S2S Environmental Inc.

# Designated Substances Survey

## Immaculate Conception Catholic Elementary School

## 76 Robinson Street, Peterborough, Ontario

Prepared for:
**Peterborough Victoria Northumberland and Clarington Catholic District School Board**

Attn: Mr. Rod Mein

Prepared by:
**S2S Environmental Inc.**

S2S PN: 13140.02

January 21, 2026

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# 1.0 INTRODUCTION

S2S Environmental Inc. (S2S) was retained by Peterborough Victoria Northumberland and Clarington Catholic District School Board (PVNCCDSB) to conduct a Designated Substances Survey (DSS) within Immaculate Conception Catholic Elementary School located at 76 Robinson Street in Peterborough, Ontario (Subject Building).

The DSS was required to fulfil PVNCCDSB's requirements under Section 30 of the Ontario Occupational Health and Safety Act (OSHA), Revised Statutes of Ontario 1990, as amended and for due diligence purposes prior to any future renovations within the Subject Building which includes but is not limited to the Work Room 218 and Washrooms 217 and 219 (Work Areas).

The DSS included a visual examination and evaluation of the presence and condition of substances designated under OHSA (R.S.O. 1990). These substances include: acrylonitrile, arsenic, asbestos, benzene, coke oven emissions, ethylene oxide, isocyanates, lead, mercury, silica and vinyl chloride. In addition to these substances, S2S also surveyed for visible suspect mould growth, PCBs, and ozone depleting substances (ODSs).

| | | |
|---|---|---|
| Date of Inspection: | | December 31, 2025 |
| S2S Site Assessors: | | Mr. David Barre and Ms. Kailey Russill |
| Property Use: | | School |
| Description of Subject Building: | | Two-story building with a mechanical/storage mezzanine |
| Construction Date: | | Approximately 1956 and renovations in 2000 |
| Subject Building Footprint Area: | | Approximately 2,135m$^2$ (22,980 ft$^2$) |
| Interior Finishes | Walls: | Drywall, and concrete block |
| | Ceilings: | Lay-in acoustic ceiling tiles, concrete ceiling and open steel deck |
| | Floors: | Vinyl floor tiles, concrete slab and carpet |

# 2.0 SCOPE OF WORK

## 2.1 Scope of Work

S2S assessed building systems, structures and finishes within the Subject Building to determine the presence and extent of Designated Substances.

The DSS conducted by S2S consisted of the following:

- Record's review, including previous reports made available;
- Inquiry with site personnel and/or visual inspection as to the possible presence of suspected designated substances. This included site observations for evident usage

and/or storage of chemicals and materials that may contain the designated substances and confirmation of content by review of available background information or testing (i.e. for asbestos and lead);
- Identification, quantification and recording of such substances;
- Interview with site representatives;
- Development of a sampling strategy (for asbestos and lead containing paints);
- Collection and submission of suspected asbestos-containing materials (ACMs) and lead containing paints for laboratory analyses (where applicable);
- Semi-destructive investigation throughout the Subject Building;
- Vermiculite investigation into concrete block walls (utilizing drills and borescopes where necessary as well as repairing any drill sites and holes);
- Visual assessment for visible suspect mould growth;
- Photography of site conditions; and
- Preparation of this report with methodology, findings, photographs, conclusions and recommendations.

## 2.2 Records Review

As part of the DSS, S2S reviewed the following reports made available:

- "*Asbestos & Designated Substances Survey - #106 Immaculate Conception Catholic School – 76 Robinson Street, Peterborough, Ontario"* report, prepared by WSP dated September 2016;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated November 20, 2017;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated October 18, 2018;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated October 11, 2019;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated June 30, 2020;
- "*Limited Designated Substances Survey – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario*" report, prepared by S2S dated June 30, 2021;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated July 15, 2021;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated October 24, 2022;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by

S2S dated October 6, 2023;
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated September 18, 2024; and
- "*Annual Asbestos Containing Materials and Designated Substances Inspection – Immaculate Conception – 76 Robinson Street, Peterborough, Ontario"* report, prepared by S2S dated August 22, 2025.

As noted in the above reports, designated substances were previously identified/suspected to be present within the Subject Building. Previous laboratory sample results and findings for asbestos and lead containing materials have been assumed to be accurate.

# 3.0 REGULATIONS AND GUIDELINES

## 3.1 Designated Substances

The Ontario Ministry of Labour, Immigration, Training, and Skills Development (MLITSD) has issued specific regulations under the OHSA for a number of substances, as listed above. This report is made to fulfill the Owner's requirements under Section 30 of the OHSA, revised statutes of Ontario 1990, as amended. Prior to tendering applicable project work (i.e., construction, renovation, demolition, etc.), the owner must provide this report to the contractors tendering the work. In turn, all contractors must furnish this report to subcontractors.

As of July 1, 2010, the majority of the regulations controlling the exposure limits, waste management and transfer of the above noted designated substances were consolidated into one regulation, OHSA Ontario Regulation (O. Reg.) 490/09 (as amended by O. Reg. 148/12). The regulation does not apply to construction projects.

The disturbance of asbestos materials during project work is also controlled by the MLITSD Regulation, O. Reg. 278/05 – Designated Substance – Asbestos on Construction Projects and in Buildings and Repair Operations (as amended by O. Reg. 479/10). The regulation classifies all disturbances as Type 1, Type 2, or Type 3, each of which has defined work practices. All asbestos-containing materials (if they are to be disturbed) are subject to special handling and disposal requirements and must be removed before partial or full demolition. The MLITSD must be notified in writing of any project involving the removal of more than a minor amount of friable asbestos material.

The disturbance of lead containing materials during project work is controlled by the MLITSD document, "Guideline: Lead on Construction Projects", issued by the Occupational Health and Safety Branch of the Ontario MLITSD, published in September 2004, and revised in April 2011. This guideline provides classifications for types of lead disturbance activities and assigns different levels of respiratory protection and work procedures for anticipated worker exposure to airborne lead. The concentration of total lead present in a surface coating material is regulated by the federal Surface Coating Materials Regulation (SOR/2005-109) made under the Canada Consumer Product Safety Act. This regulation limits total lead levels in new surface coating materials and products with surface coatings applied to them to 90 mg/kg (or 0.009% by weight). Despite this threshold

limit, the level of airborne lead expected to be present in a work area is dependent on the likelihood of producing airborne lead dust or fumes (i.e., hand scraping, sanding, welding, torch cutting, and sandblasting) and is not related to the percentage of lead within the coating. Therefore, for the purpose of this survey, paints with detectable lead concentrations should be considered to be lead containing. Further, based on the Environmental Abatement Council of Canada (EACC) "Lead Guideline For Construction, Renovation, Maintenance or Repair" issued in October of 2014, paints or surface coatings containing less than or equal to 0.1% lead by weight (1,000 ug/g) are considered low-level lead containing paints or surface coatings.

The disposal of common mercury wastes (i.e., thermostats or fluorescent light tubes) is controlled by the Ontario Ministry of Environment, Conservation and Parks (MECP) Regulation, O. Reg. 347, R.R.O. 1990 (as amended by O. Reg. 334/13).

The disturbance of silica containing materials is controlled by the MLITSD document "Guideline: Silica on Construction Projects", issued by the Occupational Health and Safety Branch of the Ontario MLITSD, published in September 2004, and revised in April 2011. Appropriate worker precautions should be employed when conducting demolition or renovation work that will create silica dust.

### 3.2 Other Hazardous Materials

Procedures for the remediation of mould are outlined by the Environmental Abatement Council of Canada (EACC) *"Mould Abatement Guidelines"* Edition 3, (2015) and the Canadian Construction Association's (CCA) *"Mould Guidelines for the Canadian Construction Industry,"* dated 2018.

Handling, waste management and storage of PCB containing materials should be carried out following procedures outlined by O. Reg. 362/90 (as amended by O. Reg. 232/11). In addition, other procedures outlined by the federal regulation SOR/2008-273, as amended, made under the Canadian Environmental Protection Act (CEPA) should be followed.

Removal, discharge and disposal of refrigerants that contain ODSs and other halocarbons are controlled by O. Reg. 463/10 made under the Ontario Environmental Protection Act, R.S.O. 1990, as amended.

