AHERA 3-YEAR ASBESTOS REINSPECTION REPORT

Ventura Unified School District

Prepared For:

Ventura Unified School District
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Introduction:

Biotesting Inc. performed an AHERA re-inspection for the Ventura Unified School District. Prior to the re-inspection, Biotesting Inc. reviewed the provided information from Ventura Unified School District.

The three-year re-inspection was conducted by Jason Weese and Cameron Ellis, AHERA accredited Building Inspectors under the supervision Oren Asseraf, a Certified Asbestos Consultant. The re-inspection was performed in accordance with the requirements of the EPA's Asbestos Containing Building Materials in Schools Rule (40 CFR 763.85[b]). Copies of the inspector/management planner certifications are included in Appendix B.

Biotesting Inc. Personnel reinspected the site using the following methods.

- Visual re-inspection and reassessment of the condition of all friable known or presumed ACBM previously identified in the Asbestos Management Plan.
- Visual inspection of material that was previously considered non-friable ACBM to determine whether it had become friable since the last inspection.
- Identification of any homogeneous areas with material that had become friable since the re-inspection.
- Assessment of the condition of the newly friable material

Note that details of damage to ACBM, if found during the re-inspection, are included on this report. The damaged materials should be repaired or removed as noted according to Local, State, and Federal regulations. Biotesting, Inc. has anticipated that damaged materials found during the re-inspection will be repaired or removed prior to the next six-month periodic surveillance.

This re-inspection report is a supplement to the original Asbestos Management Plan and should be included as part of the plan. The findings of this re-inspection reflect site conditions observed at the time of the reinspection. The inspection was limited to those materials which were accessible to the re-inspection personnel.

This re-inspection report should not be used as a specification for an asbestos specification/removal contract. Prior to any building demolition, renovation, or repair activities, additional investigation and/or sampling may be required.

Recommendations:

The AHERA Three-Year Re-Inspection completed at the Ocean View Elementary School District noted the following action triggers:

Necessary response actions were identified in the reinspection outside of maintaining the existing O&M Program. Please see the Response Action Table on page 236 of this report for more information.

Repairs should be made, when feasible. Biotesting then recommends maintaining the existing Operation and Maintenance (O&M) Program.

Our professional services have been performed, our findings obtained, and our conclusions and recommendations prepared in accordance with customary principles and practices in the fields of environmental science and engineering. This statement is in lieu of other statements either expressed or implied. This report does not warrant against future operations or conditions, nor does it warrant against operations or conditions present of a type or at a location not investigated. The scope of services performed in the execution of this evaluation may not be appropriate to satisfy the needs of other users, and use or re-use of this document or the findings, conclusions, or recommendations is at the risk of said user.

Activities that have the potential to disturb ACM must be carefully managed to prevent fibers from becoming airborne and creating an inhalation hazard.

AHERA requires that each Local Education Agency (LEA) perform inspections to identify ACM in each of the school under its authority; develop, implement and update asbestos management plans; take appropriate response actions; safely maintain ACBM; and comply with AHERA's record keeping requirements.

For additional information or if you have any questions please contact Project Manager, Oren Asseraf at 530-828-6353 or 818-697-4600 or by email at oren@homebiotesting.com.

Project Site Details and Descriptions

AHERA REINSPECTION SCHEDULE

Biotesting Inc. completed the AHERA Reinspection for the Ventura Unified School District at the following sites between 10/27/2025 and 10/31/2025.

- Citrus Glen Elementary School
- Elmhurst Elementary School
- EP Foster Elementary School
- Juanamaria Elementary School
- Junipero Serra Elementary School
- Lincoln Elementary School
- Loma Vista Elementary School
- Montalvo Elementary School
- Mound Elementary School
- Pierpont Elementary School
- Poinsettia Elementary School
- Portola Elementary School
- Sheridan Way Elementary School
- Sunset Elementary School
- Will Rogers Elementary School
- Anacapa Middle School
- Balboa Middle School
- Cabrillo Middle School
- Buena High School
- El Camino High School
- Foothill High School
- Pacific High School
- Ventura High School
- Project Secure
- Ventura Adult Education
- Facilities Services
- VUSD ESE

For additional information or if you have any questions please contact Project Manager, Oren Asseraf at 530-828-6353 or 818-697-4600 or by email at oren@homebiotesting.com.

Citrus Glen Elementary School
9655 Darling Road
Ventura, CA 93004

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Citrus Glen Elementary School

During an inspection Biotesting Inc noted that Citrus Glen Elementary School contained the following asbestos containing building materials (ACBM):

Main Office:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Offices, Lobby, Media Center, Faculty Lounge, Storage Room, Media Room	Approximately 3,750 SF	Friable	Good	Assumed	
Wallboard w/ JC	Offices, Media Center, Faculty Lounge, Supply Room	Approximately 10,450 SF	Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Associated Mastic	Lobby, Mail Room, Supply Room, Storage, Custodial Room	Approximately 1,000 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Offices, Lobby, Media Center, Faculty Lounge, Storage Room	Approximately 4,255 SF	Non-Friable	Good	Assumed	
Linoleum Flooring	Nurse's Room	Approximately 220 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 840 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,600 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Multipurpose Room, Stage Area	Approximately 5,335 SF	Friable	Good	Assumed	
Wallboard w/ JC	Throughout	Approximately 8,762 SF	Friable	Good	Assumed	
12"x12" Light and Dark Green Resilient Floor Tile & Associated Mastic	Multipurpose Room, Storage Rooms, Electrical Room, Wheelchair Lift Room, Audiovisual Room, Ball Storage Room	Approximately 5,005 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Stage Area	Approximately 978 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 500 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 11,230 SF	Friable	Good	Assumed	

Wing 1, 2, 3 Buildings:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout Rooms & Hallways	Approximately 5,122 SF	Friable	Good	Assumed	
Wallboard w/ JC	Throughout	Approximately 7,468 SF	Friable	Good	Assumed	
12"x12" Light and Dark Green Resilient Floor Tile & Associated Mastic	Hallway, Custodial Closet, Storage Room, All Classrooms	Approximately 1,300 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 800 LF	Non-Friable	Good	Assumed	

Carpet Mastic	Throughout Rooms	Approximately 4,200 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,240 SF	Friable	Good	Assumed	

Wing 4 Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout Rooms and Hallways	Approximately 6,950 SF	Friable	Good	Assumed	
Wallboard w/ JC	Throughout	Approximately 10,000 SF	Friable	Good	Assumed	
12"x12" Light and Dark Green Resilient Floor Tile & Associated Mastic	Hallway, Custodial Closet, Storage Room	Approximately 1,800 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 1,064 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Throughout Rooms	Approximately 5,900 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 7,325 SF	Friable	Good	Assumed	

Kindergarten:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	K1, K2. K3	Approximately 3,462 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 4,900 SF	Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Associated Mastic	K1, K2. K3	Approximately 1.340 SF	Non-Friable	Good	Assumed	
Carpet Mastic	K1, K2, K3	Approximately 1,995 SF	Non-Friable	Good	Assumed	

Elmhurst Elementary School
5080 Elmhurst Street
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Elmhurst Elementary School

During an inspection Biotesting Inc noted that Elmhurst Elementary School contained the following asbestos containing building materials (ACBM):

Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Classrooms 1-6	Approximately 5,112 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Classrooms 1-6	Approximately 696 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 1-6, Heater Unit Closet, Men's Restrooms, Women's Restrooms	Approximately 506 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 1-6, Restrooms	Approximately 8,300 SF	Friable	Good	Assumed	
12"x12" Fissured Acoustical Wall Tile	Classrooms 1-6 (on walls)	Approximately 522 SF	Friable	Good	Assumed	
Brown Carpet Mastic	Speech Room	Approximately 202 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,250 SF	Friable	Good	Assumed	
12"x12" Green Resilient Floor Tile & Associated Mastic	Classrooms 1-6	Approximately 3,900 SF	Non-Friable	Good	Assumed	

12”x12” White Resilient Floor Tile & Associated Mastic	Classrooms 1-6	Approximately 1,410 SF	Non-Friable	Good	Assumed	

Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustical Ceiling Panel	Classrooms 7-9 & 18-20	Approximately 7,280 SF	Friable	Good	Assumed	
Carpet Mastic	Classroom 7 (on top of floor tile) & Speech Office	Approximately 1,000 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 7-9 &18-20	Approximately 696 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 7-9 &18-20, Heater Unit Closet, Men’s Restrooms, Women’s Restrooms	Approximately 506 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 7-9 &18-20	Approximately 6,960 SF	Friable	Good	Assumed	
12”x12” Fissured Acoustical Wall Tile	Classrooms 7-9 & 18-20 (On Walls)	Approximately 522 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,250 SF	Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Associated Mastic	Classrooms 7-9 &18-20	Approximately 3,900 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Associated Mastic	Classrooms 7-9 &18-20	Approximately 1,410 SF	Non-Friable	Good	Assumed	

Building C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Classrooms 10-17	Approximately 5,112 SF	Friable	Good	Assumed	
Carpet Mastic	Classroom 12 (on top of floor tile)	Approximately 810 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Classrooms 10-17	Approximately 960 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 10-17, Heater Unit Closet, Men's Restrooms, Women's Restrooms	Approximately 800 SF	Friable	Good	Assumed	
Plaster Walls	Classrooms 10-17	Approximately 8,000 SF	Friable	Good	Assumed	
12"x12" Fissured Acoustical Wall Tile	Classrooms 10-17 (on walls)	Approximately 760 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,950 SF	Friable	Good	Assumed	
12"x12" Green Resilient Floor Tile & Associated Mastic	Classrooms 10-17	Approximately 5,320 SF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Associated Mastic	Classrooms 10-17	Approximately 1,880 SF	Non-Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Baseboard Mastic	Main Cafeteria Floor, Intervention Room	Approximately 350 LF	Non-Friable	Good	Assumed	
12'x12' Fissured Acoustical Ceiling Tile & Associated Mastic	Main Floor	Approximately 3,975 SF	Friable	Good	Assumed	
2'x4' Fissured Acoustical Ceiling Panel	Intervention Room	Approximately 267 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Mechanical Room, Kitchen, Main Cafeteria Area, Lounge	Approximately 7,465 SF	Friable	Good	Assumed	
Stucco	Exterior Walls, Overhang	Approximately 7,200 SF	Friable	Good	Assumed	
Fire Door	Heater Room and Stage Exits	4 Count	Non-Friable	Good	Assumed	
12"x12" Dark Green Resilient Floor Tile & Associated Mastic	Cafeteria	Approximately 400 SF	Non-Friable	Good	Assumed	
12"x12" Light Green Resilient Floor Tile & Associated Mastic	Cafeteria, Lounge	Approximately 2,820 SF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Associated Mastic	Cafeteria, Lounge, Intervention Room	Approximately 750 SF	Non-Friable	Good	Assumed	
2'x1' Fissured Acoustical Ceiling Panel	Lounge	Approximately 600 SF	Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Light Green Resilient Floor Tile & Associated Mastic	Throughout	Approximately 180 SF	Non-Friable	Good	Assumed	
12”x12” Dark Green Resilient Floor Tile & Associated Mastic	Throughout	Approximately 120 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Associated Mastic	Throughout	Approximately 780 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 140 LF	Non-Friable	Good	Assumed	
2’x4’ Fissured Acoustical Ceiling Panel	Throughout	Approximately 1,080 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 800 SF	Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustical Ceiling Panel	Throughout	Approximately 1,410 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 360 LF	Non-Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 2,800 SF	Friable	Good	Assumed	

Fire Door	Heater Room	1 Count	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Associated Mastic	Administration Office, Workroom, Psychologist Office	Approximately 182 SF	Non-Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Associated Mastic	Throughout	Approximately 600 SF	Non-Friable	Good	Assumed	

Kindergarten Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustical Ceiling Panel	K1, K2	Approximately 2,816 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 2,000 SF	Friable	Good	Assumed	
Fire Door	Heater Room	1 Count	Non-Friable	Good	Assumed	
12”x12” Light Green Resilient Floor Tile & Associated Mastic	K1, K2	Approximately 1,000 SF	Non-Friable	Good	Assumed	
12”x12” Dark Green Resilient Floor Tile & Associated Mastic	K1, K2	Approximately 120 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Associated Mastic	K1, K2	Approximately 270 SF	Non-Friable	Good	Assumed	

Portables 23-29:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Portables 23-29	Approximately 5,435 SF	Friable	Good	Assumed	
12"x12" Green Resilient Floor Tile & Associated Mastic	Portables 23-29	Approximately 300 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Portables 23-29	Approximately 856 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Portables 23-29	Approximately 5,735 SF	Non-Friable	Good	Assumed	

EP Foster Elementary School
20 Pleasant Place
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: EP Foster Elementary School

During an inspection Biotesting Inc noted that EP Foster Elementary School contained the following asbestos containing building materials (ACBM):

Multi-Purpose Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile	Main Floor, Family Center, Stage Storage	Approximately 4,150 SF	Friable	Good	Assumed	
6” Baseboard Mastic	Main Floor, Family Center, Stage Storage	Approximately 350 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 8,000 SF	Friable	Good	Assumed	
Dark Brown Vinyl Sheet Flooring & Associated Mastic	Family Center, Entrance Hall, Stage Storage Room	Approximately 800 SF	Non-Friable	Good	Assumed	
Grey Mosaic Vinyl Sheet Flooring & Associated Mastic	Kitchen	Approximately 1,000 SF	Non-Friable	Good	Assumed	
Exterior Stucco, Overhang	Throughout	Approximately 6,000 SF	Friable	Good	Assumed	

Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile	Library, Rooms A, B, D & I, Computer Lab, K-2, Classrooms 4-6, Hallways	Approximately 6,300 SF	Friable	Good	Assumed	
12”x12” Resilient Floor Tile & Associated Mastic	Electrical Room	Approximately 130 SF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Associated Mastic (under carpet)	Library	Approximately 880 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Library	Approximately 880 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	All Classrooms, Electrical Room, Library, Hallways	Approximately 1,360 LF	Non-Friable	Good	Assumed	
Dark Gray Vinyl Sheet Flooring & Associated Mastic	Classrooms 4-6, Rooms B, D & I, Computer Lab, K-2	Approximately 6,000 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Room 1, K-2	Approximately 600 SF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Library, All Classrooms, Men’s Restrooms, Electrical Room	Approximately 6,200 SF	Friable	Good	Assumed	
Fire Doors	Basement Heater Closet	Approximately 75 SF	Non-Friable	Good	Assumed	

Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Classrooms 8-12, Teacher’s Lounge, Administrative Office Hallway, Copy	Approximately 5,700 SF	Friable	Good	Assumed	

	Room, Nurse's Office, Main Office, Principal's Office					
Tan 4" Baseboard Mastic	Classrooms 8-12, Teacher's Lounge, Administrative Office Hallway, Copy Room, Nurse's Office, Main Office, Principal's Office	Approximately 970 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Janitor's Room, Women's Restroom, Men's Restroom, Custodian	Approximately 2,700 SF	Friable	Good	Assumed	
Dark Gray Vinyl Sheet Flooring & Associated Mastic	Classrooms 8-12, Teacher's Lounge, Teacher's Restroom, Administrative Office Hallway, Copy Room, Nurse's Office, Nurse's Restroom, Main Office, Principal's Office	Approximately 5,710 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	Nurse's Office	Approximately 150 SF	Non-Friable	Good	Assumed	
Fire Doors	Heater Closets	Approximately 100 SF	Non-Friable	Good	Assumed	

Portables 14-27:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Portables 14-16, 24, 25, 26, 27	Approximately 6,300 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Associated Mastic	Portables 14-26	Approximately 500 SF	Non-Friable	Good	Assumed	
Vinyl Sheet Flooring & Associated Mastic	Portable 27	Approximately 50 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Portables 14-27	Approximately 1,760 LF	Non-Friable	Good	Assumed	

Carpet Mastic	Portables 14-16, 27	Approximately 11,220 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Portables 14-27	Approximately 16,800 SF	Friable	Good	Assumed	
12”x12” Light Gray Resilient Floor Tile & Associated Mastic	Portable 22	Approximately 800 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Portable 22	Approximately 100 SF	Non-Friable	Good	Assumed	
Wainscot	Portable Building L Storage, Women’s Restroom, Men’s Restroom	Approximately 840 SF	Non-Friable	Good	Assumed	
12”x12” Dark Blue/ Cream Resilient Floor Tile & Associated Mastic	Portables 17-21, 23A, 23, 24-26	Approximately 10,240 SF	Non-Friable	Good	Assumed	

Juanamaria Elementary School
100 South Crocker Avenue
Ventura, CA 93004

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Juanamaria Elementary School

During an inspection Biotesting Inc noted that Juanamaria Elementary School contained the following asbestos containing building materials (ACBM):

Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Associated Mastic	Classrooms 1-4, Women’s Restroom, Men’s Restroom	Approximately 4,075 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 1-4, Women’s Restroom, Men’s Restroom	Approximately 5,200 SF	Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 1-4	Approximately 960 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 1-4	Approximately 256 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 1-4	Approximately 2,500 SF	Non-Friable	Good	Assumed	
Fire Door	Classroom Heater Closets	4 Count	Non-Friable	Good	Assumed	
Stucco	Exterior Walls & Overhang	Approximately 4,050 SF	Friable	Good	Assumed	

Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Associated Mastic	Classrooms 5-8, Women’s Restroom, Men’s Restroom	Approximately 3,905 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 5-8, Custodian Room, Women’s Restroom, Men’s Restroom	Approximately 5,255 SF	Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 5-8	Approximately 960 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 5-8	Approximately 256 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 5-8	Approximately 2,384 SF	Non-Friable	Good	Assumed	
Fire Door	Classroom Heater Closets	4 Count	Non-Friable	Good	Assumed	
Stucco	Exterior Walls & Overhang	Approximately 4,050 SF	Friable	Good	Assumed	

Building C (11-15):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Associated Mastic	Classrooms 11-15, Women’s Restroom, Men’s Restroom	Approximately 5,000 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 11-15, Custodian Room, Women’s Restroom, Men’s Restroom	Approximately 6,000 SF	Friable	Good	Assumed	

12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 11-15	Approximately 1,200 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 11-15	Approximately 320 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 11-15	Approximately 2,980 SF	Non-Friable	Good	Assumed	
Fire Door	Classroom Heater Closets	4 Count	Non-Friable	Good	Assumed	
Stucco	Exterior Walls & Overhang	Approximately 4,800 SF	Friable	Good	Assumed	

Building C (9-10):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Associated Mastic	Classrooms 9-10	Approximately 1,830 SF	Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 9-10	Approximately 130 SF	Non-Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 9-10	Approximately 535 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 9-10	Approximately 1,355 SF	Non-Friable	Good	Assumed	
Stucco	Throughout	Approximately 2,100 SF	Friable	Good	Assumed	
Fire Door	Classroom Heater Closets	1 Each	Non-Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Associated Mastic	Classrooms 16-22	Approximately 7,230 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 16-22, Restroom, Room 28	Approximately 4,530 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Restroom, Room 28	Approximately 145 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Room 28	Approximately 200 SF	Non-Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 16-22	Approximately 1,800 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 16-22	Approximately 480 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 16-22, Restroom, Room 28	Approximately 5,045 SF	Non-Friable	Good	Assumed	
Resilient Floor Tile & Associated Mastic	Room 28 (under carpet)	Approximately 200 SF	Non-Friable	Good	Assumed	
Fire Door	Classroom Heater Closets	5 Count	Non-Friable	Good	Assumed	

Portables (Library, 23, 34):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustical Ceiling Panel	Classrooms 23-24	Approximately 1,910 SF	Friable	Good	Assumed	
Carpet Mastic	Classrooms 23-24	Approximately 1,910 SF	Non-Friable	Good	Assumed	

Baseboard Mastic	Classrooms 23-24	Approximately 240 LF	Non-Friable	Good	Assumed	

Portables (25-27):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Classrooms 25-27	Approximately 1,830 SF	Friable	Good	Assumed	
Carpet Mastic	Classrooms 25-27	Approximately 930 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Classrooms 25-27	Approximately 185 LF	Non-Friable	Good	Assumed	
12"x12" Resilient Floor Tile & Associated Mastic	Classrooms 26 & 26 (under carpet)	Approximately 930 SF	Non-Friable	Good	Assumed	
Gray Speckled Vinyl Sheet Flooring	Classroom 27	Approximately 35 SF	Non-Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Fissured Acoustical Ceiling & Wall Tile & Associated Mastic	Cafeteria, Faculty Lounge, Stage	Approximately 5,300 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 9,900 SF	Friable	Good	Assumed	
12"x12" Red Resilient Floor Tile & Associated Mastic	Cafeteria	Approximately 580 SF	Non-Friable	Good	Assumed	
12"x12" Yellow Resilient Floor Tile & Associated Mastic	Cafeteria	Approximately 60 SF	Non-Friable	Good	Assumed	

12”x12” Pink Resilient Floor Tile & Associated Mastic	Cafeteria, Server Room, Faculty Lounge, Stage	Approximately 2,800 SF	Non-Friable	Good	Assumed	
Brown Vinyl Sheet Flooring	Kitchen	Approximately 1,050 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Server Room, Stage, Entrance Hall	Approximately 60 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 3,400 SF	Friable	Good	Assumed	
Fire Door	Stage Exits, Heater Room	4 Count	Non-Friable	Good	Assumed	
Carpet Mastic	Stage	Approximately 100 SF	Non-Friable	Good	Assumed	
Wood-Like Vinyl Sheet Flooring	Stage	Approximately 1,500 SF	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 2,000 SF	Friable	Good	Assumed	
12”x12” Beige Streaked Resilient Floor Tile & Associated Mastic	Throughout	Approximately 1,900 SF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 4,725 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closet	Approximately 200 SF	Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 2,000 SF	Friable	Good	Assumed	
Transite Flue	Administration Heater Room	Approximately 8 LF	Non-Friable	Good	Assumed	

Fire Door	Administration Heater Room	1 Count	Non-Friable	Good	Assumed	

Junipero Serra Elementary School
8880 Halifax Street
Ventura, CA 93004

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Junipero Serra Elementary School

During an inspection Biotesting Inc noted that Junipero Serra Elementary School contained the following asbestos containing building materials (ACBM):

Building 1:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling & Wall Tile & Associated Mastic	Classrooms 1-6, Server Room, Work Room	Approximately 6,250 SF	Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 1-6	Approximately 390 SF	Non-Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 1-6	Approximately 2,060 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 1-6, Server Room, Work Room	Approximately 2,600 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 1-6, Server Room, Work Room	Approximately 760 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 1-6, Custodian Room, Restroom, Mechanical Room	Approximately 6,000 SF	Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 6,000 SF	Friable	Good	Assumed	
Fire Door	All Exterior Doors	16 Count	Non-Friable	Good	Assumed	

Building 2:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Classrooms 7-12, Server Room, Work Room	Approximately 6,250 SF	Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 7-12	Approximately 390 SF	Non-Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 7-12	Approximately 2,060 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 7-12, Server Room, Work Room	Approximately 2,600 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 7-12, Server Room, Work Room	Approximately 760 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 7-12, Custodian Room, Restroom, Mechanical Room	Approximately 6,000 SF	Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 6,000 SF	Friable	Good	Assumed	
Fire Door	All Exterior Doors	16 Count	Non-Friable	Good	Assumed	

Building 3:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Classrooms 13-18, Server Room, Work Room	Approximately 6,250 SF	Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms 13-18	Approximately 390 SF	Non-Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Associated Mastic	Classrooms 13-18	Approximately 2,060 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 13-18, Server Room, Work Room	Approximately 2,600 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 13-18, Server Room, Work Room	Approximately 760 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Classrooms 13-18, Custodian Room, Restroom, Mechanical Room	Approximately 6,000 SF	Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 6,000 SF	Friable	Good	Assumed	
Fire Door	All Exterior Doors	16 Count	Non-Friable	Good	Assumed	

Kindergarten Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Classrooms K1, K2	Approximately 2,460 SF	Friable	Good	Assumed	
Plaster Walls	Classrooms K1, K2	Approximately 504 SF	Friable	Good	Assumed	

