QuES&T
Quality Environmental Solutions & Technologies, Inc.

PRE-DEMOLITION XRF LEAD-BASED PAINT INSPECTION

For

PVE, LLC
48 Springside Avenue
Poughkeepsie, New York 12603

At

58 Parker Avenue
Poughkeepsie, NY 12601

Project #Q20-3106

1376 Route 9, Wappingers Falls, NY 12590 Phone (845) 298-6031 Fax (845) 298-6251
NYS MWBD MBE Cert # 49952-2006 NYSUCP DBE Certified NJUCP DBE Certified www.Qualityenv.com

QuES&T

Quality Environmental Solutions & Technologies, Inc.

February 3rd, 2020

PVE, LLC
48 Springside Ave,
Poughkeepsie, NY 12603

ATTN: Conor Tarbell

Via Email: **ctarbell@pvellc.com**

Re: PVE, LLC – 58 Parker Ave, Poughkeepsie, NY 12601
Pre-Demolition XRF Lead Survey
QuES&T Project #Q20-3106

Dear Mr. Tarbell,

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** was retained by PVE, LLC to complete a Pre-Demolition Lead-Based Paint Survey, utilizing X-Ray Fluorescence Technology (XRF), throughout the interiors & exteriors of the (inactive) buildings at 58 Parker Avenue, Poughkeepsie NY 12601. The survey was limited to specific accessible, representative building components & immovable objects, potentially affected by possible future demolition/renovation activities.

We appreciate the opportunity to provide environmental services for this project and look forward to working again with PVE, LLC in the future. If you have any questions or require further information, feel free to contact our office at your earliest convenience.

Sincerely,

Tanay Ranadive

Tanay Ranadive
Field and Technical Services
NYS AHERA Inspector
Cert. #AH 15-10696
NYS Mold Assessor

Cc. rlipinski@qualityenv.com
QuES&T File

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1.0 SUMMARY

Quality **E**nvironmental **S**olutions **& T**echnologies, Inc. **(QuES&T)** was retained by PVE, LLC to complete a Pre-Demolition Inspection for Lead-Based Paint(s), and/or Lead-containing materials, utilizing X-ray Fluorescence Technology (XRF) throughout (inactive) buildings at 58 Parker Avenue, Poughkeepsie NY 12601.

This report should be read in its entirety, including the detailed information and XRF data tables contained in other sections and appendices.

The Pre-Demolition XRF Lead Survey conducted throughout accessible, interior and exteriors areas of the (inactive) buildings, located at 58 Parker Avenue, Poughkeepsie, NY 12601, and was conducted by Niton-certified XRF Technician Mr. Tanay Ranadive, of **QuES&T,** on January 23rd, 2020. The survey included accessible interior building components and immovable objects to identify the presence of Lead-Based Paint (LBP) and/or Lead-containing Materials in compliance with the HUD/EPA Guidelines potentially affected by scheduled renovation/demolition work. No prior sampling, data or documentation was utilized as part of the survey. All surfaces were located and categorized by homogeneous painting histories and component types. A total of ninety-eight **(98)** samples were taken (including calibrations).

Multiple Lead-Based Paints were discovered throughout the various buildings with many being in poor conditions.

This report has been prepared for the exclusive use of PVE, LLC.

2.0 INTRODUCTION

2.1 PURPOSE

The purpose of this Lead-Based Paint inspection was to provide PVE, LLC with a detailed report that includes the location, condition and substrate of Lead-Based Paint(s), and/or Lead-containing materials, throughout accessible interiors of the (inactive) buildings located at 58 Parker Avenue, Poughkeepsie, NY 12601. This objective included the following issues:

- Physical inspection of all accessible building components for suspect lead-based paint.
- Group the suspect areas by component types and similar painting histories.
- Analyze the suspect lead-based paint via X-ray Fluorescence Technology utilizing a Niton XLp-300A Serial #102273 in accordance with the EPA issued Performance Characteristics Sheet (PCS).
- Compile information into a report format.
- Summarize the applicable Federal, State and Local regulations that apply to the facility.
- Summarize the impact of these regulations on the building owner.

