



INSPECTION REPORT

Facility Inspected Climate Control Storage
3200 South Cherokee Lane
Woodstock, Georgia 30188

Inspection Date: July 26, 2022

Facility Programmatic ID 3601455708
LAT: 34.0861 LON: -84.4705

Inspection Type Clean Air Act (CAA)
National Emission Standards for Hazardous Air Pollutants (NESHAP) - Asbestos

Inspectors Pamela Storm (lead inspector)
Tony Spann (Inspector-in-Training)

Introduction

An inspection pursuant to Section 114 of the CAA was conducted on July 26, 2022, at Climate Control Storage located at 3200 South Cherokee Lane in Woodstock, Georgia 30188 (the facility). The unannounced inspection was conducted by Pamela Storm who possesses EPA inspector credentials to conduct CAA NESHAP asbestos inspections and Tony Spann. Mr. Spann also possesses EPA inspector credentials and was participating in this inspection to meet training requirements to conduct CAA NESHAP asbestos inspections.

Construction activity was observed at the site when the EPA inspectors were in the field performing oversight inspections. Permit #PDEMO-000031-2018 was obtained from the City of Woodstock for the demolition of a single-family, residential structure previously located at the address of the facility by Shamrock Building Systems, Inc. located at 1298 Concord Road in Smyrna, Georgia 30080 (Kevin Allaf: phone 470-433-7203). The permit was issued on November 13, 2018, and it expired on November 13, 2019. The purpose of the inspection was to determine compliance with the CAA NESHAP Asbestos Standard and the regulations promulgated at 40 CFR Part 61, Subpart M, for renovation/demolition activities conducted at this facility.

The EPA Region 4 CAA NESHAP asbestos program targets facilities for inspection located in the State of Georgia based on tips/complaints; permits issued on a local level; and demolition and/or renovation/abatement notices sent to the State. This inspection was conducted based on inspectors observing construction activity at the site when in the field performing inspections based on permits.

Facility Information

A Climate Control Storage is currently being built at 3200 South Cherokee Lane in Woodstock, Georgia 30188.

Inspection

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EPA inspectors observed construction activity at the facility when conducting other asbestos inspections. Upon arrival at the facility, inspectors spoke with Brian Najuch, the Superintendent at the site, who works for Shamrock Building Systems, Inc. Inspectors presented their inspector credentials and explained that EPA was conducting routine oversight inspections in the vicinity to determine compliance with the Asbestos NESHAP and observed construction activity at the facility. Since this construction activity could involve renovation/demolition activity subject to the Asbestos NESHAP, EPA inspectors were performing this inspection to determine compliance with the Asbestos NESHAP. Mr. Najuch explained that the facility was an entirely new build at the facility address, and no renovation/demolition had occurred at the facility. He provided contact information for Danielle Burke, the facility owner with Shamrock Building Systems, Inc.

After this inspection, EPA obtained a copy of demolition permit #PDEMO-000031-2018 from the City of Woodstock. This permit was issued on November 13, 2018, to Shamrock Building Systems, Inc. The permit listed Kevin Allaf (kallaf@shamrockbuildingsystems.com) as the contact who applied for the permit. The permit expired on November 13, 2019. The permit was issued for the demolition of a single-family house that was previously located at the facility's address.

Mill Creek Environmental Services, Inc. of Dawsonville, Georgia performed a thorough inspection for asbestos-containing materials at the house on August 14, 2018. The inspection report dated August 22, 2018, describes the house as one, two-story residential structure of approximately 2700 square feet with three bedrooms and three bathrooms. Ten samples of suspect asbestos-containing material taken as a part of this survey were all non-detect for asbestos. The thorough inspection requirement of the Asbestos NESHAP, contained in 40 C.F.R. Section 61.145(a) of the Asbestos NESHAP, does not apply to one, single-family home that is a quadplex or smaller, that has always been used residentially, and that is not a part of a larger project. Since this house is not considered to be a regulated facility, the Asbestos NESHAP was not applicable to its demolition. The report listed Federico Rypin (FRypin@shamrockbuildingsystems.com) as the contact for Shamrock Building Systems, Inc. to whom the survey was sent.

Conclusion

The Climate Control Storage is new construction at a site where a single-family, residential structure was previously demolished. A thorough inspection for asbestos was conducted for this residential structure prior to its demolition, and no asbestos-containing materials were found. The Asbestos NESHAP was not applicable in this situation. This investigation will be closed.

Report Approval

This inspection report was written by:

PAMELA STORM

Pamela Storm, Lead Inspector

Digitally signed by PAMELA STORM

Date: 2022.09.21 09:49:43 -04'00'

Date

This inspection report was approved by:

TODD GROENDYKE

Digitally signed by TODD GROENDYKE
Date: 2022.09.20 15:00:14 -04'00'

Todd Groendyke, Chief
South Air Enforcement Section

Date