## 4.0 METHODOLOGY

The DSS was performed by Mr. David Barre and Ms. Kailey Russill of S2S on December 31, 2025. Additional information was obtained through review of design drawings, system schematic drawings and discussions about the building history with maintenance and service staff, where available.

The presence or absence of the following designated substances: acrylonitrile, arsenic, benzene, coke oven emissions, ethylene oxide, isocyanates, mercury, silica and vinyl chloride has been inferred based on the historical building usage (reportedly a purpose-built school building) and site

observations. Further, no confirmatory sampling for these designated substances or visual suspect mould growth, PCBs, or ODSs (if observed) was conducted.

Representative samples and locations for possible ACMs and lead containing paints were identified based on determining the age and renovation time periods of the Subject Building and associated components. In general, samples of suspect ACMs were obtained in compliance with the requirements of O. Reg. 278/05, which states a minimum number of samples are to be obtained and analyzed (3, 5, or 7 depending on quantity, application and friability) from each area of homogeneous material for the material to be considered non-asbestos containing. This protocol is further outlined in Table 1 below. A homogeneous sampling area is defined by the United States Environmental Protection Agency (USEPA) as containing material that is uniform in texture and appearance, was installed at one time and is unlikely to consist of more than one type or formulation of material. The surveyor used information obtained on site by visual examination, available information on the phases of the construction and information on renovations obtained from the client/site representative to determine the extent of each homogeneous area and the number of samples required.

**Table 1 – Protocol for Determining the Number of Samples for Suspect ACMs**

| Type of Material | Size of Homogeneous Material | Minimum Number of Bulk Samples |
|---|---|---|
| Surfacing material, including without limitation material that is applied to surfaces by spraying, by troweling or otherwise, such as acoustical plaster on ceilings, fireproofing materials on structural members and plaster | Less than 90 square metres | 3 |
| | 90 or more square metres, but less than 450 square metres | 5 |
| | 450 or more square metres | 7 |
| Thermal insulation, except as described below | Any size | 3 |
| Thermal insulation patch | Less than 2 linear metres or 0.5 square metres | 1 |
| Other materials | Any size | 3 |

Asbestos-cement products such as piping for rainwater leaders and flat panels for exterior siding are commonly referred to as Transite materials; thereby indicating the material to be an asbestos-cement product. This type of material is readily identifiable through visual observation by a trained professional. Transite products are generally difficult to sample due to the tendency to break into fragments when sampling or damaging the product, and therefore sampling and analyses of visually observed Transite materials were not undertaken as part of this survey.

The suspect ACMs and suspect lead containing paint samples were collected using appropriate sampling techniques (as applicable) and sampling tools, placed in labelled sealable plastic bags and submitted for laboratory analysis of type and percentage of asbestos or percentage of lead.

Site drawings showing the approximate sample locations of suspect ACMs samples are provided in Appendix A as Drawings No. 1, 2 and 3. Selected photographs of building materials submitted for laboratory analysis and confirmed designated substances are included in Appendix B. A copy of the Laboratory Certificate of Analysis is included in Appendix C. S2S Annual ACMs Inspection Summary Table is included in Appendix D. Historic bulk asbestos and lead sampling locations and results are included in Appendix E.

### 4.1 ACMs Survey Exclusions

The materials listed below are generally excluded during an assessment due to the potential for irreparable damage to the building components from sampling and due to accessibility issues. The presence of asbestos is presumed in the materials noted below:

| Construction Year/Addition | Materials |
|---|---|
| 1956 | • Components or wiring within motors or lights;<br>• High voltage wiring;<br>• Mechanical packing, ropes and gaskets;<br>• Underground services or piping; and<br>• Cement rainwater leaders, exterior cladding, soffit and fascia boards on building (suspect Transite Materials).<br>• Refractory brick in boilers or incinerators. |
| 2000 | • Underground services or piping. |

### 4.2 Evaluation Criteria of ACMs

The condition of identified and presumed ACMs as well as the potential of disturbance was evaluated. These evaluations were based on the conclusions of published studies, existing Ontario regulations, and S2S's experience involving buildings that contain friable ACMs.

Examples of damaged ACMs include, but not limited to, delamination on sprayed material, mechanical insulation with damaged/missing insulation or jacketing, exposed under-pad on vinyl sheet flooring, or a non-friable material that has been pulverized which causes it to become friable. The precedence for remedial action is based not solely on the evaluation of condition but is also based on several other factors which include:

- Accessibility or potential for direct contact and disturbance which can cause release of asbestos to the air;

- Practicality of repair (e.g. if damage to the ACMs will continue even if they are repaired); and

- Efficiency of the work (e.g. if damaged ACMs are being removed in a given area, it may be most practical to remove all ACMs in the area even if they are in good condition).

For the purposes of this assessment, Good, Fair and Poor were utilized to describe the condition of the known or suspect ACMs present within the interior and exterior the Subject Building.

Known ACMs are further classified into two categories based on their friability properties. Friable material is material that (a) when dry, can be crumbled, pulverized or powered by hand pressure, or (b) is crumbled, pulverized or powdered. ACMs that are friable have a much greater potential than non-friable ACMs to release airborne asbestos fibres when disturbed. Typical friable ACMs include surfacing materials (e.g. sprayed fireproofing, texture, decorative or acoustic plaster) and thermal insulations (e.g. parging cement) on mechanical systems. Asbestos-containing manufactured materials include vinyl floor tiles, ceiling tiles, gasket materials, asbestos cement pipe or board, and asbestos textiles. Depending on the formulation, these materials may be friable or non-friable. Note that though a product may be considered non-friable when new, if the product releases fine dust due to deterioration or during removal, the free dust is considered friable. For example, lay-in acoustic ceiling tiles or plaster may release significant dust at the time of removal, and therefore are considered friable.

S2S utilizes each of the above noted hazard ratings (i.e. condition, accessibility and friability) during our site assessments to determine the risk level of exposure. Detailed notations are obtained on a room by room basis, where accessible during each of our surveys.

S2S utilizes this hazard rating protocol to evaluate ACMs present within a building that may require repair or removal procedures. The information obtained from site assessments is utilized to draft detailed specifications on the procedures to remove and or repair the ACMs (if required).

### 4.3 Accessible Areas

Building on the date of the site visit. During the DSS, all areas of the Subject Building were generally accessible for visual observation and completion of the survey, with the exception of the Roof which was partially visually inaccessible due to snow accumulation.

The following areas were generally inaccessible:

- Behind baseboards, columns or bulkheads; and
- Within enclosed pipe chases.

## 5.0 RESULTS AND DISCUSSION

### 5.1 Designated Substances Survey

A total of 15 representative suspect asbestos bulk samples (including layers) were submitted to Paracel Laboratories Ltd. in Richmond Hill, Ontario for analysis of asbestos content by Polarized Light Microscopy EPA Analysis Method 600/R-93/116 and 40 CFR, Part 763, Subpart E, App. E.

Designated Substances identified within the Subject Building by visual observations and/or bulk sampling during the DSS and from previous sampling are outlined below:

**Table 2: Designated Substances and Hazardous Materials Identified**

| Hazardous Material | Findings |
|---|---|
| | White and grey pipe fitting insulation (WSP, 2016) previously collected from Storage Room 117 (abated in 2015) was identified to contain **60-70% Chrysotile** asbestos by laboratory analysis. The asbestos containing white pipe fitting insulation was previously observed (WSP, 2016) to be present in Classrooms 210 and 211 above the drop ceiling, however it was not observed after investigating above the lay-in acoustic ceiling tiles during the current site visit and is presumed to have been abated. The asbestos containing white and grey pipe fitting insulation is assumed to be present elsewhere throughout the Subject Building in areas not accessible by visual observations (enclosed wall/ceiling cavities, pipe chases, etc.). |
| | 9" x 9" blue and grey vinyl floor tiles (WSP, 2016) previously collected from Room 204 were identified to contain **0.75% Chrysotile** asbestos by laboratory analysis. At the time of site visit, approximately 3 $ft^2$ of the asbestos containing blue and grey vinyl floor tiles were observed to be in fair condition and approximately 10 $ft^2$ were observed to be in good condition beneath the shelving unit. |
| | 12"x12" beige vinyl floor tiles with light and dark flecks (Jacques Whitford, 2008) previously collected from Storage Room 116A were identified to contain **3% Chrysotile** asbestos by laboratory analysis. At the time of the site visit, approximately 20 $ft^2$ of asbestos containing beige vinyl floor tiles with light and dark flecks were observed to be in fair condition and approximately 224 $ft^2$ were observed to be in good condition. |
| | Transite cement panels (Jacques Whitford, 2008) previously collected from the exterior soffits and sidings of the Subject Building were identified to contain **30% Chrysotile** asbestos by laboratory analysis. At the time of the site visit, approximately 185 $ft^2$ of the asbestos containing Transite cement panels were observed to be in good condition on the south, east, and north soffits as well as on the south and north siding, with the exception of 10 $ft^2$ on the south soffit, 4 $ft^2$ on the south siding and 2 $ft^2$ on the north soffit which were observed to be in fair condition. The east soffit previously observed to be in poor condition was observed to be encapsulated. |
| | Gold sink coating (S2S, 2019) present within Classrooms 114, 115, 204 and 205 was identified to contain **8% Chrysotile** asbestos by laboratory analysis. At the time of the site visit, approximately 16 $ft^2$ (4 sinks) of asbestos containing gold sink coating was observed to be in good condition. |