2.2 WARRANTY

The information contained in this report is based upon observation and test results provided by **QuES&T.** These observations and results are time dependent, subject to changing site conditions and revisions to Federal, State, and Local regulations. **QuES&T** warrants that these findings have been promulgated after being prepared in general accordance with generally accepted practices in the Lead-Based Paint testing and abatement industries. **QuES&T** also recognizes that raw testing data is not usually sufficient to make all abatement and management decisions. No other warranties are expressed or implied.

3.0 SCOPE OF SERVICES

A Pre-Demolition Inspection for Lead-Based Paint(s), and/or Lead-containing materials, was performed throughout accessible interiors and exteriors of the (inactive) buildings located at 58 Parker Avenue, Poughkeepsie, NY 12601., as outlined within Section #1.0. The inspection was completed in conformance with the client's (PVE, LLC) specific requests.

All suspect areas were analyzed utilizing a Niton XLp-300A XRF Spectrum Analyzer in conformance with the EPA Performance Characteristics Sheet (PCS) as required by 29 CFR 1926.62 and 40 CFR Part 745. Proper use of the Niton XLp-300A XRF Spectrum Analyzer does not require substrate correction or back up paint chip testing, as there is no inconclusive range for the instrument per the Performance Characteristics Sheet. The data generated from this testing is located in the Findings Section of this report. Appropriately trained and/or certified personnel performed the lead-based paint inspection. Copies of training are located in the Appendices Section of this report.

4.0 FINDINGS

4.1 OVERVIEW

Lead-based paint(s) **were** identified within specific accessible interiors areas and associated immovable building components of the (inactive) buildings located at 58 Parker Avenue, Poughkeepsie, NY 12601.

In 1972, the Consumer Product Safety Commission limited the concentration of lead in new residential paint to 0.5% by weight (5000ppm) and in 1978, to 0.06% by weight (600ppm). The EPA defines lead-based paint as "...paint or other surface coating that contain lead equal to or in excess of 1.0 milligram per square centimeter or 0.5% by weight." (40 CFR 745.223) August 29, 1996. OSHA regulations 29 CFR 1926.62, Lead Exposure In Construction; Interim Final Rule published in the Federal Register May 4, 1993, effective June 3, 1993 do not specify a minimum concentration of lead which triggers a determination that lead is present as indicated in OSHA Instruction CPL 2-2.58, Office of Health Compliance Assistance, U.S. Department of Labor.

4.2 DISCUSSION OF FINDINGS

Based on review of the data generated from the Niton XLp-300A XRF Spectrum Analyzer, the following paints were identified as lead-based (equal to or in excess of 1.0 milligram per square centimeter):

4.2.1 IDENTIFIED LEAD-BASED PAINT(S)

- **Building 1 - Interiors**

Location of Identified LBP	LBP Component	Substrate	Color	LBP Condition
Building 1, Open Room Basement	Perimeter Lower Wall	Brick	Beige	Poor
Building 1, Open Room Basement	Door	Wood	Blue	Poor
Building 1, Open Room 1st Floor	Sliding Door	Metal	Green	Poor
Building 1, Open Rooms 1st Floor	Lower Column	Concrete	Brown	Poor
Building 1, Warehouse Room 1st Floor	Perimeter Wall	Brick	White	Poor
Building 1, Warehouse Room 1st Floor	Perimeter Wall	Brick	Green	Poor
Building 1, Warehouse Room 1st Floor	Elevator Door	Metal	Green	Poor
Building 1, Office 1st Floor	Door	Wood	Gray	Poor
Building 1, Office 1st Floor	Door Casing	Wood	Gray	Poor
Building 1, Bathroom 2nd Floor	Door	Wood	Gray	Poor
Building 1, Bathroom 2nd Floor	Door	Wood	Gray	Poor

- Additionally, it should be noted that a few components tested did in fact contain minimal lead levels, below the EPA threshold level of 1.0 mg/sq. cm. for classification as Lead-Based Paint (LBP) and are considered lead-containing coatings by the OSHA Regulation, "Lead Exposure in Construction" (29 CFR 1926.62). OSHA does not recognize a minimum limit for lead concentrations in paint for the purposes of disturbance. Monitoring of workers performing demolition/cleaning/disturbance of painted surfaces shall be completed to document personnel occupational exposure. Items containing any amount of lead concentration are considered lead-containing coatings per 29 CFR 1926.62, OSHA Lead Exposure in Construction.

