax: (480) 89	044 )3-1726	01	157253
	Bulk	Asbestos Analysis by	/ Polariz	ed Light Mi	icroscopy				Bu	lk Asbestos Analysis b	y Polari	zed Light N	licroscopy		
		NVLAP	#101926-0							NVLAI	- P#101926-0	)			
Client: Address:	ENVIROSERVI 505 WARD AVE HONOLULU H	CES & TRAINING CENTEF E, STE 202 I 96814	R Job# / Date / Date /	/ P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/07/2015			Client: Address:	ENVIROSER 505 WARD A HONOLULU	VICES & TRAINING CENTE VE, STE 202 HI 96814	R Job# Date Date	[#] / P.O. #: • Received: • Analyzed:	15-4018 06/29/2019 07/07/2019	5	
Collected:	06/17/2015		Date I	Reported:	07/07/2015			Collected:	06/17/2015		Date	Reported:	07/07/201	5	
Project Name Address:	e: DLNR ASSESS PROPERTIES REED'S BAY	S BANYAN DRIVE	EPA N Subm	vlethod: itted By:	EPA 600/R-93/1 CELENA FREIT/	16 AS		Project Nam Address:	e: DLNR ASSE PROPERTIE REED'S BAY	SS BANYAN DRIVE S	EPA Subr	Method: nitted By:	EPA 600/F CELENA F	R-93/116 FREITAS	
			Collec	cted By:							Colle	ected By:			
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos T (%)	ype Non-A Cons	Asbestos stituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	s Asbestos d (%)	Туре	Non-Asbest Constituent	os ts
0157253-015 RBR-AB-15	MAIN ROOF-METAL FLASHING	. Roof Metal Flashing Patching, Silver/ Black	No M	None Detected	Cellulose Fi Aluminum Carbonates	ber	<1%	0157253-021 RBR-AB-21	MAIN ROOF	Exhaust Vent Caulking, Black Note: *Not analyzed per client request					
					Gypsum Quartz Binder/Filler	-	99%	0157253-022 RBR-AB-22	MAIN ROOF	Roof Flashing Caulking, Black	No	None Detected	Cell Carl Gyp Qua	ulose Fiber conates sum rtz	5%
0157253-016 RBR-AB-16	MAIN ROOF	Soffit Vent Caulking, Gray	No M	None Detected	Carbonates								Binc	ler/Filler	95%
					Guartz Binder/Filler	-	100%	0157253-023 RBR-AB-23	MAIN ROOF	Roof Flashing Caulking, Black	No	None Detected	Cell Carl Gyp	ulose Fiber ponates sum	5%
0157253-017 MAII RBR-AB-17	MAIN ROOF	LAYER 1 Soffit Vent Caulking, Gray	No 1	None Detected	Cellulose Fi Carbonates Quartz	ber	<1%						Qua Binc	irtz ler/Filler	95%
		LAYER 2 Soffit Vent Caulking, Grav/ Black	No 1	None Detected	Binder/Filler Cellulose Fi	ber	99% 10%	0157253-024 RBR-AB-24	MAIN ROOF	LAYER 1 Roof Flashing Caulking, Black	No	None Detected	Cell Carl Gyp	ulose Fiber oonates sum	5%
					Carbonates Gypsum Quartz Binder/Filler	-	90%				NL	None Detected	Qua Binc	irtz ler/Filler thatia Eihar	95%
					Dindent nici		0070			Roof Flashing Caulking, Gray	INO	None Delected	Cart	ponates	5%
0157253-018 RBR-AB-18	MAIN ROOF	Soffit Vent Caulking, Gray/ Black	No 1	None Detected	Cellulose Fi Carbonates Gypsum Quartz	ber	10%						Gyp Qua Binc	sum Irtz der/Filler	95%
					Binder/Filler		90%	0157253-025	FORMER	Tar, Black	No	None Detected	Cell	ulose Fiber	5%
0157253-019 RBR-AB-19	MAIN ROOF	Exhaust Vent Caulking, Black	Yes (	Chrysotile 5	5% Carbonates Gypsum Quartz			RBR-AB-25					Carl Gyp Qua Binc	oonates sum ırtz ler/Filler	95%
					Binder/Filler		95%	0157253-026	FORMER	Tar, Black	No	None Detected	Cell	ulose Fiber	5%
0157253-020 RBR-AB-20	MAIN ROOF	Exhaust Vent Caulking, Black Note: *Not analyzed per client request						RBR-AB-26	RESTAURANT				Carl Gyp Qua	oonates sum rtz tor/Filler	95%
			_			Page	e 6 of 14							Pa	age 7 of 14

		<b>EMC L</b> 9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	<b>ABS</b> , e B109, P 0-940-5294	hoenix, AZ 850 - Fax: (480) 893	944 3-1726	Laborate 015	ory Report 57253			<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	<b>4BS,</b> B109, Ph 9-940-5294	INC. noenix, AZ 850 - Fax: (480) 893	944 3-1726	Laboratory Report 0157253
	<u>Bulk</u>	Asbestos Analysis by	y Polari	zed Light M	<u>icroscopy</u>				<u>Bu</u>	Ik Asbestos Analysis by	<u>/ Polariz</u>	zed Light Mi	<u>icroscopy</u>	
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU -	NVLAP ICES & TRAINING CENTEF 'E, STE 202 II 96814	<b>#101926-</b> ( R Job# Date Date	) # / P.O. #: • Received: • Analvzed:	15-4018 06/29/2015 07/07/2015			Client: Address:	ENVIROSER 505 WARD A HONOLULU	NVLAP RVICES & TRAINING CENTER AVE, STE 202 HI 96814	#101926-0 R Job# Date Date	/ P.O. #: Received: Analvzed:	15-4018 06/29/2015 07/07/2015	
Collected: Project Name Address:	06/17/2015 e: DLNR ASSES PROPERTIES REED'S BAY	S BANYAN DRIVE	Date EPA Sub	e Reported: Method: mitted By:	07/07/2015 EPA 600/R-9 CELENA FR	93/116 EITAS		Collected: Project Name Address:	06/17/2015 DLNR ASSE PROPERTIE REED'S BAY	SS BANYAN DRIVE	Date EPA Subn	Reported: Method: nitted By:	07/07/2015 EPA 600/R-93/11 CELENA FREITA	16 AS
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos T d (%)	ype No C	on-Asbestos onstituents		Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto: Detected	s Asbestos T d (%)	ype Non-A Cons	sbestos tituents
0157253-027 RBR-AB-27	FORMER RESTAURANT	Tar, Black	No	None Detected	Cellulo Carbon Gypsur Quartz Binder/	se Fiber ates n Filler	5% 95%	0157253-033 RBR-AB-33	FORMER RESTAURANT	Caulking, Gray	No	None Detected	Carbonates Quartz Binder/Filler	100%
0157253-028 RBR-AB-28	FORMER RESTAURANT	Sealant, Black	No	None Detected	Cellulo Carbon Gypsur Quartz	se Fiber ates n	3%	0157253-034 RBR-AB-34	LOWER ROOF	LAYER 1 Built-up Roofing, White/ Black	No	None Detected	Fibrous Glas Carbonates Gypsum Quartz Binder/Filler	ss 20% 80%
0157253-029 RBR-AB-29	FORMER RESTAURANT	Sealant, Black	No	None Detected	Binder/ Cellulo Carbon	Filler se Fiber ates	97% 3%			LAYER 2 Built-up Roofing, Black	No	None Detected	Cellulose Fil Carbonates Gypsum Quartz Binder/Filler	per 1% 99%
0157253-030	FORMER	Sealant, Black	No	None Detected	Quartz Binder/ Cellulo	n Filler se Fiber	97% 3%	0157253-035 RBR-AB-35	LOWER ROOF	LAYER 1 Built-up Roofing, White/ Black	No	None Detected	Synthetic Fil Carbonates Gypsum Quartz	per 20%
RBR-AB-30	RESTAURANT				Carbon Gypsur Quartz Binder/	ates n Filler	97%			LAYER 2 Built-up Roofing, White/ Black	No	None Detected	Binder/Filler Fibrous Glas Carbonates Gypsum Quartz	80% ss 20%
0157253-031 RBR-AB-31	FORMER RESTAURANT	Caulking, Gray	No	None Detected	Cellulo Carbon Quartz Binder/	se Fiber ates Filler	<1% 99%			LAYER 3 Built-up Roofing, Black	No	None Detected	Binder/Filler Fibrous Glas Carbonates Gypsum Quartz	80% ss 20%
0157253-032 RBR-AB-32	FORMER RESTAURANT	Caulking, Gray	No	None Detected	Carbon Quartz Binder/	ates Filler	100%						Binder/Filler	80%

