



Facility Support Services, LLC

Environmental & Safety Consulting Engineers

**Connecticut Department of Housing
Community Development Block Grant – Disaster Recovery
Owner Occupied Recovery and Rehabilitation Program**

**Hazardous Materials
Inspection Report**

Applicant No. 1007

**16 Chetwood Street
Milford, Connecticut**

PREPARED FOR:

Martinez Couch & Associates, LLC
1084 Cromwell Ave. Suite A-2
Rocky Hill, CT 06067

PREPARED BY:

Facility Support Services, LLC
2685 State Street
Hamden, CT 06517
Phone (203) 288-1281

February 11, 2015

SIGNATURES OF REPORT AUTHORS

The employees of Facility Support Services, LLC whose names appear below prepared this report. Requests for information on the content of this document should be directed to these individuals.

A handwritten signature in blue ink that reads "Kevin Bogue".

Kevin S. Bogue, LEP, CHMM
Project Manager
CTDPH Asbestos Inspector #000157

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I. Introduction

Facility Support Services, LLC (FSS) was contracted by Martinez, Couch & Associates, LLC (MCA) to perform a limited scope hazardous materials survey of 16 Chetwood Street in Milford, Connecticut (the “Site”). The purpose of this inspection was to identify the presence of asbestos, PCBs, lead paint and mold in certain building materials proposed for removal/demolition that qualify for the repair/replacement of items damaged by the October 2012 Tropical Storm Sandy under the Connecticut Department of Housing (DOH), Community Development Block Grant – Disaster Recovery Owner Occupied Recovery and Rehabilitation Program. FSS did not perform radon testing due to the proposed raising of the residence above grade to accommodate flood levels.

Repairs for this residence involves only the raising of the structure to accommodate flood levels. The inspection was conducted by Kevin Bogue, a State of Connecticut licensed Asbestos Inspector. Mr. Bogue’s Connecticut Asbestos Inspectors/Management Planner license is provided in Attachment A .The inspection of the crawl space of the residence was not able to be conducted due to restricted access to the area. The FSS inspector found that access is provided through a 10” opening into the crawl space which had similar clearances. Furthermore, the ability to conduct the work in such limited means of access was not safe or feasible.

Since access to the crawl space was not available, an inspection and subsequent sampling of suspect materials for mold, asbestos and PCBs were not conducted. This inspection and sampling (if suspect materials are identified) should be conducted during the work to raise the structure that would allow access to the crawl space. Any material that has not been identified during this inspection or discovered during renovation/demolition activities must be presumed to be hazardous until such time that samples of the material can be collected and analyzed.

II. Lead

The subject residential structure was built prior to 1978 (circa 1913), and therefore the likelihood that lead painted surfaces are present is increased. As a residential structure built prior to 1978 the removal of lead painted materials where a child under 6 years of age is housed, or may visit, would trigger the EPA Renovation, Repair and Painting (RRP) rule. Furthermore, adherence to the requirements of The Lead-Safe Housing Rule (US Department of Housing and Urban development, HUD) are stipulated by the Connecticut Department of Housing (DOH) as part of the Community Development Block Grant – Disaster Recovery Owner Occupied Recovery and Rehabilitation Program.

A building wide XRF inspection was conducted by Maureen Monaco of Gilberto Lead Inspections, LLC (Gilbertco) utilizing a RMD LPA-1 X-Ray Fluoroscope Spectrum Analyzer. Attachment B contains the Lead Inspection Report. The findings of the investigation determined that no surfaces/areas tested positive for lead based paint (>1.0 mg/cm²).

Demolition Materials

When toxic wastes are land disposed, contaminated liquid may leach from the waste and pollute ground water. Toxicity is defined through a laboratory procedure called the Toxicity Characteristic Leaching Procedure (TCLP). The TCLP helps identify wastes likely to leach concentrations of contaminants that may be harmful to human health or the environment. There are no areas that tested positive for lead, therefore, lead will not be a demolition disposal issue.