➢ Building 2 - Interiors

Location of Identified LBP	LBP Component	Substrate	Color	LBP Condition
Building 2, Open Room 1st Floor	Door	Wood	Black	Poor
Building 2, Bathroom 2nd Floor	Door	Wood	Green	Poor
Building 2, Bathroom 2nd Floor	Toilet	Porcelain	White	Poor
Building 2, Bathroom 2nd Floor	Staircase (Stringer, Post, Tread)	Metal	Brown & Yellow	Poor
Building 2, Staircase 2nd Floor	Sliding Door	Metal	White	Poor

- Additionally, it should be noted that a few components tested did in fact contain minimal lead levels, below the EPA threshold level of 1.0 mg/sq. cm. for classification as Lead-Based Paint (LBP) and are considered lead-containing coatings by the OSHA Regulation, "Lead Exposure in Construction" (29 CFR 1926.62). OSHA does not recognize a minimum limit for lead concentrations in paint for the purposes of disturbance. Monitoring of workers performing demolition/cleaning/disturbance of painted surfaces shall be completed to document personnel occupational exposure. Items containing any amount of lead concentration are considered lead-containing coatings per 29 CFR 1926.62, OSHA Lead Exposure in Construction.

➢ Building 3 - Interiors

Location of Identified LBP	LBP Component	Substrate	Color	LBP Condition
Building 2, Hallway 2nd Floor	Dum Weighter	Metal	White	Poor

- Additionally, it should be noted that a few components tested did in fact contain minimal lead levels, below the EPA threshold level of 1.0 mg/sq. cm. for classification as Lead-Based Paint (LBP) and are considered lead-containing coatings by the OSHA Regulation, "Lead Exposure in Construction" (29 CFR 1926.62). OSHA does not recognize a minimum limit for lead concentrations in paint for the purposes of disturbance. Monitoring of workers performing demolition/cleaning/disturbance of painted surfaces shall be completed to document personnel occupational exposure. Items containing any amount of lead concentration are considered lead-containing coatings per 29 CFR 1926.62, OSHA Lead Exposure in Construction.

➢ Building 4 - Interiors

Location of Identified LBP	LBP Component	Substrate	Color	LBP Condition
Building 4, Open Room Basement	Door to Crawlspace	Metal	Silver	Poor
Building 4, Open Room Basement	Column	Metal	Gray	Poor

4.2.1 IDENTIFIED LEAD-BASED PAINT(S) – Continued

- **Building 4 - Interiors**

Location of Identified LBP	LBP Component	Substrate	Color	LBP Condition
Building 4, Open Room Basement	Column	Metal	Gray	Poor
Building 4, Open Room Basement	Wall, Covebase	Wood	Blue	Poor
Building 4, Bathroom Basement	Door	Metal	Gray	Poor
Building 4, Garage 1st Floor	Door, Covebase	Wood	White	Poor
Building 4, Garage 1st Floor	Sliding Door	Metal	White	Poor
Building 4, Garage 1st Floor	Staircase Tread	Metal	Yellow	Poor

- Additionally, it should be noted that a few components tested did in fact contain minimal lead levels, below the EPA threshold level of 1.0 mg/sq. cm. for classification as Lead-Based Paint (LBP) and are considered lead-containing coatings by the OSHA Regulation, "Lead Exposure in Construction" (29 CFR 1926.62). OSHA does not recognize a minimum limit for lead concentrations in paint for the purposes of disturbance. Monitoring of workers performing demolition/cleaning/disturbance of painted surfaces shall be completed to document personnel occupational exposure. Items containing any amount of lead concentration are considered lead-containing coatings per 29 CFR 1926.62, OSHA Lead Exposure in Construction.

4.2.2 IDENTIFIED LEAD-CONTAINING COATINGS

As indicated above in Section 4.1 Overview, OSHA does not recognize a limit for the concentration of lead in paint for the purpose of disturbance. As almost all paint contains some amount of lead, monitoring of workers performing demolition/cleaning of the area should be completed in order to document personnel exposure. Items containing any amount of lead concentration are considered lead-containing coatings per 29 CFR 1926.62, OSHA Lead Exposure in Construction.

5.0 REGULATORY REQUIREMENTS

5.1 REGULATORY OVERVIEW

Projects involving the disturbance of lead and/or lead-based paints at 58 Parker Avenue, Poughkeepsie, NY 12601, must conform to the following at a minimum:

OSHA 29 CFR 1926.62 Lead Exposure in Construction: The OSHA regulation applies to all alteration, repair, or renovation projects where lead is present. Regulations establish a Permissible Exposure Level for workers, exposure assessment requirements, methods of compliance, medical monitoring and removal, training, respiratory protection and other protections.

