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-Auto Cad
- ▼ Work Area Monitoring &
On-Site Analysis
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- ▼ Sampling - Bulk & XRF
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- ▼ Confined Space Rescue
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- ▼ Occupational Noise Exposure Monitoring
- ▼ Worker Exposure Monitoring
- ▼ Safety Audits

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May 7, 2019

Near East Area Renewal (N.E.A.R.)
2236 East 10th Street
Indianapolis, Indiana 46201

Re: Results of Lead-in-Paint Risk Assessment
Site – 804 Rural Street
Indianapolis, Indiana
ACT Project No. 190043

Per your request, ACT Environmental Services, Inc. (ACT) performed a lead paint risk assessment, on May 3, 2019, at the property located at 804 Rural Street, in Indianapolis, Indiana. The purpose of this risk assessment was based on specifications contained in your work write-up for the purpose of renovation of the subject property. The home is currently unoccupied. The house was built in 1910 per Zillow.com, and is approximately 1,760 square feet in size.

The house was deemed unsafe to enter by the inspectors. There were holes in the floor and burnt floor beams. Only the exterior was tested with the XRF, with the exception of taking a wall reading by reaching in the front door. The house is in very poor condition and is it recommended that lead safe work practices are being used in the renovation along with a lead clearance after the completion of work.

1.0 Introduction

This report presents a narrative description of the risk assessment performed at the above referenced property. The results of the lead-in-paint investigation, which consists of surface sampling (XRF) and wipe sampling, are contained in attachments to this report.

During this risk assessment, samples were taken from painted surfaces in the structure via use of a Heuresis Corp. (XRF) model PB200i Serial #1505. The investigation was performed by ACT representatives and State of Indiana Licensed Lead Risk Assessors Timothy P. Proll (IN0201115) and Craig S. Hall (IND000764).

2.0 Standards

The U.S. Department of Housing and Urban Development (HUD) for residential lead-based poisoning prevention (HUD 24CFR paint §35) standards defines lead-based paint as any paint or other surface coating containing in excess of 1.0 mg/cm² or 0.5% by weight. Lead abatement is regulated by the Occupational Safety and Health Administration (OSHA) and the Environmental Protection Agency (EPA). These governmental agencies have promulgated standards for permissible airborne concentrations of lead. The laws are designed to protect the abatement worker and building occupants (OSHA) and the general environment (EPA). In addition, each state may have adopted its own requirements, which may be more stringent than those called for by OSHA or the USEPA.

If the property is sold, per EPA Regulation 40 CFR 745, Subpart F, Section 745.113, the seller of this property must disclose to the purchaser any known lead-based paint and/or lead-based paint hazards. The seller shall also provide any additional information available concerning the known lead-based paint and/or lead-based paint hazards, such as the basis for the lead-based paint and/or lead-based paint hazards, and the condition of the painted surfaces

3.0 Interpretation of Analytical Results

The results of the lead-in-paint sampling conducted at the 804 Rural Street property **did** indicate the presence of lead paint hazards.

3.1 Lead Paint Sampling

Based on the XRF results of the sampling conducted at this property, the following conclusions can be made: **Twenty (20) of the thirty (30) XRF lead paint sample results indicated the presence of lead based paint at the sampled points.** A copy of the XRF results of the lead-in-paint investigation is contained in the attachments of this report.

The following surfaces tested negative for lead paint per HUD Guidelines:

1. Exterior siding
2. Exterior door and window casings
3. Exterior door thresholds
4. Exterior porch trim, foundation trim, and middle trim
5. Exterior exposed roof deck, soffit, and rafter tails

The following surfaces tested negative for lead paint per HUD Guidelines:

1. Exterior gutters and downspouts
2. Exterior front porch ceiling
3. Exterior foundation
4. Exterior fence
5. Interior plaster wall in living room

3.2 Lead Dust Wipe Sampling

No dust wipes were taken. The house was deemed unsafe to enter by the inspectors. There were holes in the floor and burnt floor beams.

3.3 Lead Paint Soil Sampling

No bare soil observed per federal guidelines.

4.0 Risk Assessment / Recommendations

The following risk assessments have been made for the lead paint identified in this investigation:

4.1 Lead Paint on the exterior siding: (high priority)

Based on the conditions observed at the site and the analytical results obtained, it is the opinion of ACT's certified lead based paint risk assessor that the implementation of the following recommendations will reduce the Lead Hazard at this site:

These painted surfaces are to be replaced, therefore:

- Use lead safe work practices, AND
- Stabilize any remaining painted surfaces, AND/OR
- Enclose the painted surface with aluminum or similar material, AND
- Perform lead clearance testing.

4.2 Lead Paint on the exterior door casings and window casings: (medium priority)

Based on the conditions observed at the site and the analytical results obtained, it is the opinion of ACT's certified lead based paint risk assessor that the implementation of the following recommendations will reduce the Lead Hazard at this site:

These painted surfaces are to be replaced, therefore:

- Use lead safe work practices, AND
- Stabilize any remaining painted surfaces, AND/OR
- Enclose the painted surface with aluminum or similar material, AND
- Perform lead clearance testing.

4.3 Lead Paint on the exterior thresholds: (low priority)

Based on the conditions observed at the site and the analytical results obtained, it is the opinion of ACT's certified lead based paint risk assessor that the implementation of the following recommendations will reduce the Lead Hazard at this site:

These painted surfaces are to be replaced, therefore:

- Use lead safe work practices, AND
- Stabilize any remaining painted surfaces, AND/OR
- Enclose the painted surface with aluminum or similar material, AND
- Perform lead clearance testing.

4.4 Lead Paint on the exterior porch trim, foundation trim, and middle trim: (low priority)

Based on the conditions observed at the site and the analytical results obtained, it is the opinion of ACT's certified lead based paint risk assessor that the implementation of the following recommendations will reduce the Lead Hazard at this site:

These painted surfaces are to be replaced, therefore:

- Use lead safe work practices, AND
- Stabilize any remaining painted surfaces, AND/OR
- Enclose the painted surface with aluminum or similar material, AND
- Perform lead clearance testing.

4.5 Lead Paint on the exterior exposed roof deck, soffit, and rafter tails: (high priority)

Based on the conditions observed at the site and the analytical results obtained, it is the opinion of ACT's certified lead based paint risk assessor that the implementation of the following recommendations will reduce the Lead Hazard at this site:

These painted surfaces are to be repaired and repainted, therefore:

- Use lead safe work practices, AND
- Stabilize any remaining painted surfaces, AND/OR
- Enclose the painted surface with aluminum or similar material, AND
- Perform lead clearance testing.

5.0 Assumptions and Qualifications

Our professional services have been performed, our findings obtained, and our recommendations prepared in accordance with customary principles and practices in the fields of industrial hygiene and engineering. This statement is in lieu of other statements either expressed or implied. ACT is not responsible for the independent conclusions, opinions or recommendations made by others based on the observations and laboratory test data presented in this report.

It should be noted that environmental evaluations are inherently limited in the sense that conclusions are drawn and recommendations made from information obtained from limited research and site evaluation. Additionally, the passage of time may result in a change in the environmental characteristics at this site. This report does not warrant against future operations, or conditions, which could affect the recommendations made.

The results, findings, conclusions and recommendations expressed in this report are based only on conditions that were observed during ACT's inspection of the property located at 804 Rural Street in Indianapolis Indiana, on May 3, 2019.

Any conditions or materials that could not be visually observed on the surface were not inspected and may differ from those conditions or materials observed. It was not within the scope of this investigation to remove surface materials to investigate portions of the structure or materials that lie beneath the surface. Our selection of sample locations and frequency of sampling was based upon our observations and the assumption that like materials in the same area are homogeneous in content.

N.E.A.R.
Site: 804 Rural Street
ACT Project No. 190018

This report is intended for the sole use of N.E.A.R. and is designed to aid the building owner, architect, construction manager, general contractors and potential lead-based paint abatement contractors in locating and assessing lead-based paint. The scope of services performed in execution of this evaluation may not be appropriate to satisfy the needs of other users, and use or re-use of this document or the findings, conclusions, or recommendations is at the risk of said user. Under no circumstances is this report to be utilized as a bidding document or as a project specification document.

We trust this information is responsive to your needs. If you have any questions or comments regarding this matter, please do not hesitate to call.

Sincerely,

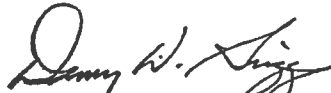
ACT Environmental Services, Inc.



Timothy P. Proll
Lead Risk Assessor

TPP:DWG/tpp

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Denny W. Griggs
President

Attachment A XRF Lead Based Paint Results

ATTACHMENT A

XRF Lead Based Paint Results

XRF Company Heuresis Corp.
 Model Pb200i
 Type XRF Lead Paint Analyzer
 Serial Num. 1505
 Software Ver. 3.0.11

A = East C = West
 B = South D = North

Reading Number	Concentration (mg/cm ²)	Result	Number of Seconds	Mode	Area	Room	Structure	Member	Substrate	Side	Condition
1	0.9	Negative	5	Calibrate							
2	1	Positive	5	Calibrate							
3	0.9	Negative	5	Calibrate							
4	1.9	Positive	1	Action Level	Exterior	House	siding	middle	wood	A	poor
5	23.8	Positive	1	Action Level	Exterior	House	window	casing	wood	A	poor
6	19.7	Positive	1	Action Level	Exterior	House	door	casing	wood	A	poor
7	23.4	Positive	1	Action Level	Exterior	House	door	threshold	wood	A	poor
8	8.3	Positive	1	Action Level	Exterior	House	door	jamb	wood	A	poor
9	0.1	Negative	1	Action Level	Exterior	porch	ceiling	center	wood	A	poor
10	0.2	Negative	1	Action Level	Interior	LV room	wall	middle	plaster	A	fair
11	22.1	Positive	1	Action Level	Exterior	porch	trim	upper	wood	A	poor
12	19.4	Positive	1	Action Level	Exterior	House	raftertail		wood	A	poor
13	0.1	Negative	1	Action Level	Exterior	porch	ceiling	center	wood	A	poor
14	0.2	Negative	1	Action Level	Exterior	House	gutter		metal	B	fair
15	1.2	Positive	1	Action Level	Exterior	House	siding	lower	wood	B	poor
16	0.1	Negative	1	Action Level	Exterior	House	foundation	lower	concrete	B	poor
17	-0.1	Negative	1	Action Level	Exterior	House	foundation	lower	concrete	B	poor
18	23.2	Positive	1	Action Level	Exterior	House	trim	middle	wood	B	poor
19	23.3	Positive	1	Action Level	Exterior	House	exposed roof	deck	wood	B	poor
20	23.4	Positive	1	Action Level	Exterior	House	raftertail		wood	B	poor
21	19	Positive	1	Action Level	Exterior	House	skirt	trim	wood	B	poor
22	0	Negative	1	Action Level	Exterior	House	foundation	lower	concrete	B	poor
23	1.4	Positive	1	Action Level	Exterior	House	siding	lower	wood	B	poor
24	2.5	Positive	1	Action Level	Exterior	House	siding	middle	wood	B	poor
25	0.1	Negative	1	Action Level	Exterior	House	fence		wood	B	poor
26	4.2	Positive	1	Action Level	Exterior	House	trim	lower	wood	C	poor
27	0	Negative	1	Action Level	Exterior	House	fence		wood	C	poor
28	2.8	Positive	1	Action Level	Exterior	House	siding	middle	wood	C	poor
29	22.9	Positive	1	Action Level	Exterior	House	window	casing	wood	C	poor
30	23.2	Positive	1	Action Level	Exterior	House	door	casing	wood	D	poor
31	23.2	Positive	1	Action Level	Exterior	House	window	casing	wood	D	poor
32	22.8	Positive	1	Action Level	Exterior	House	soffit	middle	wood	D	poor
33	0	Negative	1	Action Level	Exterior	House	fence		wood	D	poor
34	1	Positive	5	Calibrate							
35	1	Positive	5	Calibrate							
36	1	Positive	5	Calibrate							