III. Conclusions & Recommendations

When the structure is renovated, all removed debris should be sent to an appropriate landfill for final disposal following all appropriate regulations. Any work involving lead-containing paints should be conducted under the EPA's RRP Renovation, Repair and Painting Rule. Any materials discovered in the crawl space of the residence during renovation activities should be sampled or presumed to contain asbestos and PCBs

until such time that the material can be evaluated and sampled. Also, an evaluation for mold contaminated surfaces should be conducted in the crawl space of the residence when access is able to be provided.

Lead - No surfaces/components were tested positive for lead; therefore, no interim measures are required. There are no areas that tested positive for lead that are proposed for demolition. No further consideration for lead containing demolition debris is required for this project.

Asbestos, Mold, & PCBs - Since access to the crawl space was not available, sampling of suspect materials for mold, asbestos and PCBs were not conducted. The inspection and sampling (if suspect materials are identified) should be conducted during the work to raise the structure that would allow access to the crawl space. Any material that has not been identified during this inspection or discovered during renovation/demolition activities must be presumed to be hazardous until such time that samples of the material can be collected and analyzed.

ATTACHMENTS

ATTACHMENT A

FSS LICENSURE

STATE OF CONNECTICUT

DEPARTMENT OF PUBLIC HEALTH

PURSUANT TO THE PROVISIONS OF THE GENERAL STATUTES OF CONNECTICUT

THE INDIVIDUAL NAMED BELOW IS CERTIFIED
BY THIS DEPARTMENT AS A

ASBESTOS CONSULTANT-INSP/MGMT PLANNER

KEVIN S. BOGUE

CERTIFICATE NO.

000157

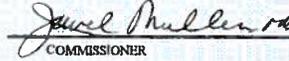
CURRENT THROUGH

08/31/15

VALIDATION NO.

03-928515


SIGNATURE


COMMISSIONER

ATTACHMENT B
LEAD BASED PAINT INSPECTION REPORT

**LEAD BASED PAINT INSPECTION
REPORT OF FINDINGS
OF:**

**16 CHETWOOD STREET
MILFORD, CONNECTICUT**



DATE:

January 20, 2015

PREPARED BY:

**GILBERTCO LEAD INSPECTIONS LLC
287 MAIN STREET
ANSONIA, CONNECTICUT 06401**



GILBERTCO LEAD INSPECTIONS, LLC

“LEAD BASED PAINT SPECIALIST”

January 20, 2015

Job 012015

Kevin Bogue, LEP, CHMM
Facility Support Services, LLC
2685 State Street
Hamden, Connecticut 06517

Re: Lead Based Paint Inspection: 16 Chetwood Street, Milford, Connecticut

Gilbertco Lead Inspections LLC performed a limited XRF inspection for the presence of lead based paint at 16 Chetwood Street, Milford, Connecticut. The inspection was requested by Facility Support Services in response to a proposed lifting of the home through the State of Connecticut Department of Housing Community Block Grant Disaster Recovery Program.

The site inspected consists of a two story, single family home built about 1910. The home has been renovated and upgraded through the years. It was found to be in good repair and enjoying excellent housekeeping. The exterior is vinyl sided with all but one window being vinyl replacements. The foundation is unpainted. There are no children under the age of six currently residing here.

In accordance with Manufacturers Performance Characteristic Sheet, the RMD LPA-1 - XRF spectrum analyzer was used in the “Quick” assaying mode This enables the equipment to accurately determine whether the result is “Positive”, above the 1.0 mg/cm² action level or “Negative”, below the action level regardless of precision or operator bias. In accordance with the above guidance, values of 0.9 mg/cm² through 1.1 mg/cm² are considered “Inconclusive”, meaning the value level of lead in paint was so close to the 1.0 mg/cm² action level that further analysis by XRF would not result in a “Positive” or “Negative” answer. Only laboratory analysis of the paint film can determine actual values in this range. Chip sampling of inconclusive was not included in the scope of this report, therefore, any results above 0.9 mg/cm² are considered positive. Results are arranged floor plan style with the substrate and condition noted. Orientation of rooms places side ‘one’ as street side, with side ‘two’ to the left, side ‘three’ opposite, and wall ‘four’ to the right. Rooms were tested in a clockwise pattern.

In regards to the above mentioned property, no lead based painted surfaces were identified.

Lead in dust was not included in the scope of this report. Only laboratory analysis can insure that no lead dust hazards remain after renovations or from everyday use of the home.

Please feel free to call if any questions arise,

A handwritten signature in cursive script that reads "Maureen Monaco".

Maureen Monaco

Director of Operations

Consultant Contractor #270

Lead Inspector Risk Assessor #1172

Lead Abatement Supervisor #2383

**CERTIFICATION
LEAD IN PAINT RESULTS**

AGENCY: GILBERTCO LEAD INSPECTIONS LLC
287 MAIN STREET
ANSONIA, CONNECTICUT 06401

PROJECT ADDRESS: 16 CHETWOOD STREET
MILFORD, CONNECTICUT

PROJECT NUMBER: 012015

TEST DATE: JANUARY 20, 2015

REQUIREMENTS: CHAPTER 7, HUD GUIDELINES
LEAD INSPECTION- SURFACE BY SURFACE

INSTRUMENTATION: LPA-1 SERIAL NUMBER L7-643 (PROTEC)
FLUOROSCOPE SPECTRUM ANALYZER
(XRF) COBALT 57 SOURCE

REPORT MEDIUM: MG PB/CM2 (MILLIGRAMS OF LEAD
PER SQUARE CENTIMETER)

CALIBRATION: TO MEASURE LEAD K-SHELL EMISSIONS.
FACTORY CALIBRATED WITH HUD APPROVED
REFERENCE STANDARDS. CALIBRATION FIELD
CHECKED HOURLY AS RECOMMENDED BY
MANUFACTURER

OPERATORS CERTIFICATION: LEAD CONSULTANT CONTRACTOR-CC270
LEAD INSPECTOR RISK ASSESSOR- IR 1172
LEAD ABATEMENT SUPERVISOR- 2383
LEAD PLANNER/PROJECT DESIGNER -2152
MT(ASCP)- BS- Medical Technology
CLS- Clinical Laboratory Scientist

I hereby certify to the best of my knowledge and capabilities that this report reflects the true lead content of the surfaces tested in this report on this date.

Maurice Monaw 1/20/2015

16 Chetwood Street, Milford, Connecticut

January 20, 2015

Rdng	Rm #	Room	Side	Component	Condition	Substrate	mg/cm2	Decision
1	1	Porch	1	Door Jamb	Intact	Wood	0	Negative
2	1	Porch	1	Door Casing	Intact	Wood	-0.2	Negative
3	1	Porch	1	Wall	Intact	Wood	0	Negative
4	1	Porch	4	Wall	Intact	Wood	0	Negative
5	1	Porch	3	Wall	Intact	Wood	0.1	Negative
6	1	Porch	2	Wall	Intact	Wood	0	Negative
7	1	Porch	1	Window Sill	Intact	Wood	-0.3	Negative
8	1	Porch	1	Window Trim	Intact	Wood	-0.2	Negative
9	1	Porch	1	Ceiling	Intact	Wood	-0.2	Negative
10	1	Porch	3	Door Casing	Intact	Wood	-0.2	Negative
11	2	Living Rm	1	Door Casing	Intact	Metal	-0.3	Negative
12	2	Living Rm	1	Door Jamb	Intact	Wood	-0.3	Negative
13	2	Living Rm	1	Door Casing	Intact	Wood	0.1	Negative
14	2	Living Rm	1	Wall	Intact	Dry wall	0	Negative
15	2	Living Rm	2	Wall	Intact	Dry wall	-0.2	Negative
16	2	Living Rm	3	Wall	Intact	Dry wall	-0.5	Negative
17	2	Living Rm	4	Wall	Intact	Dry wall	0	Negative
18	2	Living Rm	4	Ceiling	Intact	Dry wall	-0.1	Negative
19	2	Living Rm	1	Window Sill/stool	Intact	Wood	-0.3	Negative
20	2	Living Rm	1	Window Trim	Intact	Wood	-0.1	Negative
21	2	Living Rm	1	Radiator	Intact	Metal	0	Negative
22	3	Dining Area	2	Wall	Intact	Dry wall	-0.1	Negative
23	3	Dining Area	1	Closet Door	Intact	Wood	-0.3	Negative
24	3	Dining Area	1	Clo Dr Csng	Intact	Wood	0	Negative
25	3	Dining Area	1	Ceiling	Intact	Wood	-0.2	Negative
26	3	Dining Area	2	Window Sill/stool	Intact	Wood	-0.4	Negative
27	3	Dining Area	2	Window Trim	Intact	Wood	0.1	Negative
28	3	Dining Area	2	Radiator	Intact	Metal	0.3	Negative
29	3	Dining Area	3	Wall	Intact	Dry wall	-0.1	Negative
30	3	Dining Area	3	Cabinet -upper	Intact	Wood	-0.1	Negative
31	3	Dining Area	3	Cabinet - lower	Intact	Wood	-0.3	Negative
32	3	Dining Area	3	Baseboard	Intact	Wood	0.1	Negative
33	3	Dining Area	3	Door Casing	Intact	Wood	0.1	Negative
34	4	Kitchen	1	Door Jamb	Intact	Wood	-0.1	Negative
35	4	Kitchen	1	Wall	Intact	Dry wall	-0.1	Negative
36	4	Kitchen	2	Wall	Intact	Dry wall	-0.1	Negative
37	4	Kitchen	3	Wall	Intact	Dry wall	-0.1	Negative
38	4	Kitchen	4	Wall	Intact	Dry wall	-0.1	Negative
39	4	Kitchen	1	Cabinet	Intact	Wood	-0.3	Negative
40	4	Kitchen	1	Ceiling - far left	Intact	Dry wall	-0.2	Negative
41	4	Kitchen	1	Ceiling - middle	Intact	Dry wall	-0.2	Negative
42	4	Kitchen	1	Ceiling - far right	Intact	Wood	-0.3	Negative

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43	4	Kitchen	2	Window Sill/Stool	Intact	Wood	0	Negative
44	4	Kitchen	2	Window Sash	Intact	Wood	0	Negative
45	4	Kitchen	2	Window Trim	Intact	Wood	-0.1	Negative
46	4	Kitchen	3	Window Sill/stool	Intact	Wood	0.1	Negative
47	4	Kitchen	3	Window Sash	Intact	Wood	0	Negative
48	4	Kitchen	3	Window Trim	Intact	Wood	-0.1	Negative
49	4	Kitchen	3	Window Apron	Intact	Wood	-0.1	Negative
50	4	Kitchen	4	Window Trim	Intact	Wood	0.3	Negative
51	5	Breakfast Noc	4	Door	Intact	Wood	0	Negative
52	5	Breakfast Noc	4	Door Casing	Intact	Wood	0	Negative
53	5	Breakfast Noc	4	Wall	Intact	Dry wall	-0.2	Negative
54	5	Breakfast Noc	1	Wall	Intact	Dry wall	-0.2	Negative
55	5	Breakfast Noc	3	Wall	Intact	Dry wall	0	Negative
56	5	Breakfast Noc	3	Window Sill/stool	Intact	Wood	-0.1	Negative
57	5	Breakfast Noc	3	Window Sash	Intact	Wood	-0.1	Negative
58	5	Breakfast Noc	3	Window Trim	Intact	Wood	0	Negative
59	5	Breakfast Noc	3	Ceiling	Intact	Dry wall	-0.2	Negative
60	6	Front Bedroom	3	Door	Intact	Wood	0	Negative
61	6	Front Bedroom	3	Door Jamb	Intact	Wood	0	Negative
62	6	Front Bedroom	3	Door Casing	Intact	Wood	-0.1	Negative
63	6	Front Bedroom	3	Wall	Intact	Dry wall	0.1	Negative
64	6	Front Bedroom	4	Wall	Intact	Dry wall	0	Negative
65	6	Front Bedroom	1	Wall	Intact	Dry wall	0	Negative
66	6	Front Bedroom	2	Wall	Intact	Dry wall	-0.2	Negative
67	6	Front Bedroom	2	Ceiling	Intact	Dry wall	-0.1	Negative
68	6	Front Bedroom	2	Ceiling	Intact	Wood	-0.3	Negative
69	6	Front Bedroom	1	Window Sill/stool	Intact	Wood	-0.1	Negative
70	6	Front Bedroom	1	Window Trim	Intact	Wood	0.1	Negative
71	6	Front Bedroom	1	Window Apron	Intact	Wood	0	Negative
72	6	Front Bedroom	1	Radiator	Intact	Metal	0	Negative
73	6	Front Bedroom	2	Closet Door	Intact	Wood	0	Negative
74	6	Front Bedroom	2	Clo Dr CSng	Intact	Wood	0	Negative
75	7	Middle Bedro	2	Door	Intact	Wood	-0.1	Negative
76	7	Middle Bedro	2	Door Jamb	Intact	Wood	0.1	Negative
77	7	Middle Bedro	2	Door Casing	Intact	Wood	0	Negative
78	7	Middle Bedro	2	Wall	Intact	Dry wall	-0.3	Negative
79	7	Middle Bedro	3	Wall	Intact	Dry wall	-0.1	Negative
80	7	Middle Bedro	4	Wall	Intact	Dry wall	-0.1	Negative
81	7	Middle Bedro	1	Wall	Intact	Dry wall	-0.2	Negative
82	7	Middle Bedro	1	Ceiling	Intact	Dry wall	-0.2	Negative
83	7	Middle Bedro	4	Window Sill/stool	Intact	Wood	0.1	Negative
84	7	Middle Bedro	4	Window Trim	Intact	Wood	-0.2	Negative
85	7	Middle Bedro	4	Window Apron	Intact	Wood	0.1	Negative
86	7	Middle Bedro	2	Closet Door	Intact	Wood	-0.2	Negative

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87	7	Middle Bedro	2	Clo Dr Csng	Intact	Wood	0	Negative
88	7	Middle Bedro	1	Baseboard	Intact	Wood	0	Negative
89	8	Rear Bedroom	2	Door	Intact	Wood	-0.2	Negative
90	8	Rear Bedroom	2	Door Casing	Intact	Wood	-0.1	Negative
91	8	Rear Bedroom	2	Wall	Intact	Dry wall	-0.2	Negative
92	8	Rear Bedroom	1	Wall	Intact	Dry wall	-0.1	Negative
93	8	Rear Bedroom	4	Wall	Intact	Dry wall	0	Negative
94	8	Rear Bedroom	4	Ceiling	Intact	Dry wall	0	Negative
95	8	Rear Bedroom	4	Window Sill/stool	Intact	Wood	0	Negative
96	8	Rear Bedroom	3	Window Trim	Intact	Wood	0	Negative
97	8	Rear Bedroom	3	Window Apron	Intact	Wood	0.1	Negative
98	8	Rear Bedroom	3	Radiator	Intact	Metal	0	Negative
99	9	Bathroom	1	Door	Intact	Wood	-0.1	Negative
100	9	Bathroom	1	Door Jamb	Intact	Wood	-0.1	Negative
101	9	Bathroom	1	Door Casing	Intact	Wood	0	Negative
102	9	Bathroom	1	Wall	Intact	Dry wall	-0.3	Negative
103	9	Bathroom	2	Wall	Intact	Dry wall	-0.3	Negative
104	9	Bathroom	3	Wall	Intact	Dry wall	0	Negative
105	9	Bathroom	4	Wall	Intact	Dry wall	-0.2	Negative
106	9	Bathroom	4	Ceiling	Intact	Dry wall	-0.1	Negative
107	9	Bathroom	2	Window Sill/stool	Intact	Wood	-0.1	Negative
108	9	Bathroom	2	Window Trim	Intact	Wood	-0.1	Negative
109	9	Bathroom	2	Window Apron	Intact	Wood	0.1	Negative
110	10	2nd Fl Hall	4	Railing	Intact	Wood	-0.3	Negative
111	10	2nd Fl Hall	4	Door Casing	Intact	Wood	0	Negative
112	10	2nd Fl Hall	2	Window Trim	Intact	Wood	0.1	Negative
113	10	2nd Fl Hall	2	Window Sill/stool	Intact	Wood	-0.1	Negative
114	11	Exterior	3	Rear Deck Floor	Intact	Wood	0	Negative
115	11	Exterior	3	Window Sash	Defective	Wood	0	Negative
117	999	Calibration					1.1	okay