OSHA 29 CFR 1910.134: Respiratory Protection Standard applies where respirators are required to reduce lead exposures below the OSHA PEL and Action Limit.

OSHA 29 CFR 1910.1910.1025: Lead Standard applies to workers governed by the general industry standard.

49 CFR Part 171 and 172: Regulates the transport of lead waste for disposal.

40 CFR Part 261-265, RCRA: Requires testing of wastes to determine whether debris is hazardous or non-hazardous and further regulates facilities which may accept or process hazardous wastes.

NYCRR Part 364: New York State Department of Environmental Conservation regulation that requires permitting of transporters carrying hazardous lead-containing wastes.

5.2 ABATEMENT REQUIREMENTS

Under the existing regulations, facility maintenance staff may perform abatement, paint stabilization and lead-based paint chip clean-up as long as the following criteria are met:

- Employees who disturb or contact lead-based paint must receive Lead-Based Paint Awareness Training commensurate with the type of work being performed in conformance with 29 CFR 1926.62 (OSHA Lead Exposure in Construction).

- Employees exposed above the Action Level of 30 ug/m^3 of air must receive medical monitoring including blood lead testing in accordance with 29 CFR 1926.62.

- Employees exposed above the Permissible Exposure Limit of 50 ug/m3 of air (8-hour work shift) must utilize respirators in accordance with 29 CFR 1910.134 (OSHA Respiratory Protection Standard) including annual fit testing and medical monitoring.

- Personnel must wear personal protective equipment including, at a minimum, a half-mask negative air pressure respirator, disposable coveralls, and rubber gloves until an initial exposure assessment is completed. Some work practices require the use of specific respirators until a negative exposure assessment is completed. Upon completion of the initial exposure assessment, personal protective equipment shall be utilized as required by the results of the initial exposure assessment (29 CFR 1926.62).

- Employees must establish and utilize decontamination and/or hygiene facilities in accordance with 29 CFR 1926.62 (i).

- Areas where lead-based paint and lead-containing coating disturbance is occurring shall be restricted to trained individuals and posted in accordance with 29 CFR 1926.62 (m) (2).

- Disturbance or abatement of lead-based paint/lead-containing coatings must be supervised by a competent person as defined by 29 CFR 1926.62.

- A written work plan shall be compiled and maintained in accordance with 29 CFR 1926.62 (e) (2).

- Containerization, testing, storage, transportation, and disposal of lead-based paint debris and lead containing waste shall be completed in accordance with all applicable Federal, State and Local regulations.

5.3 GENERAL REQUIREMENTS

Under the existing regulations, the following items are required for daily operations in buildings that have lead-based paint.

- All construction personnel as well as individuals who have access to locations where lead based paint or lead containing coatings exist should be informed of its presence and the proper work practices in these areas.

- Conspicuous labeling of all lead-based paint is suggested to ensure personnel are adequately informed.

- Personnel should be informed not to rest, lean or store material or equipment on or near these surfaces and not to cut, saw, drill, sand or disturb lead based paint.

- Facility custodial, maintenance and other personnel that contact lead-based paint coated surfaces should receive lead awareness training at a minimum in conformance with 29 CFR 1926.62

- All removal, disturbance and repair of lead based paint or lead containing coatings should be performed in compliance with 29 CFR 1926.62, Lead Exposure in Construction; by persons properly trained to handle lead containing paint.

APPENDIX A:
ANALYTICAL DATA & PICTURES

Picture 1.0: Lead-Based White Wall Paint on Bricks, Lead-Based Paint on the Elevator Door, Lead-Based Paint on the Columns in the Warehouse of Building 1.

Picture 2.0: Lead-Based Paint on the Sliding Door, as well as on the wall wood covebase in Building 4.