| Hazardous Material | Findings |
|---|---|
| | Tar, felt and asphalt on Roof Sections C-H (1956 construction date) are **presumed** to be asbestos containing until roof core sampling proves otherwise. At the time of the site visit, the presumed asbestos containing roofing materials were covered in snow, however they are presumed to be in good condition and similar to the 2025 assessment observations/findings. |
| | During the site visit, wall cavities were investigated throughout representative locations within the 1956 sections of the Subject Building to determine the presence or absence of vermiculite. Drill holes were made to provide visual access with a borescope. Upon completion of the investigation, it was determined that no evidence of vermiculite materials was observed or are presumed to be present within the Subject Building. |
| | Although not observed during the inspection, additional ACMs may be present in visually inaccessible areas of the Subject Building.<br>Refer to Appendix D for the S2S Annual ACMs Inspection Summary Table and Appendix E for the previous asbestos bulk sample locations and results. |
| Lead | Grey paint (WSP, 2016) observed on the concrete floor of the Mechanical Room was previously identified to contain **0.0084% lead** content by dry weight. At the time of the site visit, the low-level lead containing grey paint was observed to be in fair condition. |
| | Cream paint (S2S, 2021) observed on the concrete block walls in Corridor 119 was previously found to contain **0.043% lead** content by dry weight. At the time of the site visit, the low-level lead containing cream paint was observed to be in good condition. |
| | Blue/purple paint (S2S, 2021) observed on the stair railings and doors was previously found to contain **0.012% lead** content by dry weight. At the time of the site visit, the low-level lead containing blue/purple paint was observed to be in good condition, with the exception of approximately 4 linear feet which was observed to be in fair condition on the railings in Stairwell No. 3. |
| | Peach paint (S2S, 2021) observed on drywall walls within Room 122 was previously found to contain **0.0071% lead** content by dry weight. At the time of the site visit, the low-level lead containing peach paint was observed to be in good condition. |
| | Cream paint (S2S, 2021) observed on drywall walls within Room 120 was previously found to contain **0.0070% lead** content by dry weight. At the time of the site visit, the low-level lead containing cream paint was observed to be in good condition. |
| | Lead may also be present in electronic components (e.g., wiring connections, wire bundles, etc.), plumbing solder, roof flashing, noise baffles, emergency lighting |

| Hazardous Material | Findings |
|---|---|
| | batteries, and cast-iron piping gaskets (i.e., bell & spigots). Where present within the Subject Building, they are presumed to be lead-containing. |
| Mercury | Mercury in the form of vapour may be present within fluorescent light tubes observed throughout the Subject Building. Liquid mercury is also suspected to be present within the wall mounted thermometers observed within the Subject Building. At the time of the site visit, all visually observed fluorescent light tubes and wall mounted thermostats were noted to be intact and in good condition within the Subject Building. |
| Silica | Suspect crystalline silica-containing materials were observed throughout the Subject Building to be in good condition and include the following: ceiling tiles, drywall walls/ceilings, and concrete in block and brick wall finishes. |
| PCBs | Fluorescent light ballasts were observed within the Subject Building; however individual ballasts were not investigated during the DSS. In general, the majority of ballasts are not suspected to contain PCBs based on the presence of T8 bulbs (indicating new non-PCB containing ballasts). However, at the time of removal and decommissioning, all ballasts in fixtures should be investigated for PCB content at the time they are dismantled through a review of manufacture labels. |
| ODSs | ODSs are presumed to be present in older air conditioning and refrigeration equipment utilizing R-22 refrigerants that have been phased out as of 2010. Halocarbons may also be present in fire extinguishers (pre-1995), if observed within the Subject Building. At the time of the site visit, suspect ODS and halocarbon containing components/units were not observed within the Subject Building. |
| Suspect Mould | No apparent water staining/damage was observed within the Subject Building at the time of the site visit, however visual suspect mould growth was identified on one acoustic ceiling tile outside of the Gymnasium and on approximately 4 linear feet of ceramic tile mortar within the Boy's Washroom. |
| Other Designated Substances or Hazardous Materials | No other designated substances or hazardous materials were observed or are suspected to be present within the Subject Building. |

All bulk samples (for suspect ACMs) not outlined in Table 2 above, were identified to be non-asbestos containing. This includes the following materials sampled by S2S at the time of the site visit:

Non-asbestos containing:

i. Mortar (Sample Nos. BMOR-01a to BMOR-01c) associated with the exterior brick walls of the Subject Building;

ii. Grey caulking (Sample Nos. CLK-01a to CLK-1c) observed between the wall and the stairs within Stairwell 2;

iii. Grout (Sample Nos. GRT-01a to GRT-01c) associated with ceramic tile walls within the Washrooms;

iv. Yellow mastic (Sample Nos. MAS-01a to MAS-01c) associated with the carpet floor within the Main Office 125; and

v. White sink coating (Sample Nos. WSC-01a to WSC-01c) observed beneath the sinks within Classrooms 208, 215, and 216.

Additionally, the following materials were visually identified to be non-asbestos containing based on a manufactures date stamp or determined to be a material not suspected to contain asbestos and therefore, no samples were collected:

- Other flooring and ceiling finishes observed in the Subject Building consisting of concrete;
- Window caulking and glazing throughout the Subject Building on windows noted to have date stamps of 1995, 1998 and 2010;
- Door caulking surrounding the entrance doors noted to have a date stamp of 2008;
- 2'x'4 acoustic ceiling tiles with pinholes and long fissures within Classroom 211 with a date stamp of 2014; and
- Piping observed throughout the Subject Building noted to be uninsulated, PVC, metal, or insulated with fiberglass.

The survey also included an investigation for the following materials, none of which were observed within the interior or throughout the exterior of the Subject Building:

- Asbestos paper products;
- Vinyl Sheet Flooring;
- Texture coat.
- Vermiculite Insulation;
- Plaster; and

## 6.0 CONCLUSIONS AND RECOMMENDATIONS

Based on the results of the Designated Substances Survey, S2S concluded the following:

1) S2S recommends that the following asbestos containing materials identified in Table 2 be managed in place or removed following Type 1 asbestos abatement procedures in accordance with O. Reg 278/05:
    - Vinyl floor tiles (if wetted down and using hand-held tools);
    - Transite cement panels (if removed without damage); and
    - Gold sink coating.

2) S2S recommends that the following asbestos containing materials identified in Table 2 be managed in place or removed following Type 2 or Type 2 Glove Bag asbestos abatement procedures in accordance with O. Reg 278/05:
    - Pipe fitting insulation, if discovered during renovation work.

3) S2S recommends that the following asbestos containing materials identified in Table 2 be managed in place or removed following Type 3 asbestos abatement procedures in accordance with O. Reg 278/05:
    - Vinyl floor tiles (if not wetted down and power tools are used).

    Although not observed during the inspection, additional ACMs may be present in visually inaccessible areas of the Subject Building.

4) Paints identified in Table 2 above were found to contain detectible concentrations of lead. Based on visual observations during the DSS, the identified low-level lead containing paints noted in Table 2 were observed to be in good condition, with the exception of the fair condition grey paint within Mechanical Room and the fair condition blue/purple paint on the Stairwell railing. Paints with similar texture and appearance that are present throughout the Subject Building should be presumed to contain similar concentrations of lead. It is recommended that the fair condition paint be stabilized with fresh paint using appropriate worker protection.