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		<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS,</b> te B109, Pr 0-940-5294	INC. noenix, AZ 850 - Fax: (480) 893	Labor 44 <b>01</b> 3-1726	atory Report 57253			<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 480	<b>ABS,</b> e B109, Ph 0-940-5294	INC. noenix, AZ 8504 - Fax: (480) 893-	14 1726	Laboratory Report 0157253
	Bulk	<u>k Asbestos Analysis b</u>	y Polariz	zed Light Mi	croscopy			<u>Bul</u>	k Asbestos Analysis b	y Polariz	ed Light Mic	<u>croscopy</u>	
		NVLAF	P#101926-0						NVLAP	<b>#101926-0</b>			
Client: Address:	ENVIROSERV 505 WARD AV	/ICES & TRAINING CENTE /E, STE 202	R Job# Date	/ P.O. #: Received:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSER 505 WARD A	VICES & TRAINING CENTER VE, STE 202	R Job# Date	/ P.O. #: Received:	15-4018 06/29/2015	
Collected		HI 96814	Date	Analyzed:	07/07/2015		Collected	HONOLULU	HI 96814	Date	Analyzed:	07/07/2015	
Project Nam		S BANVAN DRIVE		Reported. Method:	07/07/2013 ΕΡΔ 600/R-03/116		Project Name				Nethod:	EPA 600/P-03/116	
Address:	PROPERTIES REED'S BAY		Subr	nitted By:	CELENA FREITAS		Address:	PROPERTIES REED'S BAY	S	Subm	nitted By:	CELENA FREITAS	
			Colle	cted By:						Colle	cted By:		
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos T I (%)	ype Non-Asbesto Constituents	os s	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	s Asbestos Ty I (%)	vpe Non-As Constit	bestos cuents
0157253-036 RBR-AB-36	LOWER ROOF	LAYER 1 Built-up Roofing, White/ Black	No	None Detected	Synthetic Fiber Carbonates Gypsum Quartz	20%	0157253-039 RBR-AB-39	LOWER ROOF	LAYER 1 Built-up Roofing, Green/ Black	No	None Detected	Fibrous Glass Carbonates Gypsum Quartz	20%
					Binder/Filler	80%						Binder/Filler	80%
		LAYER 2 Built-up Roofing, White/ Black	No	None Detected	Fibrous Glass Carbonates Gypsum Quartz Biodoc/Filler	20%			LAYER 2 Built-up Roofing, Black	No	None Detected	Cellulose Fiber Carbonates Gypsum Binder/Filler	- 40% 60%
			Na	None Detected	Eibroug Glass	80% 20%	0157253-040		LAYER 1	No	None Detected		
		Built-up Roofing, Black	NO		Carbonates Gypsum Quartz Binder/Filler	80%	RBR-AB-40		Roof Patching, White			Carbonates Gypsum Quartz Binder/Filler	100%
									LAYER 2	No	None Detected	Cellulose Fiber	5%
0157253-037 RBR-AB-37	LOWER ROOF	LAYER 1 Built-up Roofing, Green/ Black	No	None Detected	Fibrous Glass Carbonates Gypsum Quartz Binder/Filler	20%			Roof Patching, Black			Carbonates Gypsum Quartz Binder/Filler	95%
		LAYER 2	No	None Detected	Cellulose Fiber	40%	0157253-041	LOWER ROOF	LAYER 1	No	None Detected		
		Built-up Roofing, Black			Carbonates Gypsum Binder/Filler	60%	RBR-AB-41		Roof Patching, White			Carbonates Gypsum Quartz Binder/Filler	100%
0157253-038	LOWER ROOF	LAYER 1	No	None Detected	Fibrous Glass	20%			LAYER 2	No	None Detected	Cellulose Fiber	5%
RBR-AB-38		Built-up Roofing, Green/ Black			Carbonates Gypsum Quartz Binder/Filler	80%			Roof Patching, Black			Carbonates Gypsum Quartz Binder/Filler	95%
		LAYER 2 Built-up Roofing, Black	No	None Detected	Cellulose Fiber Carbonates Gypsum	40%							
					Binder/Filler	60%							

## .....

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		EMC L 9830 S. 51st Street, Sui	ABS, I	INC. nix, AZ 85044	Labo 4 <b>O</b>	ratory Report 157253			EMC LA 9830 S. 51st Street, Suit	<b>ABS,</b> e B109, P	, <b>INC.</b> hoenix, AZ 8504	14	Laboratory Report 0157253
	D	Phone: 800-362-3373 or 48	30-940-5294 - F	ax: (480) 893-1	1726			D	Phone: 800-362-3373 or 480	0-940-5294	4 - Fax: (480) 893-	1726	
	Bulk	ASDESTOS ANALYSIS D	DY Polarized	a Light Mic	roscopy			Bulk	Asbestos Analysis b	<u>y Polari</u>	zed Light Mic	<u>croscopy</u>	
Client: Address:	ENVIROSERV 505 WARD AV HONOLULU	/ICES & TRAINING CENTE /E, STE 202 HI 96814	R Job# / P Date Re Date An	P.O. #: eceived: alyzed:	15-4018 06/29/2015 07/07/2015		Client: Address:	ENVIROSERV 505 WARD AV HONOLULU	ICES & TRAINING CENTER E, STE 202 II 96814	R Job# Date Date	# / P.O. #: Received: Analyzed:	15-4018 06/29/2015 07/07/2015	
Collected: Project Name Address:	DENR ASSES PROPERTIES REED'S BAY	S BANYAN DRIVE	Date Re EPA Me Submitte Collecte	portea: hthod: ed By: d By:	EPA 600/R-93/116 CELENA FREITAS		Collected: Project Nam Address:	e: DLNR ASSESS PROPERTIES REED'S BAY	S BANYAN DRIVE	EPA Subr	Method: mitted By: ected By:	07/07/2015 EPA 600/R-93/116 CELENA FREITAS	3
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Detected	Asbestos Tyr (%)	pe Non-Asbest Constituen	os ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detecte	os Asbestos Ty d (%)	rpe Non-As Constit	bestos tuents
0157253-042 RBR-AB-42	LOWER ROOF	LAYER 1 Roof Patching, White	No Nor	ne Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157253-047 RBR-AB-47	LOWER ROOF	Smoke Stack Sealant, Black	No	None Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	r 5% 95%
		LAYER 2 Roof Patching, Black	No Nor	ne Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	5% 95%	0157253-048 RBR-AB-48	LOWER ROOF	Smoke Stack Sealant, Black	No	None Detected	Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	r 5% 95%
0157253-043 RBR-AB-43	LOWER ROOF	LAYER 1 Soffit Vent Caulking, Black	No Nor	ne Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157253-049 RBR-AB-49	LOWER ROOF- FLASHING	Caulking, Tan/ Black	No	None Detected	Carbonates Quartz Biodor/Fillor	100%
		LAYER 2 Soffit Vent Caulking, Silver	No Nor	ne Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157253-050 RBR-AB-50	LOWER ROOF- FLASHING	Caulking, Tan/ Black	No	None Detected	Carbonates Quartz Binder/Filler	100%
0157253-044 RBR-AB-44	LOWER ROOF	Soffit Vent Caulking, Black	No Nor	ne Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157253-051 RBR-AB-51	LOWER ROOF- FLASHING	Caulking, Tan/ Black	No	None Detected	Carbonates Quartz Binder/Filler	100%
0157253-045 RBR-AB-45	LOWER ROOF	Soffit Vent Caulking, Black	No Nor	ne Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157253-052 RBR-AB-52	LOWER ROOF	Roofing Tar, Black	No	None Detected	Cellulose Fiber Carbonates Quartz Binder/Filler	r 8% 92%
0157253-046 RBR-AB-46	LOWER ROOF	Smoke Stack Sealant, Black	No Nor	ne Detected	Cellulose Fiber Carbonates Gypsum Quartz Biodoc/filler	5%	0157253-053 RBR-AB-53	LOWER ROOF	Roofing Tar, Black	No	None Detected	Cellulose Fiber Carbonates Quartz Binder/Filler	r 5% 95%
					Pa	uge 12 of 14							Page 13 of 14

Relinguished by:

Rev. 09/27/08

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Laboratory Report

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0157253 9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726 Bulk Asbestos Analysis by Polarized Light Microscopy COMPANY NAME: NVLAP#101926-0 ENVIROSERVICES & TRAINING CENTER Job# / P.O. #: 15-4018 06/29/2015 505 WARD AVE, STE 202 Date Received: CONTACT: Date Analyzed: 07/07/2015 Phone/Fax: HONOLULU HI 96814 06/17/2015 Date Reported: 07/07/2015 Email: Project Name: DLNR ASSESS BANYAN DRIVE EPA Method: EPA 600/R-93/116 Now Accepting: PROPERTIES **CELENA FREITAS** Submitted By: COMPLETE ITEMS 1-4: (Failure to complete any item REED'S BAY 1. TURNAROUND TIME: Collected By: **** Prior confirmation of turnaround time is required Layer Name / Asbestos Asbestos Type Non-Asbestos **** Additional charges for rush analysis (please call marketing departmen Sample *****Laboratory analysis may be subject to delay if credit terms are not met Sample Description Detected Constituents Location (%) 2. TYPE OF ANALYSIS: [Bulk-PLM] [Air-PCM] [L 0157253-054 LOWER ROOF Roofing Tar, Black Cellulose Fiber 5% None Detected No Carbonates Quartz Binder/Filler 95% Signatory - Lab Manager - Ken Scheske Analyst - Kurt Kettler Distinctly stratified, easily separable layers of samples are analyzed as subsamples of the whole and are reported separately for each discernible layer. All analyses are derived from calibrated visual estimate and measured in area percent unless otherwise noted. The report applies to the standards or procedures identified and to the sample(s) tested. The test results are not necessarily indicated or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. These reports are for the exclusive use of the addressed client an that they will not be repordued wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. The report shall not be repordued wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. The report shall not be repordued except in full, without written approval by our laboratory. The samples not destroyed in testing are retained a maximum of thirty days. The laboratory measurement of uncertainty for the test method is approximately less than 1 by area percent. Accredited by the National Institute of Standards and Technology. Voluntary Laboratory Accreditation Program for selected test method for asbestos. The accreditation or any reports generated by this laboratory in no way constitutes or implies product certification, approval, or endorsement by NVLAP, NIST, or any agency of the Federal Government. Polarized Light Microscopy may not be consistently reliable in detecting asbestos in floor coverings and similar non-friable organically bound materials. client and

Page 14 of 14

3. DISPOSAL INSTRUCTIONS: (Dispose of samples (If you do not indicate preference, EMC

4. Project Name: DLNR Assess Banyan Drive Properties

P.O. Num	ber:		Project Number: 18	5-4018	
EMC SAMPLE #	CLIENT SAMPLE #	DATE & TIME SAMPLED	LOCATION/MATERIA TYPE	AL Samples Accepted Yes / No	AIR SAMPLE INFO / COMMENTS ON OFF FLOW RATE
1-254	RBR-AB-01-54	6/17/15	Please See Attached S	Sheet (Y N	
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SPECIAL INS	STRUCTIONS:F	Please Stop at 1 st Po na Freitas	sitive (Signature)	alinabula	
Relinquished	l by: Celena Freita	s Date/Time: 6/20	5/15 Received	by: D'ana Folesico	Date/Time: 6/29/10
Relinquished	by: Diana Feder	Date/Ti	me: 10/29/15 Received	by: ///////	

Date/Time_

## **CHAIN O** EMC

EMC LABS, INC.

Client:

Address:

Collected:

Address:

Lab ID

Client ID

RBR-AB-54

CHAIN OF CUSTODY EMC Labs, Inc. 9830 S. 51 st St., Ste B-109 Phoenix, AZ 85044 (800) 362-3373 Fax (480) 893-1726	LAB#: 157253 TAT: 35 damp Rec'd: JUN 29 P.M.
ENVIROSERVICES & TRAINING CENTER, LLC BILL TO:	(If Different Location)
505 Ward Ave. Suite #202	·
Honolulu, HI 96814	
Celena Freitas	
(808) 839-7222 ext 232/(808) 839-4455	
cfreitas@gotoetc.com	
VISA – MASTERCARD Price Quoted: \$	/ Sample \$ / Layers
MS 1-4: (Failure to complete any items may cause a delay in pl	rocessing or analyzing your samples)
<b>D TIME:</b> [Same Day RUSH] [1-Day] [2-Day] (3-4-5 Day	] [6-10 Day]
f turnaround time is <u>required</u> or rush analysis (please call marketing department for pricing details) may be subject to delay if credit terms are not met LYSIS: [Bulk-PLM] [Air-PCM] [Lead] [Point Count] [Fu STRUCTIONS: (Dispose of samples at EMCI) / [Return samples]	ngi: AOC, W-C, Bulk, Swab, Tape] es to me at my expense]
(If you do not indicate preference, EMC will dispose of samples 60 da	ays from analysis.)
DLNR Assess Banyan Drive Properties	
Project Number: 15-4018	

V Received by: Date/Time:

** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs.

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157253
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# EMC LABS, INC.