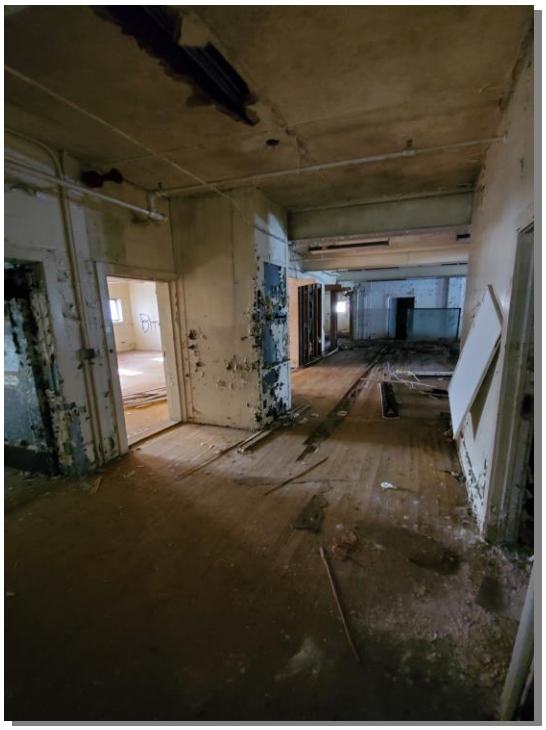
Picture 3.0: Lead-Based Paint on the Sliding Door of the Basement of Building 1 to Building 2.

Picture 4.0: Lead-Based Paint on the Staircase system of Building 1.

Picture 5.0: Lead-Based Brown Paint on the Columns of the Basement in Building 1.

Picture 6.0: Lead-Based Beige Paint on the Lower Brick Perimeter Walls in the Basement of Building 1.

Picture 7.0: Lead-Based Green Paint on the Bathroom Doors in various parts of the different buildings.



Picture 8.0: Lead-Based Paint on the Dum Weighter on the 2nd Floor of Building 3.

Quality Environmental Solutions & Technologies, Inc.
1376 Route 9
Wappingers Falls, NY 12590
(845) 298-6031

