



# AHERA 6-Month Surveillance Inspection Form

(As Required by AHERA – 40 CFR Part 763 Subpart E)

## I. Facility Information

School/Building Name: Kyrene de las Brisas Elementary School

LEA (Local Education Agency): Kyrene Elementary School District No. 28

Building Address: 777 North Desert Breeze Boulevard

City/State/Zip: Chandler, AZ 85226

Last Reinspection Date (3-Year): March 3, 2025

## II. Surveillance Information

Date of Surveillance: March 20, 2026

Inspector Name: Tracey Carpenter

Inspector Accreditation # / Expiration: ON-188748-14588-082525 Exp. 8.25.26

Management Planner Accreditation # / Expiration: ON-4651-14588-070625 exp 7.6.26

Inspector Company: Dominion Environmental Consultants, Inc.

Phone: (602) 516-1415

## III. Review of Asbestos Management Plan

- ✓ Asbestos Management Plan reviewed prior to inspection
- ✓ Most recent inspection/reinspection report available
- ✓ Previous response actions reviewed
- ✓ O&M; program documentation reviewed
- ✓ Training records reviewed by LEA

Comments:

Asbestos Awareness Training held August 18, 2026

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#### IV. O & M Areas with ACM in need of repair

Based on the findings of the inspection, appropriate response actions must be selected in accordance with AHERA guidelines. Because all of the ACM at Kyrene de Las Brisas Elementary School is in good condition and unlikely to be disturbed, it may be managed in place through an operations and maintenance (O&M) program, including periodic surveillance and worker training. However, if the material becomes damaged or poses a risk of fiber release, response actions such as repair (e.g., encapsulation or enclosure) or removal may be required. Repairs are typically used when damage is limited, and the material can be stabilized, while removal is often necessary when ACM is significantly damaged, cannot be effectively repaired, or will be impacted by renovation or demolition activities. All such actions must be performed using accredited personnel and appropriate work practices to prevent asbestos fiber release and protect building occupants. Under 40 CFR 61 Subpart M, projects involving regulated asbestos-containing material (RACM) above threshold amounts (160 sq ft, 260 linear ft, or 35 cubic ft) must follow full NESHAP requirements, regardless of how the waste is packaged.

In the event of a fiber release episode, 40 CFR 763.90 requires prompt action to control the hazard. The affected area must be immediately isolated, appropriate personnel notified, and cleanup performed by trained professionals using HEPA vacuums and wet methods. The damaged ACM must then be repaired, encapsulated, or removed, followed by a visual inspection and, if necessary, air clearance testing before the space can be safely reoccupied.

#### V. Classification , Condition, Response Action of All Remaining ACM

##### MAIN BUILDING:

| Material Description                    | Assessment Classification | Material Condition | Changes Since Last Inspection |   | Response Action Recommendations     | Accessibility & Potential for Disturbance |            |  |
|-----------------------------------------|---------------------------|--------------------|-------------------------------|---|-------------------------------------|-------------------------------------------|------------|--|
| Black Weather Stripping                 | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Gray Metal Door Frame Sealant           | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Clear 9" x 9" Block Mortar              | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| 2' x 2' Black Carpet Squares            | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Mastic for 2' x 2' Black Carpet Squares | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Counter/Cabinet Caulking                | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Gray Sink Coating                       | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Off-White 4" x 4" Ceramic Wall Tile     | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Gray 4" x 4" Ceramic Wall Tile          | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Black 4" x 4" Ceramic Wall Tile         | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Grout for 4" x 4" Ceramic Wall Tiles    | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Mastic for 4" x 4" Ceramic Wall Tiles   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Navy Blue Cove Base Tile                | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Grout for Navy Blue Cove Base Tile      | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Mastic for Navy Blue Cove Base Tile     | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |
| Fixture Caulking                        | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible                              | Accessible |  |

|                                                     |                  |                   |   |   |                                     |                         |                         |
|-----------------------------------------------------|------------------|-------------------|---|---|-------------------------------------|-------------------------|-------------------------|
| Gray 4" Cove Base                                   | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mastic for Gray 4" Cove Base                        | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mop Sink Caulking                                   | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| White Pipe Wrap/Coating for Insulation              | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| 4" x 4" Light Pink Ceramic Wall Tile                | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | Removed<br>N/A                      | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Grout for 4" x 4" Light Pink Ceramic Wall Tile      | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | Removed<br>N/A                      | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mastic for 4" x 4" Light Pink Ceramic Wall Tile     | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | Removed<br>N/A                      | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Gray Granite Countertop                             | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Smooth Drywall System                               | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| White 4" x 4" Ceramic Wall Tile                     | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Grout for White 4" x 4" Ceramic Wall Tile           | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mastic for White 4" x 4" Ceramic Wall Tile          | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Tac Board                                           | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Wrap for Tac Board                                  | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Silver Sink Caulking                                | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Red 12" x 12" VCT                                   | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Blue 12" x 12" VCT                                  | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Green 12" x 12" VCT                                 | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Yellow 12" x 12" VCT                                | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mastic for Red, Blue, Green, & Yellow 12" x 12" VCT | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Brown Door/Window Frame Sealant                     | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| 6" Black Cove Base                                  | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Blue 4" Cove Base                                   | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mastic for Black Cove Base                          | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| 48" x 12" Black Vinyl                               | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mastic for 48" x 12" Black Vinyl                    | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Brown 16" x 4" Decorative Block                     | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mortar for Brown 16" x 4" Decorative Block          | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Brown 16" x 8" Block                                | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Mortar for Brown 16" x 8" Block                     | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Gray Duct Mastic                                    | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Silver Flex Duct Wrap                               | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |

|                            |                  |                   |   |   |                                     |                         |                         |
|----------------------------|------------------|-------------------|---|---|-------------------------------------|-------------------------|-------------------------|
| Silver Duct Wrap           | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Red Fire Stop Caulking     | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Ceiling Insulation Wrap    | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Black Foam Pipe Insulation | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |
| Black HVAC Damper          | 1 2 3 4<br>5 6 7 | G MD SD<br>DA R E | Y | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D | Accessible<br>Renovated |

**LIBRARY BUILDING:**

| Material Description                 | Assessment Classification | Material Condition | Changes Since Last Inspection |   | Response Action Recommendations     | Accessibility & Potential for Disturbance |                         |
|--------------------------------------|---------------------------|--------------------|-------------------------------|---|-------------------------------------|-------------------------------------------|-------------------------|
| Gray Sink Coating                    | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Tac Board                            | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Wrap for Tac Board                   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Counter/Cabinet Caulking             | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Black Window Sealant                 | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Clear 9" x 9" Block Grout            | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| White Door Sealant                   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Gray Duct Mastic                     | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Silver Wrap for Flex Duct Insulation | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Silver Wrap for Duct Insulation      | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Unfinished Drywall                   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Gray Sink Coating                    | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Tac Board                            | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Wrap for Tac Board                   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Counter/Cabinet Caulking             | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Black Window Sealant                 | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Clear 9" x 9" Block Grout            | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| White Door Sealant                   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Gray Duct Mastic                     | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Silver Wrap for Flex Duct Insulation | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Silver Wrap for Duct Insulation      | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |
| Unfinished Drywall                   | 1 2 3 4<br>5 6 7          | G MD SD<br>DA R E  | Y                             | N | O&M Repair<br>Enclose/Encaps Remove | Inaccessible<br>V/D W/D                   | Accessible<br>Renovated |

**\*Assessment Classifications**

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

**\*ACBM Condition:**

G Good  
MD Minor Damage  
SD Significant Damage  
DA Damaged & Accessible  
R Removed  
E Enclosed or Encapsulated

**V. Notifications**

- ☐ Custodial/Maintenance staff informed by \_\_\_\_\_ on Date: \_\_\_\_\_
- ☐ Response action timeline established by \_\_\_\_\_ on Date: \_\_\_\_\_
- 

**VI. Photographic Documentation of Damaged Areas**

- ☐ Photo Log of Damaged ACBM Attached
- ☒ No Damages Observed
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**VII. Inspector Certification**

I certify that this surveillance was conducted in accordance with 40 CFR §763.92 and applicable state regulations.

Inspector Signature: Gracey Carpenter

Date: 3/20/26

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**VIII. LEA Acknowledgment**

LEA Representative Name: \_\_\_\_\_

Title: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_