    Lead may also be present in electronic components (e.g., wiring connections, wire bundles, etc.), ceramic tile surface coating, plumbing solder, batteries, and cast-iron piping gaskets (i.e., bell & spigots) and paints not sampled. Where present within the interior or exterior of the Subject Building, S2S presumes that they are lead-containing.

    Appropriate worker protection (i.e. respiratory protection), as outlined in "Guideline: Lead on Construction Projects", published in September 2004 and revised in April 2011 by the Occupational Health and Safety branch of the Ontario MLITSD, should be employed when conducting demolition or renovation work that will create lead dust.

5) Mercury in the form of vapour was observed to be present within the fluorescent light tubes observed throughout the Subject Building. Liquid mercury is also suspected to be present within the thermostats observed throughout the Subject Building. At the time of the site visit, all visually observed fluorescent light tubes and thermostats, where accessible, were noted to be intact and in good condition. It is recommended that disposal of out-of-service fluorescent light tubes, thermostats, or any other mercury containing materials or equipment be completed in accordance with O. Reg. 490/09 and O. Reg. 347.

6) Suspect silica-containing materials were observed throughout the Subject Building. Free crystalline silica has been linked to respiratory illnesses when inhalation of silica dust occurs. At the time of the site visit, suspect silica containing materials were observed to be in good condition. Conditions for silica to become airborne (i.e. due to extensive damage or crushing/grinding of building materials) during regular activities within the interior or

exterior of the Subject Building were not observed. Suspect silica containing materials are to be managed in place or removed following appropriate dust control measures and worker precautions (i.e. respiratory protection), as outlined in the Ontario MLITSD "Guideline – Silica on Construction Projects", April 2011, when conducting demolition or renovation work that will create silica dust.

7) Fluorescent light ballasts were observed within the Subject Building; however individual ballasts were not investigated during the DSS. In general, the majority of ballasts are not suspected to contain PCBs based on the presence of T8 bulbs (indicating new non-PCB containing ballasts). When suspect PCB containing fluorescent light fixtures, High Intensity Discharge (HID) lamps or electrical transformers are taken out of service, the ballasts or equipment should be examined to verify for the presence of PCBs. This can be performed by comparing the manufacturers date code stamped on the ballast to information presented in the document "Identification of Lamp Ballasts Containing PCBs" published by Environment Canada. Handling, waste management and storage of PCB containing materials should be carried out following procedures outlined by O. Reg. 362/90 and the federal regulation SOR/2008-273 made under CEPA.

8) Evidence of visual suspect mould growth was identified on building finishes within the Subject Building and are detailed in Table 2. S2S recommends that apparent water-stained acoustic ceiling tiles be removed by trained maintenance staff and that the sources of all apparent water staining be investigated and repaired to prevent the development of mould growth. S2S also recommends that the visual suspect mould growth be removed following Level 1 mould abatement procedures in accordance with the EACC (2015) and CCA (2018) guidelines.

It is recommended that the appropriate precautions and/or worker protection be used when dealing with any of the identified/presumed designated substances and other hazardous materials.

# 7.0 CLOSURE

This report has been prepared for the sole benefit of Peterborough Victoria Northumberland and Clarington Catholic District School Board (PVNCCDSB). S2S Environmental Inc. (S2S) understands that this report may be provided to and relied upon by contractors as background information on the location and condition of designated substances within the specified areas. Any other person or entity without the express written consent of S2S and PVNCCDSB may not rely upon the report. Any use that a party makes of this report, or any reliance on decisions made based on it, is the responsibility of such parties. S2S accepts no responsibility for damages, if any, suffered by any party as a result of decisions made or actions based on this report.

The information and conclusions contained in this report are based upon work undertaken by trained professional and technical staff in accordance with generally accepted engineering and scientific practices current at the time the work was performed.

S2S has not evaluated health risks associated with building occupant exposure to hazardous materials (i.e. designated substances, mould) which may be identified in this report. Evaluation of health risks on an individual should only be made by a licensed medical practitioner who has knowledge of the individual's medical history.

Mould is a naturally occurring organism and regardless of the findings of an assessment or effectiveness of a remediation, it could occur/reoccur when conditions are favourable. Therefore, buildings and surfaces should be maintained to prevent conditions that are favourable for mould growth. The scope of services did not include a detailed evaluation of the thermal and moisture characteristics of the exterior wall assembly, or a detailed building envelope investigation to assess all potential cause of the water infiltration that created an environment favourable to mould proliferation.

All standards, regulations and guidelines referenced in this report are subject to change with time and may no longer be applicable at a later date.

S2S makes no other representation whatsoever, including those concerning the legal significance of its findings, or as to the other legal matters addressed incidentally in this report, including but not limited to the application of any law to the facts set forth herein. With respect to regulatory compliance issues, regulatory statutes are subject to interpretation. These interpretations may change over time, thus PVNCCDSB should review such issues with appropriate legal counsel. The designated substance locations and conclusions provided are based on information obtained from visual inspection and limited sampling carried out, at the specific test locations, and information obtained from building management personnel. The results can only be extrapolated to an undefined area around the test locations. It is possible that additional, concealed designated substances may become evident during demolition/renovation activities.

The quantities provided in this report are order-of-magnitude values and are not considered exact quantities. Contractors are not to use these quantities for providing quotations and will need to inspect the areas to verify the quantity of materials and site conditions that may affect the cost of any abatement work (if required).

We trust that the above meets your current requirements. If you have any questions or require additional information, please do not hesitate to contact the undersigned.

Respectfully submitted,

**S2S ENVIRONMENTAL INC.**

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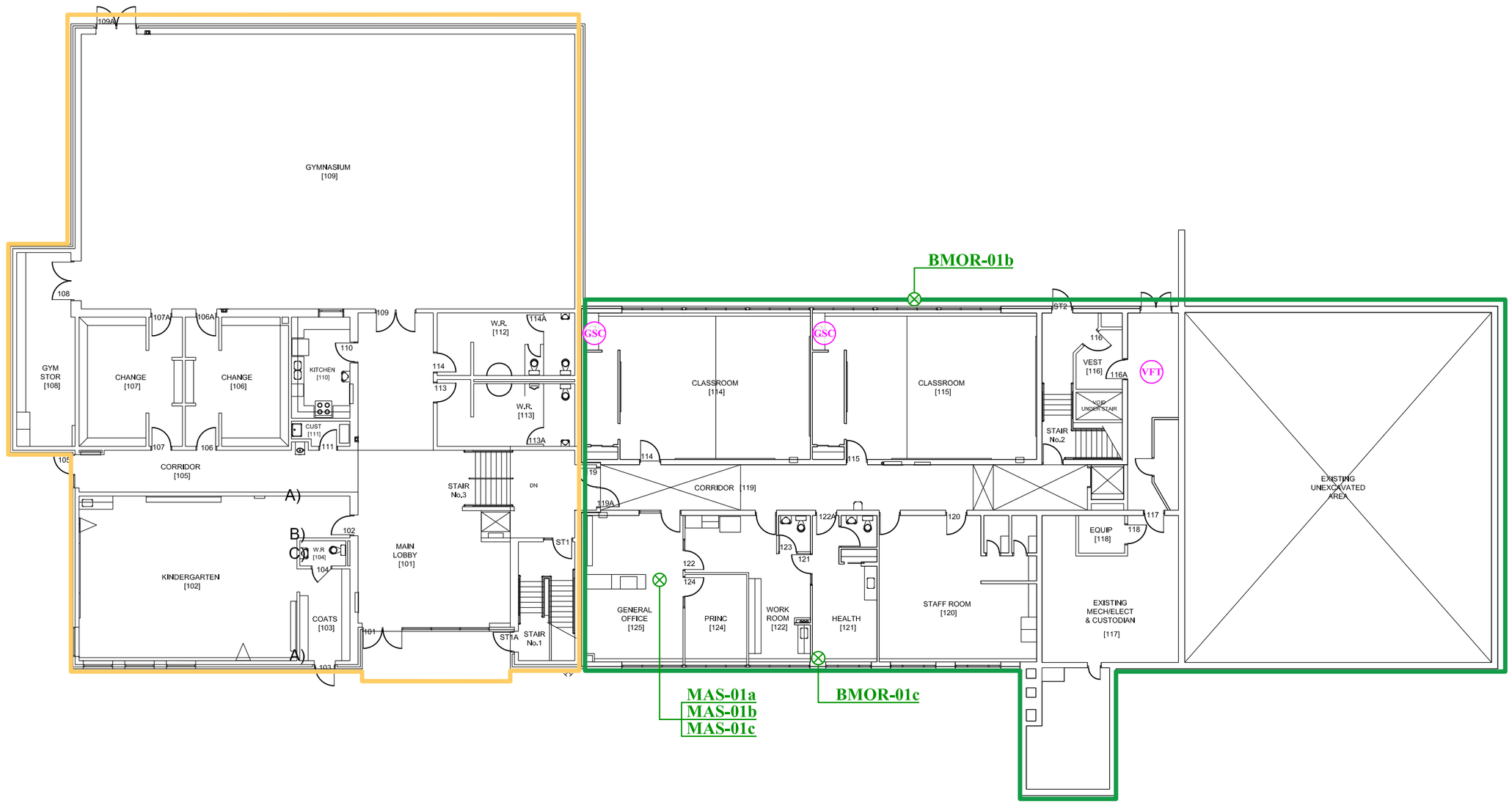
# APPENDIX A