## Bulk Asbestos Analysis by Polarized Light Microscopy

Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #: 154018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONQLULU HI 96814       Date Reported:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R9/3/16         PROPERTIES       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected By:       Non-Asbestos         Lab ID       Sample Description       Asbestos Asbestos Type Detected (%)       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Cellulose Fiber Gypsum Quartz       <1% Gypsum Quartz         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Garbonates Gypsum Quartz         0167252-003       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz         0167252-003       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz         0167252-004       FLOOR 3-METAL       Cauking, Gray       No       None Detected       Carbonates Q							Pa	ge 1 of 9
Client:       ENVIROSERVICES & TRAINING CENTER S05 WARD AVE, STE 202       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         Collected:       06/19/2015       Date Received:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE PROPERTIES       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS         Lab ID Client ID       Sample Layer Name / Location       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/Tan       No       None Detected         0157252-002       FLOOR 3       Carpet Mastic, Yellow/Tan       No       None Detected       Carbonates Gynum Guantz Binder/Filler       100%         0157252-003       FLOOR 3       Carpet Mastic, Yellow/Tan       No       None Detected       Carbonates Gynum Guantz Binder/Filler       100%         0157252-003       FLOOR 3-METAL RB3-A8-03       CarbonAtes       Carbonates Guantz Binder/Filler       100%         0157252-004       FLOOR 3-METAL RB3-A8-04       Cauking, Gray       No       None Detected       Carbonates Guantz Binder/Filler       100%         0157252-005       FLOOR 3-METAL RB3-A8-05       Cau	0157252-007 RB3-AB-07	FLOOR 3	Window Frame Caulking, White	No	None Detected		Carbonates Quartz Binder/Filler	100%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLN ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         PROPERTIES       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected       (%)       Non-Asbestos         Client ID       Sample       Layer Name /       Asbestos       Asbestos       Transpirational and provide	KR3-4R-06						Carbonates Quartz Binder/Filler	100%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       154018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLIN ASSESS BANYAN DRIVE PROPERTIES       Date Reported:       07/07/2015         Address:       REED'S BAY       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS         Client ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       99%         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       100%         0157252-003       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       No       None Detected       Carbonates Gypsum Quartz       Gypsum Guartz       100%         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       No       None Detected       Carbonates Gypsum Quartz       Garbonates Guar	0157252-006	FLOOR 3-METAL THRESHOLD	Cauking, Gray	No	None Detected			
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         PROPERTIES       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected By:         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected (%)       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       99%         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       100%         0157252-003       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       100%         0157252-004       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       Ca	квз-ав-05						Carbonates Quartz Binder/Filler	100%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Received:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected By:         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       9%         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       100%         0157252-003       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       100%         0157252-004       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       100%         0157252-004       FLOOR 3-METAL THRESHOLD <td>0157252-005</td> <td>FLOOR 3-METAL</td> <td>Cauking, Gray</td> <td>No</td> <td>None Detected</td> <td></td> <td></td> <td></td>	0157252-005	FLOOR 3-METAL	Cauking, Gray	No	None Detected			
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE PROPERTIES       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS       Collected By:       Collected By:         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       <1%	RB3-AB-04	IHKESHOLD					Carbonates Quartz Binder/Filler	100%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         PROPERTIES       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected By:         Lab ID       Sample       Layer Name / Sample Description       Asbestos       Asbestos       Collected By:         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Cellulose Fiber Gypsum Quartz Binder/Filler       <1%	0157252-004	FLOOR 3-METAL	Cauking, Gray	No	None Detected			
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Reported:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         PROPERTIES       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected       (%)         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       99%         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Guartz Binder/Filler       99%	0157252-003 RB3-AB-03	FLOOR 3	Carpet Mastic, Yellow/ Tan	No	None Detected		Carbonates Gypsum Quartz Binder/Filler	100%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Reported:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE PROPERTIES       Date Reported:       07/07/2015         Address:       REED'S BAY       EPA Method:       EPA 600/R-93/116         Submitted By:       CELENA FREITAS         Collected By:       Collected By:         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum Quartz Binder/Filler       99%         0157252-002       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Carbonates Gypsum       99%		51.000			N 5		Quartz Binder/Filler	100%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE PROPERTIES       EPA Method:       EPA 600/R-93/116         Address:       REED'S BAY       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected By:       Collected By:         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type Detected (%)       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Cellulose Fiber Gypsum Quartz Binder/Filler       <1%	0157252-002 RB3-AB-02	FLOOR 3	Carpet Mastic, Yellow/ Tan	No	None Detected		Carbonates Gypsum	
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE PROPERTIES       EPA Method:       EPA 600/R-93/116         Address:       REED'S BAY       Submitted By:       CELENA FREITAS         Lab ID       Sample       Layer Name / Sample Description       Asbestos Asbestos Type (%)       Non-Asbestos Constituents         0157252-001       FLOOR 3       Carpet Mastic, Yellow/ Tan       No       None Detected       Cellulose Fiber Carbonates Gypsum       <1%							Quartz Binder/Filler	99%
Client:ENVIROSERVICES & TRAINING CENTERJob# / P.O. #:15-4018Address:505 WARD AVE, STE 202Date Received:06/29/2015HONOLULU HI 96814Date Analyzed:07/07/2015Collected:06/19/2015Date Reported:07/07/2015Project Name:DLNR ASSESS BANYAN DRIVE PROPERTIESEPA Method:EPA 600/R-93/116 Submitted By:Address:REED'S BAYCellected By:Lab ID Client IDSample LocationLayer Name / Sample DescriptionAsbestos DetectedAsbestos (%)Non-Asbestos Constituents	0157252-001 RB3-AB-01	FLOOR 3	Carpet Mastic, Yellow/ Tan	No	None Detected		Cellulose Fiber Carbonates Gypsum	<1%
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015         Collected:       06/19/2015       Date Reported:       07/07/2015         Project Name:       DLNR ASSESS BANYAN DRIVE       EPA Method:       EPA 600/R-93/116         PROPERTIES       Submitted By:       CELENA FREITAS         Address:       REED'S BAY       Collected By:	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbest Detecte	os Asbestos ed (%)	Туре	Non-Asbestos Constituents	6
Client:ENVIROSERVICES & TRAINING CENTERJob# / P.O. #:15-4018Address:505 WARD AVE, STE 202Date Received:06/29/2015HONOLULU HI 96814Date Analyzed:07/07/2015Collected:06/19/2015Date Reported:07/07/2015Project Name:DLNR ASSESS BANYAN DRIVE PROPERTIESEPA Method:EPA 600/R-93/116Address:REED'S BAYSubmitted By:CELENA FREITAS				Col	ected By:			
Client:ENVIROSERVICES & TRAINING CENTERJob# / P.O. #:15-4018Address:505 WARD AVE, STE 202Date Received:06/29/2015HONOLULU HI 96814Date Analyzed:07/07/2015Collected:06/19/2015Date Reported:07/07/2015Project Name:DLNR ASSESS BANYAN DRIVEEPA Method:EPA 600/R-93/116	Address:	REED'S BAY		Sub	ENA FREITAS			
Client:         ENVIROSERVICES & TRAINING CENTER         Job# / P.O. #:         15-4018           Address:         505 WARD AVE, STE 202         Date Received:         06/29/2015           HONOLULU HI 96814         Date Analyzed:         07/07/2015           Collected:         06/19/2015         Date Reported:         07/07/2015	Project Name	e: DLNR ASSES	S BANYAN DRIVE	EPA	A Method:	EPA	600/R-93/116	
Client:       ENVIROSERVICES & TRAINING CENTER       Job# / P.O. #:       15-4018         Address:       505 WARD AVE, STE 202       Date Received:       06/29/2015         HONOLULU HI 96814       Date Analyzed:       07/07/2015	Collected:	06/19/2015		Dat	e Reported:	07/07	7/2015	
Client: ENVIROSERVICES & TRAINING CENTER Job# / P.O. #: 15-4018 Address: 505 WARD AVE STE 202 Date Received: 06/29/2015		HONOLULU H	H 96814	Dat	e Analyzed:	07/07	7/2015	
	Client: Address:	ENVIROSERV	/ICES & TRAINING CENTER	R Job Dat	# / P.O. #: e Received [.]	15-40	018 9/2015	

Sample ID	Hotel	Homogeneous Area	Material	
RBR-AB-01				
RBR-AB-02	Reed's Bay	Main Roof	Brown Shingles	
RBR-AB-03	,		Ű	
RBR-AB-04				
RBR-AB-05	Reed's Bay	Main Roof	Built-up Roofing	
RBR-AB-06	, , , , , , , , , , , , , , , , , , ,			
RBR-AB-07				
RBR-AB-08	Reed's Bay	Main Roof	Pitch and Gravel Roofing	
RBR-AB-09			¢	
RBR-AB-10			<b>T</b>	
RBR-AB-11	Reed's Bay	Main Roof - Parapit	Silver Panels	
RBR-AB-12		Walls		
RBR-AB-13				
RBR-AB-14	Reed's Bay	Main Roof -Metal	Silver Patching	
RBR-AB-15	100000000	Flashing		
RBR-AB-16	L	<u>+</u>		
RBR-AR-17	Reed's Bay	Main Roof	Gray Soffit Vent Caulking	
RBR-AB-18	21000 0 Duy			
RBR-AB-19			-	
RBR-AB-20	Reed's Bay	Main Roof	Gray Exhaust Vent	
RBR-AB-21			Caulking	
RBR-AB-22				
RBR-AB-22	Reed's Bay	Main Roof	Black Flashing Caulking	
RBR-AB-24	Rood 5 Day	Wall Root	Drack I lashing Caulking	
RBR-AB-24				
RBR-AB-26	Reed's Bay	Former Restaurant	Black Tar	
PBP AB 27	Recu's Day	Politici Restaurant	DIACK T AL	
RBR-AB-27				
RBR-AB-20	Reed's Bay	Former Restaurant	Plack Scalant	
RBR-AB-30	Receis Day	I Offici Restaurant	Diack Scalant	
PPP-AB-31				
DBD_AB_32	Read's Bay	Former Restaurant	Gray Caulking	
RDR-AD-32	Recuis Day	1 Office Restaurant		
DBD AB 34		· · · · · · · · · · · ·	· · · · · · · · · · · · · · · · · · ·	
DDD AD 25	Read's Bay	Lower Roof	Built up Roofing	
PDD AD 26	Recu's Day	Lower Roor	Dunt-up Koomig	
DDD AD 27				
DDD AD 20	Read's Bay	Lower Roof	Green Built un Boofing	
RBR AB 20	Recu's Day		Oreen Bunt-up Kooring	
DDD AD 40				
DDD AD 41	Dead's Dov	Lower Poof	White Detabing	
PDD AD 42	Recu's Day		while ratening	
DDD AD 42				
DDD AD 44	Dood's Dov	Lower Poof	Black Soffit Vent	
DDD AD 44	Recus Day		Caulking	
NDK-AD-43				
RBK-AB-40	Dood's Door	Lower Doof	Black Sealant around	
KBK-AB-4/	Recu's Bay	Lower Kooi	Smoke Stack	
KBK-AB-48				
KBK-AB-49	Deed-D.	Lemma Desf Electri		
KBK-AB-50	Reed's Bay	Lower Koor - Flasning	1 an Caulking	
KBK-AB-51		<u> </u>		
KBR-AB-52	D	Т <b>Р</b>		
KBK-AB-53	Reed's Bay	Lower Koot	Black Rooting Tar	
квк-ав-54				

9830 S. 51st Street, Suite B109, Phoenix, AZ 85044 Phone: 800-362-3373 or 480-940-5294 - Fax: (480) 893-1726

## NVLAP#101926-0

## Laboratory Report 0157252

		EMC L	ABS,	INC.		Labor	ratory Report			EMC LA
		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	e B109, Pl )-940-5294	hoenix, AZ 8 - Fax: (480) 8	5044 93-1726	U	197292			9830 S. 51st Street, Suite Phone: 800-362-3373 or 480
	<u>Bu</u>	Ik Asbestos Analysis by	/ Polari:	zed Light l	Microso	сору			<u>Bulk</u>	Asbestos Analysis by
		NVLAP	#101926-0							NVLAP
Client: Address:	ENVIROSEF 505 WARD A	RVICES & TRAINING CENTER	R Job# Date	/ P.O. #: Received:	15-4 06/2	4018 29/2015 07/2015		Client: Address:	ENVIROSERV 505 WARD AV	ICES & TRAINING CENTER E, STE 202
Collected:	06/19/2015	111 30014	Date	Reported:	07/0	7/2015		Collected:	06/19/2015	11 90014
Project Name	e: DLNR ASSE PROPERTIE	SS BANYAN DRIVE S	EPA Subr	Method: nitted Bv:	EPA	A 600/R-93/116 -ENA FREITAS		Project Nam	e: DLNR ASSES PROPERTIES	S BANYAN DRIVE
Address:	REED'S BAY	1	Colle	ected By:				Address:	REED'S BAY	
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto Detected	s Asbestos d (%)	Туре	Non-Asbeste Constituent	os s	Lab ID Client ID	Sample Location	Layer Name / Sample Description
0157252-008 RB3-AB-08	FLOOR 3	Window Frame Caulking, White	No	None Detected		Carbonates Quartz Binder/Filler	100%	0157252-015 RB2-AB-03	FLOOR 2	Carpet Mastic, Yellow/ Tan
0157252-009 RB3-AB-09	FLOOR 3	Window Frame Caulking, White	No	None Detected		Carbonates Quartz Binder/Filler	100%	0157252-016 RB2-AB-04	FLOOR 2	Spray-on Ceiling, White
0157252-010 RB3-AB-10	FLOOR 3	Spray-on Ceiling, White	Yes	Chrysotile	5%	Carbonates Gypsum Mica Binder/Filler	95%	0157252-017 RB2-AB-05	FLOOR 2	Spray-on Ceiling, White Note: *Not analyzed per client request
0157252-011 RB3-AB-11	FLOOR 3	Spray-on Ceiling, White Note: *Not analyzed per client request						0157252-018 RB2-AB-06	FLOOR 2	Spray-on Ceiling, White Note: *Not analyzed per client request
0157252-012 RB3-AB-12	FLOOR 3	Spray-on Ceiling, White Note: *Not analyzed per client request						0157252-019 RB1-AB-01	FLOOR 1/LOBBY	Carpet Mastic, Yellow/ Tan
0157252-013 RB2-AB-01	FLOOR 2	Carpet Mastic, Yellow/ Tan	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%	0157252-020 RB1-AB-02	FLOOR 1/LOBBY	Carpet Mastic, Yellow/ Tan
0157252-014 RB2-AB-02	FLOOR 2	Carpet Mastic, Yellow/ Tan	No	None Detected		Cellulose Fiber Carbonates Gypsum Quartz Binder/Filler	<1% 99%	0157252-021 RB1-AB-03	FLOOR 1/LOBBY	Carpet Mastic, Yellow/ Tan

# LABS, INC.

t, Suite B109, Phoenix, AZ 85044 or 480-940-5294 - Fax: (480) 893-1726

## sis by Polarized Light Microscopy

## NVLAP#101926-0

2	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

## Collected By:

Asbesto Detecte	os Asbesto d (%	s Type )	Non-Asbestos Constituents	
No	None Detected	t	Cellulose Fiber	1%
			Carbonates Gypsum Quartz Binder/Filler	99%
Yes	Chrysotile	5%		
			Carbonates Gypsum Quartz Binder/Filler	95%

No	None Detected	Synthetic Fiber	<1%
		Carbonates Gypsum	
		Binder/Filler	99%
No	None Detected		
		Carbonates	
		Quartz	
		Binder/Filler	100%
No	None Detected		
		Carbonates Gypsum Quartz Binder/Filler	100%

## Laboratory Report 0157252

Page 3 of 9

		9830 S. 51st Street, Suite Phone: 800-362-3373 or 480	<b>4BS,</b> e B109, Pr )-940-5294	INC. noenix, AZ 85 - Fax: (480) 89	5044 93-1726	Labora 01	atory Report 57252	<b>EMC</b> 9830 S. 51st Street, 5 Phone: 800-362-3373 oi		
	Bulk	Asbestos Analysis by	y Polariz	zed Light N	licroso	copy			Bulk	Asbestos Analysis by
		NVLAP	- #101926-0	••						NVLAP#
Client: Address: Collected: Project Name Address:	ENVIROSERV 505 WARD AV HONOLULU H 06/19/2015 E: DLNR ASSESS PROPERTIES REED'S BAY	ICES & TRAINING CENTEF E, STE 202 II 96814 S BANYAN DRIVE	R Job# Date Date Date EPA Subn Colle	/ P.O. #: Received: Analyzed: Reported: Method: hitted By: cted By:	15-4 06/2 07/0 07/0 EPA CEL	018 9/2015 7/2015 7/2015 600/R-93/116 ENA FREITAS		Client: ENVIROSERVICES & TRAINING CEN Address: 505 WARD AVE, STE 202 HONOLULU HI 96814 Collected: 06/19/2015 Project Name: DLNR ASSESS BANYAN DRIVE PROPERTIES Address: REED'S BAY		ICES & TRAINING CENTER E, STE 202 II 96814 S BANYAN DRIVE
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbesto: Detected	s Asbestos I (%)	Туре	Non-Asbesto Constituents	s ;	Lab ID Client ID	Sample Location	Layer Name / Sample Description
0157252-022 RB1-AB-04	FLOOR 1/LOBBY- METAL THRESHOLD	Cauking, Gray	No	None Detected		Cellulose Fiber	<1%	0157252-028 RB1-AB-10	FLOOR 1/LOBBY	Spray-on Ceiling, White
						Carbonates Quartz Binder/Filler	99%			
0157252-023 RB1-AB-05	FLOOR 1/LOBBY- METAL THRESHOLD	Cauking, Gray	No	None Detected				0157252-029 RB1-AB-11	FLOOR 1/LOBBY	Spray-on Ceiling, White Note: *Not analyzed per client request
						Carbonates Quartz Binder/Filler	100%	0157252-030 RB1-AB-12	FLOOR 1/LOBBY	Spray-on Ceiling, White Note: *Not analyzed per client request
0157252-024 RB1-AB-06	FLOOR 1/LOBBY- METAL THRESHOLD	Cauking, Gray	No	None Detected				0157252-031 RB1-AB-13	FLOOR 1/LOBBY- RESTRM	4"x4" Ceramic Wall Tile, Green/ White
						Carbonates Quartz Binder/Filler	100%			
0157252-025 RB1-AB-07	FLOOR 1/LOBBY	Window Frame Caulking, White	No	None Detected		Cellulose Fiber Carbonates Quartz Binder/Filler	<1%	0157252-032 RB1-AB-14	FLOOR 1/LOBBY- RESTRM	4"x4" Ceramic Wall Tile, Green/ White
0157252-026 RB1-AB-08	FLOOR 1/LOBBY	Window Frame Caulking, White	No	None Detected		Cellulose Fiber Carbonates	<1%			
						Quartz Binder/Filler	99%	0157252-033 RB1-AB-15	RESTRM	4 x4' Ceramic Wall Tile, Green/ White
0157252-027 RB1-AB-09	FLOOR 1/LOBBY	Window Frame Caulking, White	No	None Detected		Carbonates Quartz Binder/Filler	100%			

# LABS, INC.

Suite B109, Phoenix, AZ 85044 r 480-940-5294 - Fax: (480) 893-1726

## s by Polarized Light Microscopy

## 'LAP#101926-0

R	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

## Collected By:

Asbesto Detecte	os Asbestos d (%)	Туре	Non-Asbestos Constituents	
Yes	Chrysotile	5%	Carbonates Gypsum Quartz Binder/Filler	95%
No	None Detected			
			Quartz Gypsum Carbonates Binder/Filler	100%
No	None Detected			
			Quartz Gypsum Carbonates Binder/Filler	100%
No	None Detected			
			Quartz Gypsum Carbonates Binder/Filler	100%

Laboratory Report 0157252

		<b>EMC L</b> 9830 S. 51st Street, Suit Phone: 800-362-3373 or 48	<b>ABS, INC.</b> te B109, Phoenix, AZ 850 0-940-5294 - Fax: (480) 893	Labora 44 01 3-1726	atory Report 57252			<b>EMC L</b> 9830 S. 51st Street, Su Phone: 800-362-3373 or 4	ABS, INC ite B109, Phoenix, A 80-940-5294 - Fax: (48	Z 85044 0) 893-1726	Laboratory Report 0157252
	<u>Bulk</u>	Asbestos Analysis b	y Polarized Light Mi P#101926-0	croscopy			<u>Bulk</u>	Asbestos Analysis I NVLA	by Polarized Ligh AP#101926-0	ht Microscopy	
Client: Address: Collected: Project Nam Address:	ENVIROSERVI 505 WARD AV HONOLULU H 06/19/2015 e: DLNR ASSESS PROPERTIES REED'S BAY	ICES & TRAINING CENTE E, STE 202 II 96814 S BANYAN DRIVE	R Job# / P.O. #: Date Received: Date Analyzed: Date Reported: EPA Method: Submitted By: Collected By:	15-4018 06/29/2015 07/07/2015 07/07/2015 EPA 600/R-93/116 CELENA FREITAS		Client: Address: Collected: Project Name Address:	ENVIROSERV 505 WARD AV HONOLULU H 06/19/2015 E DLNR ASSESS PROPERTIES REED'S BAY	ICES & TRAINING CENTE E, STE 202 II 96814 S BANYAN DRIVE	ER Job# / P.O. #: Date Received Date Analyzed Date Reported EPA Method: Submitted By: Collected By:	15-4018 d: 06/29/2015 d: 07/07/2015 d: 07/07/2015 EPA 600/R-93/116 CELENA FREITAS	6
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbestos T Detected (%)	ype Non-Asbesto Constituents	s ;	Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbestos Asbes Detected (	tos Type Non-As (%) Consti	bestos tuents
0157252-034 RB1-AB-16	FLOOR 1/LOBBY- RESTRM SHOWER	LAYER 1 4"x4" Ceramic Wall Tile, White	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%	0157252-036 RB1-AB-18	FLOOR 1/LOBBY- RESTRM SHOWER	LAYER 1 4"x4" Ceramic Wall Tile, White Note: No Grout Present	No None Detec	cted Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 2 Grout, White	No None Detected	Carbonates Gypsum Quartz Binder/Filler	100%			LAYER 2 Thin Set, Gray	No None Detec	cted Carbonates Quartz Gypsum Mica Binder/Filler	100%
		Thin Set, Gray	NO None Detected	Carbonates Quartz Gypsum Mica Binder/Filler	100%	0157252-037 RB1-AB-19	FLOOR 1/LOBBY	LAYER 1 1/2"x1/2" Ceramic Floor Tile, Green/ White Note: No Grout Present	No None Detec	cted Quartz Gypsum Carbonates Binder/Filler	100%
0157252-035 RB1-AB-17	FLOOR 1/LOBBY- RESTRM SHOWER	LAYER 1 4"x4" Ceramic Wall Tile, White	No None Detected	Quartz Gypsum Carbonates Binder/Filler	100%			LAYER 2 Thin Set, Gray	No None Detec	cted Cellulose Fibe Carbonates Gypsum Quartz Binder/Filler	or <1% 99%
		LAYER 2 Grout, White	No None Detected	Carbonates Gypsum Quartz Binder/Filler	100%	0157252-038 RB1-AB-20	FLOOR 1/LOBBY	LAYER 1 1/2"x1/2" Ceramic Floor Tile, Green/ White Note: No Grout Present	No None Detec	cted Quartz Gypsum Carbonates Binder/Filler	100%
		LAYER 3 Thin Set, Gray	No None Detected	Carbonates Quartz Gypsum Mica Binder/Filler	100%			LAYER 2 Thin Set, Gray	No None Detec	cted Cellulose Fibe Carbonates Gypsum Quartz Binder/Filler	r <1% 99%
						0157252-039 RB1-AB-21	FLOOR 1/LOBBY	1/2"x1/2" Ceramic Floor Tile, Green/ White Note: No Grout Present	No None Detec	cted Quartz Gypsum Binder/Filler	100%
				Ра	ge 6 of 9						Page 7 of 9

		EMC LA 9830 S. 51st Street, Suit	<b>ABS</b> e B109, 1	<b>, INC.</b> Phoenix, AZ 85	044	Labo 0	oratory Report 157252			EMC LA 9830 S. 51st Street, Suite
		Phone: 800-362-3373 or 480	0-940-529	94 - Fax: (480) 89	)3-1726 				_	Phone: 800-362-3373 or 480
	Bulk	Asbestos Analysis by	y Polar	ized Light N	licroso	copy			<u>B</u> (	<u>ulk Asbestos Analysis by</u>
Client:	ENVIROSERV	NVLAP ICES & TRAINING CENTEI/	<b>v#101926</b> ∙ ⋜ Job	∙ <b>0</b> # / P.O. #:	15-4	4018		Client:	ENVIROSE	NVLAP# RVICES & TRAINING CENTER
Address:	505 WARD AV	/E, STE 202	Dat	e Received:	06/2	29/2015		Address:	505 WARD	AVE, STE 202
	HONOLULU H	HI 96814	Dat	e Analyzed:	07/0	)7/2015			HONOLULI	J HI 96814
Collected:	06/19/2015		Dat	e Reported:	07/0	07/2015		Collected:	06/19/2015	
Project Nam	e: DLNR ASSES	S BANYAN DRIVE	EPA	A Method:	EPA	600/R-93/116		Project Name	: DLNR ASSI	ESS BANYAN DRIVE
Address.	PROPERTIES		Sub	mitted By:	CEL	ENA FREITAS		Address:		ES V
Address.	NEED 5 DAT		Col	lected By:				Address.	NEED 5 DA	I
Lab ID Client ID	Sample Location	Layer Name / Sample Description	Asbest Detecte	os Asbestos ed (%)	Туре	Non-Asbest Constituen	tos ts	Lab ID Client ID	Sample Location	Layer Name / Sample Description
0157252-040 RB1-AB-22	FLOOR 1/LOBBY	Sink/ Toilet Caulking, Off White	No	None Detected		Cellulose Fiber Carbonates Gypsum	<1%	0157252-045 RBB-AB-03	BASEMENT	LAYER 1 Drywall-Wall/ Ceiling, White/ Brown
						Quartz Binder/Filler	99%			
0157252-041	FLOOR 1/LOBBY	Sink/ Toilet Caulking, Off White	No	None Detected		Cellulose Fiber	<1%			Joint Compound, White/ Off White
RB1-AB-23						Carbonates Gypsum Quartz Binder(Filler	00%			
						Binder/Filler	99%	0157252-046	BASEMENT	Window Frame Caulking, White
0157252-042	FLOOR 1/LOBBY	Sink/ Toilet Caulking, Off White	No	None Detected		Cellulose Fiber	<1%	RBB-AB-04		
RB1-AB-24						Carbonates Gypsum Quartz				
						Binder/Filler	99%	0157252-047	BASEMENT	Window Frame Caulking, White
0157252-043 RBB-AB-01	BASEMENT	Drywall-Wall/ Ceiling w/ Paint, White/ Brown	No	None Detected		Cellulose Fiber Fibrous Glass Gypsum	10% 2%	RBB-AB-05		
						Quartz Carbonates Binder/Filler	88%	0157252-048 RBB-AB-06	BASEMENT	Window Frame Caulking, White
0157252-044 RBB-AB-02	BASEMENT	LAYER 1 Drywall-Wall/ Ceiling, White/ Brown	No	None Detected		Cellulose Fiber Fibrous Glass Gypsum	10% 2%			
						Quartz Carbonates	88%	Of.	s la	antista
		LAYER 2 Joint Compound, White/ Off Whi	No te	None Detected		Carbonates Mica		Analyst - O	ctavio Gavarre	teayestas
						Quartz Binder/Filler	100%	Distinctly stratified, easily in area percent unless of from which the sample v that they will not be repro	separable layers of samples nerwise noted. The report ap as taken or of apparently ide duced wholly or in part for ac	<ul> <li>- any set of the set</li></ul>
								written approval by our la Accredited by the Nationa	poratory. The samples not d I Institute of Standards and	estroyed in testing are retained a maximum of thirty days. The Technology, Voluntary Laboratory Accreditation Program for sel

Page 8 of 9

# LABS, INC.

et, Suite B109, Phoenix, AZ 85044 3 or 480-940-5294 - Fax: (480) 893-1726

## sis by Polarized Light Microscopy

## NVLAP#101926-0

2	Job# / P.O. #:	15-4018
	Date Received:	06/29/2015
	Date Analyzed:	07/07/2015
	Date Reported:	07/07/2015
	EPA Method:	EPA 600/R-93/116
	Submitted By:	CELENA FREITAS

### Collected By:

/ tion	Asbesto Detected	s Asbestos d (%)	Туре	Non-Asbestos Constituents	
hite/	No	None Detected		Cellulose Fiber Fibrous Glass Gypsum Quartz	10% 2%
				Carbonates	88%
	No	None Detected		Cellulose Fiber	1%
On whit	e			Carbonates Mica Quartz Binder/Filler	99%
, White	No	None Detected			
				Carbonates Quartz Binder/Filler	100%
, White	No	None Detected			
				Carbonates Quartz Binder/Filler	100%
, White	No	None Detected			
				Carbonates Quartz Binder/Filler	100%
		1/			_

ms

Signatory - Lab Director - Kurt Kettler

Distinctly stratified, easily separable layers of samples are analyzed as subsamples of the whole and are reported separately for each discernible layer. All analyses are derived from calibrated visual estimate and measured in area percent unless otherwise noted. The report applies to the standards or procedures identified and to the sample(s) tested. The test results are not necessarily indicated or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. These reports are for the exclusive use of the addressed client and that they will not be reproduced wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. The report shall not be terporduced except in full, without written approval by our laboratory. The samples not destroyed in testing are retained a maximum of thirty days. The laboratory measurement of uncertainty for the test method is approximately less than 1 by area percent. Accredited by the National Institute of Standards and Technology. Voluntary Laboratory Accreditation Program for selected test method for asbestos. The accreditation or any reports generated by this laboratory in or way constitutes or implies product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report samples are undiced as and technology and the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorsement by the National Institute of Standards and Technology. The report must not be used by the client to claim product certification, approval, or endorse

Laboratory Report 0157252

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Page 1	of 1		CHAIN OF CUSTODY EMC Labs, Inc.	LAB#:	57252				Asbe Bany	T stos S an Di
			Phoenix, AZ 85044	3-	-sdamp			Sample ID	Hotel	
COMPANY NA	ME: ENVIRO	(I SERVICES & TRA	800) 362-3373 Fax (480) 893-1726	Rec'd:J	UN 2 9 P.M.	on)		RB3-AB-01 RB3-AB-02 RB3-AB-03	Reed's Bay	
	<u>505 War</u>	d Ave. Suite #202						RB3-AB-04		+
	<u>Honolulu</u>	<u>, HI 96814</u>	<u> </u>			<u> </u>		RB3-AB-05	Reed's Bay	Flc
CONTACT:	Celena F	reitas		•				RB3-AB-06		
Phone/Fax:	(808) 83	9-7222 ext 232/(80	)8) 839-4455					RB3-AB-07	Peed's Day	
Email:	cfreitas@g	otoetc.com						RB3-AB-09	Recu's Day	
Now Accept	ting: VISA – M	ASTERCARD	Price Quoted: \$	/ Sample	e \$ / Laye	ers		RB3-AB-10		+
COMPLET	TE ITEMS 1-4:	(Failure to comp	<mark>plete any items may cause a delay in</mark> p	rocessing or a	nalyzing your sa	mples)		RB3-AB-11	Reed's Bay	
1. TURNA	ROUND TIME:	[Same Day RU	JSH] [1-Day] [2-Day] (3)4-5 Day	/] [6-10 Day	]			12 RB3-AB-12		
**** <u>Prior</u> confin	rmation of turnaround	d time is <u>required</u>			-			U RB2-AB-01	Peedle Dour	
****Additional o	charges for rush ana	lysis (please call mark ject to delay if credit t	keting department for pricing details)					¹⁹ <u>RD2-AB-02</u>	Recu's Day	
2. TYPE O		(IBulk-PI MI)	[Air-PCM] [Lead] [Point Count] [Fu	nai: AOC. W-C	Bulk Swab Ta	nel		6 RB2-AB-04		+
3. DISPOS	SAL INSTRUCT	ONS: (Dispo	pse of samples at EMC1 // IReturn samp	les to me at my	expensel	p0]		/7 RB2-AB-05	Reed's Bay	
	<u>(If</u>	you do not indicate p	preference, EMC will dispose of samples <u>60 d</u>	ays from analysi	s.)			18 RB2-AB-06		
4. Project N	ame: DLNR Ass	ess Banvan Drive	Properties					19 RB1-AB-01	Deedle Deer	
			Broiset Number: 45 4049				· · ·	// RB1-AB-02	Reed's Bay	
P.O. Num	nber:		Project Number: 15-4018					7 RB1-AB-04		+
EMC	CLIENT	DATE & TIME		Samples	AIR SAMPLE INFO / C	OMMENTS		23 RB1-AB-05	Reed's Bay	1
SAMPLE#	SAMPLE #	SAMPLED	ITPE	Yes / No	ON OFF	FLOW		z¥ RB1-AB-06		
1-12	RB3-AB-01-12	6/19/15	Please See Attached Sheet	P N				25 RB1-AB-07 26 RB1-AB-08	Reed's Bay	
13-18	RB2-AB-01-06	6/19/15	Please See Attached Sheet	N Y				27 <u>RB1-AB-09</u>		
19-42	RB1-AB-01-24	6/20/15	Please See Attached Sheet	Y N				26 <u>RB1-AB-10</u>	Reed's Bay	
43- 48	RBB-AB-01-06	6/19/15	Please See Attached Sheet	ØN				70 RB1-AB-12	Roods Day	
				Y N			-	31 RB1-AB-13		
				· · · · · · · · · · · · · · · · · · ·			-	32 RB1-AB-14	Reed's Bay	
	-			1 11			_	33 <u>RB1-AB-15</u>		_
			······································	·	· · · · · · · · · · · · · · · · · · ·		·····	$\mathcal{H}$ RBI-AB-16	Paod's Pay	
				Y N				35 RB1-AB-17 36 RB1-AB-18	Recu's Day	
	-			Ý N				37 RB1-AB-19		
				Y N			-	38 RB1-AB-20	Reed's Bay	
			· · · · · · · · · · · · · · · · · · ·	X N			-	34 RB1-AB-21		
							_	YO RB1-AB-22	Deedle Deer	
				Y N			_	$\frac{q}{dt}$ RB1-AB-23	Reeu's Day	
			·	Y N			_	42 RBB-AB-01		+
			· · · · · · · · · · · · · · · · · · ·	YN				WW RBB-AB-02	Reed's Bay	
				Y N				rs RBB-AB-03		
		<u>,                                     </u>	Positive		• <u> </u>		<b>_</b>	HC RBB-AB-04	Deadle D	
Sample Colle	ector: (Print) Cele	na Freitas	(Signature)	no las	an			47 KBB-AB-05 48 RBR-AB-06	Recu's Bay	
Dallandele				En		(Jal-				
Relinquished	a by: <u>Celena Freita</u>	as Date/Time: 6/	Z0/15 Received by: <u>U'@na</u>	, reasoned	Date/Time:	929/15				
Relinquished	by: Diana Fede	/Date ه <i>م</i> ند	Time: 622115 Received by:	TA-	Date/Time:	ary				
Relinquished	d by:	Date/	Time Received by:		Date/Time	:	_			
** In the event	t of any dispute betw reveiling party will b	veen the above partie	es for these services or otherwise, parties ag	ree that jurisdiction	on and venue will b	e in Phoenix	1			

Arizona and prevailing party will be entitled to attorney's fees and court costs.

Rev. 09/27/08

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## fable 1 Survey Results Drive Properties

Homogeneous Area	Material
Floor 3	Yellow Carpet Mastic
oor 3 - Metal Threshold	Gray Caulking
Floor 3	White Window Frame Caulking
Floor 3	Spray-on Ceiling
Floor 2	Yellow Carpet Mastic
Floor 2	Spray-on Ceiling
Floor 1/Lobby	Yellow Carpet Mastic
loor 1/Lobby - Metal Threshold	Gray Caulking
Floor 1/Lobby	White Window Frame Caulking
Floor 1/Lobby	Spray-on Ceiling
Floor 1/Lobby - Restroom	4"x4" Green Ceramic Wall Tile
Floor 1/Lobby - Restroom Shower	4"x4" White Ceramic Wall Tile
Floor 1/Lobby	1/2"x1/2" Green Ceramic Floor Tile
Floor 1/Lobby	Sink/Toilet Caulking
Basement	Drywall Wall/Ceiling
Basement	White Window Frame Caulking



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9830 South 51st Street, Suite B-109 / PHOENIX, ARIZONA 85044 / 480-940-5294 or 800-362-3373 / FAX 480-893-1726 emclab@emclabs.com

## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB #:		L56194		DATE RECEIVI	ED:	06/29/15
CLIENT:		EnviroServices &	Training Center, LLC	<b>REPORT DATE:</b>		07/02/15
				DATE OF ANAI	LYSIS:	07/01/15
CLIENT ADDRESS:		505 Ward Ave., S	uite #202	P.O. NO.:		
		Honolulu, HI 968	314			
PROJECT NAME:		DLNR Assess Ba	nyan Drive Properties	<b>PROJECT NO.:</b>	15-4018	
<b>EMC</b> # L56194-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION		REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT
1	06/18	RBR-Pb-01	Reed's Bay/ Lower Roof/ Beige/Blue Masonry Unit (CMU) Wall	/ Concrete	0.010	BRL
2	06/20	RB-Pb-01	Reed's Bay/ Throughout/ Brown/ Wo Frame/ Window Frame/ Metal Handra	ood Door/ Door ails	0.010	0.158
3	06/20	RB-Pb-02	Reed's Bay/ Throughout/ Light Brown/ Wood Building Trim/ Metal Handrails		0.010	0.032
4	06/20	RB-Pb-03	Reed's Bay/ Throughout/ Light Brown	n/ Concrete Trim	0.010	BRL
5	06/20	RB-Pb-04	Reed's Bay/ Throughout/ Tan/ CMU/	Concrete Wall	0.010	0.439
6	06/20	RB-Pb-05	Reed's Bay/ Throughout/ White/ Con-	crete Ceiling	0.010	BRL

This report applies to the standards or procedures identified and to the samples tested only. The test results are not necessarily indicative or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. Unless otherwise noted, all quality control analyses for the samples noted above were within acceptable limits

Where it is noted that a sample with excessive substrate was submitted for laboratory analysis, such analysis may be biased. The lead content of such sample may, in actuality, be greater than reported. EMC makes no warranty, express or implied, as to the accuracy of the analysis of samples noted to have been submitted with excessive substrate. Resampling is recommended in such situations to verify original laboratory results.

These reports are for the exclusive use of the addressed client and are rendered upon the condition that they will not be reproduced wholly or in part for advertising or other purposes over our signature or in connection with our name without special written permission. Samples not destroyed in testing are retained a maximum of sixty (60) days.

9830 South 51st Street, Suite B-109 / PHOENIX, ARIZONA 85044 / 480-940-5294 or 800-362-3373 / FAX 480-893-1726 emclab@emclabs.com

## LEAD (Pb) IN PAINT CHIP SAMPLES EMC SOP METHOD #L01/1 EPA SW-846 METHOD 7420

EMC LAB #:		L56194	DATE REC		ED:	06/29/15
CLIENT:		EnviroServices &	& Training Center, LLC <b>REPORT DATE</b>		07/02/15	
				DATE OF ANAI	<b>SIS:</b> 07/01/15	
CLIENT A	DDRESS:	505 Ward Ave., S	Suite #202 P.O. NO.:			
		Honolulu, HI 968	314			
PROJECT NAME:		DLNR Assess Ba	nyan Drive Properties	<b>PROJECT NO.:</b>	15-4018	
EMC # L56194-	SAMPLE DATE /15	CLIENT SAMPLE #	DESCRIPTION		REPORTING LIMIT (%Pb by weight)	%Pb BY WEIGHT
7	06/20	RB-Pb-06	Reed's Bay/ Throughout/ Light Gray/	Concrete Ceiling	0.010	0.019
8	06/20	RB-Pb-07	Reed's Bay/ Throughout/ Gray/ Conc	rete Floor	0.010	BRL
9	06/20	RB-Pb-08	Reed's Bay/ Throughout/ Red/ Metal Fire Alarm Bell	Firehouse Case/	0.010	BRL
10	06/20	RB-Pb-09	Reed's Bay/ Throughout/ Green/ Wood Door/Door Frame		0.010	BRL
11	06/20	RB-Pb-10	Reed's Bay/ Throughout/ Dark Green/ Wood Beams/Posts		0.010	BRL
12		RB-Pb-11	Reed's Bay/ Restroom/ White/ CMU	Wall	0.010	0.033

This report applies to the standards or procedures identified and to the samples tested only. The test results are not necessarily indicative or representative of the qualities of the lot from which the sample was taken or of apparently identical or similar products, nor do they represent an ongoing quality assurance program unless so noted. Unless otherwise noted, all quality control analyses for the samples noted above were within acceptable limits.

Where it is noted that a sample with excessive substrate was submitted for laboratory analysis, such analysis may be biased. The lead content of such sample may, in actuality, be greater than reported. EMC makes no warranty, express or implied, as to the accuracy of the analysis of samples noted to have been submitted with excessive substrate. Resampling is recommended in such situations to verify original laboratory results.

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**QA COORDINATOR** 

**ANALYST:** 

Rev. 11/30/08

Jason Thompson

Kurt Kettler

Rev. 11/30/08

ANALYST:

Jason Thompson

Page 1 of 2



**QA COORDINATOR** 

Kurt Kettler

Page 2 of 2

Page 1	of 1	(80	CHAIN OF CUSTODY EMC Labs, Inc. 9830 S. 51 st St., Ste B-109 Phoenix, AZ 85044 00) 362-3373 Fax (480) 893-1726	LAB#: ( TAT: Rec'd:	(56) 3d	94 ay 2115	
COMPANY NAI	AE: ENVIRO	SERVICES & TRAI	NING CENTER, LLC BILL TO	):	(If Differe	nt Location)	
	505 War	d Ave. Suite #202					
	Honolulu	, HI 96814					
ONTACT:	Celena F	reitas					
hone/Fax:	(808) 839	9-7222 ext 232/(808	) 839-4455				
mail:	cfreitas@g	otoetc.com					
low Accept	ing: VISA – M	ASTERCARD	Price Quoted: \$	/ Sample	• \$	_ / Layers	
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Project N P.O. Num EMC SAMPLE #	ame: DLNK ASS ber: CLIENT SAMPLE #	DATE & TIME	Properties Project Number: 15-4018 LOCATION/MATERIAL TYPE	Samples Accepted	AIR SAMP	LE INFO / COMMENTS	
				Yes / No		RATE	4
1	RBR-Pb-01	6/18/15	Please See Attached Sheet	X			4
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Relinquished	by: Asler	Date/T	me: A Received by:	(tan)	Da	te/Time: <u> </u>	- ( <i>LBP</i>

** In the event of any dispute between the above parties for these services or otherwise, parties agree that jurisdiction and venue will be in Phoenix, Arizona and prevailing party will be entitled to attorney's fees and court costs.

Rev. 09/27/08

Sample ID	Hotel	Location	Color	Description	Condition	Reporting Limit (% Pb by weight)	Lead Conc. (% Pb by weight)
RBR-Pb-01	Reed's Bay	Lower Roof	Beige/Blue	Concrete Masonry Unit (CMU) Wall	Fair		
10 40 80	Deedle Deer	Throughout	Departure	Wood Door/Door Frame/Window Frame	Fair		
T 0-0 T-CD-T	INCUS Day	nonZnom r	DIOMI	Metal Handrails	Good		
נט אם שם ניט אם שם	Deedle Basy	Throughout	T inht Drown	Wood Building Trim	Good		
10-02	IXUUU S DAY			Metal Handrails	Good		
RB-Pb-03	Reed's Bay	Throughout	Light Brown	Concrete Trim	Good		
RB-Pb-04	Reed's Bay	Throughout	Tan	CMU/Concrete Wall	Good		
RB-Pb-05	Reed's Bay	Throughout	White	Concrete Ceiling	Good		
RB-Pb-06	Reed's Bay	Throughout	Light Gray	Concrete Ceiling	Poor		
RB-Pb-07	Reed's Bay	Throughout	Gray	Concrete Floor	Good		
RB-Pb-08	Reed's Bay	Throughout	Red	Metal Firehose Case/Fire Alarm Bell	Good		
RB-Pb-09	Reed's Bay	Throughout	Green	Wood Door/Door Frame	Good		
RB-Pb-10	Reed's Bay	Throughout	Dark Green	Wood Beams/Posts	Good		
RB-Pb-11	Reed's Bay	Restroom	White	CMU Wali	Good		

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# Table 2 Lead Paint Survey Banyan Drive Properties





Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii

July 20, 2015 ETC's Job No. 15-4018

Appendix III

**PHOTOGRAPHIC DOCUMENTATION** 

Appendices



Photograph 4: Floors,- 3-6 Window Caulking



Photograph 5: Floors, - 2, 3 & 5 Window Caulking.



Photograph 6: Halau Room, Spray-on Ceiling Material



June 2015

Photographic Documentation Asbestos Containing Materials Country Club Condominium Hotel Banyan Drive, Hilo, Hawaii









Photograph 9: Garage, 6" T-Joint, White wrapped Thermal System Insulation (TSI)



Photograph 12: Floor 4, Textured Plaster Wall

Photograph 10: Spray-on Ceiling-Material in Garage.





Page 4 of 8 June 2015 Photographic Documentation Asbestos Containing Materials Country Club Condominium Hotel Banyan Drive, Hilo, Hawaii









Limited Hazardous Materials Survey Report Country Club Condominium Hotel, Uncle Billy's Hilo Bay Hotel, And Reeds Bay Resort Hotel, Ltd. Banyan Drive, Hilo, Hawaii



## ASBESTOS SAMPLE LOCATION MAPS

July 20, 2015 ETC's Job No. 15-4018

Appendices

















































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State of Hawai'i, Department of Land & Natural Resources, Land Division ASSESS BANYAN DRIVE PROPERTIES

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