Pre-Renovation XRF Lead Survey

PVE, LLC
@58 Parker Avenue
Poughkeepsie, NY12601
QuES&T Project #Q20-3106

Sample	Building/Address	Interior/Exterior	Floor	Space/Room/Description	Object	Component	Substrate	Color	Condition	Result	Pb Concentration (mg/cm2)	Pb Error (mg/cm2)
1	Shutter Calibration										1.78	0
2	NIST (<0.01)									Negative	0	0.02
3	**NIST (1.04 +/- 0.06)**									**Positive**	**1.1**	**0.1**
4	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Warehouse Room***	***Wall***		***Brick***	***White***	***Fair***	***Positive***	***1.8***	***0.5***
5	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Wall		Brick	White	Fair	Negative	0.11	0.8
6	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Wall		Brick	White	Fair	Negative	0.3	0.16
7	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Warehouse Room***	***Column***		***Wood***	***Green***	***Fair***	***Positive***	***2.9***	***1.9***
8	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Pipe		Metal	White	Good	Negative	0	0.02
9	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Pipe		Metal	White	Poor	Negative	0.03	0.08
10	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Floor		Sheet Floor	Gray	Poor	Negative	0.04	0.11
11	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Warehouse Room***	***Elevator Door***		***Metal***	***Green***	***Poor***	***Positive***	***6.5***	***4.5***
12	58 Parker Ave. Building 1	Interior	1st	Bathroom	Door		Metal	Green	Poor	Negative	0.05	0.08
13	58 Parker Ave. Building 1	Interior	1st	Bathroom	Door	Case	Metal	Green	Poor	Negative	0	0.02
14	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Ductwork		Metal	White	Poor	Negative	0.15	0.2
15	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Electrical Box		Metal	Green	Poor	Negative	0	0.02
16	58 Parker Ave. Building 1	Interior	1st	Warehouse Room	Pipe		Metal	Gray	Poor	Negative	0.18	0.17
17	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Office***	***Door***		***Wood***	***Gray***	***Poor***	***Positive***	***7.5***	***4.6***
18	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Office***	***Door***	***Case***	***Wood***	***Gray***	***Poor***	***Positive***	***6.5***	***4.3***
19	58 Parker Ave. Building 1	Interior	1st	Office	Wall		Wood	White	Poor	Negative	0.28	0.22
20	58 Parker Ave. Building 2	Interior	2nd	Open Room	Column		Wood	Green	Poor	Negative	0	0.02
21	58 Parker Ave. Building 2	Interior	2nd	Open Room	Stairs	Riser	Metal	Beige	Poor	Negative	0.8	0.2
22	***58 Parker Ave. Building 2***	***Interior***	***2nd***	***Bathroom***	***Door***		***Wood***	***Green***	***Poor***	***Positive***	***6.3***	***4.2***
23	***58 Parker Ave. Building 2***	***Interior***	***2nd***	***Bathroom***	***Toliet***		***Porcelain***	***White***	***Poor***	***Positive***	***4.9***	***3.5***
24	58 Parker Ave. Building 2	Interior	2nd	Open Room	Floor		Sheet Floor	Beige	Poor	Negative	0.15	0.26
25	58 Parker Ave. Building 2	Interior	2nd	Open Room	Wall	Perimeter	Brick	White	Poor	Negative	0.05	0.03
26	***58 Parker Ave. Building 2***	***Interior***	***2nd***	***Staircase***	***Stairs***	***Stringer***	***Metal***	***Brown***	***Poor***	***Positive***	***3.9***	***2.6***
27	***58 Parker Ave. Building 2***	***Interior***	***2nd***	***Staircase***	***Stairs***	***Post***	***Metal***	***Brown***	***Poor***	***Positive***	***1.5***	***0.5***
29	58 Parker Ave. Building 2	Interior	2nd	Staircase	Stairs	Riser	Metal	Brown	Poor	Negative	0.9	0.1
30	***58 Parker Ave. Building 2***	***Interior***	***2nd***	***Staircase***	***Stairs***	***Tread***	***Metal***	***Yellow***	***Poor***	***Positive***	***3***	***1.8***
31	58 Parker Ave. Building 2	Interior	2nd	Staircase	Wall		CMU	White	Poor	Negative	0.03	0.05
32	58 Parker Ave. Building 2	Interior	2nd	Staircase	Door		Wood	Gray	Poor	Negative	0	0.02
33	58 Parker Ave. Building 2	Interior	2nd	Staircase	Door		Wood	Red	Poor	Negative	0.08	0.13
34	58 Parker Ave. Building 2	Interior	2nd	Staircase	Ceiling	Truss	Metal	Green	Poor	Negative	0.16	0.17
35	***58 Parker Ave. Building 2***	***Interior***	***2nd***	***Staircase***	***Sliding Door***		***Metal***	***White***	***Poor***	***Positive***	***4.6***	***3.5***
36	58 Parker Ave. Building 2	Interior	1st	Open Room	Column		Wood	Red	Poor	Negative	0.8	0.2
37	58 Parker Ave. Building 2	Interior	1st	Open Room	Column		Wood	White	Poor	Negative	0.7	0.2
38	58 Parker Ave. Building 2	Interior	1st	Open Room	Wall	Perimeter	Wood	White	Poor	Negative	0.03	0.07
39	***58 Parker Ave. Building 2***	***Interior***	***1st***	***Open Room***	***Door***		***Wood***	***Black***	***Poor***	***Positive***	***3.3***	***2.1***
40	58 Parker Ave. Building 2	Interior	1st	Open Room	Electrical Box		Metal	Red	Poor	Negative	0.9	0.1
41	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Open Room***	***Sliding Door***		***Metal***	***Green***	***Poor***	***Positive***	***22.3***	***19***
42	***58 Parker Ave. Building 1***	***Interior***	***1st***	***Open Room***	***Column***	***Lower***	***Concrete***	***Brown***	***Poor***	***Positive***	***5.2***	***3.9***
43	58 Parker Ave. Building 1	Interior	1st	Open Room	Column	Upper	Concrete	White	Poor	Negative	0.09	0.04
44	58 Parker Ave. Building 1	Interior	1st	Open Room	Panel		Wood	Red	Poor	Negative	0.03	0.11
45	58 Parker Ave. Building 1	Interior	1st	Open Room	Wall	Partition	Concrete	Blue	Poor	Negative	0.15	0.13
46	58 Parker Ave. Building 1	Interior	Basement	Open Room	Partition Wall	Lower	Wood	Beige	Poor	Negative	0.17	0.24
47	***58 Parker Ave. Building 1***	***Interior***	***Basement***	***Open Room***	***Perimeter Wall***	***Lower***	***Brick & Mortar***	***Beige***	***Poor***	***Positive***	***2.6***	***1.4***
48	58 Parker Ave. