



## INSPECTION REPORT

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**Facility Inspected:** 1800 Seerview Place  
Lawrenceville, Georgia 30043

**Inspection Date:** September 18, 2024

**Facility Programmatic ID:** 3601726109  
Latitude: 33.9830 / Longitude: -84.0587

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

**Inspector:** Tony Spann

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### Introduction

An inspection pursuant to Section 114 of the CAA was conducted on September 18, 2024, at 1800 Seerview Place in Lawrenceville, Georgia 30043 (the Facility). The unannounced inspection was conducted by Tony Spann and Pamela Storm who possess EPA inspector credentials to conduct CAA NESHAP asbestos inspections.

The Facility, which had been demolished, was a community pool house or clubhouse. The inspectors discovered that demolition activity had occurred at the Facility by obtaining a copy of Permit #COMBLD2024-00057 issued by the Gwinnett County Building Department on February 2, 2024. The permit was issued for the demolition of the Facility for Clairemont Subdivision Pool House, the tenant. Demolition activity was not observed 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 C.F.R. Part 61, Subpart M, for the demolition activity conducted at the 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; demolition and/or renovation/abatement notices sent to the State; and other relevant information concerning renovation/demolition activities at regulated facilities. This inspection was conducted based on the aforementioned permit for demolition activity at the Facility.

### Facility Information

The Facility is a community pool house or clubhouse.

### Inspection

Demolition activity was not occurring at the Facility at the time of this inspection. It appeared that demolition activity had recently been completed. The pool house or clubhouse was no longer present. Only the concrete slab and two propane tanks remained. The pool area was posted and surrounded by a fence. No workers were present onsite at the time of this inspection.

## Conclusion

EPA will discuss the demolition activity with the owners/operators to determine if the requirements of the Asbestos NESHAP were met when conducting the demolition activity.

## Report Approval

This inspection report was written by:

TONY  
SPANN

Digitally signed by TONY  
SPANN  
Date: 2024.11.18  
07:15:27 -05'00'

11/18/24

Tony Spann, Inspector

Date

This inspection report was approved by:

JASON  
DRESSLER

Digitally signed by JASON  
DRESSLER  
Date: 2024.11.15  
15:31:29 -05'00'

11/15/24

Jason Dressler, Chief

Date

North Air Enforcement Section