# SITE DRAWINGS




S2S Environmental Inc.

**LEGEND:**

⊗ ASBESTOS BULK SAMPLE

ADDITION AND CONSTRUCTION YEARS:

ORIGINAL BUILDING 1956

2000 ADDITION

ASBESTOS CONTAINING MATERIALS:

GSC GOLD SINK COATING

VFT VINYL FLOOR TILES

ALTHOUGH NOT SHOWN ON THE DRAWING, ASBESTOS CONTAINING PIPE FITTING INSULATION IS ASSUMED TO BE PRESENT IN VISUALLY INACCESSIBLE AREAS.

**NOTE:**

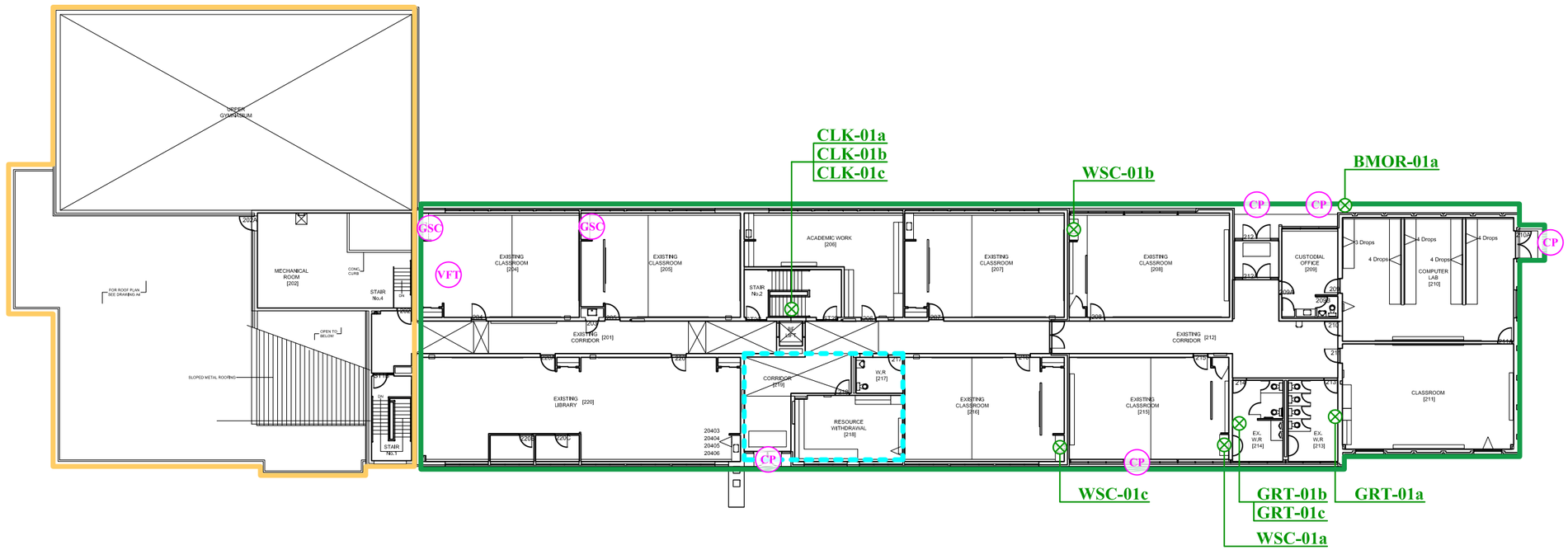
ALL HAZARDOUS MATERIALS MAY NOT BE DEPICTED ON THE DRAWING.
REFER TO THE CORRESPONDING REPORT FOR ADDITIONAL INFORMATION.
LEGEND ITEMS ARE DEPENDENT ON COLOR, PRINTING IN GREY-SCALE MAY CHANGE DRAWING INTERPRETATION.
BASE DRAWING PROVIDED BY CLIENT.

# DESIGNATED SUBSTANCES SURVEY

**SITE LOCATION:**
**76 ROBINSON STREET**
**PETERBOROUGH, ONTARIO**

**FLOOR/AREA:**
**MAIN FLOOR**

| DATE: | PROJECT #: |
|---|---|
| JAN 5, 2026 | 13140.02 |
| **DRAWN BY:** UP | **DRAWING #:** 1 |
| **SCALE:** NOT TO SCALE | |




S2S Environmental Inc.

**LEGEND:**

- ⊗ ASBESTOS BULK SAMPLE

ADDITION AND CONSTRUCTION YEARS:

- ORIGINAL BUILDING 1956
- 2000 ADDITION
- WORK AREA

ASBESTOS CONTAINING MATERIALS:

- GSC — GOLD SINK COATING
- VFT — VINYL FLOOR TILES
- CP — CEMENT PANEL

ALTHOUGH NOT SHOWN ON THE DRAWING, ASBESTOS CONTAINING PIPE FITTING INSULATION IS ASSUMED TO BE PRESENT IN VISUALLY INACCESSIBLE AREAS.

**NOTE:**

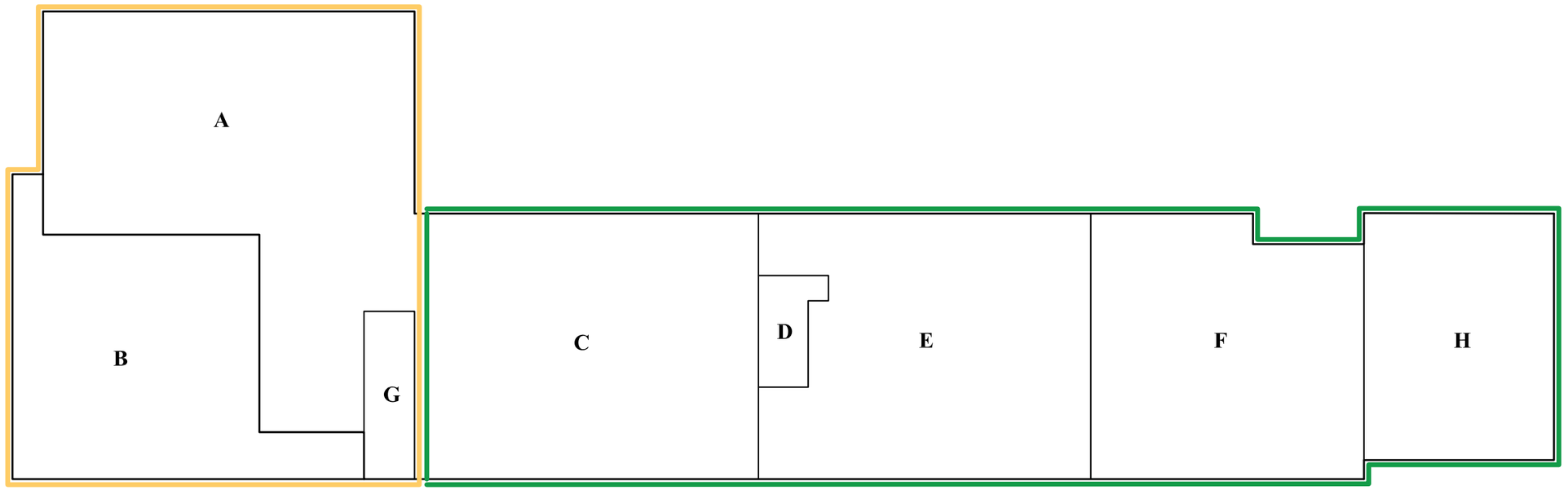
ALL HAZARDOUS MATERIALS MAY NOT BE DEPICTED ON THE DRAWING.
REFER TO THE CORRESPONDING REPORT FOR ADDITIONAL INFORMATION.
LEGEND ITEMS ARE DEPENDENT ON COLOR, PRINTING IN GREY-SCALE MAY CHANGE DRAWING INTERPRETATION.
BASE DRAWING PROVIDED BY CLIENT.

# DESIGNATED SUBSTANCES SURVEY

**SITE LOCATION:**
**76 ROBINSON STREET PETERBOROUGH, ONTARIO**

**FLOOR/AREA:**
**SECOND FLOOR**

| DATE: | PROJECT #: |
|---|---|
| JAN 5, 2026 | 13140.02 |
| **DRAWN BY:** UP | **DRAWING #:** 2 |
| **SCALE:** NOT TO SCALE | |




N
TRUE

S2S Environmental Inc.

**LEGEND:**

ADDITION AND CONSTRUCTION YEARS:

- ORIGINAL BUILDING 1956
- 2000 ADDITION

ALTHOUGH NOT SHOWN ON THE DRAWING, THE BUILT-UP ROOFING SYSTEM (ROOF SECTIONS C TO H) ARE TO BE PRESUMED ASBESTOS CONTAINING UNTIL FURTHER SAMPLING PROVES OTHERWISE.

**NOTE:**

ALL HAZARDOUS MATERIALS MAY NOT BE DEPICTED ON THE DRAWING.
REFER TO THE CORRESPONDING REPORT FOR ADDITIONAL INFORMATION.
LEGEND ITEMS ARE DEPENDENT ON COLOR, PRINTING IN GREY-SCALE MAY CHANGE DRAWING INTERPRETATION.
BASE DRAWING PROVIDED BY CLIENT.

# DESIGNATED SUBSTANCES SURVEY

**SITE LOCATION:**
**76 ROBINSON STREET PETERBOROUGH, ONTARIO**

**FLOOR/AREA:**
**ROOF**

| DATE: | PROJECT #: |
|---|---|
| JAN 5, 2026 | 13140.02 |
| **DRAWN BY:** UP | **DRAWING #:** 3 |
| **SCALE:** NOT TO SCALE | |

# APPENDIX B

# SELECTED PHOTOGRAPHS

**Photo 1: View of the asbestos containing 9”x9” blue/grey vinyl floor tiles (see arrow) observed to be in fair condition beneath the shelving unit within Classroom 204.**

**Photo 2: View of the asbestos containing 12”x12” beige vinyl floor tiles with light and dark flecks (see arrow) observed to be in fair condition within Storage Room 116A.**

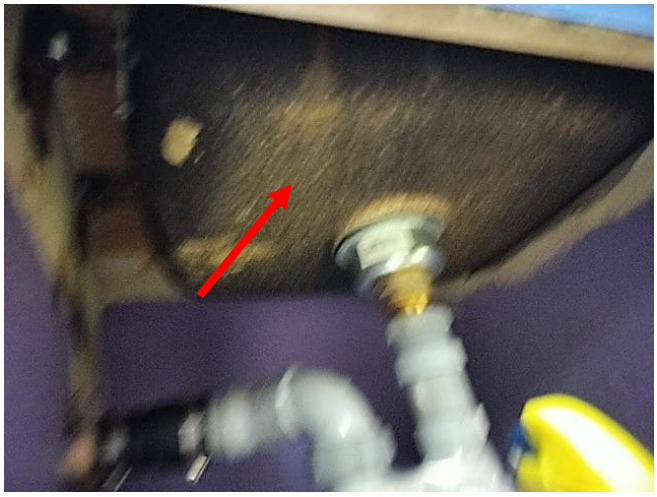


**Photo 3: View of the asbestos containing gold sink coating (see arrow) observed to be in good condition within Classroom 115.**

**Photo 4: View of the encapsulated asbestos containing cement board (see arrow) observed to be in good condition on east exterior soffits.**

**Photo 5: View of the asbestos containing cement board (see arrow) observed to be in fair condition at the exterior of Corridor 219.**

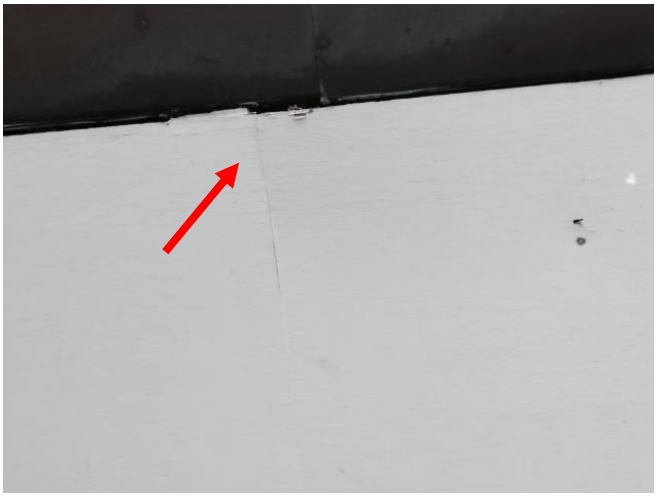


**Photo 6: Additional close-up view of the asbestos containing cement board (see arrow) observed to be in fair condition at the exterior of Corridor 219.**

**Photo 7: View of the asbestos containing cement board (see arrow) observed to be in good condition on siding near the Parking Lot of the Subject Building.**

**Photo 8: View of the low-level lead containing grey paint (see arrow) observed to be in fair condition on the floor of the Mechanical Room.**

**Photo 9: View of the visual suspect mould growth (see arrow) observed on the non-asbestos containing ceramic tile grout on the wall within the Boy's Washroom.**

**Photo 10: View of the non-asbestos containing brick mortar (see arrow) observed on the exterior walls throughout the Subject Building.**


**Photo 11: View of the borescope (see arrow) observing within the drill hole conducted in Classroom 210 during the vermiculite investigation.**

**Photo 12: View of the visual suspect mould growth (see arrow) observed on the non-asbestos containing acoustic ceiling tile outside of the Gymnasium Door.**

# APPENDIX C

# LABORATORY CERTIFICATE OF ANALYSIS

PARACEL LABORATORIES LTD.

TRUSTED.
RESPONSIVE.
RELIABLE.

15 - 6800 Kitimat Rd
Mississauga, ON, L5N 5M1
1-800-749-1947
www.paracellabs.com

# Certificate of Analysis

**S2S Environmental Inc.**

1099 Kingston Rd., Suite 260
Pickering, ON L1V 1B5
Attn: Kailey Russill

Client PO: 13140-10
Project: Immaculate Conception - 13140.02
Custody: 81399

Report Date: 12-Jan-2026
Order Date: 5-Jan-2026

**Order #: 2602054**

This Certificate of Analysis contains analytical data applicable to the following samples as submitted :

| Paracel ID | Client ID |
|---|---|
| 2602054-01 | BMOR-01a |
| 2602054-02 | BMOR-01b |
| 2602054-03 | BMOR-01c |
| 2602054-04 | CLK-01a |
| 2602054-05 | CLK-01b |
| 2602054-06 | CLK-01c |
| 2602054-07 | GRT-01a |
| 2602054-08 | GRT-01b |
| 2602054-09 | GRT-01c |
| 2602054-10 | MAS-01a |
| 2602054-11 | MAS-01b |
| 2602054-12 | MAS-01c |
| 2602054-13 | WSC-01a |
| 2602054-14 | WSC-01b |
| 2602054-15 | WSC-01c |

Approved By:

Emma Diaz

Lab Manager

Certificate of Analysis

**Client: S2S Environmental Inc.**

**Client PO: 13140-10**

Report Date: 12-Jan-2026

Order Date: 5-Jan-2026

**Project Description: Immaculate Conception - 13140.02**

## Asbestos, PLM Visual Estimation MDL - 0.5%

| Paracel ID | Sample Date | Colour | Description | Asbestos Detected | Material Identification | % Content |
|---|---|---|---|---|---|---|
| 2602054-01 | 31-Dec-25 | Grey | Mortar | No | **Client ID: BMOR-01a** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-02 | 31-Dec-25 | Grey | Mortar | No | **Client ID: BMOR-01b** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-03 | 31-Dec-25 | Grey | Mortar | No | **Client ID: BMOR-01c** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-04 | 31-Dec-25 | Grey | Caulking | No | **Client ID: CLK-01a** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-05 | 31-Dec-25 | Grey | Caulking | No | **Client ID: CLK-01b** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-06 | 31-Dec-25 | Grey | Caulking | No | **Client ID: CLK-01c** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-07 | 31-Dec-25 | White | Grout | No | **Client ID: GRT-01a** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-08 | 31-Dec-25 | White | Grout | No | **Client ID: GRT-01b** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-09 | 31-Dec-25 | White | Grout | No | **Client ID: GRT-01c** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-10 | 31-Dec-25 | Yellow | Mastic | No | **Client ID: MAS-01a** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-11 | 31-Dec-25 | Yellow | Mastic | No | **Client ID: MAS-01b** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-12 | 31-Dec-25 | Yellow | Mastic | No | **Client ID: MAS-01c** **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-13 | 31-Dec-25 | White | Coating | No | **Client ID: WSC-01a** **Material:** | |
| | | | | | Non-Fibers | 100 |

Certificate of Analysis

**Client: S2S Environmental Inc.**

**Client PO: 13140-10**

Report Date: 12-Jan-2026

Order Date: 5-Jan-2026

**Project Description: Immaculate Conception - 13140.02**

## Asbestos, PLM Visual Estimation MDL - 0.5%

| Paracel ID | Sample Date | Colour | Description | Asbestos Detected | Material Identification | % Content |
|---|---|---|---|---|---|---|
| 2602054-14 | 31-Dec-25 | White | Coating | No | **Client ID: WSC-01b** | |
| | | | | | **Material:** | |
| | | | | | Non-Fibers | 100 |
| 2602054-15 | 31-Dec-25 | White | Coating | No | **Client ID: WSC-01c** | |
| | | | | | **Material:** | |
| | | | | | Non-Fibers | 100 |

Total Analyses = 15

## Analysis Summary Table

| Analysis | Method Reference/Description | Lab Location | Lab Accreditation | Analysis Date |
|---|---|---|---|---|
| Asbestos, PLM Visual Estimation | EPA 600/R-93/116 | 1 - Mississauga | CALA 3762 | 12-Jan-26 |

Mississauga Lab: 15 - 6800 Kitimat Rd Mississauga, Ontario, L5N 5M1

## Work Order Revisions | Comments

None

## Other Report Notes

Samples were analysed as received. Paracel is not responsible for inherent analytical limitations. Analytes in bold indicate asbestos mineral content. All samples where asbestos is detected below 1% include quantity verification with additional analysis steps including gravimetric reduction and/or point counting. Problem matrices, such as those high in cellulose and/or non-friable organically bound materials, routinely include additional gravimetric reduction to remove interfering fibers/binders. Content denoted as '<MDL' indicates trace asbestos was observed below the noted detection limit, but could not be accurately quantified. Content denoted as 'Present' indicates that only a qualitative analysis was possible as a consequence of the sample matrix. Sample collection according to the regulation/method recommendations is the responsibility of the client.

MMVF: Man Made Vitreous Fibers: Fiberglass, Mineral Wool, Rockwool, Glasswool

# APPENDIX D

# S2S ACMs INSPECTION SUMMARY TABLE

## S2S ACMs Inspection Summary Table
## Immaculate Conception Catholic Elementary School (#106) – 76 Robinson St, Peterborough, Ontario

| Specific Location | Material | Acronym on Drawing | Quantity | Friable /Non-Friable | % and Type of ACM | Condition | Response Action Priority | Comments |
|---|---|---|---|---|---|---|---|---|
| Throughout | White/Grey Pipe Fitting Insulation | PI* | N/A | Friable | 60-70% Chrysotile | Good | Priority 3 | Manage in Place. Not observed during 2022 to 2025 surveys. Presume to be present within visually inaccessible areas throughout the Subject Building. |
| Storage Room 116A | 12”x12” Beige with Light and Dark Flecks Vinyl Floor Tile | FT | 224 $ft^2$ | Non-Friable | 3% Chrysotile (Jacques Whitford, 2008) | Good | Priority 3 | Sampling by WSP (2016) indicates material to be non-asbestos containing. However, Jacques Whitford (2008) identified material as asbestos containing. S2S presumes material to be asbestos containing until further sampling proves otherwise. Jacques Whitford Report (2008) not available for review by S2S. Manage in Place. |
| | | | 20 $ft^2$ | | | Fair | Priority 1 | Monitor for further deterioration. If further deterioration occurs, remove or replace following Type 1 abatement procedures. |
| Classroom 204 (beneath shelving unit) | 9”x9” Blue and Grey Vinyl Floor Tile | FT | 10 $ft^2$ | Non-friable | 0.75% Chrysotile | Good | Priority 3 | Present in similar condition beneath current 12”x12” vinyl floor tiles. Manage in Place. Monitor for further deterioration. If further deterioration occurs, remove or replace following Type 1 abatement procedures. |
| | | | 3 $ft^2$ | | | Fair | Priority 2 | |

## S2S ACMs Inspection Summary Table
## Immaculate Conception Catholic Elementary School (#106) – 76 Robinson St, Peterborough, Ontario

| Specific Location | Material | Acronym on Drawing | Quantity | Friable /Non-Friable | % and Type of ACM | Condition | Response Action Priority | Comments |
|---|---|---|---|---|---|---|---|---|
| Exterior Soffit and Siding – South Soffit, East Soffit, North Soffit, South Siding, and North Siding | Transite Cement Panel | CP | 185 $ft^2$ | Non-friable | 30% Chrysotile (Jacques Whitford, 2008) | Good | Priority 3 | Jacques Whitford Report (2008) not available for review by S2S. Remove or replace following Type 1 abatement procedures. Manage in Place. |
| South Soffit | | | 10 $ft^2$ | | | Fair | Priority 2 | Loose and sagging soffit. Monitor for further deterioration. If further deterioration occurs, remove or replace following Type 1 abatement procedures. |
| South Siding | | | 4 $ft^2$ | | | Fair | Priority 2 | Monitor for further deterioration. If further deterioration occurs, remove or replace following Type 1 abatement procedures. |
| East Siding | | | 2 $ft^2$ | | | Good | Priority 3 | Previously observed to be in poor condition, however at the time of the site visit the siding was observed to be encapsulated. |
| North Soffit | | | 2 $ft^2$ | | | Fair | Priority 1 | Monitor for further deterioration. If further deterioration occurs, remove or replace following Type 1 abatement procedures. |
| Classrooms 114, 115, 204 and 205 | Gold Acoustic Sink Coating | GSC | (4 Sinks) 16 $ft^2$ | Non-friable | 8% Chrysotile | Good | Priority 3 | Manage in Place. |

## S2S ACMs Inspection Summary Table
## Immaculate Conception Catholic Elementary School (#106) – 76 Robinson St, Peterborough, Ontario

| Specific Location | Material | Acronym on Drawing | Quantity | Friable /Non-Friable | % and Type of ACM | Condition | Response Action Priority | Comments |
|---|---|---|---|---|---|---|---|---|
| Exterior Rooftop (Roof Sections C-H) | Tar, Felt, Asphalt | N/A | 22,980 $ft^2$ | Non-Friable | Presumed | Good | Priority 3 | Manage in Place. |

# APPENDIX E

# HISTORIC BULK ASBESTOS AND LEAD SAMPLING LOCATIONS AND RESULTS

# Historic Bulk Asbestos Sampling Locations and Results – Immaculate Conception Elementary School, 76 Robinson St, Peterborough, Ontario

| Floor Level | Sample Number | Functional Space | Description | Consultant/Year | Sample Results | List Samples Numbers For: | | | No. of Samples Analyzed |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | Positive Samples | Negative Samples | Not Analyzed | |
| 1 | 106-1 | Custodian storage | Vinyl Floor Tile - 12"x12", beige w/ light and dark flecks | WSP/2016 | None Detected | | 106 - 1A to C | | 3 |
| 1 | 106-1 (layer) | Custodian storage | Light grey/tan floor tile mastic, floor levelling compound | | None Detected | | 106-1A, B | | 2 |
| 1,2 | 106-2 | Throughout | Drywall joint compound, white | | None Detected | | 106-2A to E | | 5 |
| 1,2 | 106-2 (layer) | Throughout (Exact Location Undisclosed by WSP) | Brown/white sheetrock | | None Detected | | 106-2C | | 1 |
| 1 | 106-3 | Corridor, classrooms, above drop-ceiling | Pipe straight insulation | | None Detected | | 106-3A to C | | 3 |
| 1 | 106-4 | Staff room | Vinyl Floor Tile - 12"x12", grey w/ light and dark flecks | | None Detected | | 106-4A to C | | 3 |
| 1 | 106-4 (layer) | Staff room | Black/grey/tan mastic, floor levelling compound | | None Detected | | 106-4A to C | | 3 |
| 1,2 | 106-5 | Health room, classrooms | Vinyl Floor Tile - 12"x12", beige w/ dark beige flecks | | None Detected | | 106-5A to E | | 5 |
| 1,2 | 106-5 (layer) | Health room, classrooms | Black/grey/tan mastic, floor levelling compound | | None Detected | | 106-5A, B, D | | 3 |
| **1** | **106-6** | **Custodian storage, classrooms** | **Grey pipe fitting insulation** | | **60% Chrysotile** | **106-6B** | **106-6A** | **106-6C** | **2** |
| 2 | 106-7 | Mechanical mezzanine | White flange end insulation | | None Detected | | 106-7A to C | | 3 |
| 2 | 106-8 | Classrooms | Vinyl Floor Tile - 12"x12", beige w/ brown streaks | | None Detected | | 106-8A to C | | 3 |

| Floor Level | Sample Number | Functional Space | Description | Consultant/Year | Sample Results | List Samples Numbers For: | | | No. of Samples Analyzed |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | Positive Samples | Negative Samples | Not Analyzed | |
| **2** | **106-9** | **Classroom 204 below shelving (remnant)** | **Vinyl Floor Tile - 9"x9", blue/grey** | | **0.75% Chrysotile** | **106-9A** | | **106-9B, C** | **1** |
| 2 | 106-9 (layer) | Classroom 204 below shelving (remnant) | Black mastic | | None Detected | | 106-9A, C | | 2 |
| 2 | 106-10 | Library | Acoustic Ceiling Panel - 2' x 2', small pinholes and bumpy texture | | None Detected | | 106-10A to C | | 3 |
| 2 | 106-11 | Resource room, above drop-ceiling | Fibrous fireproofing, grey | | None Detected | | 106-11A to C | | 3 |
| 2 | 106-12 | Custodian office | Vinyl Floor Tile - 12"x12", off-white w/ grey flecks | | None Detected | | 106-12A to C | | 3 |
| 2 | 106-12 (layer) | Custodian office | Tan Mastic | | None Detected | | 106-12A to C | | 3 |
| **2** | **106-13** | **Classrooms 210 & 211, above drop-ceiling** | **White pipe fitting insulation** | | **70% Chrysotile** | **106-13A** | | **106-13B, C** | **1** |
| Roof | RC-01a to c | Roof Section B | Roof core | S2S/2019 | None Detected | | RC-01a, layers “A” &” B”, RC-01b, c, layers “A” to “C” | | 3 |
| Roof | RC-02a to c | Roof Section A | Roof core | | None Detected | | RC-02a,b, layers “A” &” B”, RC-02c, layers “A” to “C” | | 3 |
| **1** | **GSC-01a** | **Room 114** | **Gold sink coating** | | **8% Chrysotile** | **GSC-01a** | | | **1** |
| **1** | **GSC-01b** | **Room 115** | | | | **GSC-01b** | | | **1** |
| **2** | **GSC-01c** | **Room 204** | | | | **GSC-01c** | | | **1** |

| Floor Level | Sample Number | Functional Space | Description | Consultant/Year | Sample Results | List Samples Numbers For: | | | No. of Samples Analyzed |
|---|---|---|---|---|---|---|---|---|---|
| | | | | | | Positive Samples | Negative Samples | Not Analyzed | |
| 1 | AC-01 | Corridor 119 & Room 120 | Brown corrugated cardboard linear pipe insulation | S2S/2021 | None Detected | | AC-01a to c, layers “A” & “B” | | 3 |
| 1 | AC-02 | Rooms 114 & 115 | White corrugated cardboard linear pipe insulation | | None Detected | | AC-02a to c, layers “A” & “B” | | 3 |
| 1 | ACT-01 | Rooms 114 & 115 | 2’x2’ ACT with long fissures & small pinholes | | None Detected | | ACT-01a to c | | 3 |
| 1 | ACT-02 | Rooms 119, 120 & 121 | 2’x4’ ACT with random fissures & small pinholes | | None Detected | | ACT-02a to c | | 3 |
| 1 | DJC-01 | Rooms 120 & 121 | Drywall joint compound | | None Detected | | DJC-01a to e | | 5 |
| 1 | MOR-01 | Corridor 119 | Cement mortar on concrete block walls | | None Detected | | MOR-01a to g | | 7 |
| 2 | MOR-02 | Corridor 201 | Cement mortar on concrete block walls | | None Detected | | MOR-02a to e | | 5 |
| 1 | VFT-01 | Room 122 | 12”x12” yellow vinyl floor tiles & associated mastic | | None Detected | | VFT-01a to c, layers “A” & “B” | | 3 |
| 2 | VFT-02 | Room 220 | 12”x12” off-white vinyl floor tiles with brown flecks and associated mastic | | None Detected | | VFT-02a to c, layers “A” & “B” | | 3 |
| Ext | BMOR-01 | Walls | Exterior Brick Mortar | S2S/2025 | None Detected | | BMOR-01a to c | | 3 |
| 2 | CLK-01 | Stairwell 2 | Grey Caulking | | None Detected | | CLK-01a to c | | 3 |
| 2 | GRT-01 | Washrooms 214 & 215 Wall | White Ceramic Tile Grout | | None Detected | | GRT-01a to c | | 3 |
| 1 | MAS-01 | General Office 125 | Yellow Carpet Mastic | | None Detected | | MAS-01a to c | | 3 |
| 2 | WSC-01 | Rooms 208, 215 & 216 | White Sink Coating | | None Detected | | WSC-01a to c | | 3 |

# Historic Bulk Lead Paint Sampling Locations and Results – Immaculate Conception Catholic Elementary School, 76 Robinson Street, Peterborough, Ontario

| Floor Level | Sample Number | Functional Space | Description | Consultant/Year | Lead Content by Weight (%)* | Condition | Comments |
|---|---|---|---|---|---|---|---|
| **1** | **106-L1** | **Mechanical room floor** | **Grey paint from floor** | WSP/2016 | **0.0084** | **Fair** | **Lead-containing paint. Recommended that paint be abated or stabilized with the application of a new paint over top. Manage in place.** |
| 1 | 106-L2 | Stairwell 2 | Blue/Purple paint from stairs, railings & doors | | <0.014* | N/A | |
| 1 | 106-L3 | Stairwell 2 | White paint from Walls | | <0.0092* | N/A | |
| **1** | **LS-01** | **Corridor 119** | **Cream paint from concrete block walls** | S2S/2021 | **0.043** | **Good** | **Lead-containing paint. Manage in place.** |
| **1** | **LS-02** | **Room 125** | **Blue/Purple paint from stairs, railings & doors** | | **0.012** | **Good/Fair** | **Lead-containing paint. Recommended that paint be abated or stabilized with the application of a new paint over top. Manage in place.** |
| **1** | **LS-03** | **Room 122** | **Peach paint on drywall** | | **0.0071** | **Good** | **Lead-containing paint. Manage in place.** |
| **1** | **LS-04** | **Room 120** | **Cream paint on drywall** | | **0.0070** | **Good** | **Lead-containing paint. Manage in place.** |

Note: *Sample identified to be below the detection limit of the laboratory and therefore considered to be a non-lead containing