4” Baseboard Mastic	Classrooms K1, K2	Approximately 284 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Classrooms K1, K2	Approximately 864 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Associated Mastic	Classrooms K1, K2	Approximately 32 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms K1, K2	Approximately 1,760 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior Wall	Approximately 3,830 SF	Friable	Good	Assumed	
Fire Door	All Exterior Doors and Heater Closet	4 Count	Non-Friable	Good	Assumed	

Portables 19-22:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Classrooms 19-22	Approximately 3,740 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 19-22	Approximately 476 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 19-22	Approximately 4,400 SF	Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Classrooms 19-22	Approximately 465 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 19-22	Approximately 3,165 SF	Non-Friable	Good	Assumed	

Portables K3-K4:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Classrooms K3, K4	Approximately 1,800 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Associated Mastic	Classrooms K3, K4	Approximately 325 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms K3, K4	Approximately 1,485 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Classrooms K3, K4	Approximately 236 LF	Non-Friable	Good	Assumed	

Portables 28-32:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Classrooms 28-32	Approximately 4,525 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 28-32	Approximately 6,100 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Associated Mastic	Classrooms 28-32	Approximately 180 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 28-32	Approximately 4,345 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Classrooms 28-32	Approximately 620 LF	Non-Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling & Wall Tile & Associated Mastic	Library	Approximately 1,450 SF	Friable	Good	Assumed	
Plaster Walls	Library, Server Room, Copy Room	Approximately 2,610 SF	Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Library, Server Room, Copy Room	Approximately 1,800 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Library, Server Room, Copy Room	Approximately 265 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 2,780 SF	Friable	Good	Assumed	
Fire Door	All Exterior Doors and Heater Closet	5 Count	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x2’ Fissured Acoustical Ceiling Panel	Throughout	Approximately 2,600 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 5,800 SF	Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Throughout	Approximately 2,600 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 550 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 2,500 SF	Friable	Good	Assumed	

Fire Door	All Exterior Doors	4 Count	Non-Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x2' Acoustical Ceiling Panel	Main Floor	Approximately 4,170 SF	Friable	Good	Assumed	
12"x12" Fissured Acoustical Ceiling Tile & Associated Mastic	Kitchen, Locker Room, Stage Storage, Stage	Approximately 1,290 SF	Friable	Good	Assumed	
12"x12" Random Hole Acoustical Ceiling Tile & Associated Mastic	Faculty Lunchroom	Approximately 625 SF	Friable	Good	Assumed	
12"x12" Smooth Textured Acoustical Ceiling Tile & Associated Mastic	Kitchen	Approximately 890 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 10,800 SF	Friable	Good	Assumed	
Brown Vinyl Floor Sheeting	Kitchen	Approximately 1,700 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 4,200 SF	Friable	Good	Assumed	
Fire Door	All Exterior Doors	5 Count	Non-Friable	Good	Assumed	
6" Baseboard Mastic	Lunchroom	Approximately 90 LF	Non-Friable	Good	Assumed	
12"x12" Red Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 450 SF	Non-Friable	Good	Assumed	
12"x12" Yellow Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 350 SF	Non-Friable	Good	Assumed	

12”x12” Tan Resilient Floor Tile & Associated Mastic	Main Floor, Stage, Lunchroom	Approximately 3,490 SF	Non-Friable	Good	Assumed	

Portables 25-26:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Carpet Mastic	Rooms 25-26	Approximately 1,780 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 25-26	Approximately 2,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 25-26	Approximately 240 LF	Non-Friable	Good	Assumed	

Various Areas:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Stucco	Walkways	Approximately 3,000 SF	Friable	Good	Assumed	

Lincoln Elementary School
1107 East Santa Clara Street
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Lincoln Elementary School

During an inspection Biotesting Inc noted that Lincoln Elementary School contained the following asbestos containing building materials (ACBM):

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Random Hole Acoustical Ceiling Tile	Main Room, Classroom 11	Approximately 2,765 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 11,050 SF	Friable	Good	Assumed	
6" Baseboard Mastic	Main Room, Storage Room, Classroom 11	Approximately 275 LF	Non-Friable	Good	Assumed	
Dark Blue Resilient Floor Tile & Associated Mastic	Main Room, Storage Room, Classroom 11	Approximately 1,990 SF	Non-Friable	Good	Assumed	
Light Gray Resilient Floor Tile & Associated Mastic	Main Room	Approximately 395 SF	Non-Friable	Good	Assumed	
Gray Vinyl Sheet Flooring	Kitchen	Approximately 770 SF	Non-Friable	Good	Assumed	
Fire Door	All Exterior Doors	5 Count	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 4,400 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 380 SF	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Even Hole Acoustical Ceiling Tile	Throughout	Approximately 1,450 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 4,560 SF	Friable	Good	Assumed	
6” Baseboard Mastic	Throughout	Approximately 365 LF	Non-Friable	Good	Assumed	
12”x12” Dark Gray Resilient Floor Tile & Associated Mastic	Rooms 20, 21, 23 & 26, Copy Room	Approximately 1,070 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Carpet Room, Principal’s Office	Approximately 380 SF	Non-Friable	Good	Assumed	
Paper Duct Tape	Attic*, Basement	Approximately 100 SF	Friable	Good	Assumed	
Fire Door	Basement, All Exterior Doors	5 Count	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 2,000 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 220 SF	Non-Friable	Good	Assumed	

***Home Biotesting was unable to access the attic to confirm the presence of paper duct tape listed in the previous AHERA re-inspection report**

Kindergarten Building, Room 9:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Random Hole Acoustical Ceiling Tile	Throughout	Approximately 850 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 1,550 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 150 LF	Non-Friable	Good	Assumed	
12”x12” Light Blue Resilient Floor Tile & Associated Mastic	Throughout	Approximately 1,350 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 2,000 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 260 SF	Non-Friable	Good	Assumed	

Wing A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Rooms 1-4	Approximately 3,400 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Rooms 1-4, 15, 16C Custodian), 16D (Mechanical), Restrooms	Approximately 3,036 SF	Friable	Good	Assumed	
6” Blue Baseboard	Rooms 1-4, 15	Approximately 516 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile	Rooms 1-4, Room 15	Approximately 3,565 SF	Non-Friable	Good	Assumed	
Grey Vinyl Sheet Flooring	Restrooms	Approximately 140 SF	Non-Friable	Good	Assumed	
Pipe Insulation	Throughout	Approximately 300 LF	Friable	Good	Assumed	

Exterior Stucco	Throughout Exterior	Approximately 4,000 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 720 SF	Non-Friable	Good	Assumed	

Library (Room 8):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Rooms 5-8	Approximately 3,400 SF	Friable	Good	Assumed	
Plaster Walls	Rooms 5-8, 19A (Custodian), 19B (Mechanical), Women’s Restroom, Men’s Restroom	Approximately 3,900 SF	Friable	Good	Assumed	
6” Blue Baseboard	Rooms 5-8	Approximately 464 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile	Rooms 5-8	Approximately 3,400 SF	Non-Friable	Good	Assumed	
Pipe Insulation	Attic*	Approximately 300 LF	Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 4,000 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 720 SF	Non-Friable	Good	Assumed	

***Home Biotesting was unable to access the attic to confirm the presence of pipe insulation listed in the previous AHERA re-inspection report**

Portables 12 & 13:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
4” Baseboard Mastic	Throughout	Approximately 234 LF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile	Throughout	Approximately 1,525 SF	Non-Friable	Good	Assumed	

12”x12” Tan Resilient Floor Tile	Throughout	Approximately 688 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 12 & 13	Approximately 2,000 SF	Friable	Good	Assumed	

Classroom 14:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
4” Beige Baseboard	Throughout	Approximately 140 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile	Throughout	Approximately 652 SF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile	Throughout	Approximately 140 SF	Non-Friable	Good	Assumed	
Fire Door	Exit	1 Count	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classroom 14	Approximately 1,000 SF	Friable	Good	Assumed	

Restroom Building (Portable):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wainscot	Throughout	Approximately 600 SF	Non-Friable	Good	Assumed	

Loma Vista Elementary School
300 Lynn Drive
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Loma Vista Elementary School

During an inspection Biotesting Inc noted that Loma Vista Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	All Rooms	Approximately 1,190 SF	Friable	Good	Assumed	
Button Board	All Rooms, Heater Closet	Approximately 4,000 SF	Friable	Good	Assumed	
12”x12” Cream Resilient Floor Tile & Associated Mastic	All Rooms	Approximately 1,190 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Principal’s Office	Approximately 215 SF	Non-Friable	Good	Assumed	
Fire Door	Water Heater Room	1 Count	Non-Friable	Good	Assumed	
Exterior Stucco	Walkways, Overhang	Approximately 1,700 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile	Main Room, Kitchen, Computer Room, Hallway, Classroom	Approximately 3,850 SF	Friable	Good	Assumed	

Button Board	Throughout	Approximately 11,940 SF	Friable	Good	Assumed	
6” Brown Baseboard & Associated Mastic	Main Room	Approximately 20 LF	Non-Friable	Good	Assumed	
12”x12” Cream Resilient Floor Tile & Associated Mastic	Hallway, Stage Office	Approximately 350 SF	Non-Friable	Good	Assumed	
Gray Vinyl Sheet Flooring	Storage Room, Kitchen	Approximately 900 SF	Non-Friable	Good	Assumed	
Barrier Paper	Perimeter Walls	Approximately 4,500 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 4,500 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 720 SF	Non-Friable	Good	Assumed	

Kindergarten Building, KA & KB:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Random Hole Acoustic Ceiling Tile	KA, KA Restroom, KB, KB Restroom	Approximately 1,612 SF	Friable	Good	Assumed	
Plaster	KA, KA Restroom, KB, KB Restroom, Back Office	Approximately 1,800 SF	Friable	Good	Assumed	
Brown 4” Baseboard	KA, KA Restroom	Approximately 150 LF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	KA, KA Restroom, Back Office	Approximately 1,369 SF	Non-Friable	Good	Assumed	
Blue 4” Baseboard	KB, KB Restroom, Back Office	Approximately 150 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	KB, KB Restroom, Back Office	Approximately 1,129 SF	Non-Friable	Good	Assumed	
Dark Blue Carpet Mastic	KB, KB Restroom, Back Office	Approximately 240 SF	Non-Friable	Good	Assumed	

Exterior Stucco	Throughout Exterior	Approximately 3,000 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 220 SF	Non-Friable	Good	Assumed	

Building A, Room 1-4:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Random Hole Acoustic Ceiling Panel	Rooms 1-4, A	Approximately 3,745 SF	Friable	Good	Assumed	
Button Board	Rooms 1-4, A, Women’s Restroom, Men’s Restroom, Restroom Next to Room A	Approximately 6,500 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closet in Rooms 1-4	Approximately 440 SF	Friable	Good	Assumed	
4” Tan Baseboard	Room A	Approximately 50 LF	Non-Friable	Good	Assumed	
Dark Blue Carpet Mastic	Rooms 3-4	Approximately 1,800 SF	Non-Friable	Good	Assumed	
Blue Carpet Mastic	Room A	Approximately 140 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 3,300 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 720 SF	Non-Friable	Damaged	Assumed	Please See Response Action Table

Building B, Room 5-8:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Hole Acoustic Ceiling Tile	Rooms 5-8	Approximately 3,600 SF	Friable	Good	Assumed	
2’x4’ Acoustic Ceiling Panel	Room 18 (Library)	Approximately 900 SF	Friable	Good	Assumed	
Button Board	Rooms 5-8, Women’s Restroom, Men’s Restroom, Closets, Storage Room	Approximately 6,780 SF	Friable	Good	Assumed	
Transite Panel	Staff Lounge/Copy Room	Approximately 30 SF	Non-Friable	Good	Assumed	
4” Blue Baseboard	Room 18 (Library)	Approximately 130 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Room 7	Approximately 900 SF	Non-Friable	Good	Assumed	
Blue Carpet Mastic	Room 18 (Library)	Approximately 875 SF	Non-Friable	Good	Assumed	
Grey Vinyl Sheet Flooring	Room 18 (Library)	Approximately 25 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 4,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closet in Rooms 5-8	Approximately 440 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 720 SF	Non-Friable	Good	Assumed	

Building C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Tile	Rooms 9-12	Approximately 3,600 SF	Friable	Good	Assumed	
2’x4’ Acoustic Ceiling Panel	Room 17	Approximately 610 SF	Friable	Good	Assumed	
Button Board	Rooms 9-12, Women’s Restroom, Men’s Restrooms (2), Closets, Custodian’s Room	Approximately 7,050 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets	Approximately 480 SF	Friable	Good	Assumed	
4” Blue Baseboard	Room 17	Approximately 100 LF	Non-Friable	Good	Assumed	
Dark Blue Carpet Mastic	Room 12	Approximately 900 SF	Non-Friable	Good	Assumed	
Blue Carpet Mastic	Room 17	Approximately 586 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 3,300 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 720 SF	Non-Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Tile	Rooms 13-16	Approximately 3,600 SF	Friable	Good	Assumed	
Button Board	Rooms 13-16, Women’s Restroom, Men’s Restroom, Closets, Room Next to 13	Approximately 6,130 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets	Approximately 480 SF	Friable	Good	Assumed	

4” Blue Baseboard	Room 19	Approximately 120 LF	Non-Friable	Good	Assumed	
4” Tan Baseboard	Room Adjacent to Rooms A & C	Approximately 40 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Room 19	Approximately 25 SF	Non-Friable	Good	Assumed	
Blue Carpet Mastic	Room 19	Approximately 805 SF	Non-Friable	Good	Assumed	
Dark Blue Carpet Mastic	Room Adjacent to Rooms A & C	Approximately 109 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout Exterior	Approximately 3,300 SF	Friable	Good	Assumed	

Various Areas:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Stucco	Walkways	Approximately 2,375 SF	Friable	Good	Assumed	

Montalvo Elementary School
2050 Grand Avenue
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Montalvo Elementary School

During an inspection Biotesting Inc noted that Montalvo Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Office	Approximately 1,319 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 6,900 SF	Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Associated Mastic	Reception, Nurse’s Office	Approximately 1,357 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Principal’s Office, Reception	Approximately 1,300 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 260 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior	Approximately 4,450 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 220 SF	Non-Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Main Floor, Hallway, Stage	Approximately 3,235 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 10,940 SF	Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Storage Closets	Approximately 225 SF	Non-Friable	Good	Assumed	
Gray Resilient Floor Tile & Associated Mastic	Kitchen, Storage, Pantry	Approximately 800 SF	Non-Friable	Good	Assumed	
Tan Vinyl Sheet Flooring & Associated Mastic	Main Floor	Approximately 390 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 395 LF	Non-Friable	Good	Assumed	
Air Cell Duct Insulation	Heater Loft & Attic	Approximately 500 SF	Friable	Good	Assumed	
Exterior Stucco	Exterior	Approximately 6,300 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 320 SF	Non-Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 4,235 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 9,425 SF	Friable	Good	Assumed	

Drywall & Joint Compound	Heater Closet in Room 3	Approximately 120 SF	Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Associated Mastic	Library, Teacher’s Lounge, Room 3 (under carpet)	Approximately 2,500 SF	Non-Friable	Good	Assumed	
12”x12” Dark Gray Resilient Floor Tile & Associated Mastic	Room 2	Approximately 945 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 560 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Library, Teacher’s Lounge, Room 3, Room 5	Approximately 2,445 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior	Approximately 5,545 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 60 SF	Non-Friable	Good	Assumed	

Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Rooms 14-17	Approximately 3,792 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 5,440 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets in Rooms 14-17	Approximately 480 SF	Friable	Good	Assumed	
*12”x12” Gray, White & Green Resilient Floor Tile & Associated Mastic	Rooms 14, 15	Approximately 1,896 SF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 610 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 54 LF	Non-Friable	Good	Assumed	

* Proper abatement of the flooring was performed in rooms 16 and 17. A clearance report was provided to Biotesting Inc. for both areas.

Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Rooms 9-13	Approximately 4,410 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 17,700 SF	Friable	Good	Assumed	
12”x12” Gray, White & Green Resilient Floor Tile & Associated Mastic	Rooms 9-13, Work Room, Custodial Room	Approximately 1,109 SF	Non-Friable	Good	Assumed	
9”x9” Resilient Floor Tile	Under Carpets in Rooms 9-13	Approximately 3,705 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 9-13	Approximately 3,705 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets in Rooms 9-13	Approximately 480 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 1,120 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 10,440 SF	Friable	Good	Assumed	

Building C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Counselor Room, Rooms 6-8	Approximately 4,300 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 13,612 SF	Friable	Good	Assumed	

Drywall & Joint Compound	Heater Closets in Room 3	Approximately 360 SF	Friable	Good	Assumed	
12”x12” Gray, White & Green Resilient Floor Tile & Associated Mastic	Counselor Room, Rooms 6-8	Approximately 574 SF	Non-Friable	Good	Assumed	
9”x9” Resilient Floor Tile & Associated Mastic	Under Carpets and 12”x12” Resilient Floor Tile in Rooms 6-8, Counselor Room	Approximately 3,403 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 432 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Counselor Room, Rooms 6-8	Approximately 2,525 SF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 1,080 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,700 SF	Friable	Good	Assumed	

Building E (Portables):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Rooms 18-21	Approximately 2,540 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Associated Mastic	Rooms 18-21 (at door entrance)	Approximately 117 SF	Non-Friable	Good	Assumed	
12”x12” Resilient Floor Tile (under carpet)	Rooms 20 & 21	Approximately 640 SF	Non-Friable	Good	Assumed	
9”x9” Resilient Floor Tile (under carpet)	Rooms 18 & 19	Approximately 1,800 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 18-21	Approximately 2,211 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 376 SF	Non-Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Room 24	Approximately 917 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 22-24	Approximately 2,153 SF	Non-Friable	Good	Assumed	
Vinyl Floor Tile & Associated Mastic	Rooms 22-24 (under carpet)	Approximately 1,875 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 294 LF	Non-Friable	Good	Assumed	
12"x12" Blue & Beige Resilient Floor Tile & Associated Mastic	Rooms 22 & 23	Approximately 860 SF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Associated Mastic	Room 24	Approximately 25 SF	Non-Friable	Good	Assumed	

Kindergarten:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Acoustical Ceiling Tile	Throughout	Approximately 3,200 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 2,200 SF	Friable	Good	Assumed	
12"x12" Tan Resilient Floor Tile	K1, K2	Approximately 2,410 SF	Non-Friable	Good	Assumed	
9"x9" Resilient Floor Tile	K2 (under carpet)	Approximately 752 SF	Non-Friable	Good	Assumed	
Carpet Mastic	K2	Approximately 752 SF	Non-Friable	Good	Assumed	
Vinyl Sheet Flooring & Associated Mastic	K2 (under carpet)	Approximately 750 SF	Non-Friable	Good	Assumed	

Baseboard Mastic	Throughout	Approximately 15 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,000 SF	Friable	Good	Assumed	
Window Putty	Exterior	Approximately 360 SF	Non-Friable	Good	Assumed	

Mound Elementary School
455 Hill Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Mound Elementary School

During an inspection Biotesting Inc noted that Mound Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 1,368 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 5,400 SF	Friable	Good	Assumed	
12”x12” White, Blue, Dark Blue Resilient Floor Tile	Principal’s Office, Speech & Language Room, Copier Room, Office 1, Front Desk, Hallway, Faculty Lounge	Approximately 834 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Principal’s Office, Office 1, Speech & Language Room	Approximately 320 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 576 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 150 LF	Non-Friable	Good	Assumed	
Fire Door	Faculty Lounge Restroom	1 Count	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,960 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 3,250 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 13,200 SF	Friable	Good	Assumed	
12”x12” White, Blue, Dark Blue Resilient Floor Tile	Multipurpose Room, Office, Restroom	Approximately 3,520 SF	Non-Friable	Good	Assumed	
Gray Speckled Resilient Floor Sheeting	Kitchen	Approximately 800 SF	Non-Friable	Good	Assumed	
Carpet Mastic	MP Office	Approximately 400 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 290 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 30 LF	Non-Friable	Good	Assumed	
Fire Door	Heater Room	2 Count	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,000 SF	Friable	Good	Assumed	

Building C (K1):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Classroom	Approximately 2,100 SF	Friable	Good	Assumed	

Plaster Walls & Ceilings	Throughout	Approximately 4,500 SF	Friable	Good	Assumed	
12”x12” Blue, Dark Blue, White with Blue Streaks Resilient Floor Tile	Classroom, Office, Restroom	Approximately 900 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classroom	Approximately 900 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Office, Restroom	Approximately 70 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 600 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 3,600 SF	Friable	Good	Assumed	

Building D (K2):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Panel	Throughout	Approximately 1,440 SF	Friable	Good	Assumed	
12”x12” White with Gray & Brown Streaks Resilient Floor Tile	Classroom, Restroom	Approximately 440 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classroom	Approximately 1,000 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 200 LF	Non-Friable	Good	Assumed	

Building A (Rooms 1-8):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Rooms 1-5	Approximately 6,896 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Rooms 1-5	Approximately 10,921 SF	Friable	Good	Assumed	
12”x12” White, Blue, Dark Blue Resilient Floor Tile	Rooms 1-5	Approximately 5,982 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Rooms 1-5	Approximately 912 LF	Non-Friable	Good	Assumed	
Window Putty	Rooms 1-5	Approximately 870 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 9,080 SF	Friable	Good	Assumed	

Building B (Rooms 9-20 & Workroom):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Rooms 9-16, Workroom	Approximately 7,830 SF	Friable	Good	Assumed	
2’x4’ Acoustical Ceiling Panel	Rooms 17-20	Approximately 3,618 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Rooms 9-16, Workroom, Restrooms	Approximately 15,955 SF	Friable	Good	Assumed	
Wallboard	Rooms 17-20	Approximately 7,232 SF	Friable	Good	Assumed	

12”x12” White, Blue, Dark Blue Resilient Floor Tile	Rooms 9-12, 14-16, Workroom	Approximately 6,923 SF	Non-Friable	Good	Assumed	
12”x12” White & Blue Resilient Floor Tile & Associated Mastic	Room 13	Approximately 1,680 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 1,534 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 950 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 10,200 SF	Friable	Good	Assumed	
Brown Wood Flooring & Associated Mastic	Rooms 17-20	Approximately 1,680 SF	Non-Friable	Good	Assumed	

Building J (Computer Lab):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 1,233 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 3,120 SF	Friable	Good	Assumed	
12”x12” White, Blue, Dark Blue Resilient Floor Tile	Classroom, Closet, Restrooms	Approximately 1,230 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 195 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 450 LF	Non-Friable	Good	Assumed	

Building D (Rooms 23-26):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 3,840 SF	Friable	Good	Assumed	
12"x12" Blue, Tan Resilient Floor Tile & Associated Mastic	Rooms 23-26	Approximately 3,800 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 520 LF	Non-Friable	Good	Assumed	

Building Mound CDC:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Light Blue Speckled Resilient Floor Tile & Mastic	Restroom 1	Approximately 60 SF	Non-Friable	Good	Assumed	
Tan Speckled Resilient Floor Tile & Mastic	Restroom 2	Approximately 60 SF	Non-Friable	Good	Assumed	
12"x12" Tan Speckled Resilient Floor Tile & Associated Mastic	Classroom	Approximately 2,100 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 240 LF	Non-Friable	Good	Assumed	

Barn:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wallboard & Joint Compound	Interior Wall	Approximately 823 SF	Friable	Good	Assumed	

Building K3:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	K3	Approximately 1,200 SF	Friable	Good	Assumed	
Wood-like Vinyl Sheet Flooring	K3	Approximately 1,200 SF	Non-Friable	Good	Assumed	
6" Brown baseboard & Mastic	K3	Approximately 140 LF	Non-Friable	Good	Assumed	
Blue Vinyl Sheet Flooring	Restrooms	Approximately 160 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	Restrooms	Approximately 1,200 SF	Non-Friable	Good	Assumed	

