



# ENVIRONMENTAL ASSISTANCE GROUP

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## ASBESTOS HAZARD EMERGENCY RESPONSE ACT (AHERA) 3-YEAR REINSPECTION REPORT - SPRING 2025

Conducted at:

ALTADENA ELEMENTARY SCHOOL  
743 E. CALAVERAS STREET  
ALTADENA, CALIFORNIA 91001

Prepared for:

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August 2025

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Environmental Assistance Group

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## I. EXECUTIVE SUMMARY

## I. EXECUTIVE SUMMARY

On August 28, 2025, Environmental Assistance Group (EAG) represented by Eldwin Kennedy Certified Asbestos Consultant (CAC), performed a three-year reinspection for asbestos-containing building materials (ACBMs) at Altadena Elementary School, located at 743 E. Calaveras Street Altadena, California. The purpose of the reinspection was to comply with the U.S. Environmental Protection Agency (EPA) 40 CFR 763 Asbestos Hazard Emergency Response Act (AHERA) Three-Year Reinspection and Six-Month Surveillance requirements.

Prior to the reinspection, previous inspection reports were reviewed in order to determine which building materials had been previously tested and found to contain asbestos, which materials were determined not to be asbestos-containing, and whether any materials had not been tested for asbestos. After the review of the previous building inspections, a complete visual walk-through inspection of the site was performed. The inspection revealed that conditions at Altadena Elementary School have changed since the last inspection in June 2022.

Some ACBMs that remain at Altadena Elementary School listed as “suspect” or “assumed” may require sampling prior to disturbance to confirm asbestos content and potentially rule out the need for abatement. The enclosed table of materials contains specific information regarding buildings, materials, locations, quantities, condition and recommended response actions.

- Stucco is noted on the exterior of Building A and C
- Troweled ceiling plaster is identified in Building B

Except as noted in the enclosed Table, remaining asbestos-containing materials located throughout the school were intact and in good condition at the time of the reinspection. To ensure their integrity and continued good condition, it is recommended that the materials be placed on the school’s Operations and Maintenance (O&M) Program. Surveillance at six-month intervals is also recommended for all materials. Material descriptions and locations can be found in Section II (Survey Results Report), along with additional information for each material.

If you have any questions, or if EAG can be of further assistance, please contact our office at 949-237-1036.

## II. SURVEY RESULTS REPORT

## SURVEY RESULTS REPORT GENERAL INFORMATION

Information in **RED** = Notes/Changes from the previous asbestos Reinspection report

ACM = Asbestos Containing Materials

ACBM = Asbestos Containing Building Materials

Assumed = The material looks like it is ACM but sample analyses determining asbestos content was not available.

NC = No Change since the last inspection

ND = No asbestos Detected

Suspect = ACM (like pipe insulation) could not be visually confirmed present. For example; the inspector believes it is likely to be inside of walls or ceiling spaces.

### **Type**

Misc = Miscellaneous building materials manufactured elsewhere and installed in or on the building

Surfacing = Material sprayed or troweled onto interior or exterior building surfaces

TSI = Thermal System Insulation applied on pipes and ducts heating and/or cooling buildings

### **Friable**

Yes/No= Building materials that can be crumbled to powder by hand pressure when dry

### **Assessment**

- (1) Damaged or significantly damaged thermal system insulation ACM.
- (2) Damaged friable surfacing ACM.
- (3) Significantly damaged friable surfacing ACM.
- (4) Damaged or significantly damaged friable miscellaneous ACM.
- (5) ACBM with potential for damage.
- (6) ACBM with potential for significant damage.
- (7) Any remaining friable ACBM or friable suspected ACBM.

**Response Action** = Recommendations for all ACM that was found during this inspection. The Response Actions indicate one of the following options.

