



INSPECTION REPORT

Facility Inspected 10009 Highway 92
Woodstock, Georgia 30188

Inspection Date: July 26, 2022

Facility Programmatic ID 3601457612
LAT: 34.0864 LON: -84.5206

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 10009 Highway 92 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.

The facility was renovated from the former O'Charley's restaurant to the Casa Lobo restaurant currently at the location. EPA inspectors were informed that the facility was renovated by the City of Woodstock. Demolition Permit #PDEMO-000005-2022 was issued by the City of Woodstock on April 25, 2022, for the demolition. The renovations had been completed at the time of this inspection. 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 the renovation activity identified by the City of Woodstock.

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 information received from the City of Woodstock.

Facility Information

The facility was an O'Charley's restaurant that was subject to interior renovations to be the current Casa Lobo restaurant.

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The renovation of the facility had been completed at the time of this inspection. Upon arrival at the facility, inspectors spoke with Ralph Lobo, Casa Lobo manager. Inspectors presented their inspector credentials and explained that EPA was conducting the routine oversight inspection of the renovation activity to determine

compliance with the Asbestos NESHAP. Mr. Lobo explained that interior renovations had included the refinishing of floors, new signs, and a new bar. Mr. Lobo did not know if an asbestos inspection was completed prior to the renovation of the facility.

After this inspection, EPA obtained a copy of an asbestos survey report from the City of Woodstock dated June 12, 2020, for an asbestos inspection of the facility performed by Insite Environmental, LLC on June 8, 2020. This inspection (IE project number: IE-NMW10009-0620) was performed by an accredited asbestos inspector at the request of North Metro Waste and Hauling, Inc. located at 149 River Mill Road in Ballground, Georgia 30107. This survey indicated that asbestos was not detected in amounts greater than the Asbestos NESHAP regulatory threshold of 1% in any of the sampled building materials suspected to be asbestos-containing materials.

Conclusion

The thorough inspection requirement of the Asbestos NESHAP, contained in 40 C.F.R. Section 61.145(a), was met prior to the renovation of the facility. No asbestos-containing materials were discovered in the facility during this inspection. Since no materials were identified as regulated asbestos-containing materials as a result of the thorough inspection, no additional Asbestos NESHAP requirements were applicable to this renovation. Since no Asbestos NESHAP violations were discovered in this investigation, this case will be closed.

Report Approval

This inspection report was written by:

PAMELA STORM

Digitally signed by PAMELA STORM
Date: 2022.09.26 05:11:50 -04'00'

Pamela Storm, Lead Inspector

Date

This inspection report was approved by:

TODD GROENDYKE

Digitally signed by TODD GROENDYKE
Date: 2022.09.23 10:42:06 -04'00'

Todd Groendyke, Chief
South Air Enforcement Section

Date