Pierpont Elementary School
1254 Martha's Vineyard Court
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Pierpont Elementary School

During an inspection Biotesting Inc noted that Pierpont Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Throughout	Approximately 850 SF	Friable	Good	Assumed	
12”x12” Gray with Streaks Resilient Floor Tile & Associated Mastic	Throughout	Approximately 850 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Front Desk, Copy Room	Approximately 100 LF	Non-Friable	Good	Assumed	
6” Baseboard Mastic	Principal Office, Health Office	Approximately 80 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 2,650 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,000 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Main Floor, Staff Lounge	Approximately 1,805 SF	Friable	Good	Assumed	
12”x12” Blue with Streaks Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 315 SF	Non-Friable	Good	Assumed	
12”x12” Gray with Streaks Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 1,140 SF	Non-Friable	Good	Assumed	
Gray Vinyl Sheet Flooring	Kitchen	Approximately 220 SF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 5,850 SF	Friable	Good	Assumed	
6” Baseboard Mastic	Main Floor, Staff Lounge	Approximately 160 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,200 SF	Friable	Good	Assumed	

Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Classrooms 5-8, 8A	Approximately 3,168 SF	Friable	Good	Assumed	
12”x12” Gray with Streaks Resilient Floor Tile & Associated Mastic	Classrooms 5-8, 8A	Approximately 3,168 SF	Non-Friable	Good	Assumed	

4” Baseboard Mastic	Classrooms 5-8, 8A	Approximately 495 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Heater Room, Electrical Room	Approximately 1,000 SF	Friable	Damaged	Assumed	Please See Response Action Table
Drywall & Joint Compound	Room 8	Approximately 230 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 3,500 SF	Friable	Good	Assumed	
Fire Door	Heater Room	Approximately 70 SF	Non-Friable	Good	Assumed	

Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Classrooms 1-4, Storage	Approximately 3,270 SF	Friable	Good	Assumed	
12”x12” Gray with Streaks Resilient Floor Tile & Associated Mastic	Classrooms 1-4, Storage	Approximately 3,270 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 1-4, Storage	Approximately 500 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Storage, Heater Room	Approximately 1,000 SF	Friable	Damaged	Assumed	Please See Response Action Table
Stucco	Exterior	Approximately 3,500 SF	Friable	Good	Assumed	
Fire Door	Heater Room	Approximately 70 SF	Non-Friable	Good	Assumed	

Room 10 (Portable):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Classroom 10	Approximately 930 SF	Friable	Good	Assumed	
12"x12" Blue, Teal Resilient Floor Tile & Associated Mastic	Classroom 10	Approximately 930 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Classroom 10	Approximately 125 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classroom 10	Approximately 1,200 SF	Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Plaster Walls & Ceilings	All Restrooms	Approximately 1,850 SF	Friable	Good	Assumed	
Stucco	All Restrooms	Approximately 785 SF	Friable	Good	Assumed	

Building E (Bathrooms & Storage Area):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Fissured Acoustical Ceiling Tile	Room 9	Approximately 1,416 SF	Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Associated Mastic	Room 9	Approximately 1,344 SF	Non-Friable	Good	Assumed	
4" Gray Baseboard Mastic	Room 9	Approximately 160 LF	Non-Friable	Good	Assumed	

Stucco	Exterior	Approximately 3,104 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Heater Room	Approximately 400 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Room 9	Approximately 50 SF	Friable	Good	Assumed	

Building 11 (Library & Computer Lab):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Dark Carpet Mastic	Library, Computer Lab	Approximately 1,024 SF	Non-Friable	Good	Assumed	
4” Cream Baseboard Mastic	Library, Computer Lab	Approximately 128 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Library, Computer Lab	Approximately 1,000 SF	Friable	Good	Assumed	

Building 12 (Rooms 12A, 12B, 12C, 12D):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Rooms 12A, 12B, 12C, 12D	Approximately 2,000 SF	Friable	Good	Assumed	
12”x12” Blue/Tan Resilient Floor Tile & Associated Mastic	Room 12A	Approximately 1,024 SF	Non-Friable	Good	Assumed	
4” Cream Baseboard Mastic	Rooms 12A, 12B, 12C	Approximately 240 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 12A, 12B, 12C, 12D	Approximately 4,000 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 12A, 12B, 12C, 12D	Approximately 1,000 SF	Non-Friable	Good	Assumed	

Poinsettia Elementary School
350 North Victoria Avenue
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Poinsettia Elementary School

During an inspection Biotesting Inc noted that Poinsettia Elementary School contained the following asbestos containing building materials (ACBM):

Building A (Kindergarten):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Panel	Rooms 1, 2, Restrooms, Storage Room	Approximately 2,700 SF	Friable	Good	Assumed	
4” Blue Baseboard	Rooms 1, 2, Restrooms, Storage Room	Approximately 300 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 1*, 2*, Restrooms, Storage Room	Approximately 2,900 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 1, 2	Approximately 680 SF	Non-Friable	Good	Assumed	
Plaster Walls	Rooms 1, 2, Restrooms, Storage Room	Approximately 3,512 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 3,000 SF	Friable	Good	Assumed	
Fire Door	Exterior Doors	2 Count	Non-Friable	Good	Assumed	

***12”x12” Blue Resilient Floor Tile is also found under the carpet in Rooms 1 & 2**

Building B (Administration):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustic Ceiling Tile & Associated Mastic	Throughout	Approximately 1,350 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 4,000 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 315 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Throughout	Approximately 1,400 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,500 SF	Friable	Good	Assumed	

Building C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Panel	Rooms 1-6	Approximately 6,600 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Rooms 1-6, A, B, Restrooms	Approximately 6,400 SF	Friable	Good	Assumed	
4” Blue Baseboard	Rooms 1-6, A, B	Approximately 834 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 1-6	Approximately 1,251 SF	Non-Friable	Good	Assumed	
Muti-Colored Carpet Mastic	Rooms 1-6, A, B	Approximately 4,381 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 4,940 SF	Friable	Good	Assumed	
Fire Door	Exterior Doors	6 Count	Non-Friable	Good	Assumed	

Building E:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Panel	Rooms 7-10, 14-17	Approximately 8,800 SF	Friable	Good	Assumed	
Plaster Walls	Rooms 7-10, 14-17	Approximately 7,600 SF	Friable	Good	Assumed	
4” Blue Baseboard	Rooms 7-10, 14-17	Approximately 960 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 7-10, 14-17	Approximately 1,292 SF	Non-Friable	Good	Assumed	
Muti-Colored Carpet Mastic	Rooms 7-10, 14-17	Approximately 5,908 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,640 SF	Friable	Good	Assumed	
Fire Door	Exterior Doors	8 Count	Non-Friable	Good	Assumed	

Building F:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Panel	Rooms 11-13, 18-20	Approximately 6,600 SF	Friable	Good	Assumed	
Plaster Walls	Rooms 11-13, 18-20, C, D, Restrooms	Approximately 6,400 SF	Friable	Good	Assumed	
4” Blue Baseboard	Rooms 11-13, 18-20, C, D	Approximately 830 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 11-13, 18-20, D	Approximately 1,123 SF	Non-Friable	Good	Assumed	
Muti-Colored Carpet Mastic	Rooms 11-13, 18-20, C	Approximately 4,621 SF	Non-Friable	Good	Assumed	

Stucco	Exterior	Approximately 4,940 SF	Friable	Good	Assumed	
Fire Door	Exterior Doors	6 Count	Non-Friable	Good	Assumed	

Building G:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustic Ceiling Panel	Rooms 21-23	Approximately 2,775 SF	Friable	Good	Assumed	
4" Blue Baseboard	Rooms 21-23	Approximately 345 LF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Associated Mastic	Room 21	Approximately 220 SF	Non-Friable	Good	Assumed	
Muti-Colored Carpet Mastic	Rooms 21-23	Approximately 2,178 SF	Non-Friable	Good	Assumed	
12"x12" Light Green Resilient Floor Tile & Associated Mastic	Room 22, 23	Approximately 600 SF	Non-Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Fissured Acoustic Ceiling Tile	Throughout	Approximately 915 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 2,315 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 140 LF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Associated Mastic	Library	Approximately 200 SF	Non-Friable	Good	Assumed	

Carpet Mastic	Library	Approximately 830 SF	Non-Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Tile	Main Dining Room, Stage Storage, Lounge	Approximately 4,435 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 16,200 SF	Friable	Good	Assumed	
Baseboard Mastic	Main Dining Room, Stage Storage, Lounge, Lounge Restroom	Approximately 395 LF	Non-Friable	Good	Assumed	
12”x12” Resilient Floor Tile & Associated Mastic	Main Dining Room, Stage Storage, Lounge, Men’s Restroom, Women’s Restroom	Approximately 3,065 SF	Non-Friable	Good	Assumed	
Brown Vinyl Sheet Flooring	Kitchen, Men’s Restroom, Women’s Restroom	Approximately 1,245 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 7,500 SF	Friable	Good	Assumed	
Fire Door	Exterior Doors, Heater Room, Storage Room	5 Count	Non-Friable	Good	Assumed	

Various Areas:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Window Putty	Throughout School	Approximately 1,500 SF	Non-Friable	Good	Assumed	
Plaster	Walkways Throughout School	Approximately 2,500 SF	Friable	Good	Assumed	

Portola Elementary School
6700 Eagle Street
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Portola Elementary School

During an inspection Biotesting Inc noted that Portola Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 3,200 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 6,000 SF	Friable	Good	Assumed	
12"x12" Rose with Streaks Resilient Floor Tile & Associated Mastic	Throughout (except carpeted areas)	Approximately 1,980 SF	Non-Friable	Good	Assumed	
White Speckled Resilient Floor Sheeting	Janitor's Closet	Approximately 30 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Conference, Principal's Office, Reception, Hallway, Manager's Office	Approximately 1,150 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 800 LF	Non-Friable	Good	Assumed	
Texture Coat on Walls	Copy Room, Storage Room, Restroom	Approximately 1,400 SF	Friable	Good	Assumed	
Wainscott	Janitor's Closet	Approximately 100 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 8,500 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Multi-Purpose Room	Approximately 3,600 SF	Friable	Good	Assumed	
2’x2’ Acoustical Ceiling Panel	Media Center	Approximately 1,735 SF	Friable	Good	Assumed	
2’x4’ Acoustical Ceiling Panel	Media Center	Approximately 610 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 13,875 SF	Friable	Good	Assumed	
12”x12” Rose Resilient Floor Tile & Associated Mastic	Media Center, Maintenance Room, Equipment Room	Approximately 2,510 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Associated Mastic	Multi-Purpose Room	Approximately 2,500 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Stage Area, Media Center	Approximately 3,235 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 625 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 14,000 SF	Friable	Good	Assumed	

Building C, D, G:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Rose Resilient Floor Tile & Associated Mastic	All Classrooms, Storage, Staff Room, Electrical Room	Approximately 4,050 SF	Non-Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 39,600 SF	Friable	Good	Assumed	

2'x4' Acoustical Ceiling Panel	Throughout	Approximately 16,290 SF	Friable	Good	Assumed	
Carpet Mastic	All Classrooms, Work Rooms	Approximately 12,510 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 2,844 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 21,600 SF	Friable	Good	Assumed	
White Resilient Sheet Flooring	Custodial Closet	Approximately 165 SF	Non-Friable	Good	Assumed	

Building F:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 5,000 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 13,200 SF	Friable	Good	Assumed	
12"x12" Rose Resilient Floor Tile & Associated Mastic	Rooms 10-13, Storage Room, Electrical Room	Approximately 1,140 SF	Non-Friable	Good	Assumed	
White Resilient Sheet Flooring	Custodial Closet	Approximately 75 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 10-13, 9A, 9B, 9C, Staff Work Room	Approximately 4,000 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 945 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 7,200 SF	Friable	Good	Assumed	

Building E:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 4,525 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 11,000 SF	Friable	Good	Assumed	
12"x12" Rose Resilient Floor Tile	Rooms 24-27, Storage Room, Electrical Room	Approximately 2,120 SF	Non-Friable	Good	Assumed	
White Resilient Sheet Flooring	Custodial Closet	Approximately 75 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 24-27, Staff Work Room	Approximately 3,770 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 790 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,000 SF	Friable	Good	Assumed	

Building H:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 4,225 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 8,550 SF	Friable	Good	Assumed	
12"x12" Rose Resilient Floor Tile	Rooms 1-3	Approximately 3,050 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 1-3	Approximately 1,170 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 510 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,800 SF	Friable	Good	Assumed	

Restroom Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 500 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 1,200 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,000 SF	Friable	Good	Assumed	
Wainscott Mastic	Interior Walls	Approximately 1,080 SF	Non-Friable	Good	Assumed	

ATLAS Elementary School
760 Jazmin Avenue
Ventura, CA 93004

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: ATLAS Elementary School, formerly Saticoy Elementary School

During an inspection Biotesting Inc noted that ATLAS Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Panel & Associated Mastic	Throughout (except restrooms & closets)	Approximately 900 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 4,900 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Throughout (except restrooms, closets & principal’s office)	Approximately 750 SF	Non-Friable	Good	Assumed	
9”x9” Gray Resilient Floor Tile & Associated Mastic (under carpet)	Principal’s Office	Approximately 170 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Principal’s Office, Storage	Approximately 400 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 320 LF	Non-Friable	Good	Assumed	
Transite Flue	Storage Room, South Classroom	Approximately 10 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,200 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Main Floor	Approximately 3,240 SF	Friable	Good	Assumed	
12”x12” Acoustical Wall Tile & Associated Mastic	Main Area	Approximately 580 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 9,650 SF	Friable	Good	Assumed	
Brown Vinyl Sheet Flooring	Kitchen	Approximately 600 SF	Non-Friable	Good	Assumed	
9”x9” Brown Resilient Floor Tile & Associated Mastic	Cafeteria, Main Area	Approximately 140 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Cafeteria, Main Area	Approximately 200 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,000 SF	Friable	Good	Assumed	

Building C (K1 & K2):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 2,106 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 3,594 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	K1, K2, HVAC Closets, Mechanical Room Ceiling	Approximately 340 SF	Friable	Good	Assumed	
12”x12” Light Brown, White & Dark Green	K1, K2, Stockroom between K1 & K2	Approximately 803 SF	Non-Friable	Good	Assumed	

Resilient Floor Tile & Associated Mastic						
Carpet Mastic	K1, K2	Approximately 1,578 SF	Non-Friable	Good	Assumed	
6” Baseboard Mastic	Throughout	Approximately 284 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,100 SF	Friable	Good	Assumed	

Building D (Rooms 23-26):

Materials	**Location(s)**	**Quantity**	**Friable/Non-Friable**	**Condition**	**Asbestos**	**Recommended Action**
12”x12” Acoustical Ceiling Panel	Throughout	Approximately 2,140 SF	Friable	Good	Assumed	
12”x12” Light Brown, White & Dark Green Resilient Floor Tile & Associated Mastic	Rooms 23-26	Approximately 2,140 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 344 LF	Non-Friable	Good	Assumed	

Building E (Portables, Rooms 27-30):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 27-30	Approximately 3,620 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 460 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 27-30	Approximately 4,880 SF	Friable	Good	Assumed	

Building F (Rooms 18-22):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 3,950 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 8,000 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	HVAC Closets in Classrooms	Approximately 600 SF	Friable	Good	Assumed	
12”x12” Light Brown, White & Dark Green Resilient Floor Tile & Associated Mastic	Rooms 18-22	Approximately 1,750 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 19-22	Approximately 2,560 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 572 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,200 SF	Friable	Good	Assumed	

Building G (Rooms 14-17):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 3,600 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 6,960 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	HVAC Closets in Classrooms	Approximately 600 SF	Friable	Good	Assumed	
12”x12” Light Brown, White & Dark Green	Rooms 14-17	Approximately 1,400 SF	Non-Friable	Good	Assumed	

Resilient Floor Tile & Associated Mastic						
Carpet Mastic	Rooms 14-15, 17	Approximately 2,560 SF	Non-Friable	Good	Assumed	
6” Baseboard Mastic	Throughout	Approximately 480 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,120 SF	Friable	Good	Assumed	

Building H (Rooms 9-12):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 3,640 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 6,890 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	HVAC Closets in Classrooms	Approximately 600 SF	Friable	Good	Assumed	
12”x12” Light Brown, White & Dark Green Resilient Floor Tile & Associated Mastic	Rooms 9-11, Custodial Room	Approximately 1,229 SF	Non-Friable	Good	Assumed	
9”x9” Resilient Floor Tile (under carpet and 12” RFT)	Rooms 9-11, Custodial Room	Approximately 3,749 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 9-11	Approximately 2,520 SF	Non-Friable	Good	Assumed	
2’x2’ Blue Resilient Floor Tile & Associated Mastic	Room 12	Approximately 450 SF	Non-Friable	Good	Assumed	
2’x2’ Beige Resilient Floor Tile & Associated Mastic	Room 12	Approximately 450 SF	Non-Friable	Good	Assumed	

6” Baseboard Mastic	Throughout	Approximately 480 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 4,900 SF	Friable	Good	Assumed	

Building I (Rooms 1-5):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 4,230 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 10,800 SF	Friable	Good	Assumed	
*12”x12” Light Brown, White & Dark Green Resilient Floor Tile & Associated Mastic	Rooms 1-3	Approximately 1,849 SF	Non-Friable	Good	Assumed	
*9”x9” Resilient Floor Tile (under carpet and 12” RFT)	Rooms 1-3	Approximately 4,230 SF	Non-Friable	Good	Assumed	
*Carpet Mastic	Rooms 1-3	Approximately 1,817 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 567 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,700 SF	Friable	Good	Assumed	

* Proper abatement of the flooring was performed in restrooms, room 4 and room 5. A clearance report was provided to Biotesting Inc. for both areas.

EIC Administration Building (Rooms 33-34):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Dark Blue Resilient Floor Tile & Associated Mastic	Entryways	Approximately 120 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Throughout	Approximately 1,680 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 260 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 1,650 SF	Friable	Good	Assumed	

EIC Portables (Rooms 31-32, 35-40):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Rooms 35-40	Approximately 7,200 SF	Friable	Good	Assumed	
12”x12” Tan & Blue Resilient Floor Tile & Associated Mastic	Room 31	Approximately 900 SF	Non-Friable	Good	Assumed	
12”x12” Black Resilient Floor Tile & Associated Mastic	Room 32	Approximately 25 SF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Associated Mastic	Room 32	Approximately 25 SF	Non-Friable	Good	Assumed	
12”x12” Dark Blue Resilient Floor Tile & Associated Mastic	Rooms 35-40	Approximately 3,680 SF	Non-Friable	Good	Assumed	
Light Speckled Vinyl Sheet Flooring	Rooms 37-40	Approximately 160 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 32, 35-40	Approximately 3,070 SF	Non-Friable	Good	Assumed	

4” Baseboard Mastic	Throughout	Approximately 1,040 LF	Non-Friable	Good	Assumed	

Building T (Restrooms):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Vinyl Sheet Flooring	Women’s Restroom	Approximately 146 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	All Restrooms	Approximately 1,120 SF	Non-Friable	Good	Assumed	

Portable (My Gym - YMCA):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Throughout	Approximately 1,024 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 1,000 SF	Friable	Good	Assumed	
Vinyl Sheet Flooring	Restroom, Main Area	Approximately 250 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 140 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	YMCA	Approximately 1,024 SF	Non-Friable	Good	Assumed	

Sheridan Way Elementary School
573 Sheridan Way
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Sheridan Way Elementary School

During an inspection Biotesting Inc noted that Sheridan Way Elementary School contained the following asbestos containing building materials (ACBM):

Building A (Administration):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 1,200 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 3,800 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Reception, Nurse’s Office	Approximately 800 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Office 1 & 2	Approximately 400 SF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 240 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,400 SF	Friable	Good	Assumed	

Building B (Utility):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Principal’s Office, Office 2	Approximately 340 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Throughout	Approximately 4,000 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Principal’s Office, Office 2, Storage 1	Approximately 500 SF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 130 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,400 SF	Friable	Good	Assumed	

Building C (Kitchen/Cafeteria):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Office 1, Cafeteria	Approximately 3,200 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 9,600 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Cafeteria	Approximately 3,000 SF	Non-Friable	Good	Assumed	
9”x9” Tan Resilient Floor Tile & Associated Mastic	Office 1	Approximately 160 SF	Non-Friable	Good	Assumed	

Green Resilient Floor Sheeting & Associated Mastic	Kitchen	Approximately 750 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Office 1	Approximately 160 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Cafeteria	Approximately 250 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 480 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,000 SF	Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Rooms 23-24, 25A, 25B, 25C	Approximately 2,132 SF	Friable	Good	Assumed	
Wallboard (behind wood panels)	Rooms 23-24	Approximately 3,640 SF	Friable	Good	Assumed	
12"x12" Acoustical Ceiling Tile & Associated Mastic	Rooms 21-22	Approximately 2,958 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Rooms 21-22	Approximately 5,916 SF	Friable	Good	Assumed	
12"x12" White, Tan & Green Resilient Floor Tile & Associated Mastic	Rooms 21-22	Approximately 2,088 SF	Non-Friable	Good	Assumed	
12"x12" Tan & Green Resilient Floor Tile & Associated Mastic	Rooms 23-24, Restroom	Approximately 1,728 SF	Non-Friable	Good	Assumed	
Tan Resilient Sheet Flooring & Associated Mastic	Rooms 23-24, Restroom	Approximately 104 SF	Non-Friable	Good	Assumed	

Carpet Mastic	Rooms 21, 22, 25A, 25B, 25C	Approximately 1,170 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 582 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior of Rooms 21-22	Approximately 330 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,150 SF	Friable	Good	Assumed	
Fire Door	Kindergarten, Boiler Room	1 Count	Non-Friable	Good	Assumed	

Building E:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Rooms 16-17	Approximately 1,758 SF	Friable	Good	Assumed	
2’x4’ Acoustical Ceiling Panel	Rooms 18-19, 20A, 20B, 20C	Approximately 2,134 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Rooms 16-17	Approximately 1,600 SF	Friable	Good	Assumed	
Wallboard (behind wood panels)	Rooms 18-19	Approximately 1,856 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Heater Closets in Rooms 16-17	Approximately 300 SF	Friable	Good	Assumed	
12”x12” Tan & Green Resilient Floor Tile & Associated Mastic	Room 17	Approximately 879 SF	Non-Friable	Good	Assumed	
12”x12” Tan & Light Green Resilient Floor Tile & Associated Mastic	Rooms 18-19	Approximately 100 SF	Non-Friable	Good	Assumed	
12”x12” Gray, Blue & Dark Blue Resilient	Room 16	Approximately 879 SF	Non-Friable	Good	Assumed	

Floor Tile & Associated Mastic						
Carpet Mastic	Rooms 18-19, 20A, 20B, 20C	Approximately 2,034 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 600 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior of Rooms 16-17	Approximately 2,000 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 3,570 SF	Friable	Good	Assumed	

Building F (Rooms 12-15):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Rooms 12-15	Approximately 3,516 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 3,120 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Heater Closets in Rooms 12-15	Approximately 600 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Rooms 12-15	Approximately 508 SF	Non-Friable	Good	Assumed	
9”x9” Resilient Floor Tile & Associated Mastic (under carpet)	Rooms 13-14	Approximately 1,698 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 12-15	Approximately 3,008 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 464 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 650 LF	Non-Friable	Good	Assumed	

Stucco	Exterior	Approximately 4,200 SF	Friable	Good	Assumed	

Building G:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 3,964 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 5,078 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Heater Closets in Rooms 8-10	Approximately 450 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Rooms 8-10, SP Room	Approximately 525 SF	Non-Friable	Good	Assumed	
12”x12” Gray, Blue & Dark Blue Resilient Floor Tile & Associated Mastic	Room 11	Approximately 887 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 8-10, SP Room	Approximately 2,579 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 570 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 2,000 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 4,900 SF	Friable	Good	Assumed	

Building H:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Associated Mastic	Throughout	Approximately 6,272 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 6,132 SF	Friable	Good	Assumed	
Wallboard & Joint Compound	Heater Closets in All Rooms	Approximately 1,050 SF	Friable	Good	Assumed	
12”x12” White, Tan & Green Resilient Floor Tile & Associated Mastic	Rooms 1-7, Storage Room	Approximately 1,220 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 1-7	Approximately 4,444 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 882 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior	Approximately 770 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,300 SF	Friable	Good	Assumed	
Fire Door	Boiler Room	2 Count	Non-Friable	Good	Assumed	

Building K (Restrooms):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wallboard & Joint Compound	Throughout	Approximately 670 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,200 SF	Friable	Good	Assumed	

Building N (Rooms 27-30):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Rooms 27-28	Approximately 2,760 SF	Friable	Good	Assumed	
12"x12" Tan & Green Resilient Floor Tile & Associated Mastic	Room 27	Approximately 920 SF	Non-Friable	Good	Assumed	
12"x12" Blue Speckled Resilient Floor Tile & Associated Mastic	Room 28 (Entryway, Nurse's Office)	Approximately 180 SF	Non-Friable	Good	Assumed	
12"x12" Light Green Streaked Resilient Floor Tile & Associated Mastic	Room 29	Approximately 900 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Room 28	Approximately 830 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 390 LF	Non-Friable	Good	Assumed	
12"x12" Green Streaked Resilient Floor Tile & Associated Mastic	Room 30	Approximately 900 SF	Non-Friable	Good	Assumed	

Building O (Rooms 31-36):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Rooms 31-35	Approximately 6,000 SF	Friable	Good	Assumed	
12"x12" Tan Streaked Resilient Floor Tile & Associated Mastic	Room 36	Approximately 1,024 SF	Non-Friable	Good	Assumed	

Gray Pebble Resilient Sheet Flooring & Associated Mastic	Rooms 31, 33-35	Approximately 200 SF	Non-Friable	Good	Assumed	
12”x12” Tan & Green Resilient Floor Tile & Associated Mastic	Room 32	Approximately 920 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 31, 33-35	Approximately 4,805 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 800 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 31-32	Approximately 1,024 SF	Friable	Good	Assumed	

Various Locations:

Note: Previously identified pipe insulation in the transverse covered walkways were not observed during the 2025 reinspection by Home Biotesting.

Sunset Elementary School
400 Sunset Avenue
Ventura, CA 93022

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Sunset Elementary School

During an inspection Biotesting Inc noted that Sunset Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x2' Acoustical Ceiling Tile	Conference Room, Book Room, Storage Room, Copy Room, Psychologist's Office, Principal's Office, Reception, Health Office	Approximately 2,525 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 5,800 SF	Friable	Good	Assumed	
12"x12" Cream Resilient Floor Tile & Associated Mastic	Conference Room, Book Room, Reception, Health Office, Supply Room	Approximately 1,510 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Storage Room, Copy Room, Psychologist's Office, Principal's Office, Reception	Approximately 1,105 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 490 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,480 SF	Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Main Floor	Approximately 500 SF	Friable	Good	Assumed	
2'x2' Acoustical Ceiling Panel	Main Floor	Approximately 1,000 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 630 SF	Non-Friable	Good	Assumed	
12"x12" Green Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 850 SF	Non-Friable	Good	Assumed	
12"x12" Yellow Resilient Floor Tile & Associated Mastic	Main Floor, Equipment Room	Approximately 1,155 SF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Associated Mastic	Main Floor	Approximately 360 SF	Non-Friable	Good	Assumed	
12"x12" Beige Resilient Floor Tile & Associated Mastic	Storage Room, Stage	Approximately 1,110 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,900 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Storage Room, Equipment Room	Approximately 130 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 3,000 SF	Friable	Good	Assumed	

Building B (Rooms 11-20):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Rooms 11-20	Approximately 9,000 SF	Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 11-20	Approximately 700 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Rooms 11-20, Storage Room 1, Storage Room 2	Approximately 8,420 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard Mastic	Rooms 11-20, Storage Room 1, Storage Room 2	Approximately 1,264 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Men’s Restroom, Women’s Restroom, Janitor’s Room, Storage Room 1, Storage Room 2	Approximately 3,024 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,300 SF	Friable	Good	Assumed	

Building C (Rooms 3-10):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Tile	Classrooms 3-10	Approximately 7,440 SF	Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Classrooms 3-10	Approximately 6,640 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Associated Mastic	Classrooms 3-10	Approximately 800 SF	Non-Friable	Good	Assumed	

4” Tan Baseboard Mastic	Classrooms 3-10	Approximately 1,024 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 3-10	Approximately 9,760 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,000 SF	Friable	Good	Assumed	

Library/Media Center Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x2’ Acoustical Ceiling Panel	Library, Media Center	Approximately 3,125 SF	Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Server Room	Approximately 30 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 4,000 SF	Friable	Good	Assumed	
4” Tan Baseboard Mastic	Throughout	Approximately 365 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Library, Media Center	Approximately 3,200 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 2,000 SF	Friable	Good	Assumed	

Kindergarten Building (Rooms 1-2):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x2’ Acoustical Ceiling Panel	Rooms 1-2, Lounge, Restrooms	Approximately 2,886 SF	Friable	Good	Assumed	

12”x12” Blue Resilient Floor Tile & Associated Mastic	Rooms 1-2, Lounge, Restrooms	Approximately 200 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Associated Mastic	Rooms 1-2, Lounge, Restrooms	Approximately 1,900 SF	Non-Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Associated Mastic	Rooms 1-2, Lounge, Restrooms	Approximately 800 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard Mastic	Rooms 1-2, Lounge, Restrooms	Approximately 372 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 1-2, Lounge, Restrooms	Approximately 4,528 SF	Friable	Good	Assumed	
Stucco	Exterior	Approximately 1,000 SF	Friable	Good	Assumed	

Will Rogers Elementary School

316 Howard Street

Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Will Rogers Elementary School

During an inspection, Biotesting Inc noted that Will Rogers Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Administration	Approximately 950 SF	Friable	Good	Assumed	
12"x12" Random Hole Acoustic Ceiling Tile & Mastic	Administration	Approximately 1,500 SF	Friable	Good	Assumed	
Carpet Mastic	Administration	Approximately 1,150 SF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Administration	Approximately 500 SF	Non-Friable	Good	Assumed	
12"x12" Light Blue Resilient Floor Tile & Mastic	Administration	Approximately 760 SF	Non-Friable	Good	Assumed	
12"x12" White / Blue Resilient Floor Tile & Mastic	Administration	Approximately 325 SF	Non-Friable	Good	Assumed	
4" Blue Baseboard	Administration	Approximately 150 LF	Non-Friable	Good	Assumed	

Drywall & Joint Compound	Administration	Approximately 500 SF	Friable	Good	Assumed	
Interior Plaster	Administration	Approximately 8,500 SF	Friable	Good	Assumed	
Exterior Stucco	Administration	Approximately 1,400 SF	Friable	Good	Assumed	
Window Putty	Administration	Approximately 250 LF	Non-Friable	Good	Assumed	

Building "A" Rooms 1-3:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Acoustical Ceiling Tile & Mastic	Rooms 1-3	Approximately 3,150 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Rooms 1-3	Approximately 375 SF	Non-Friable	Good	Assumed	
12"x12" Light Blue Resilient Floor Tile & Mastic	Rooms 1-3	Approximately 2,800 SF	Non-Friable	Good	Assumed	
4" Blue Baseboard	Rooms 1-3	Approximately 100 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 1-3 & Heater Closet	Approximately 1,050 SF	Friable	Good	Assumed	
Interior Plaster	Rooms 4-6	Approximately 7,700 SF	Friable	Good	Assumed	
Exterior Stucco	Building A	Approximately 1,400 SF	Friable	Good	Assumed	
Window Putty	Building A	Approximately 700 LF	Non-Friable	Good	Assumed	

Building "B" Rooms 4-6 / Garden Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Acoustical Ceiling Tile & Mastic	Rooms 4-6 & Garden Room	Approximately 3,100 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Rooms 5 & 6	Approximately 225 SF	Non-Friable	Good	Assumed	
12"x12" Light Blue Resilient Floor Tile & Associated Mastic	Rooms 5 & 6	Approximately 1,650 SF	Non-Friable	Good	Assumed	
4" Blue Baseboard	Rooms 4-6 & Garden Room	Approximately 77 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closet	Approximately 1,050 SF	Friable	Good	Assumed	
Interior Plaster	Rooms 4-6	Approximately 5,000 SF	Friable	Good	Assumed	
Exterior Stucco	Building B	Approximately 2,700 SF	Friable	Good	Assumed	
Window Putty	Building B	Approximately 1,000 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Garden Room	Approximately 260 SF	Non-Friable	Good	Assumed	
*12"x12" Tan Resilient Floor Tile & Associated Mastic	Room 4	Approximately 980 SF	Non-Friable	Good	Assumed	

***These materials (12"x12" tan resilient floor tile and associated mastic) were installed recently. The school district didn't provide documents proving that the new 12"x12" tan resilient floor tile and associated mastic are asbestos free materials, therefore they're assumed to be Asbestos Containing Material (ACM). The original 12"x12" light green resilient floor tile and associated mastic may still be present.**

Building "C" / Resource Room, Teachers' Lounge, Custodian, Boys & Girls Restrooms:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Random Hole Acoustic Ceiling Tile & Mastic	Resource Room & Teachers' Lounge	Approximately 600 SF	Friable	Good	Assumed	
12"x12" Light Blue Resilient Floor Tile & Mastic	Resource Room & Teachers' Lounge	Approximately 600 SF	Non-Friable	Good	Assumed	
4" Blue Baseboard	Resource Room & Teachers' Lounge	Approximately 32 LF	Non-Friable	Good	Assumed	
Interior Plaster	Resource Room, Teachers' Lounge, Custodian, Girls & Boys Restrooms	Approximately 5,800 SF	Friable	Good	Assumed	
Exterior Stucco	Building C	Approximately 3,300 SF	Friable	Good	Assumed	
Carpet Mastic	Resource Room	Approximately 24 SF	Non-Friable	Good	Assumed	

Building "D" / Rooms 7-12:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Random Hole Acoustic Ceiling Tile & Mastic	Rooms 7-12	Approximately 5,600 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Rooms 7-12	Approximately 675 SF	Non-Friable	Good	Assumed	

12”x12” Light Blue Resilient Floor Tile & Mastic	Rooms 7-12	Approximately 4,900 SF	Non-Friable	Good	Assumed	
4” Blue Baseboard	Rooms 7-12	Approximately 175 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 7-9	Approximately 480 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets & Rooms 7-12	Approximately 2,100 SF	Friable	Good	Assumed	
Interior Plaster	Rooms 7-12	Approximately 7,800 SF	Friable	Good	Assumed	
Exterior Stucco	Building D	Approximately 4,600 SF	Friable	Good	Assumed	
Window Putty	Building D	Approximately 660 LF	Non-Friable	Good	Assumed	
Padded Panel Mastic	Rooms 7-12	Approximately 7,800 SF	Non-Friable	Good	Assumed	

Building “F” / Rooms 14K, 15K, 15, & 16:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustic Ceiling Tile & Mastic	Rooms 14K, 15K, 15, & 16	Approximately 5,100 SF	Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Rooms 14K, 15K, 15, & 16	Approximately 450 SF	Non-Friable	Good	Assumed	
12”x12” Light Blue Resilient Floor Tile & Mastic	Rooms 14K, 15K, 15, & 16	Approximately 4,100 SF	Non-Friable	Good	Assumed	

4” Blue Baseboard	Rooms 14K, 15K, 15, & 16	Approximately 165 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 14K, 15K, & 15	Approximately 550 SF	Non-Friable	Good	Assumed	
Interior Plaster	Throughout	Approximately 5,400 SF	Friable	Good	Assumed	
Exterior Stucco	Building F & Overhang	Approximately 4,700 SF	Friable	Good	Assumed	
Window Putty	Building F	Approximately 1,350 LF	Non-Friable	Good	Assumed	
Button Board Drywall	Throughout	Approximately 5,400 SF	Friable	Good	Assumed	

Building “E”:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Random Hole Acoustic Ceiling Tile & Mastic	Main Room, Kitchen, & Stage	Approximately 3,800 SF	Friable	Good	Assumed	
12”x12” Textured Acoustic Ceiling Tile & Mastic	Hallway	Approximately 1,260 SF	Friable	Good	Assumed	
12”x12” Light Blue Resilient Floor Tile & Mastic	Main Room, Kitchen, & Hallway	Approximately 4,100 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Main Room & Hallway	Approximately 575 SF	Non-Friable	Good	Assumed	
4” Blue Baseboard	Main Room, Kitchen, & Hallway	Approximately 125 LF	Non-Friable	Good	Assumed	

Interior Plaster	Throughout	Approximately 7,200 SF	Friable	Good	Assumed	
Exterior Stucco	Building E	Approximately 4,000 SF	Friable	Good	Assumed	
Window Putty	Building E	Approximately 1,150 LF	Non-Friable	Good	Assumed	
Button Board Drywall	Throughout	Approximately 7,200 SF	Friable	Good	Assumed	

Building "G" / Room 23 Portable:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Room 23	Approximately 920 SF	Friable	Good	Assumed	
12"x12" Light Green Resilient Floor Tile & Mastic	Room 23	Approximately 920 SF	Non-Friable	Good	Assumed	
4" Blue Baseboard	Room 23	Approximately 32 LF	Non-Friable	Good	Assumed	
Drywall	Room 23	Approximately 1,150 SF	Friable	Good	Assumed	
Padded Panel Mastic	Room 23	Approximately 1,150 SF	Non-Friable	Good	Assumed	

Building "H" / Room 22 Portable:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Room 22	Approximately 920 SF	Friable	Good	Assumed	

12”x12” Light Green Resilient Floor Tile & Mastic	Room 22	Approximately 920 SF	Non-Friable	Good	Assumed	
4” Blue Baseboard	Room 22	Approximately 32 LF	Non-Friable	Good	Assumed	
Drywall	Room 22	Approximately 1,150 SF	Friable	Good	Assumed	
Padded Panel Mastic	Room 22	Approximately 1,150 SF	Non-Friable	Good	Assumed	

Building “J” / Rooms 17, 18, Work Room, & Girls Restroom:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustic Ceiling Tile & Mastic	Room 17 & 18	Approximately 1,920 SF	Friable	Good	Assumed	
12”x12” Light Blue Resilient Floor Tile & Mastic	Room 17 & 18	Approximately 1,225 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Room 17 & 18	Approximately 175 SF	Non-Friable	Good	Assumed	
4” Blue Baseboard	Room 17 & 18	Approximately 70 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Room 18	Approximately 700 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets (2)	Approximately 560 SF	Friable	Good	Assumed	
Interior Plaster	Throughout	Approximately 3,300 SF	Friable	Good	Assumed	

Exterior Stucco	Building J	Approximately 2,700 SF	Friable	Good	Assumed	
Window Putty	Building J	Approximately 260 LF	Non-Friable	Good	Assumed	
Button Board Drywall	Throughout	Approximately 3,300 SF	Friable	Good	Assumed	

Building "K" / Room 24 Portable:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Light Gray Resilient Floor Tile & Mastic	Room 24	Approximately 785 SF	Non-Friable	Good	Assumed	
Vinyl Sheet Flooring	Restrooms (2)	Approximately 135 SF	Non-Friable	Good	Assumed	
4" Gray Baseboard	Room 24	Approximately 54 LF	Non-Friable	Good	Assumed	
Drywall	Room 24	Approximately 1,400 SF	Friable	Good	Assumed	
Wainscot Mastic	Restrooms (2)	Approximately 600 SF	Non-Friable	Good	Assumed	
Padded Panel Mastic	Room 24	Approximately 1,400 SF	Non-Friable	Good	Assumed	

Building "L" / Room 21 Portable:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Carpet Mastic	Room 21	Approximately 960 SF	Non-Friable	Good	Assumed	

4” Gray Baseboard	Room 21	Approximately 60 LF	Non-Friable	Good	Assumed	
Drywall	Room 21	Approximately 1,100 SF	Friable	Good	Assumed	
Padded Panel Mastic	Room 21	Approximately 1,100 SF	Non-Friable	Good	Assumed	

Building M / Rooms 19, 20, Work Room, & Boys Restroom:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustic Ceiling Tile & Mastic	Rooms 19 & 20	Approximately 2,010 SF	Friable	Good	Assumed	
12”x12” Light Blue Resilient Floor Tile & Mastic	Rooms 19 & 20	Approximately 1,100 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Rooms 19 & 20	Approximately 150 SF	Non-Friable	Good	Assumed	
4” Blue Baseboard	Rooms 19 & 20	Approximately 78 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Room 19	Approximately 735 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Heater Closets (2)	Approximately 850 SF	Friable	Good	Assumed	
Interior Plaster	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	
Exterior Stucco	Building M & Overhang	Approximately 2,700 SF	Friable	Good	Assumed	
Window Putty	Building M	Approximately 260 LF	Non-Friable	Good	Assumed	

Button Board Drywall	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	

Lemon Grove Elementary School

450 Valmore Ave

Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Lemon Grove Elementary School

During an inspection, Biotesting Inc noted that Lemon Grove Elementary School contained the following asbestos containing building materials (ACBM):

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Tan Resilient Floor Tile & Mastic	Admin Reception, Nurse Office, Psychologist Room, Principal Office, & Storage Room	Approximately 1,200 SF	Non-Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	
4” Tan Baseboard & Mastic	Admin Reception, Nurse Office, Psychologist Room, Principal Office, & Storage Room	Approximately 300 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Copy Room	Approximately 350 SF	Non-Friable	Good	Assumed	
12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 1,550 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior Walls	Approximately 2,600 SF	Friable	Good	Assumed	

Classroom Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 1, 2, 3, 4, & 5	Approximately 1,850 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard & Mastic	Classrooms 1, 2, 3, 4, & 5	Approximately 600 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 1, 2, 3, & 4	Approximately 2,300 SF	Non-Friable	Good	Assumed	
12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 1, 2, 3, 4, & 5	Approximately 5,000 SF	Friable	Good	Assumed	
12” Blue Resilient Floor Tile & Mastic	Classroom 5	Approximately 240 SF	Non-Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	
Exterior Stucco	Exterior Walls	Approximately 3,600 SF	Friable	Good	Assumed	

Classroom Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 6, 7, 8, 9, & 10	Approximately 1,500 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard & Mastic	Classrooms 6, 7, 8, 9, & 10	Approximately 600 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 6, 7, 8, 9, & 10	Approximately 2,850 SF	Non-Friable	Good	Assumed	

12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 6, 7, 8, 9, & 10	Approximately 5,000 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	
Exterior Stucco	Exterior Walls	Approximately 3,600 SF	Friable	Good	Assumed	

Classroom Building C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 11, 12, 13, 14, 15, & Room C	Approximately 1,650 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard & Mastic	Classrooms 12, 13, 14, 15, & Room C	Approximately 640 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 11, 12, 13, 14, & 15,	Approximately 2,880 SF	Non-Friable	Good	Assumed	
12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 11, 12, 13, 14, & 15,	Approximately 5,000 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	
Exterior Stucco	Exterior Walls	Approximately 3,600 SF	Friable	Good	Assumed	

Classrooms Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action

12”x12” Gray Resilient Floor Tile & Mastic	Classrooms 16-18	Approximately 750 SF	Non-Friable	Good	Assumed	
4” Brown Baseboard	Classrooms 16-20 & Room D	Approximately 7,640 LF	Non-Friable	Good	Assumed	
12” Acoustical Ceiling Tile & Mastic	Classrooms 16-20	Approximately 5,000 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	
Exterior Stucco	Exterior Walls	Approximately 3,600 SF	Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Classrooms 18 & 19	Approximately 1,800 SF	Non-Friable	Good	Assumed	

MP Building / Kitchen:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Pink Resilient Floor Tile & Mastic	MP, Speech Room, & Break Room	Approximately 4,000 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard	MP, Speech Room, & Break Room	Approximately 360 LF	Non-Friable	Good	Assumed	
12” Acoustical Ceiling Tile	Classrooms 16-20	Approximately 4,300 SF	Friable	Good	Assumed	
Pink Vinyl Sheet Flooring	Kitchen	Approximately 1,000 SF	Non-Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 3,600 SF	Friable	Good	Assumed	

K Buildings:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Tan Resilient Floor Tile & Mastic	K1, K2, & K3	Approximately 2,210 SF	Non-Friable	Good	Assumed	
Plaster Walls	K1 & K2	Approximately 4,800 SF	Friable	Good	Assumed	
4” Tan Baseboard & Mastic	K1, K2, & K3	Approximately 400 LF	Non-Friable	Good	Assumed	
Carpet Mastic	K1 & K2	Approximately 1,120 SF	Non-Friable	Good	Assumed	
12” Acoustical Ceiling Tile & Mastic	K1, K2 & K3	Approximately 2,210 SF	Non-Friable	Good	Assumed	
Exterior Stucco	K1 & K2	Approximately 2,400 SF	Friable	Good	Assumed	

Portables 21 & 22:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	21 & 22	Approximately 1,760 SF	Friable	Good	Assumed	
Gray Vinyl Sheet Flooring	21 & 22	Approximately 75 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard & Mastic	21 & 22	Approximately 240 LF	Non-Friable	Good	Assumed	
Carpet Mastic	21 & 22	Approximately 1,690 SF	Non-Friable	Good	Assumed	

Drywall & Joint Compound	21 & 22	Approximately 2,200 SF	Friable	Good	Assumed	

Anacapa Middle School
100 South Mills Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Anacapa Middle School

During an inspection, Biotesting Inc noted that Anacapa Middle School contained the following asbestos containing building materials (ACBM):

Building 30 Rooms 30-34:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
*Baseboard Mastic	Classrooms 30, 32-34	Approximately 464 LF	Non-Friable	Good	Assumed	
*12”x12” Resilient Floor Tile & Mastic	Classrooms 30, 32-34	Approximately 176 SF	Non-Friable	Good	Assumed	
*Carpet Mastic	Classrooms 30, 32-34	Approximately 3,408 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 1,700 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 2,320 LF	Non-Friable	Good	Assumed	
Plaster	Throughout	Approximately 1,200 SF	Friable	Good	Assumed	
12”x12” Acoustical Ceiling & Wall Tile & Mastic	Classrooms 30-34	Approximately 6,000 SF	Friable	Good	Assumed	

***These materials (baseboard mastic, carpet mastic and 12”x12” resilient floor tile and associated mastic) were removed from Room 31. Renovation was in progress during the 2025 reinspection. Please see response action table for more information.**

Building 40 Rooms 40-43:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Plaster Walls	Office #39 & Restrooms	Approximately 1,600 SF	Friable	Good	Assumed	
*Baseboard Mastic	Classrooms 40, 41, 43 & Office #39	Approximately 520 LF	Non-Friable	Good	Assumed	
*12”x12” Resilient Floor Tile & Associated Mastic	Classrooms 40, 41, 43	Approximately 165 SF	Non-Friable	Good	Assumed	
*Carpet Mastic	Classrooms 40, 41, 43	Approximately 2,558 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 1,700 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 2,320 LF	Non-Friable	Good	Assumed	
12”x12” Acoustical Ceiling & Wall Tile & Mastic	Classrooms 40-43	Approximately 6,000 SF	Friable	Good	Assumed	

***These materials (baseboard mastic, carpet mastic and 12”x12” resilient floor tile and associated mastic) were removed from Room 42. Renovation was in progress during the 2025 reinspection. Please see response action table for more information.**

Building 50 Rooms 50-54:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Baseboard Mastic	Classrooms 50-54	Approximately 580 LF	Non-Friable	Good	Assumed	
12”x12” Resilient Floor Tile & Mastic	Classrooms 50-54	Approximately 220 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 50-54	Approximately 4,260 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 1,700 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 2,320 LF	Non-Friable	Good	Assumed	
12”x12” Acoustical Ceiling & Wall Tile & Mastic	Classrooms 50-54	Approximately 6,000 SF	Friable	Good	Assumed	

Building 60, 61, & 62:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Plaster Walls & Ceilings	Storage, Teachers Work Room, Girls Restroom, & Office 62A	Approximately 3,300 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 370 LF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Classrooms 60-62, Storage, & Office Between Rooms	Approximately 3,600 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Teachers Work Room & Office 62A	Approximately 300 SF	Non-Friable	Good	Assumed	

Transite Pipe	Storage Room	Approximately 25 SF	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,392 LF	Non-Friable	Good	Assumed	
12”x12” Acoustical Ceiling & Wall Tile & Mastic	Classrooms 60-62	Approximately 4,100 SF	Friable	Good	Assumed	

Building 63-64:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Baseboard Mastic	Throughout	Approximately 510 LF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Classrooms 63-64 & Room 64’s Office	Approximately 2,100 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 64	Approximately 850 SF	Non-Friable	Good	Assumed	

Building 71-73:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Plaster Walls & Ceilings	Electrical Room & Janitor Office	Approximately 1,700 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Access Restroom	Approximately 650 SF	Friable	Good	Assumed	

Baseboard Mastic	Rooms: 73, 72, 71, & Storage	Approximately 555 LF	Non-Friable	Good	Assumed	
12”x12” Red & Gray Resilient Floor Tile & Mastic	Rooms: 73, 72, 71, & Storage	Approximately 1,965 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 73, 71, & Storage	Approximately 3,400 SF	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,400 LF	Non-Friable	Good	Assumed	

Building 80-83:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Baseboard Mastic	Throughout	Approximately 850 LF	Non-Friable	Good	Assumed	
12”x12” Light Gray Resilient Floor Tile & Mastic	Room 80 & 82	Approximately 340 SF	Non-Friable	Good	Assumed	
12”x12” Dark Gray Resilient Floor Tile & Mastic	Room 81	Approximately 1,250 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 80, 82, & 83	Approximately 2,420 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Mastic	Room 83	Approximately 95 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 1,400 SF	Friable	Good	Assumed	

Transite Panel	Room 80 Heater Closet	Approximately 75 SF	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,200 LF	Non-Friable	Good	Assumed	

Building 90 & 92:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Rooms 90 & 92 (Ceilings)	Approximately 2,380 SF	Friable	Good	Assumed	
Baseboard Mastic	Rooms 90 & 92	Approximately 330 LF	Non-Friable	Good	Assumed	
12”x12” Red/ Gray Resilient Floor Tile & Mastic	Rooms 90 & 92	Approximately 205 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 90 & 92	Approximately 2,380 SF	Non-Friable	Good	Assumed	
Transite Pipe	Room 90 in Attic Space (North End)	Approximately 40 SF	Non-Friable	Good	Assumed	
Fire Door	Electrical Room (North)	Approximately 1 Each	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 1,300 SF	Friable	Good	Assumed	
Vapor Barrier Paper	North Wall Attic Space	Approximately 120 SF	Non-Friable	Good	Assumed	

Music Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Tiles & Mastic	All Rooms	Approximately 3,420 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Electrical Room, Janitors Storage, & Restrooms	Approximately 1,450 SF	Friable	Good	Assumed	
Baseboard Mastic	All Rooms	Approximately 470 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 1,400 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 850 LF	Non-Friable	Good	Assumed	

Multipurpose / Cafeteria Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Tiles & Mastic	Staff Dining Room, Main Floor, Kitchen, Restrooms, & Halls	Approximately 4,860 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Main Floor, Electrical Room, Storage Room, Restrooms, Kitchen, Staff Dining Room, & Janitor Room	Approximately 10,200 SF	Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	In Main Floor, Staff Dining Room, & Hall	Approximately 4,010 SF	Non-Friable	Good	Assumed	

Baseboard Mastic	Main Floor, Staff Dining Room, & Hal	Approximately 365 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 5,000 SF	Friable	Good	Assumed	
Fire Door	Heater Room	1 Each	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,150 LF	Non-Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Throughout	Approximately 2,500 SF	Friable	Good	Assumed	
Carpet Mastic	Throughout	Approximately 2,400 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 300 LF	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,400 LF	Non-Friable	Good	Assumed	
12”x12” Acoustical Ceiling & Wall Tile & Mastic	Throughout	Approximately 3,800 SF	Friable	Good	Assumed	
12”x12” Dark Blue Resilient Floor Tile & Mastic	Throughout	Approximately 2,400 SF	Non-Friable	Good	Assumed	

Offices & Lounge (Library Building):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Throughout	Approximately 2,120 SF	Friable	Good	Assumed	
Plaster Walls	Boys & Girls Restroom	Approximately 1,665 SF	Friable	Good	Assumed	
Baseboard Mastic	Lounge & Office	Approximately 385 LF	Non-Friable	Good	Assumed	
12”x12” Light Gray Resilient Floor Tile & Mastic	Throughout	Approximately 1,276 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 2,300 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,400 LF	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Throughout	Approximately 8,400 SF	Friable	Good	Assumed	
Texture Coat	Throughout	Approximately 4,400 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 1,100 SF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Throughout	Approximately 1,500 SF	Non-Friable	Good	Assumed	

12”x12” Light Gray Resilient Floor Tile & Mastic	Offices & Break Room	Approximately 2,100 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Walls & Overhang	Approximately 3,200 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 190 LF	Non-Friable	Good	Assumed	

Gym Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustic Ceiling Tiles & Mastic	Entrance Hall, Main Gym Floor, & Locker room Offices	Approximately 20,250 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Entrance Hall, Locker Rooms, Activity Room, Main Gym, Electrical Room, Mechanical Room, & Storage	Approximately 22,900 SF	Friable	Good	Assumed	
Baseboard Mastic	Entrance Hall, Activity Room, & Locker rooms Offices	Approximately 370 LF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Entrance Hall, Activity Room, & Offices	Approximately 2,180 SF	Non-Friable	Good	Assumed	
Pipe Insulation (TSI)	Locker Rooms, Above Entrance Hall, & Exterior Storage Room	Approximately 500 LF	Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 10,200 SF	Friable	Good	Assumed	
Fire Door	Gym Boiler Room	1 Each	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,200 LF	Non-Friable	Good	Assumed	

Portables 1-3:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Classrooms 1-3	Approximately 2,700 SF	Friable	Good	Assumed	
Baseboard Mastic	Classrooms 1-3	Approximately 335 LF	Non-Friable	Good	Assumed	
12"x12" Red & Gray Resilient Floor Tile & Mastic	Classrooms 1-3	Approximately 72 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 1-3	Approximately 2,625 SF	Non-Friable	Good	Assumed	

Portables 7-9:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Classrooms 7-9	Approximately 960 SF	Friable	Good	Assumed	
Baseboard Mastic	Classrooms 7-9	Approximately 375 LF	Non-Friable	Good	Assumed	
12"x12" Red & Gray Resilient Floor Tile & Mastic	Classrooms 7-9	Approximately 72 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 7-9	Approximately 2,800 SF	Non-Friable	Good	Assumed	

Balboa Middle School
247 South Hill Road
Ventura, CA 9300

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Balboa Middle School

During an inspection, Biotesting Inc noted that Balboa Middle School contained the following asbestos containing building materials (ACBM):

Gym/ MPR:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Resilient Floor Tile & Mastic	Dining Area, Activity Room, Teachers’ Lounge, Classroom 60, & Coaches Offices	Approximately 8,500 SF	Non-Friable	Good	Assumed	
4” Green Baseboard	Dining Area, Activity Room, Teachers’ Lounge, Classroom 60, & Coaches Offices	Approximately 1,500 LF	Non-Friable	Good	Assumed	
Fire Doors	Industrial Arts, MPR Electrical Room, & Gym Boiler Room	4 Each	Non-Friable	Good	Assumed	
Transite Flue Pipe	Boiler Room/ Mechanical Room	NA	Non-Friable	Good	Positive	O&M Program
Transite Wall Panels	All Rooms	Approximately 18,000 SF	Non-Friable	Good	Positive	O&M Program
Tank Insulation	All Areas	NA	Friable	Good	Positive	O&M Program
Pipe Elbow Cement / Pipe Elbows	Water Heater Room	NA	Non-Friable	Good	Positive	O&M Program
12”x12” Pink Resilient Floor Tile & Mastic	Room 56	Approximately 1,600 SF	Non-Friable	Good	Assumed	

Music & Home Economics:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Green Resilient Floor Tile & Mastic	Rooms 50, 51, 53, 54, 55, & Hallway	Approximately 7,400 SF	Non-Friable	Good	Assumed	
4” Green Baseboard	Rooms 50, 51, 53, 54, 55, & Hallway	Approximately 720 LF	Non-Friable	Good	Assumed	
Transite Wall Panels	Classrooms 50-57	Approximately 4,200 SF	Non-Friable	Good	Positive	O&M Program
Carpet Mastic	Rooms 56 & 57	Approximately 1,200 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	Room 56	Approximately 1,800 SF	Non-Friable	Good	Assumed	
1’x2’Acoustical Ceiling Panel	Room 56	Approximately 1,800 SF	Friable	Good	Assumed	

Library:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Green Resilient Floor Tile & Mastic	Classrooms 31-49 & Hallway	Approximately 15,000 SF	Non-Friable	Good	Assumed	
4” Green Baseboard	Classrooms 31-49	Approximately 1,700 LF	Non-Friable	Good	Assumed	

Transite Wall Panels	Classrooms 31-49	Approximately 6,000 SF	Non-Friable	Good	Positive	O&M Program

Administration / Classrooms Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Green Resilient Floor Tile & Mastic	Classrooms 10-23	Approximately 13,000 SF	Non-Friable	Good	Assumed	
4” Green Baseboard	Classrooms 10-23	Approximately 1,400 LF	Non-Friable	Good	Assumed	
Transite Wall Panels	Classrooms 10-23	Approximately 16,000 SF	Non-Friable	Good	Positive	O&M Program
Drywall & Joint Compound	Classrooms 10-23	Approximately 3,000 SF	Friable	Good	Assumed	

Industrial Arts:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Green Resilient Floor Tile & Mastic	Classrooms 70-74	Approximately 4,000 SF	Non-Friable	Good	Assumed	
4” Green Baseboard	Classrooms 70-74	Approximately 360 LF	Non-Friable	Good	Assumed	
Transite Wall Panels	All Classrooms	Approximately 4,000 SF	Non-Friable	Good	Positive	O&M Program

Drywall & Joint Compound	Classrooms 70-74	Approximately 2,600 SF	Friable	Good	Assumed	
1'x2'Acoustical Ceiling Panel	Room 71	Approximately 3,200 SF	Friable	Good	Assumed	

Portable Buildings:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Green Resilient Floor Tile & Mastic	Rooms 80, 81, 84, 86, 87, 88, 90, 91, 92, & 94	Approximately 8,100 SF	Non-Friable	Good	Assumed	
2'x4'Acoustical Ceiling Panel	Rooms 80, 81, 84, 86, 87, 88, 90, 91, 92, & 94	Approximately 8,100 SF	Friable	Good	Assumed	
12"x12" Tan Resilient Floor Tile & Mastic	Rooms 82, 83, 84, & 85	Approximately 3,600 SF	Non-Friable	Good	Positive	O&M Program
Gray Baseboard & Associated Mastic	Rooms 80 - 84, 86 - 88, 90 - 92 & 94	Approximately 1,240 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 13,000 SF	Friable	Good	Assumed	

Cafeteria Buildings:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Green Resilient Floor Tile & Mastic	Rooms 104 & Teachers' Lounge	Approximately 4,200 SF	Non-Friable	Good	Assumed	

2’x4’Acoustical Ceiling Panel	Rooms 104 & Teachers’ Lounge	Approximately 800 SF	Friable	Good	Assumed	
2’x4’ Rough Acoustical Ceiling Panel	Kitchen	Approximately 1,800 SF	Friable	Good	Positive	O&M Program
Gray Baseboard & Mastic	Throughout	Approximately 360 LF	Non-Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 6,000 SF	Friable	Good	Assumed	
Gray Floor Tile & Mastic	Kitchen	Approximately 1,800 SF	Non-Friable	Good	Assumed	

Cabrillo Middle School
1426 East Santa Clara Street
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Cabrillo Middle School

During an inspection, Biotesting Inc noted that Cabrillo Middle School contained the following asbestos containing building materials (ACBM):

Gym:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Gym, Weight Room, Hallways, Boys & Girls Restrooms, Coaches Offices, Rooms 101 & 102	Approximately 17,200 SF	Friable	Good	Assumed	
Wood Flooring Mastic	Gym	Approximately 8,100 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Weight Room, Coaches Offices, Rooms 101 & 102	Approximately 600 LF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Weight Room, Hallways, Boys & Girls Restrooms	Approximately 6,500 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Hallways, Coaches Offices, Room 101 & 102	Approximately 2,200 SF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Rooms 101 & 102	Approximately 830 SF	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 5,200 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 6,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 365 LF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Throughout	Approximately 2,500 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Faculty Room, Administration Offices, & Conference Room	Approximately 2,100 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Administration Building	Approximately 3,500 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Men’s & Women’s Restroom	Approximately 1,200 SF	Friable	Good	Assumed	
Window Putty	Administration Building	Approximately 350 LF	Non-Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Library	Approximately 2,800 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Restroom	Approximately 230 SF	Friable	Good	Assumed	

4” Baseboard Mastic	Library	Approximately 230 LF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Library	Approximately 260 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Library	Approximately 2,360 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Library Building	Approximately 2,300 SF	Friable	Good	Assumed	
Window Putty	Library Building	Approximately 350 LF	Non-Friable	Good	Assumed	

Cafeteria & Kitchen:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Cafeteria, Women’s & Men’s Restroom	Approximately 5,200 SF	Friable	Good	Assumed	
Plaster Walls	Women’s & Men’s Restroom & Kitchen	Approximately 3,200 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Cafeteria	Approximately 280 LF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Cafeteria	Approximately 2,370 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Cafeteria	Approximately 2,370 SF	Non-Friable	Good	Assumed	
Wood Flooring	Cafeteria/ Stage	Approximately 860 SF	Non-Friable	Good	Assumed	

Exterior Stucco	Cafeteria Building	Approximately 500 SF	Friable	Good	Assumed	
Vinyl Sheet Flooring & Mastic	Kitchen	Approximately 1,100 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	Kitchen	Approximately 250 SF	Non-Friable	Good	Assumed	
Window Putty	Cafeteria/ Stage	Approximately 700 LF	Non-Friable	Good	Assumed	

Rooms 1-10:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x2'Acoustical Ceiling Tile & Mastic	Rooms 1, 2, 3, & 8L	Approximately 6,000 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 1, 5, 6, 7, & 9	Approximately 4,070 SF	Non-Friable	Good	Assumed	
Plaster Walls	Rooms 1-7, 8L, 9, Hallways, Boys Restrooms, & 2nd Floor	Approximately 14,100 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Rooms 1, 3, 4, 5, 6, 7, 8L, 9, & Hallway	Approximately 1,240 LF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Mastic	Rooms 3, 8L, 9, Electrical Room, & 2nd Floor	Approximately 1,500 SF	Non-Friable	Good	Assumed	
12"x12" Acoustical Ceiling Tile & Mastic	Rooms 4, 5, 6, 7, 9, 10 & Electrical Room	Approximately 6,800 SF	Friable	Good	Assumed	
2'x2'Acoustical Ceiling Tile	Room 9	Approximately 715 SF	Friable	Good	Assumed	
2'x4'Acoustical Ceiling Tile	Hallway	Approximately 2,710 SF	Friable	Good	Assumed	

Exterior Stucco	Rooms 1-10	Approximately 10,000 SF	Friable	Good	Assumed	
Window Putty	Rooms 1-10	Approximately 1,000 LF	Non-Friable	Good	Assumed	
12”x12” Blue & White Streaked Resilient Floor Tile & Mastic	Hallway	Approximately 2,700 SF	Non-Friable	Good	Assumed	

Building 20 Wing West & Building 20 Wing East (Rooms 20 & 22) (Rooms 23-25):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Rooms 20, 22, 23, 24A, & 24	Approximately 5,500 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 20, 22, 23, 24A, 24, & 25	Approximately 780 LF	Non-Friable	Good	Assumed	
*Carpet Mastic	Rooms 23, 24A	Approximately 2,120 SF	Non-Friable	Good	Assumed	
*12”x12” White Resilient Floor Tile & Mastic	Rooms 20, 23, & 25	Approximately 1,200 SF	Non-Friable	Good	Assumed	
**12”x12” Blue, Light Gray and Dark Gray Resilient Floor Tile with Speckles & Associated Mastic	Room 24	Approximately 1,460	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	Room 20	Approximately 550 SF	Non-Friable	Good	Assumed	
Window Putty	Rooms 20, 22, 23, 24A, 24, & 25	Approximately 2,000 LF	Non-Friable	Good	Assumed	

Exterior Stucco	Building 20	Approximately 2,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Women's & Men's Restroom	Approximately 1,600 SF	Friable	Good	Assumed	

*These materials (carpet mastic, and 12"x12" white resilient floor tile & associated mastic) were removed from room 22. The flooring in this room was observed to be concrete.

** These materials (12" x 12" blue, light gray and dark gray resilient floor tiles with speckles & associated mastic) were installed recently. The school district didn't provide documents proving that the new resilient floor tiles and associated mastic are asbestos free materials, therefore they're assumed to be Asbestos Containing Material (ACM). The original carpet mastic, and 12"x12" white resilient floor tile & associated mastic may still be present.

Building 30 Wing West & Building 30 Wing East (Rooms 30 & 31) (Rooms 32-35):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Acoustical Ceiling Tile & Mastic	Rooms 30-21	Approximately 2,200 SF	Friable	Good	Assumed	
2'x4' Acoustical Ceiling Panel	Rooms 32-35	Approximately 3,700 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Rooms 30-35	Approximately 780 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 32-35	Approximately 5,400 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 32-35	Approximately 3,550 SF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Mastic	Rooms 30-35	Approximately 1,230 SF	Non-Friable	Good	Assumed	

12”x12” Gray Resilient Floor Tile & Mastic	Rooms 30 & 31	Approximately 1,100 SF	Non-Friable	Good	Assumed	
Window Putty	Rooms 30 & 31	Approximately 800 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Building 30	Approximately 1,500 SF	Friable	Good	Assumed	

Building 40 Wing Rooms 40 & 41/ Women’s & Men’s Restrooms:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Rooms 40 & 41	Approximately 2,700 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 30-35	Approximately 220 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Room 40 & 41, Boys & Girls Restroom	Approximately 2,700 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 40 & 41	Approximately 2,700 SF	Non-Friable	Good	Assumed	
Window Putty	Building 40	Approximately 500 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Building 40	Approximately 2,300 SF	Friable	Good	Assumed	
Plaster Walls	Mechanical Room	Approximately 800 SF	Friable	Good	Assumed	

Portables 45 & 46:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
4” Baseboard Mastic	Rooms 45 & 46	Approximately 260 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 45 & 46	Approximately 2,400 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 45 & 46	Approximately 1,800 SF	Non-Friable	Good	Assumed	

Building 50/ 60 Wing:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 15,500 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,850 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Room 51-56 & Rooms 61-65	Approximately 3,600 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 51-54, 56, & Rooms 61-65	Approximately 12,100 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Building 50/60 Wing	Approximately 4,000 SF	Friable	Good	Assumed	
Plaster Walls	Throughout	Approximately 12,000 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Room 66	Approximately 1,024 SF	Non-Friable	Good	Assumed	
Light Blue Vinyl Sheet Flooring	Room 55	Approximately 1,024 SF	Non-Friable	Good	Assumed	

Building 70 Wing:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Rooms 70-79 & Hallways	Approximately 11,200 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 70-79	Approximately 500 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 70-79	Approximately 2,500 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 70-79	Approximately 8,800 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Building 70 Wing	Approximately 3,000 SF	Friable	Good	Assumed	
Plaster Walls	Rooms 70-79 & Hallways	Approximately 6,400 SF	Friable	Good	Assumed	
12” x 12” White, Light Blue and Dark Blue Resilient Floor Tile with Streaks & Associated Mastic	Hallways	Approximately 2,400 SF	Non-Friable	Good	Assumed	

Data Middle School
2060 Cameron Street
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Data Middle School

During an inspection, Biotesting Inc noted that Data Middle School contained the following asbestos containing building materials (ACBM):

Main Office:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 4,100 SF	Friable	Good	Assumed	
Plaster	Throughout	Approximately 10,500 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Hallways, Work Rooms, Conference Room, Psychologist Room, Speech Room, Health Office, & Faculty Room	Approximately 3,700 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Attendance Area, Principal Room, Conference Room, Assistant Principal Room, & Counselor Rooms	Approximately 1,186 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 625 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 12,500 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Boys & Girls Restrooms	Approximately 800 SF	Friable	Good	Assumed	

Multi-Purpose Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Walls Mastic	Throughout	Approximately 7,250 SF	Friable	Good	Assumed	
Wallboard w/ JC	Kitchen & Office	Approximately 500 SF	Friable	Good	Assumed	
12”x12” Gray/ Green Resilient Floor Tile & Mastic	Multi-Purpose Room, Back Stage Hallways, Girls & Boys Locker Rooms, & Staff Lunchroom	Approximately 4,250 SF	Non-Friable	Good	Assumed	
Plaster Walls & Ceilings	Storage Room & Janitor Room	Approximately 380 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 280 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 10,000 SF	Friable	Good	Assumed	
Transite Pipe	Attic Space Over Water Heater	Approximately 10 LF	Non-Friable	Good	Assumed	
Tank Insulation	Kitchen Water Closet	Approximately 50 SF	Friable	Good	Positive	O&M Program
Fire Doors	Heater Room & Exit Doors	4 Each	Non-Friable	Good	Assumed	
Window Putty	Throughout	Approximately 1,000 LF	Non-Friable	Good	Assumed	
Green Vinyl Sheet Flooring & Mastic	Kitchen	Approximately 1,660 SF	Non-Friable	Good	Assumed	

Library:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Library & Textbook Room	Approximately 2,927 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 5,900 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Workroom & Telecom Room	Approximately 288 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 580 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Library & Textbook Room	Approximately 2,927 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 8,700 SF	Friable	Good	Assumed	
Window Putty	Throughout	Approximately 450 LF	Non-Friable	Good	Assumed	

Building A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	A1, A2, A3, A4, A5, A6, A7, A8, A9, A10, A11, A12, A13	Approximately 13,000 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 28,000 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor	A2, A3, A6, A7, A8 (At entrance)	Approximately 480 SF	Non-Friable	Good	Assumed	

Tile & Mastic						
12”x12” White Multi-Colored Specks Resilient Floor Tile & Mastic	A1, A10, A11, A12, & A13	Approximately 5,572 SF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	A4 & A9	Approximately 1,896 SF	Non-Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Mastic	A5	Approximately 948 SF	Non-Friable	Good	Assumed	
Carpet Mastic	A2, A3, A7, & A8	Approximately 5,208 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,740 LF	Non-Friable	Good	Assumed	
Fire Doors	Old Heater Room	2 Each	Non-Friable	Good	Assumed	
Exterior Stucco	Building A	Approximately 17,800 SF	Friable	Good	Assumed	
Window Putty	Throughout Exterior	Approximately 2,000 LF	Non-Friable	Damaged	Assumed	Please See Response Action Table

Building B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	B1, B2, B3, B4, B5, B6, B7, B8, B9, B10, B11, B12, B13	Approximately 12,653 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Throughout	Approximately 29,000 SF	Friable	Good	Assumed	
12”x12” White / Green Resilient Floor Tile & Mastic	B1, B2, B3, B5, B6, B7, B9 (At entrance)	Approximately 560 SF	Non-Friable	Good	Assumed	
12”x12” White Multi-Colored Specks Resilient Floor Tile & Mastic	B4, B8, B10, B11, B13	Approximately 6,600 SF	Non-Friable	Good	Assumed	
Carpet Mastic	B1, B2, B3, B5, B6, B7, & B9	Approximately 6,076 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,665 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 17,800 SF	Friable	Good	Assumed	
Fire Doors	Old Heater Room	2 Each	Non-Friable	Good	Assumed	
Window Putty	Throughout Exterior	Approximately 2,000 LF	Non-Friable	Damaged	Assumed	Please See Response Action Table

Building C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Random Hole Acoustical Ceiling Tile & Mastic	Throughout	Approximately 10,203 SF	Friable	Good	Assumed	
Plaster Walls & Ceilings	Restrooms, Office, Electrical Room, & Storage Room	Approximately 2,850 SF	Friable	Good	Assumed	
Wallboard w/ JC	Server Room in C4 & Janitor Office	Approximately 1,450 SF	Friable	Good	Assumed	
12”x12” Gray & White Resilient Floor Tile & Mastic	C2 Room (at entrance)	Approximately 28 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	C3 & C5	Approximately 1,890 SF	Non-Friable	Good	Assumed	
12”x12” Gay Resilient Floor Tile & Mastic	C4 & C7	Approximately 2,200 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 750 LF	Non-Friable	Good	Assumed	
Carpet Mastic	C2, C3, C6 & Offices	Approximately 3,600 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 8,900 SF	Friable	Good	Assumed	
Fire Doors	Old Heater Room	2 Each	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	C4 & C7	Approximately 60 SF	Non-Friable	Good	Assumed	

12”x12” Beige Resilient Floor Tile & Mastic	C4 & C7	Approximately 60 SF	Non-Friable	Good	Assumed	
Window Putty	Throughout Exterior	Approximately 2,000 LF	Non-Friable	Damaged	Assumed	Please See Response Action Table

Gym Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Main Court, Activity Area, Stage, Locker Rooms, & Coaches Offices	Approximately 14,350 SF	Friable	Good	Assumed	
Plaster	Locker Rooms, Coaches Offices, Storage Rooms, & Boiler Room	Approximately 7,000 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Boys/ Girls Coaches Offices	Approximately 630 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Activity Area, Stage, & Coaches Offices	Approximately 250 LF	Non-Friable	Good	Assumed	
(TSI) Pipe Insulation	Boys & Girls Locker Rooms & Boiler Room	Approximately 260 LF	Friable	Good	Assumed	
Tank Insulation	Boiler Room	Approximately 200 SF	Friable	Good	Positive	O&M Program
Stucco	Exterior	Approximately 13,600 SF	Friable	Good	Assumed	
Fire Doors	Heater/ Boiler Room	4 Each	Non-Friable	Good	Assumed	

Window Putty	Throughout	Approximately 400 LF	Non-Friable	Good	Assumed	

Building H:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wallboard w/ JC	H1 & H2	Approximately 2,400 SF	Friable	Good	Assumed	
12”x12” Light Green Resilient Floor Tile & Mastic	H1 & H2	Approximately 1,800 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	H1, H2, & H4	Approximately 900 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	H1 & H2	Approximately 900 LF	Non-Friable	Good	Assumed	
Exterior Stucco	Building H	Approximately 2,000 SF	Friable	Good	Assumed	

Buena High School
5670 Telegraph Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Buena High School

During an inspection, Biotesting Inc noted that Buena High School contained the following asbestos containing building materials (ACBM):

Building A- Classrooms (11-15 & 21-24):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 11-15 & 21-24	Approximately 8,700 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,200 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 11-15 & 21-24, Boys & Girls Restrooms, & Storage	Approximately 13,000 SF	Friable	Good	Positive	O&M Program
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 11-15 & 21-24 & Men’s Restroom	Approximately 9,570 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior of Building	Approximately 5,600 SF	Friable	Good	Assumed	
Window Putty	Exterior Windows	Approximately 600 LF	Non-Friable	Good	Assumed	

Building B- Classrooms (31-35 & 41-44):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 8,700 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,200 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 13,000 SF	Friable	Good	Positive	O&M Program
12”x12” Tan Resilient Floor Tile & Mastic	Throughout	Approximately 9,600 SF	Non-Friable	Good	Assumed	
Window Putty	Exterior Windows	Approximately 600 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,600 SF	Friable	Good	Assumed	

Building C- Classrooms (51-55 &61-65):A

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 8,700 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,200 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 13,000 SF	Friable	Good	Positive	O&M Program
12”x12” Tan Resilient Floor Tile & Mastic	Throughout	Approximately 9,600 SF	Non-Friable	Good	Assumed	

Stucco	Exterior	Approximately 5,600 SF	Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 71, 72, 72A, 73, 74, Classrooms 81-85 and Storage	Approximately 9,100 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 71, 72, 72A, 73, 74, Classrooms 81-85 and Storage	Approximately 1,200 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Classrooms 71, 72, 72A, 73, 74, Classrooms 81-85, Storage, & Girls Restrooms	Approximately 13,000 SF	Friable	Good	Positive	O&M Program
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 71, 72, 72A, 73, 74, Classrooms 81-85 and Storage	Approximately 9,600 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 5,600 SF	Friable	Good	Assumed	

Building E- Classrooms (91-96 & 101-107):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 10,800 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,560 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 14,650 SF	Friable	Good	Positive	O&M Program

12”x12” Tan Resilient Floor Tile & Mastic	Throughout	Approximately 10,800 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6.400 SF	Friable	Good	Assumed	

Building F- Classrooms (111-114 & 121-125):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 111-114, 121-125, & Storage	Approximately 12,500 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 1,840 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 17,500 SF	Friable	Good	Positive	O&M Program
12”x12” Tan Resilient Floor Tile & Mastic	Throughout	Approximately 12,500 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,400 SF	Friable	Good	Assumed	

Building G- Classrooms (131-133 & 141-143):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 7,600 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 650 LF	Non-Friable	Good	Assumed	

Drywall & Joint Compound	Throughout	Approximately 8,000 SF	Friable	Good	Positive	O&M Program
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 131 (under carpet)- 133 & 141-143	Approximately 9,000 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classroom 131	Approximately 1,200 SF	Non-Friable	Good	Assumed	
Window Putty	Exterior Windows	Approximately 500 LF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 4,000 SF	Friable	Good	Assumed	

Building H- Classrooms (149, 151-159):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Mastic	149, 152, 152A, 155, 157, 158, & 159	Approximately 6,325 SF	Friable	Good	Assumed	
2’x2’ Even Hole Acoustical Ceiling Panel	149, 151, 153, 156, 157, & 159A	Approximately 14,740 SF	Friable	Good	Assumed	
2’x4’ Acoustical Ceiling Panel	153 & 154	Approximately 2,215 SF	Friable	Good	Assumed	
4” Baseboard Mastic	149, 152, 152A, 154, 155, 157, 158, & 159	Approximately 1,085 LF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	149, 152, 152A, 153, 154, 158, 159, & 159A	Approximately 3,750 SF	Non-Friable	Good	Assumed	
Carpet Mastic	149, 152, 153, & 155	Approximately 3,060 SF	Non-Friable	Good	Assumed	
Stucco	Exterior	Approximately 6,000 SF	Friable	Good	Assumed	

Building I- Portables:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	86, 87, 89B, & 89A	Approximately 2,800 SF	Friable	Good	Assumed	
4" Baseboard Mastic	86, 87, 88, 89A, 89B, & 89C	Approximately 720 LF	Non-Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Mastic	86, 87, 88, 89A & 89C	Approximately 520 SF	Non-Friable	Good	Assumed	
Gray Vinyl Sheet Flooring & Mastic	89B	Approximately 20 SF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	86, 87, 88, 89A & 89C	Approximately 4,000 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	86, 87, 88, 89A, 89B, & 89C	Approximately 6,600 SF	Friable	Good	Assumed	
Carpet Mastic	89B	Approximately 900 SF	Non-Friable	Good	Assumed	

Building J- Classrooms (198-202):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Rooms 198-202	Approximately 4,530 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Rooms 198-202	Approximately 650 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 198-202	Approximately 3,660 SF	Friable	Good	Positive	O&M Program
12"x12" Gray Resilient Floor Tile & Mastic	Rooms 199-200	Approximately 60 SF	Non-Friable	Good	Assumed	

Carpet Mastic	Rooms 199-202	Approximately 4,470 SF	Non-Friable	Good	Assumed	
12”x12” Blue/ Tan Resilient Floor Tile & Mastic	Rooms 198, 201, & 202	Approximately 2,400 SF	Non-Friable	Good	Assumed	
12”x12” Gray/ Black/ Blue Resilient Floor Tile & Mastic	Room 200	Approximately 860 SF	Non-Friable	Good	Assumed	

Building L- Portables

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Carpet Mastic	184 & 185	Approximately 1,700 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	184 & 185	Approximately 330 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	184 & 185	Approximately 3,660 SF	Friable	Good	Positive	O&M Program
12”x12” Gray Resilient Floor Tile & Mastic	184 & 185	Approximately 100 SF	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile & Mastic	Throughout	Approximately 6,000 SF	Friable	Good	Positive	O&M Program

2'x2' Acoustical Ceiling Panel	Workroom (Copy Room & Conference Room	Approximately 1,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 8,000 SF	Friable	Good	Assumed	
2'x2' Blue Resilient Floor Tile & Mastic	Admin, Hallway, Nurse Office, Reception, & Copy Room	Approximately 5,000 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 780 LF	Non-Friable	Good	Assumed	
12"x12" Green Resilient Floor Tile & Mastic	Conference Room, Workroom, & Hall	Approximately 1,000 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Offices	Approximately 1,710 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Stucco & Overhangs	Approximately 12,000 SF	Friable	Good	Assumed	

Auditorium:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Fissured Acoustical Ceiling Tile & Mastic	Stage, Hallway, Room 160, 163, &164	Approximately 9,800 SF	Friable	Good	Assumed	
2'x2' Acoustical Ceiling Panel & Mastic	Auditorium Walls	Approximately 5,460 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 3,000 SF	Friable	Good	Assumed	

Spray Applied Acoustical Ceiling & Walls	Lobby, Hallway, & Room 163, 160	Approximately 2,825 SF	Friable	Good	Assumed	
Plaster Walls & Ceiling	Foyer, Rooms 160, 162, 163, 164, Dressing Rooms, Stage Craft Room, & Hallway	Approximately 3,000 SF	Friable	Good	Positive	O&M Program
4” Baseboard Mastic	Auditorium, Hallway, Dressing Room, Rooms 160, 163, & 164	Approximately 1,260 LF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Lobby, Band Room, Dressing Room, Hallway, & Room 163	Approximately 4,700 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Auditorium, Room 160, & 164	Approximately 2,900 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Stucco & Overhangs	Approximately 13,000 SF	Friable	Good	Assumed	

Cafeteria Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Random Acoustical Ceiling Tile & Mastic	Cafeteria, Kitchen, Staff Lounge, & ASB	Approximately 12,300 SF	Friable	Good	Positive	O&M Program
Plaster	Kitchen	Approximately 3,500 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Staff Lounge, Cafeteria, & ASB	Approximately 5,600 SF	Friable	Good	Positive	O&M Program
2’x2’ Blue Resilient Floor Tile & Mastic	Staff Lounge & ASB	Approximately 1,800 SF	Non-Friable	Good	Assumed	

4” Baseboard Mastic	Staff Lounge, Cafeteria, & ASB	Approximately 680 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Cafeteria	Approximately 9,000 SF	Non-Friable	Good	Assumed	
Gray Vinyl Sheet Flooring & Mastic	Kitchen	Approximately 2,500 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	Kitchen	Approximately 200 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Stucco & Overhangs	Approximately 9,000 SF	Friable	Good	Assumed	

Building Library:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel & Mastic	Textbook Room & Library	Approximately 7,300 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Textbook Room & Library	Approximately 685 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,900 SF	Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Mastic	Textbook Room & Library	Approximately 1,800 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Library	Approximately 6,400 SF	Non-Friable	Good	Assumed	

Stucco	Walls & Overhang	Approximately 6,000 SF	Friable	Good	Assumed	

Gym:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” White Resilient Floor Tile & Mastic	Coaches Offices & Gym Entrance	Approximately 580 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Girls’ & Boys’ Gym Lockers	Approximately 17,500 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Coaches Offices	Approximately 230 LF	Non-Friable	Good	Assumed	
Hardwood Flooring Mastic	Gym Floor	Approximately 10,700 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Gym Building	Approximately 15,000 SF	Friable	Good	Assumed	
12”x12” Fissured Acoustical Ceiling Wall Tile	Main Gym Wall & Entrance	Approximately 4,000 SF	Friable	Good	Assumed	
Carpet Mastic	Athletic Office	Approximately 680 SF	Non-Friable	Good	Assumed	
Plaster	Throughout	Approximately 7,000 SF	Friable	Good	Assumed	

El Camino High School
61 Day Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: El Camino High School

During an inspection, Biotesting Inc noted that El Camino High School contained the following asbestos containing building materials (ACBM):

Main Office:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wallboard w/ JC	Throughout (Behind wood wall panels)	Approximately 2,600 SF	Friable	Good	Assumed	
Grey Resilient Floor Sheeting	Restroom	Approximately 180 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Principal Office, Conference, & Counselor	Approximately 1,850 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 260 LF	Non-Friable	Good	Assumed	
Wainscot Mastic	Women's & Men's Restrooms	Approximately 700 SF	Non-Friable	Good	Assumed	
12"x12" Tan/ Blue Resilient Floor Tile & Mastic	Administration, Copy Room, & Counselor	Approximately 4,430 SF	Non-Friable	Good	Assumed	

Rooms 1, 2, 3, 5, 7, & 8 (Portables):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wallboard w/ JC	Throughout (Behind wood wall panels)	Approximately 9,000 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	At Door Entrance, Rooms 2, 3, 5, 7, & 8	Approximately 430 SF	Non-Friable	Good	Assumed	
Brown Resilient Floor Sheeting	Restroom, Rooms 1-3, 5, 7, & 8	Approximately 330 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Throughout & Rooms 2, 3, 5, 7, & 8	Approximately 7,500 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 900 LF	Non-Friable	Good	Assumed	
Wainscot Mastic	All Restrooms	Approximately 1,200 SF	Non-Friable	Good	Assumed	
12”x12” Tan/ Blue Resilient Floor Tile & Mastic	Room 1	Approximately 900 SF	Non-Friable	Good	Assumed	

Storage Room (Portable):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Wallboard w/ JC	Throughout (Behind wood wall panels)	Approximately 1,800 SF	Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Storage Room	Approximately 690 SF	Non-Friable	Good	Assumed	
Brown Resilient Floor Sheeting	Custodial Room & Telecom Room	Approximately 226 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 120 LF	Non-Friable	Good	Assumed	

Foothill High School
150 North Day Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Foothill High School

During an inspection, Biotesting Inc noted that Foothill High School contained the following asbestos containing building materials (ACBM):

Building H:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Throughout	Approximately 7,150 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,800 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 865 LF	Non-Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Mastic	Classrooms H103, H104, & H105	Approximately 3,650 SF	Non-Friable	Good	Assumed	
12"x12" Red with Specks Resilient Floor Tile & Mastic	Classroom H103	Approximately 180 SF	Non-Friable	Good	Assumed	
12"x12" Black with Specks Resilient Floor Tile & Mastic	Classroom H103	Approximately 75 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms H106, H107, H108, and Office 102	Approximately 3,120 SF	Non-Friable	Good	Assumed	
Transite Countertop	Classrooms H104 & H105	Approximately 680 SF	Non-Friable	Good	Assumed	

Exterior Stucco	Exterior Walls	Approximately 7,800 SF	Friable	Good	Assumed	

Building E:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 7,150 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,800 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 680 LF	Non-Friable	Good	Assumed	
12"x12" White with Specks Resilient Floor Tile & Mastic	Classrooms E103, E104, & E105	Approximately 3,560 SF	Non-Friable	Good	Assumed	
12"x12" Gray with Specks Resilient Floor Tile & Mastic	Classroom E103	Approximately 140 SF	Non-Friable	Good	Assumed	
12"x12" Black with Specks Resilient Floor Tile & Mastic	Classroom E103	Approximately 100 SF	Non-Friable	Good	Assumed	
12"x12" Red with Specks Resilient Floor Tile & Mastic	Classroom E103	Approximately 40 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms E106, E107, E108, and Office E102	Approximately 3,120 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 7,800 SF	Friable	Good	Assumed	

Building F:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 7,800 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 9,800 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 980 LF	Non-Friable	Good	Assumed	
12"x12" Gray with Specks Resilient Floor Tile & Mastic	Classrooms F103	Approximately 1,050 SF	Non-Friable	Good	Assumed	
12"x12" Black with Specks Resilient Floor Tile & Mastic	Classroom F103	Approximately 54 SF	Non-Friable	Good	Assumed	
12"x12" Red with Specks Resilient Floor Tile & Mastic	Classroom F103	Approximately 128 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms F104, F105, F106, F107, F108, F109, & Staff Office	Approximately 4,530 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 7,100 SF	Friable	Good	Assumed	

Building I:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 7,800 SF	Friable	Good	Assumed	

Drywall & Joint Compound	Throughout	Approximately 9,800 SF	Friable	Good	Assumed	
Texture Coating	Throughout	Approximately 9,800 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 980 LF	Non-Friable	Good	Assumed	
12”x12” Gray with Specks Resilient Floor Tile & Mastic	Classrooms I103	Approximately 1,050 SF	Non-Friable	Good	Assumed	
12”x12” Black with Specks Resilient Floor Tile & Mastic	Classroom I103	Approximately 54 SF	Non-Friable	Good	Assumed	
12”x12” Red with Specks Resilient Floor Tile & Mastic	Classroom I103	Approximately 128 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms I104, I105, I106, I107, I108, I109, & Staff Office	Approximately 4,500 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 7,700 SF	Friable	Good	Assumed	

Activity Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustic Ceiling Panel	Hallway & Office	Approximately 700 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 7,000 SF	Friable	Good	Assumed	
Texture Coating	Throughout	Approximately 7,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Hallway & Staff Offices	Approximately 600 LF	Non-Friable	Good	Assumed	

12”x12” Gray Resilient Floor Tile & Mastic	Hallway, Storage, & Staff Office	Approximately 800 SF	Non-Friable	Good	Assumed	
12”x12” Black Resilient Floor Tile & Mastic	Controller Room (in Activity Room)	Approximately 250 SF	Non-Friable	Good	Assumed	
Gray Vinyl Sheeting	Activity Room	Approximately 2,450 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 5,500 SF	Friable	Good	Assumed	

Building G:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustic Ceiling Panel	Throughout	Approximately 6,400 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,100 SF	Friable	Good	Assumed	
Texture Coating	Throughout	Approximately 6,100 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 780 LF	Non-Friable	Good	Assumed	
12”x12” Gray with Specks Resilient Floor Tile & Mastic	Classrooms G103, G104, & G105	Approximately 3,310 SF	Non-Friable	Good	Assumed	
12”x12” Black with Specks Resilient Floor Tile & Mastic	Classroom G103	Approximately 110 SF	Non-Friable	Good	Assumed	
12”x12” Red with Specks Resilient Floor Tile & Mastic	Classroom G103	Approximately 160 SF	Non-Friable	Good	Assumed	

Carpet Mastic	Classrooms G106, G107, G108, and Staff Office	Approximately 2,800 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 6,000 SF	Friable	Good	Assumed	

Building D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 6,400 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,100 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 780 LF	Non-Friable	Good	Assumed	
12"x12" Gray with Specks Resilient Floor Tile & Mastic	Classrooms D103	Approximately 160 SF	Non-Friable	Good	Assumed	
12"x12" Black with Specks Resilient Floor Tile & Mastic	Classroom D103	Approximately 105 SF	Non-Friable	Good	Assumed	
12"x12" Red with Specks Resilient Floor Tile & Mastic	Classroom D103	Approximately 70 SF	Non-Friable	Good	Assumed	
12"x12" White with Specks Resilient Floor Tile & Mastic	Classroom D103, D104, & D105	Approximately 3,310 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms D106, D107, D108, and Staff Office	Approximately 2,800 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 6,000 SF	Friable	Good	Assumed	

Library Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 2,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 3,460 SF	Friable	Good	Assumed	
Texture Coating (on Drywall)	Throughout	Approximately 3,460 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 275 LF	Non-Friable	Good	Assumed	
12"x12" White with Specks Resilient Floor Tile & Mastic	Rooms 107, 108, Entry, & Corridor	Approximately 1,330 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 113, 114, 112, 110, 105, & Library	Approximately 2,000 SF	Non-Friable	Good	Assumed	

Administration:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 3,800 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 7,250 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 800 LF	Non-Friable	Good	Assumed	
12"x12" White with Specks Resilient Floor Tile & Mastic	Hallway, Work Room, Store Room, Server Room, & Health Office	Approximately 2,600 SF	Non-Friable	Good	Assumed	

Carpet Mastic	Offices	Approximately 2,500 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 4,600 SF	Friable	Good	Assumed	

Multipurpose Building (Spirito Hall):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Throughout	Approximately 4,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 4,900 SF	Friable	Good	Assumed	
Texture Coating	Throughout	Approximately 4,900 SF	Friable	Good	Assumed	
Wainscot Mastic	Kitchen	Approximately 1,900 SF	Non-Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 480 LF	Non-Friable	Good	Assumed	
12"x12" White with Specks Resilient Floor Tile & Mastic	Cafeteria Room, Entrance Hall, Office, Storage, & Staff Lunchroom	Approximately 3,000 SF	Non-Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Mastic	Cafeteria Lunchroom & Stage	Approximately 410 SF	Non-Friable	Good	Assumed	
12"x12" Red Resilient Floor Tile & Mastic	Cafeteria Lunchroom	Approximately 175 SF	Non-Friable	Good	Assumed	
12"x12" Black Resilient Floor Tile & Mastic	Cafeteria Lunchroom & Stage	Approximately 2,240 SF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 7,000 SF	Friable	Good	Assumed	

2’x2’ Gypsum Acoustical Ceiling Panel	Kitchen	Approximately 2,240 SF	Friable	Good	Assumed	

Pacific High School
501 College Drive
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Pacific High School

During an inspection, Biotesting Inc noted that Pacific High School contained the following asbestos containing building materials (ACBM):

Wing A:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Wall Tile	Classrooms 1-5 & Conference Room	Approximately 5,180 SF	Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Classrooms 3, 4, 5, & Custodian Room	Approximately 1,450 SF	Non-Friable	Good	Assumed	
12”x12” Tan and Red Resilient Floor Tile & Mastic	Classrooms 1 and 2 (Under carpet)	Approximately 1,800 SF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Conference Room & Restroom	Approximately 300 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Classrooms 1, 2, 4, 5, & Room C	Approximately 4,080 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Conference Room, Custodian Room, Room C & Rooms 1-5	Approximately 900 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior Window	Approximately 2,500 LF	Non-Friable	Good	Assumed	

Plaster	Rooms 1-5 & Girls & Boys Restrooms	Approximately 5,500 SF	Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 6,000 SF	Friable	Good	Assumed	
Fire Doors	Heater Closet in Rooms 1, 3, & 5	3 Each	Non-Friable	Good	Assumed	

Wing B:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Rooms 7, 8, & Hope Center	Approximately 5,100 SF	Friable	Good	Assumed	
Carpet Mastic	Rooms 7, 8, Nurse Office, Hope Center, & Liaison Office	Approximately 3,050 SF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Rooms 8-10 & Hope Center	Approximately 2,000 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 7-10, Liaison Office, & Nurse Office	Approximately 600 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior Windows	Approximately 1,200 LF	Non-Friable	Good	Assumed	
Plaster	Rooms 7-10 & Hope Center	Approximately 2,870 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Hope Center	Approximately 3,500 SF	Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 3,500 SF	Friable	Good	Assumed	
Fire Doors	Heater Closet in Rooms 6, 7, & 9	3 Each	Non-Friable	Good	Assumed	

Wing C:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Classrooms 11-15 & Student Service Room	Approximately 6,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Classrooms 11-15 & Student Service Room	Approximately 785 LF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Classrooms 11-15 & Student Service Room (under carpet)	Approximately 5,710 SF	Non-Friable	Good	Assumed	
Plaster	Classrooms 11-15 & Student Service Room	Approximately 5,200 SF	Friable	Good	Assumed	
Window Putty	Classrooms 11-15	Approximately 2,520 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Student Service Room	Approximately 210 SF	Non-Friable	Good	Assumed	
Transite Pipe	Custodial Room (Attic Space)	Approximately 25 LF	Non-Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 6,000 SF	Friable	Good	Assumed	
Fire Doors	Heater Closet in Rooms 11, 13, & 15	3 Each	Non-Friable	Good	Assumed	

Wing D:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Classrooms 16-20 & Faculty Room	Approximately 6,050 SF	Friable	Good	Assumed	
12”x12” Tan with Streaks Resilient Floor Tile & Mastic	Classrooms 16-20	Approximately 6,050 SF	Non-Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Mastic	Faculty Men & Women’s Restroom	Approximately 170 SF	Non-Friable	Good	Assumed	
12”x12” Dark Blue Resilient Floor Tile & Mastic	Faculty Room	Approximately 120 SF	Non-Friable	Good	Assumed	
Baseboard Mastic	Rooms 16-20, Faculty Room, Faulty Men & Women’s Restroom	Approximately 990 LF	Non-Friable	Good	Assumed	
Plaster	Rooms 16-20	Approximately 6,000 SF	Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 6,000 SF	Friable	Good	Assumed	
Window Putty	Exterior Windows	Approximately 2,250 LF	Non-Friable	Good	Assumed	
Transite Pipe	Custodial Room (Attic Space)	Approximately 25 LF	Non-Friable	Good	Assumed	
Fire Doors	Heater Closet in Rooms 16, 17, & 19	3 Each	Non-Friable	Good	Assumed	

Multi-Purpose Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile	Main Floor & Equipment Room	Approximately 3,280 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 350 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Gym & Equipment Room	Approximately 700 SF	Non-Friable	Good	Assumed	
Vinyl Floor Sheeting	Kitchen, Offices, & Restroom	Approximately 1,585 SF	Non-Friable	Good	Assumed	
12”x12” White Resilient Floor Tile & Mastic	Main Floor	Approximately 2,655 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Main Floor	Approximately 25 SF	Non-Friable	Good	Assumed	
12”x12” Red Resilient Floor Tile & Mastic	Main Floor	Approximately 145 SF	Non-Friable	Good	Assumed	
12”x12” Yellow Resilient Floor Tile & Mastic	Main Floor	Approximately 250 SF	Non-Friable	Good	Assumed	
Plaster	Lunch Shelter & Multipurpose Building	Approximately 15,000 SF	Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 8,000 SF	Friable	Good	Assumed	
Window Putty	Exterior Windows	Approximately 1,000 LF	Non-Friable	Good	Assumed	
Fire Doors	Heater Access Hatch & Exterior Doors	4 Each	Non-Friable	Good	Assumed	

Administration Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile and Mastic	Throughout	Approximately 1,415 SF	Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Throughout	Approximately 800 SF	Non-Friable	Good	Assumed	
12”x12” Dark Blue Resilient Floor Tile & Mastic	Office	Approximately 500 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 250 LF	Non-Friable	Good	Assumed	
Window Putty	Exterior Window	Approximately 400 LF	Non-Friable	Good	Assumed	
Plaster	Throughout	Approximately 1,820 SF	Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 1,620 SF	Friable	Good	Assumed	
Fire Doors	Heater Room	1 Each	Non-Friable	Good	Assumed	

Independent Studies Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Fissured Acoustical Ceiling Tile	Throughout	Approximately 2,750 SF	Friable	Good	Assumed	

Carpet Mastic	Counselor Office, Administrative Office, & Roon A	Approximately 2,250 SF	Non-Friable	Good	Assumed	
12” Tan Resilient Floor Tile & Mastic	Independent Studies Office, ADP Counselor Room, & Restroom	Approximately 500 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 400 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 3,500 SF	Friable	Good	Assumed	
Plaster	Storage Room	Approximately 400 SF	Friable	Good	Assumed	
Stucco	Exterior Walls	Approximately 3,500 SF	Friable	Good	Assumed	
Fire Doors	Heater Room	1 Each	Non-Friable	Good	Assumed	

Science Lab #21:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Beige Resilient Floor Tile & Mastic	Science Lab 21	Approximately 1,250 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Science Lab 21	Approximately 100 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Science Lab 21	Approximately 1,350 SF	Friable	Good	Assumed	
Transite	Laboratory Table	Approximately 190 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 120 LF	Non-Friable	Good	Assumed	

Room C/ Recovery Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Tile	Room C	Approximately 900 SF	Friable	Good	Assumed	
Carpet Mastic	Room C	Approximately 860 SF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Room C	Approximately 40 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Room C	Approximately 1,220 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Room C	Approximately 140 LF	Non-Friable	Good	Assumed	
Wainscot Mastic	Room C	Approximately 400 SF	Non-Friable	Good	Assumed	
Vinyl Sheet Flooring	Room C	Approximately 50 SF	Non-Friable	Good	Assumed	

Various Locations:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Stucco	Walkways	Approximately 12,000 SF	Friable	Good	Assumed	

Ventura High School
2 North Catalina Street
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Ventura High School

During an inspection, Biotesting Inc noted that Ventura High School contained the following asbestos containing building materials (ACBM):

Administration:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout	Approximately 5,900 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 865 LF	Non-Friable	Good	Assumed	
Plaster	Receptions, Walls, Hallway	Approximately 4,600 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Walls & Offices	Approximately 4,500 SF	Friable	Good	Assumed	
Carpet Mastic	Assistant Principal, Principal, Attendance Office, & Conference Room	Approximately 1,150 SF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Throughout	Approximately 4,900 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Administration Building	Approximately 6,900 SF	Friable	Good	Assumed	

Library:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Throughout, Library, & Room 87	Approximately 6,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 610 LF	Non-Friable	Good	Assumed	
Plaster	Walls Throughout	Approximately 9,000 SF	Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Throughout, Library, & Room 87	Approximately 6,000 SF	Non-Friable	Good	Assumed	
Spray Applied Acoustical Ceiling & Walls	Library Main Floor & Main Entrance	Approximately 1,645 SF	Friable	Good	Assumed	
2’x4’ Acoustical Ceiling Panel	Room 87	Approximately 400 SF	Friable	Good	Assumed	
Carpet Mastic	Room 87 & Offices	Approximately 700 SF	Non-Friable	Good	Assumed	

Weight Room (115-117):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Throughout	Approximately 2,765 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Throughout	Approximately 2,400 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 2,520 SF	Friable	Good	Assumed	

Wainscot Mastic	Throughout	Approximately 2,220 SF	Non-Friable	Good	Assumed	
Carpet Mastic (Under Rubber Floor)	Throughout	Approximately 2,765 SF	Non-Friable	Good	Assumed	

Theater:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Rough Textured Acoustical Ceiling and Wall Tile & Associated Mastic	Theater Entrance Hall, Theater Walls, & Small Theater	Approximately 6,400 SF	Friable	Good	Assumed	
12”x12” Even Hole Acoustical Ceiling Tile & Mastic	Drama Classroom (3rd Floor)	Approximately 1,050 SF	Friable	Good	Assumed	
Grey Vinyl Sheet Flooring & Mastic	Main Theater, Small Theater, Drama Room, & Costume Room	Approximately 4,700 SF	Non-Friable	Good	Assumed	
Plaster	2nd, 1st, 3rd Floors, Hallways, & Stairs	Approximately 9,100 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Equipment Room, Drame Classroom, & Music Rooms	Approximately 4.600 SF	Friable	Good	Assumed	
6” Baseboard Mastic	2nd, 1st, 3rd Floors, Hallways, Stairs, Drama Classrooms, & Mustic Rooms	Approximately 735 LF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	2nd, 1st, 3rd Floors, Hallways, Stairs, Drama Classrooms, & Mustic Rooms	Approximately 7,650 SF	Non-Friable	Good	Assumed	
2’x4’ Acoustical Ceiling Panel	3rd Floor, Music Room Entrance Hall, & Music Room Office	Approximately 700 SF	Friable	Good	Assumed	

2'x2' Textured Acoustical Ceiling Panel	3rd Floor Main Music Room	Approximately 2,150 SF	Friable	Good	Assumed	

Gym:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Acoustical Ceiling Tile & Mastic	Girls Lockers, Office, & Mainstream Gym	Approximately 10,000 SF	Friable	Good	Assumed	
Plaster	Boys & Girls Locker Offices	Approximately 2,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Girls & Boys Gym Restrooms & Entrance Hall	Approximately 4,600 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Girls & Boys Lockers Offices, Boys & Girls Gym Entrance	Approximately 400 LF	Non-Friable	Good	Assumed	
12"x12" Beige Resilient Floor Tile & Mastic	Girls & Boys Lockers Offices, Boys & Girls Gym Entrance	Approximately 3,925 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Gym Buildings	Approximately 14,000 SF	Friable	Good	Assumed	

Field House:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Plaster	Classroom, Office, & Storage	Approximately 1,185 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout Walls	Approximately 2,000 SF	Friable	Good	Assumed	
6" Baseboard Mastic	Throughout	Approximately 290 LF	Non-Friable	Good	Assumed	

Cafeteria:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Cafeteria Lunch Area & Throughout 40 & 41	Approximately 12,000 SF	Friable	Good	Assumed	
6” Baseboard Mastic	Cafeteria Area	Approximately 300 LF	Non-Friable	Good	Assumed	
12”x12” Multi-Colored Resilient Floor Tile & Mastic	Cafeteria Floor	Approximately 5,840 SF	Non-Friable	Good	Assumed	
12”x12” Green Resilient Floor Tile & Mastic	Staff Lounge & Serving Area	Approximately 2,710 SF	Non-Friable	Good	Assumed	
Yellow Vinyl Sheet Flooring & Mastic	Serving Area	Approximately 230 SF	Non-Friable	Good	Assumed	
4” Baseboard Mastic	Serving Area, 40, & 41	Approximately 660 LF	Non-Friable	Good	Assumed	
Plaster	Serving Area & Kitchen	Approximately 4,500 SF	Friable	Good	Assumed	
Gray Vinyl Sheet Flooring & Mastic	Staff Lounge, Locker Room, and Kitchen Storage	Approximately 900 SF	Non-Friable	Good	Assumed	
12”x12” Grey/ White Resilient Floor Tile & Mastic	Room 41	Approximately 2,400 SF	Non-Friable	Good	Assumed	
9”x9” Brown Resilient Floor Tile & Mastic	Room 41	Approximately 2,550 SF	Non-Friable	Good	Positive	O&M Program
Drywall & Joint Compound	Room 41	Approximately 700 SF	Friable	Good	Positive	O&M Program
Exterior Stucco	Cafeteria Building	Approximately 5,000 SF	Friable	Good	Assumed	

12”x12” Tan & Beige Resilient Floor Tile & Mastic	Room 40	Approximately 800 SF	Non-Friable	Good	Assumed	

Rooms 20-24:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
4” Baseboard Mastic	Throughout	Approximately 865 LF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Room 22, 23, & 24	Approximately 6,500 SF	Friable	Good	Assumed	
Plaster	Storage Room (Near Room 20)	Approximately 750 SF	Friable	Good	Positive	O&M Program
12”x12” Beige Resilient Floor Tile & Mastic	Throughout	Approximately 5,545 SF	Non-Friable	Good	Positive	O&M Program

Rooms 30-32 & 35-37 (Workshops):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’Acoustical Ceiling Panel	Classrooms 30 & 36	Approximately 1,700 SF	Friable	Good	Assumed	
12”x12” Acoustical Ceiling Tile & Mastic	Classrooms 30 & 36	Approximately 920 SF	Friable	Good	Assumed	
4” Tan Baseboard Mastic	Classrooms 30, 31, 35, 36, & 37	Approximately 520 LF	Non-Friable	Good	Assumed	
4” Black Baseboard Mastic	Classroom 32	Approximately 190 LF	Non-Friable	Good	Assumed	

12”x12” Beige Resilient Floor Tile & Mastic	Classrooms 30, 31, 35, 36, & 37	Approximately 4,070 SF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Room 32	Approximately 2,340 SF	Non-Friable	Good	Assumed	

Rooms 50-59:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’Acoustical Ceiling Panel	Rooms 50-59	Approximately 9,500 SF	Friable	Good	Assumed	
12”x12” Acoustical Ceiling Tile & Mastic	Rooms 50-59	Approximately 2,800 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 50-59 & Restrooms	Approximately 12,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 50-59	Approximately 1,100 LF	Non-Friable	Good	Assumed	
12”x12” Beige with Streaks Resilient Floor Tile & Mastic	Rooms 50-59	Approximately 8,500 SF	Non-Friable	Good	Assumed	
Plaster	Electrical Room	Approximately 850 SF	Friable	Good	Assumed	
Exterior Stucco	Exterior Walls & Overhangs	Approximately 6,000 SF	Friable	Good	Positive	O&M Program

Rooms 60-69:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4'Acoustical Ceiling Panel	Rooms 60-69	Approximately 9,500 SF	Friable	Good	Assumed	
12"x12" Acoustical Ceiling Tile & Mastic	Rooms 60-69	Approximately 2,800 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 60-69	Approximately 13,500 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Rooms 60-69	Approximately 1,180 LF	Non-Friable	Good	Assumed	
12"x12" Beige Resilient Floor Tile & Mastic	Rooms 60-69	Approximately 9,500 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior Walls & Overhangs	Approximately 6,000 SF	Friable	Good	Positive	O&M Program
Countertop (Transite)	Rooms 63-67	Approximately 2,000 SF	Non-Friable	Good	Assumed	

Rooms 80-86:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12"x12" Acoustical Ceiling Panel & Mastic	Rooms 80-86 & Offices	Approximately 9,010 SF	Friable	Good	Assumed	
12"x12" Wall Tiles Acoustical Ceiling Tiles & Mastic	Rooms 80-86	Approximately 1,750 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 80-86, Restrooms, & Offices	Approximately 7,400 SF	Friable	Good	Assumed	

4” Baseboard Mastic	Rooms 80-86	Approximately 930 LF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	Rooms 80-86 & Offices	Approximately 9,065 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Rooms 80-86	Approximately 5,000 SF	Friable	Good	Assumed	

Rooms 95-105:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’Acoustical Ceiling Panel	Rooms 95-105	Approximately 10,200 SF	Friable	Good	Assumed	
12”x12” Wall Tiles Acoustical Ceiling Tiles & Mastic	Rooms 95-105	Approximately 2,400 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 95-105	Approximately 17,600 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 95-105	Approximately 1,440 LF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	Rooms 95-105	Approximately 10,200 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Rooms 95-105	Approximately 8,000 SF	Friable	Good	Positive	O&M Program
Plaster	Electrical Room & Custodian	Approximately 2,500 SF	Friable	Good	Assumed	

Rooms 106-113 (1st Floor) & 205-213 (2nd Floor):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4'Acoustical Ceiling Panel	Rooms 106-113 & 205-213	Approximately 17,600 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 106-113 & 205-213	Approximately 18,400 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Rooms 106-113 & 205-213	Approximately 2,000 LF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Rooms 106-113 & 205-213	Approximately 1,000 SF	Non-Friable	Good	Assumed	
12"x12" Green Resilient Floor Tile & Mastic	Rooms 106-113 & 205-213	Approximately 1,000 SF	Non-Friable	Good	Assumed	
12"x12" Red Resilient Floor Tile & Mastic	Rooms 106-113 & 205-213	Approximately 1,000 SF	Non-Friable	Good	Assumed	
12"x12" Beige Resilient Floor Tile & Mastic	Rooms 106-113 & 205-213	Approximately 11,000 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Exterior Walls & Overhangs	Approximately 18,000 SF	Friable	Good	Positive	O&M Program
Countertop (Transite)	Rooms 206, 207, 212, & 213	Approximately 1,500 SF	Non-Friable	Good	Assumed	

Rooms 118-128 &130-135:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4'Acoustical Ceiling Panel	Rooms 123, 124, 125, 127, 128, 134, &135	Approximately 8,100 SF	Friable	Good	Assumed	

Drywall & Joint Compound	Rooms 118-128, 130-135, and Restrooms	Approximately 19,200 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 118-128 & 130-135	Approximately 2,210 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Rooms 120, 122, 124-127, & 132-134	Approximately 7,820 SF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	Rooms 118, 119, 121, & 130	Approximately 3,250 SF	Non-Friable	Good	Assumed	
12”x12” Dark Grey Resilient Floor Time & Mastic	Rooms 118, 119, 123, 128, & 130	Approximately 1,300 SF	Non-Friable	Good	Assumed	
12”x12” Grey Resilient Floor Tile & Mastic	Room 131	Approximately 900 SF	Non-Friable	Good	Assumed	
Grey Vinyl Sheet Flooring & Mastic	Rooms 124, 125, 127, & 132-134	Approximately 260 SF	Non-Friable	Good	Assumed	
12”x12” Brown Resilient Floor Tile & Mastic	Rooms 126, 128, & 135	Approximately 1,600 SF	Non-Friable	Good	Assumed	
Dark Grey Vinyl Sheet Flooring & Mastic	Boys & Girls Restrooms	Approximately 600 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	Boys & Girls Restrooms	Approximately 1,200 SF	Non-Friable	Good	Assumed	

Rooms 170-173 (1st Floor) & 275-279 (2nd Floor):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
12”x12” Acoustical Ceiling Tile & Mastic	Rooms 170-173, 171A, & 275-279	Approximately 7,700 SF	Friable	Good	Assumed	

Plaster	Rooms 170-173, 171A, & 275-279	Approximately 10,000 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Rooms 170-173, 171A, & 275-279	Approximately 3,000 SF	Friable	Good	Assumed	
4” Baseboard Mastic	Rooms 170-173, 171A, & 275-279	Approximately 1,100 LF	Non-Friable	Good	Assumed	
12”x12” Beige Resilient Floor Tile & Mastic	Rooms 170-173, 171A, & 275-279	Approximately 7,700 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Rooms 170-173, 171A, & 275-279	Approximately 7,500 SF	Friable	Good	Assumed	

Project Secure
150 Day Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Project Secure

During an inspection, Biotesting Inc noted that Project Secure School contained the following asbestos containing building materials (ACBM):

Classroom 1 & Kitchen:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Classroom & Kitchen	Approximately 1,250 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 1,300 SF	Friable	Good	Assumed	
4" Blue Baseboard Mastic	Classroom & Kitchen	Approximately 220 LF	Non-Friable	Good	Assumed	
Multi-Colored Vinyl Sheet Flooring & Mastic	Classroom & Kitchen	Approximately 700 SF	Non-Friable	Good	Assumed	
Multi-Colored Carpet & Mastic	Classroom	Approximately 650 SF	Non-Friable	Good	Assumed	

Drafting Classroom:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Classroom	Approximately 600 SF	Friable	Good	Assumed	

Drywall & Joint Compound	Classroom	Approximately 900 SF	Friable	Good	Assumed	
4” Blue Baseboard Mastic	Classroom	Approximately 105 LF	Non-Friable	Good	Assumed	
Multi-Colored Vinyl Sheet Flooring & Mastic	Classroom	Approximately 600 SF	Non-Friable	Good	Assumed	

Classroom:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Classroom	Approximately 650 SF	Friable	Good	Assumed	
4” Blue Baseboard Mastic	Classroom	Approximately 100 LF	Non-Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Classroom	Approximately 650 SF	Non-Friable	Good	Assumed	

Ventura Adult Education
5200 Valentine Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Ventura Adult Education

During an inspection, Biotesting Inc noted that Ventura Adult Education contained the following asbestos containing building materials (ACBM):

Building 5200 1st Floor:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Rooms 103-107, Lunchroom, Ron Halt, Gallery Storage	Approximately 11,875 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 22,340 SF	Friable	Damaged	Assumed	Please See Response Action Table
4" Baseboard Mastic	In All Rooms	Approximately 1,874 LF	Non-Friable	Good	Assumed	
12"x12" Pink Resilient Floor Tile & Mastic	Lunchroom, Gallery Room, Rooms 104, & Custodian Room	Approximately 5,591 SF	Non-Friable	Good	Assumed	
12"x12" Brown Resilient Floor Tile & Mastic	Gallery Room & Restroom	Approximately 50 SF	Non-Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Gallery Room & Surveillance Room	Approximately 50 SF	Non-Friable	Good	Assumed	

Carpet Mastic	Rooms 103, 105-107, Ron Hall, & Storage	Approximately 12,110 SF	Non-Friable	Good	Assumed	
Wainscot Mastic	Gallery Room	Approximately 112 SF	Non-Friable	Good	Assumed	
4” Black Baseboard & Mastic	Ron Hall & Community Center	Approximately 51 LF	Non-Friable	Good	Assumed	
2’x2’ Acoustic Ceiling Panel	Gallery Office Room	Approximately 435 SF	Friable	Damaged	Assumed	Please See Response Action Table
Gray/ Black Vinyl Sheet Flooring	Ron Halt & Community Center	Approximately 2,150 SF	Non-Friable	Good	Assumed	
4” Yellow Baseboard & Mastic	Room 106	Approximately 251 LF	Non-Friable	Good	Assumed	
12”x12” Tan Resilient Floor Tile & Mastic	Hallway & Room 107	Approximately 2,700 SF	Non-Friable	Good	Assumed	

Building 5200, 2nd Floor:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustical Ceiling Panel	Rooms 202-205, 205A, 206A, 206B, 207, Custodial Room, & Conference Room	Approximately 15,700 SF	Friable	Good	Assumed	
2’x2’ Textured Acoustic Ceiling Panel	Rooms 201 & 202	Approximately 4,500 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 17,480 SF	Friable	Good	Assumed	
12”x12” Pink Resilient Floor Tile & Mastic	Room 206B & Custodian Room	Approximately 655 SF	Non-Friable	Good	Assumed	

Carpet Mastic	201-205, 205A, 206A, 206B, 207, Conference Room, & Hallway	Approximately 19,280 SF	Non-Friable	Good	Assumed	
4” Tan Baseboard Mastic	Throughout	Approximately 1,522 LF	Non-Friable	Good	Assumed	
Pink Multi-Colored Vinyl Sheet Flooring & Mastic	Room 202 (Break Room)	Approximately 140 SF	Non-Friable	Good	Assumed	
Mirror Mastic	Men’s Restroom	Approximately 4 SF	Non-Friable	Damaged	Assumed	Please See Response Action Table

2nd Floor Hallways:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	2nd Floor Hallways	Approximately 5,600 SF	Friable	Good	Assumed	
4” Tan Baseboard Mastic	2nd Floor Hallways	Approximately 720 LF	Non-Friable	Good	Assumed	
12”x12” Light Brown Resilient Floor Tile & Mastic (Under Carpet)	2nd Floor Hallways	Approximately 2,300 SF	Non-Friable	Good	Assumed	
Texture Coating	2nd Floor Hallways	Approximately 5,600 SF	Friable	Good	Assumed	
Carpet Mastic	2nd Floor Hallways	Approximately 2,300 SF	Non-Friable	Good	Assumed	

Office 101:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Teachers' Lounge, Pantry Room, Room 101A-101F, Conference Room, Room 228, & Room 229	Approximately 7,160 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 10,500 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Throughout	Approximately 1,000 LF	Non-Friable	Good	Assumed	
12"x12" Light Brown/ Beige/ Black Resilient Floor Tile & Mastic	Teachers' Lounge, Pantry, Room 101D, Lunchroom, & Gallery Room	Approximately 900 SF	Non-Friable	Good	Assumed	
Multi-Colored Carpet Mastic	Work Area, Room 101A-101C, Room 101E, 101F, Conference Room, Room A228, & 229	Approximately 6,400 SF	Non-Friable	Good	Assumed	

Building 5280:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Rooms 227, 226, 225, 224, 221, 229, &228	Approximately 8,900 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 10,360 SF	Friable	Good	Assumed	
4" Baseboard Mastic	Rooms 227, 226, 225, 224, 221, & Staff Restrooms	Approximately 1,100 LF	Non-Friable	Good	Assumed	

12”x12” Gray Resilient Floor Tile & Mastic	Room 224, Room 225, and Custodian	Approximately 850 SF	Non-Friable	Good	Assumed	
Beige/White Vinyl Sheet Flooring & Mastic	Staff Restrooms	Approximately 130 SF	Non-Friable	Good	Assumed	
Multi-Colored Carpet Mastic	Rooms 227, 226, 225, 221, 229, & 228	Approximately 8,050 SF	Non-Friable	Good	Assumed	
Texture Coating	Throughout	Approximately 10,360 SF	Friable	Good	Assumed	

Building 5280 2nd Floor Hallways:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	2nd Floor Hallways	Approximately 11,620 SF	Friable	Good	Assumed	
4” Baseboard Mastic	2nd Floor Hallways	Approximately 650 LF	Non-Friable	Good	Assumed	
12”x12” Gray Resilient Floor Tile & Mastic	2nd Floor Hallways	Approximately 2,150 SF	Non-Friable	Good	Assumed	
Texture Coating	2nd Floor Hallways	Approximately 11,620 SF	Friable	Good	Assumed	

Facilities Services
359 South Victoria Avenue
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Facilities Services

During an inspection, Biotesting Inc noted that Facilities Services contained the following asbestos containing building materials (ACBM):

Grounds / Supply Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Office	Approximately 515 SF	Friable	Good	Assumed	
Baseboard Mastic	Office	Approximately 32 LF	Non-Friable	Good	Assumed	
12”x12” Grey Resilient Floor Tile & Mastic	Office	Approximately 260 SF	Non-Friable	Good	Assumed	

Carpenter’s Building:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Restroom, Office, Lounge, Electrical Room	Approximately 1,815 SF	Friable	Good	Assumed	
Baseboard Mastic	Restroom, Office, Lounge	Approximately 140 SF	Non-Friable	Good	Assumed	
Tan/ Black Vinyl Sheet Flooring	Restroom	Approximately 50 SF	Non-Friable	Good	Assumed	
12” Beige with Streaks Resilient Floor Tile & Mastic	Office	Approximately 170 SF	Non-Friable	Good	Assumed	

12” Tan Resilient Floor Tile & Mastic	Lounge	Approximately 195 SF	Non-Friable	Good	Assumed	

Metal Shop:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	West Wall	Approximately 170 SF	Friable	Good	Assumed	

Electrician Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	East and West Walls	Approximately 340 SF	Friable	Good	Assumed	

AV Tech Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Fissured Acoustic Ceiling Panel	Throughout	Approximately 250 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 470 SF	Friable	Good	Assumed	

HVAC Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Throughout	Approximately 190 SF	Friable	Good	Assumed	

Mechanical Room:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
Drywall & Joint Compound	Throughout	Approximately 640 SF	Friable	Good	Assumed	

Offices:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustic Ceiling Panel	Offices 1, 2, Supervisor's Office, Break Room, Hallway 1	Approximately 850 SF	Friable	Good	Assumed	
12"x 12" Random Hole Acoustic Ceiling Panel and Mastic	Office 3, 4, 5, Men's Restroom Hall & Reception Area	Approximately 1,389 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 5,000 SF	Friable	Good	Assumed	
Baseboard Mastic	Throughout	Approximately 550 LF	Non-Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Mastic	Reception, Men's & Women's Restrooms, Hallway 1	Approximately 700 SF	Non-Friable	Good	Assumed	
12"x12" Gray/Blue/ Beige Resilient Floor Tile & Mastic	Break Room	Approximately 154 SF	Non-Friable	Good	Assumed	
Carpet Mastic	Offices 1, 3, 5, Reception Area, & Conference Room	Approximately 1,445 SF	Non-Friable	Good	Assumed	
12"x12" Gray/Beige Resilient Floor Tile & Mastic	Offices 2, 4, and Kitchen	Approximately 450 SF	Non-Friable	Good	Assumed	

Home Stead Building
100 Day Road
Ventura, CA 93003

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Home Stead Building

During an inspection Biotesting Inc noted that Home Stead Building contained the following asbestos containing building materials (ACBM):

Main Office Rooms 1-4:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Fissured Acoustical Ceiling Panel	Throughout	Approximately 3,920 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,500 SF	Friable	Good	Assumed	
12"x12" White/Blue Resilient Floor Tile & Mastic	Rooms 1-4	Approximately 3,500 SF	Non-Friable	Good	Assumed	
Baseboard & Mastic	Rooms 1-4	Approximately 480 LF	Non-Friable	Good	Assumed	
Vinyl Sheet Flooring & Mastic	Restroom	Approximately 300 SF	Non-Friable	Good	Assumed	
Mastic Associated with Carpet	Rooms 2 & 3	Approximately 1,400 SF	Non-Friable	Good	Assumed	

VUSD ESE
255 West Stanley Avenue, Suite 100
Ventura, CA 93001

3 Year AHERA Reinspection Report

District: Ventura Unified School District

School: Ventura USD ESE

During an inspection Biotesting Inc noted that Ventura USD / ESE contained the following asbestos containing building materials (ACBM):

VUSD Building 1st Floor:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Throughout	Approximately 15,800 SF	Friable	Good	Assumed	
2'x2' Fissured Acoustical Ceiling Panel	Men's & Women's Restrooms	Approximately 1,000 SF	Friable	Good	Assumed	
2'x2' Flat/ Smooth Acoustical Ceiling Panel	Multi-Purpose Room 131	Approximately 310 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 45,355 SF	Friable	Good	Assumed	
12"x12" Blue Resilient Floor Tile & Mastic	Rooms 129, 134, 144, 131, and 151	Approximately 2,300 SF	Non-Friable	Good	Assumed	
12"x12" Beige Resilient Floor Tile & Mastic	Teachers' Lounge, Pantry, Room	Approximately 800 SF	Non-Friable	Good	Assumed	
12"x12" Gray Resilient Floor Tile & Mastic	Room 164	Approximately 80 SF	Non-Friable	Good	Assumed	

4” Blue Baseboard & Mastic	Throughout	Approximately 4,500 LF	Non-Friable	Good	Assumed	
4” Gray Baseboard & Mastic	Room 164	Approximately 40 LF	Non-Friable	Good	Assumed	
Multi-Colored Carpet Mastic	Throughout	Approximately 18,500 SF	Non-Friable	Good	Assumed	
Stucco	1st Floor Stairs & Walls	Approximately 2,000 SF	Friable	Good	Assumed	

1st Floor Hallways:

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	Throughout	Approximately 16,800 SF	Friable	Good	Assumed	
4” Blue Baseboard & Mastic	Throughout	Approximately 650 LF	Non-Friable	Good	Assumed	
Multi-Colored Carpet Mastic	Throughout	Approximately 16,800 SF	Non-Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 6,500 SF	Friable	Good	Assumed	

2nd Floor (South Wing):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2’x4’ Acoustical Ceiling Panel	2nd Floor	Approximately 26,152 SF	Friable	Good	Assumed	
2’x2’ Fissured Acoustical Ceiling Panel	2nd Floor	Approximately 1,848 SF	Friable	Good	Assumed	

Stucco Wall	Throughout	Approximately 3,800 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 9,930 SF	Friable	Good	Assumed	
12”x12” Blue Resilient Floor Tile & Mastic	Custodial Room, 2nd Floor (Room 233)	Approximately 57 SF	Non-Friable	Good	Assumed	
4” Dark Blue Baseboard & Mastic	2nd Floor	Approximately 993 LF	Non-Friable	Good	Assumed	
Carpet Mastic	2nd Floor	Approximately 8,200 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 15,360 SF	Friable	Good	Assumed	
Stucco Wall	Throughout	Approximately 3,800 SF	Friable	Good	Assumed	

Transportation Department 2nd Floor (North Wing):

Materials	Location(s)	Quantity	Friable/Non-Friable	Condition	Asbestos	Recommended Action
2'x4' Acoustical Ceiling Panel	Technology Room	Approximately 730 SF	Friable	Good	Assumed	
2'x2' Fissured Acoustical Ceiling Panel	In Office, Custodian Office, & Restrooms	Approximately 2,800 SF	Friable	Good	Assumed	
Fireproofing Insulation	Offices Area South End & Technology Room North End	Approximately 2,950 SF	Friable	Good	Assumed	
Drywall & Joint Compound	Throughout	Approximately 18,265 SF	Friable	Good	Assumed	
12"x12" White Resilient Floor Tile & Mastic	Technology Room	Approximately 30 SF	Non-Friable	Good	Assumed	
12"x12" Tan with Streaks Resilient Floor Tile & Mastic	Storage Room, Water Heater Room, & Utility Room	Approximately 215 SF	Non-Friable	Good	Assumed	
4" Baseboard & Mastic	Throughout	Approximately 1,660 LF	Non-Friable	Good	Assumed	
Carpet Mastic	Throughout	Approximately 21,700 SF	Non-Friable	Good	Assumed	
Exterior Stucco	Throughout	Approximately 12,000 SF	Friable	Good	Assumed	

Response Action Table

Below are the necessary response actions that were identified during the reinspection outside of maintaining the existing O&M Program.

Property	Building and Room	Material	Condition	Response Action
Saticoy Elementary School	All Buildings	NA	NA	AHERA Initial Inspection Required
Blanche Reynolds Elementary School	All Buildings	NA	NA	AHERA Initial Inspection Required
De Anza Middle School	All Buildings	NA	NA	AHERA Initial Inspection Required
Foothill Warehouse Building	All Buildings	NA	NA	AHERA Initial Inspection Required
Loma Vista Elementary School	Building A, Exterior	Window Putty	Damaged	Control Hazard and Assess Contamination
Pierpont Elementary School	Building B, Heater Room and Electrical Room	Plaster Walls & Ceiling	Damaged	Control Hazard and Assess Contamination
Pierpont Elementary School	Building A, Storage and Heater Room	Plaster Walls & Ceiling	Damaged	Control Hazard and Assess Contamination
Anacapa Middle School	Building 30, Room 31	Baseboard Mastic, Carpet Mastic, 12”x12” Resilient Floor Tile & Associated Mastic	Damaged/Removed	Control Hazard and Assess Contamination
Anacapa Middle School	Building 40, Room 42	Baseboard Mastic, Carpet Mastic, 12”x12” Resilient Floor Tile & Associated Mastic	Damaged/Removed	Control Hazard and Assess Contamination
Data Middle School	Building A, Throughout Exterior	Window Putty	Damaged	Control Hazard and Assess Contamination
Data Middle School	Building B, Throughout Exterior	Window Putty	Damaged	Control Hazard and Assess Contamination
Data Middle School	Building C, Throughout Exterior	Window Putty	Damaged	Control Hazard and Assess Contamination
Ventura Adult Education	Building 5200, Gallery	Drywall & Joint Compound	Damaged	Control Hazard and Assess Contamination

Ventura Adult Education	Building 5200, 1st Floor Gallery	2’ x 2’ Acoustic Ceiling Panel	Damaged	Control Hazard and Assess Contamination
Ventura Adult Education	Building 5200, 2nd Floor Men’s Restroom	Mirror Mastic	Damaged	Control Hazard and Assess Contamination

Glossary of Terms

Air erosion: the passage of air over friable ACBM which may result in the release of asbestos fibers.

Asbestos: the asbestos forms varieties of Chrysotile (serpentine); crocidolite (riebeckite); amosite (cummingtonite grunerite); anthophyllite; tremolite; and actinolite.

Asbestos-containing material (ACM): any material or product which contains more than 1 percent asbestos.

Asbestos-containing building material (ACBM): surfacing ACM, thermal system insulation ACM, or miscellaneous ACM that is found in or on interior structural members or other parts of a school building.

Asbestos debris: pieces of ACBM that can be identified by color, texture, or composition, or means dust, if the dust is determined by an accredited inspector to be ACM.

Damaged friable miscellaneous ACM: friable miscellaneous ACM which has deteriorated or sustained physical injury such that the internal structure (cohesion) of the material is inadequate or, if applicable, which has delaminated such that its bond to the substrate (adhesion) is inadequate or which for any other reason lacks fiber cohesion or adhesion qualities. Such damage or deterioration may be illustrated by the separation of ACM into layers; separation of ACM from the substrate; flaking, blistering, or crumbling of the ACM surface; water damage; significant or repeated water stains, scrapes, gouges, mars or other signs of physical injury on the ACM. Asbestos debris originating from the ACBM in question may also indicate damage.

Damaged friable surfacing ACM: friable surfacing ACM which has deteriorated or sustained physical injury such that the internal structure (cohesion) of the material is inadequate or which has delaminated such that its bond to the substrate (adhesion) is inadequate, or which, for any other reason, lacks fiber cohesion or adhesion qualities. Such damage or deterioration may be illustrated by the separation of ACM into layers; separation of ACM from the substrate; flaking, blistering, or crumbling of the ACM surface; water damage; significant or repeated water stains, scrapes, gouges, mars or other signs of physical injury on the ACM. Asbestos debris originating from the ACBM in question may also indicate damage.

Damaged or significantly damaged thermal system insulation ACM: thermal system insulation ACM on pipes, boilers, tanks, ducts, and other thermal system insulation equipment where the insulation has lost its structural integrity, or its covering, in whole or in part, is crushed, water-stained, gouged, punctured, missing, or not intact such that it is not able to contain fibers. Damage may be further illustrated by occasional punctures, gouges or other signs of physical

injury to ACM; occasional water damage on the protective coverings/jackets; or exposed ACM ends or joints. Asbestos debris originating from the ACBM in question may also indicate damage.

Encapsulation: the treatment of ACBM with a material that surrounds or embeds asbestos fibers in adhesive matrix to prevent the release of fibers, as the encapsulant creates a membrane over the surface (bridging encapsulant) or penetrates the material and binds its components together (penetrating encapsulant).

Enclosure: an airtight, impermeable, permanent barrier around ACBM to prevent the release of asbestos fibers into the air.

EPA Worker Protection Rule: extends the protection afforded by OSHA to all employees in asbestos abatement who may have been excluded from protection by OSHA.

Fiber release episode: any uncontrolled or unintentional disturbance of ACBM resulting in visible emission.

Friable: when referring to material in a school building means that the material, when dry, may be crumbled, pulverized, or reduced to powder by hand pressure, and includes previously nonfriable material after such previously nonfriable material becomes damaged to the extent that when dry it may be crumbled, pulverized, or reduced to powder by hand pressure.

Friable asbestos-containing material (ACM): any material containing more than one percent asbestos which has been applied on ceilings, walls, structural members, piping, duct work, or any other part of a building, which when dry, may be crumbled, pulverized, or reduced to powder by hand pressure. Includes non-friable asbestos-containing material after such previously non- friable material becomes damaged to the extent that when dry it may be crumbled, pulverized, or reduced to powder by hand pressure.

Friable asbestos-containing building material (ACBM): any friable ACM that is in or on interior structural members or other parts of a school or public and commercial building.

Functional space: a room, group of rooms, or homogeneous area (including crawl spaces or the space between a dropped ceiling and the floor or roof deck above), such as classroom(s), a cafeteria, gymnasium, hallway(s), designated by a person accredited to prepare management plans, design abatement projects, or conduct response actions.

High-efficiency particulate air (HEPA): refers to a filtering system capable of trapping and retaining at least 99.97 percent of all monodispersed particles 0.3 rim in diameter or larger.

Homogeneous area: an area of surfacing material, thermal system insulation material, or miscellaneous material that is uniform in color and texture.

Inspection: an activity undertaken in a school building, or a public and commercial building, to determine the presence or location, or to assess the condition of, friable or non-friable asbestos- containing building material (ACBM) or suspected ACBM, whether by visual or physical examination, or by collecting samples of such material. This term includes reinspections of friable and non-friable known or assumed ACBM which has been previously identified. The term does not include the following:

1. Periodic surveillance of the type described in 40 CFR 763.92(b) solely for the purpose of recording or reporting a change in the condition of known or assumed ACBM;
2. Inspections performed by employees or agents of Federal, State, or local government solely for the purpose of determining compliance with applicable statutes or regulations; Or
3. Visual inspections of the type described in 40 CFR 763.90(i) solely for the purpose of determining completion of response actions.

Local education agency:

1. Any local educational agency as defined in section 198 of the Elementary and Secondary Education Act of 1965 (20 U.S.C. 3381).
2. The owner of any nonpublic, nonprofit elementary or secondary school building.
3. The governing authority of any school operated under the defense dependents' education system provided for under the Defense Dependents' Education Act of 1978 (20 U.S.C. 921, et seq.).

Major fiber release episode: any uncontrolled or unintentional disturbance of ACBM, resulting in a visible emission, which involves the falling or dislodging of more than 3 square or linear feet of friable ACBM.

Management Plan: a site-specific guidance document that the LEA designated person must follow in managing the ACBM present in a school building.

Minor fiber release episode: any uncontrolled or unintentional disturbance of ACBM, resulting in a visible emission, which involves the falling or dislodging of 3 square or linear feet or less of friable ACBM.

Miscellaneous ACM: other, mostly nonfriable ACM, products and materials (found on structural components, structural members or fixtures) such as floor tile, ceiling tile, construction mastic for floor and ceiling materials, sheet flooring, fire doors, asbestos cement pipe and board, wallboard, acoustical wall tile, and vibration damping cloth.

Miscellaneous material: interior building material on structural components, structural members or fixtures, such as floor and ceiling tiles, and does not include surfacing material or thermal system insulation.

Non-friable: material in a school building which when dry may not be crumbled, pulverized, or reduced to powder by hand pressure.

Operations and maintenance program: a program of work practices to maintain friable ACBM in good condition, ensure clean up of asbestos fibers previously released, and prevent further release by minimizing and controlling friable ACBM disturbance or damage.

Potential damage: circumstances in which:

- Friable ACBM is in an area regularly used by building occupants, including maintenance personnel, in the course of their normal activities.
- There are indications that there is a reasonable likelihood that the material or its covering will become damaged, deteriorated, or delaminated due to factors such as changes in building use, changes in operations and maintenance practices, changes in occupancy, or recurrent damage.

Potential significant damage: circumstances in which:

- Friable ACBM is in an area regularly used by building occupants, including maintenance personnel, in the course of their normal activities.
- There are indications that there is a reasonable likelihood that the material or its covering will become significantly damaged, deteriorated, or delaminated due to factors such as changes in building use, changes in operations and maintenance practices, changes in occupancy, or recurrent damage.
- The material is subject to major or continuing disturbance, due to factors including, but not limited to, accessibility or, under certain circumstances, vibration or air erosion.

Preventive measures: actions taken to reduce disturbance of ACBM or otherwise eliminate the reasonable likelihood of the material's becoming damaged or significantly damaged.

Public and commercial building: the interior space of any building which is not a school building, except that the term does not include any residential apartment building of fewer than 10 units or detached single-family homes. The term includes, but is not limited to: industrial and office buildings, residential apartment buildings and condominiums of 10 or more dwelling units, government-owned buildings, colleges, museums, airports, hospitals, churches, preschools, stores, warehouses and factories. Interior space includes exterior hallways connecting buildings, porticos, and mechanical systems used to condition interior space.

Removal: the taking out or the stripping of substantially all ACBM from a damaged area, a functional space, or a homogeneous area in a school building.

Repair returning damaged ACBM to an undamaged condition or to an intact state so as to prevent fiber release.

Response action: a method, including removal, encapsulation, enclosure, repair, operations and maintenance that protect human health and the environment from friable ACBM.

Routine maintenance area: an area, such as a boiler room or mechanical room that is not normally frequented by students and in which maintenance employees or contract workers regularly conduct maintenance activities.

School: any elementary or secondary school as defined in section 198 of the Elementary and Secondary Education Act of 1965 (20 U.S.C. 2854).

School building:

1. Any structure suitable for use as a classroom, including a school facility such as a laboratory, library, school eating facility, or facility used for the preparation of food.
2. Any gymnasium or other facility which is specially designed for athletic or recreational activities for an academic course in physical education.
3. Any other facility used for the instruction or housing of students or for the administration of educational or research programs.
4. Any maintenance, storage, or utility facility, including any hallway, essential to the operation of any facility described in this definition of "school building" under paragraphs (1), (2), or (3).
5. Any portico or covered exterior hallway or walkway.
6. Any exterior portion of a mechanical system used to condition interior space.

Significantly damaged friable surfacing ACM: damaged friable surfacing ACM in a functional space where the damage is extensive and severe.

Small-scale, short-duration activities (SSSD): tasks such as, but not limited to:

1. Removal of asbestos-containing insulation on pipes.
2. Removal of small quantities of asbestos-containing insulation on beams or above ceilings.
3. Replacement of an asbestos-containing gasket on a valve.
4. Installation or removal of a small section of drywall.
5. Installation of electrical conduits through or proximate to asbestos-containing materials.

SSSD can be further defined by the following considerations:

1. Removal of small quantities of ACM only if required in the performance of another maintenance activity not intended as asbestos abatement.
2. Removal of asbestos-containing thermal system insulation not to exceed amounts greater than those which can be contained in a single glove bag.
3. Minor repairs to damaged thermal system insulation which do not require removal.
4. Repairs to a piece of asbestos-containing wallboard.
5. Repairs, involving encapsulation, enclosure, or removal, to small amounts of friable ACM only if required in the performance of emergency or routine maintenance activity and not intended solely as asbestos abatement. Such work may not exceed amounts greater than those which can be contained in a single prefabricated mini-enclosure. Such an

enclosure shall conform spatially and geometrically to the localized work area, in order to perform its intended containment function.

Surfacing ACM: interior ACM that has been sprayed on, toweled on, or otherwise applied to surfaces (structural members, walls, ceilings, etc.) for acoustical, decorative, fireproofing, or other purposes. Surfacing material that is ACM.

Surfacing material: material in a school building that is sprayed-on, troweled-on, or otherwise applied to surfaces, such as acoustical plaster on ceilings and fireproofing materials on structural members, or other materials on surfaces for acoustical, fireproofing, or other purposes.

Thermal system insulation: material in a school building applied to pipes, fittings, boilers, breeching, tanks, ducts, or other interior structural components to prevent heat loss or gain, or water condensation, or for other purposes.

Thermal system insulation ACM: insulation used to control heat transfer or prevent condensation on pipes and pipe fittings, boilers, breeching, tanks, ducts, and other parts of hot and cold water systems; heating, ventilation, and air-conditioning (HVAC) systems; or other mechanical systems that is ACM.

Vibration: the periodic motion of friable ACBM which may result in the release of asbestos fibers.

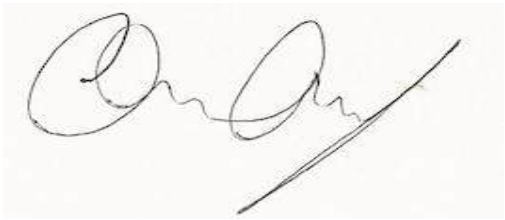
Company and Inspector Information

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Please do not hesitate to contact me at 818-697-4600 should there be any questions or if additional services are necessary.

Oren Asseraf – Performed the Survey
DOSH Certified Asbestos Consultant No. 15-5417
CDPH Lead Inspector/Assessor No. I-27765


State of California
Division of Occupational Safety and Health
Certified Asbestos Consultant
Oren N Asseraf
Name
Certification No. 15-5417
Expires on 06/17/2026
This certification was issued by the Division of Occupational Safety and Health as authorized by Sections 7180 et seq of the Business and Professions Code.





Certificate Of Completion

Asbestos Building Inspector Initial Course

DOSH #:CA-015-05

Jason Weese

ABII0224250001N44285

Frank Stephen Masek
Principal Instructor

Michael W. Horner
Training Director

2/24/2025	2/26/2025	2/26/2025	2/26/2026
Course Start Date	Course End Date	Exam Date	Expiration Date

This course satisfies the education requirements for Asbestos accreditation under the Toxic Substances Control Act, Title II. This course has been approved by the Department of Industrial Relations, Division of Occupational Safety and Health of the State of California

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Training Date 2/24/2025
Certificate No. ABII0224250001N44285
Michael W. Horner
Training Director

Appendices