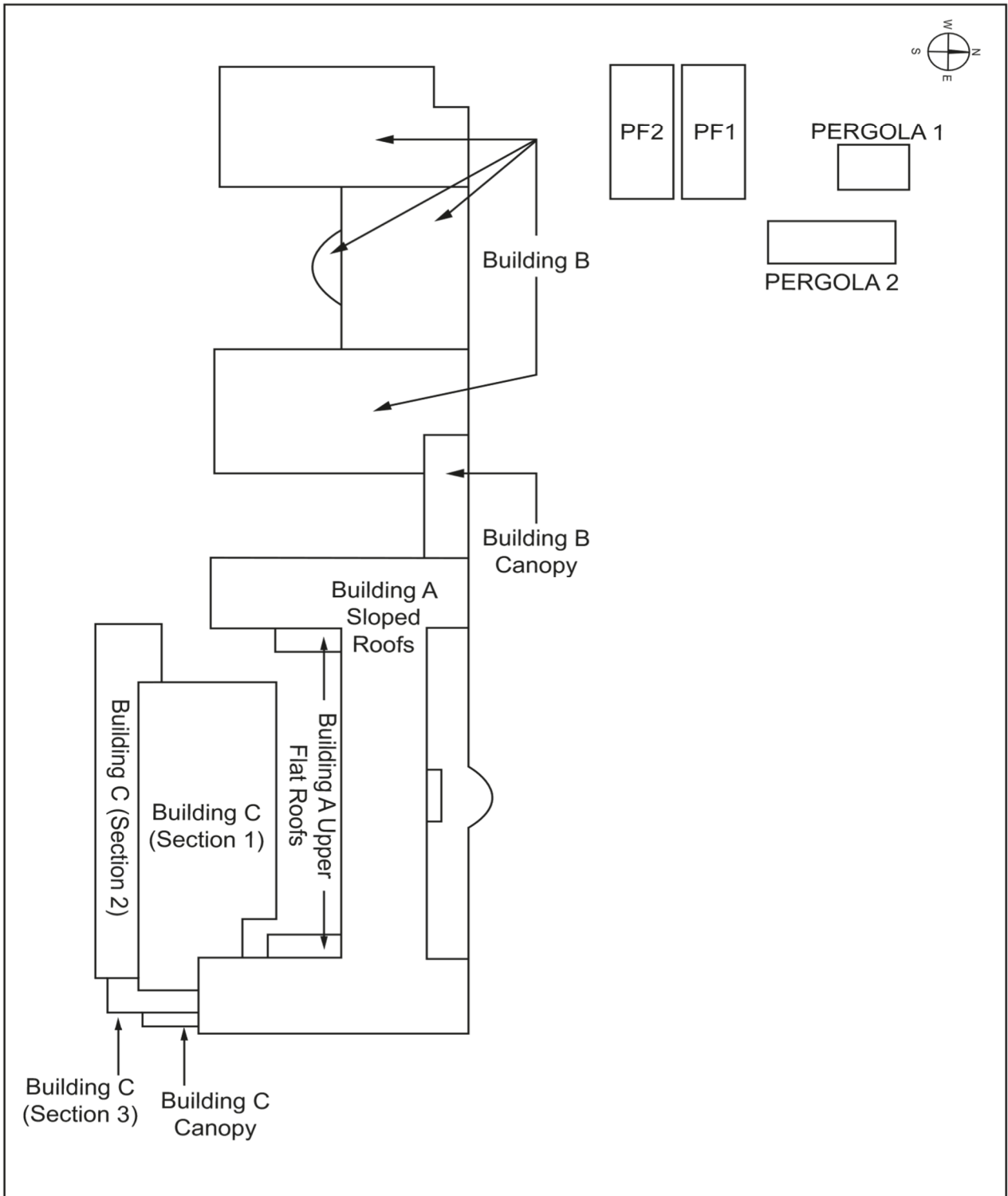
<b>Response Action/ Priority Levels</b>	<b>Response</b>
1	Removal
2	Repair
3	Enclosure
4	Encapsulation
5	Operations and Maintenance (O&M) Program
6	Periodic Surveillance
7	Removed –No Action Necessary

**ALTADENA ELEMENTARY SCHOOL**  
 743 E. Calaveras Street Altadena, CA 91001  
 AHERA 3-Year Reinspection – August 28, 2025

<b>Building</b>	<b>Location</b>	<b>Material</b>	<b>Approx. Quantity</b>	<b>Type</b>	<b>Friable</b>	<b>Assessment</b>	<b>Response Action</b>	<b>Notes</b>
A	Exterior	Stucco	1800 SF	Surface	Yes	2	5/6	Minor damage <b>NC</b>
B	Ceilings	Troweled plaster	14,958 SF	Surface	Yes	7	5/6	300 SF has been abated in each classroom Concrete ceilings & some skimcote. Major renovations. All new suspended ceilings in classrooms. Spot checked – <b>NC</b>
C	Exterior	Stucco	1800 SF	Surface	Yes	2	5/6	Damage W. wall <b>NC</b>


### III. DIAGRAM





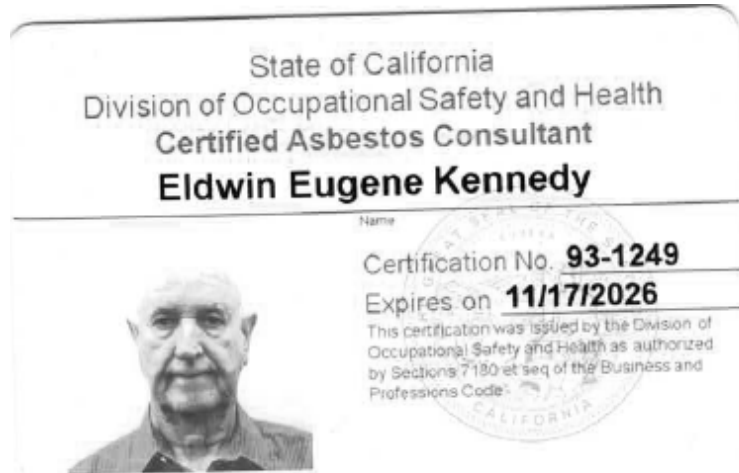
# CAMPUS SITE

Altadena Elementary School  
 743 E. Calaveras Street  
 Altadena, CA 91001



#### IV. INSPECTOR'S CERTIFICATIONS

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## V. DISCLAIMER/REPORT LIMITATIONS

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All reports and recommendations are based on conditions and practices observed and information made available to Environmental Assistance Group (EAG) by the client and the designated sites/facilities on the days the inspection was completed. This report does not purport to set forth all hazards, or to indicate that other hazards do not exist. No responsibility is assumed by EAG for the control or correction of conditions or practices existing at the facilities, or at any other premises surveyed by EAG, for and on the behalf of the client. Services provided by EAG shall be governed by the standard of practice for professional services measured at the time those services are rendered.

All information contained in this report is proprietary and limited to the scope of services, parameters of the analytical methods used, and the conditions present at the time of this inspection. Any references to quantities are considered estimates and are not to be construed as actual.

The provided survey was not destructive. Prior to any demolition or renovation, a comprehensive (possibly destructive) "Renovation Survey" is highly recommended.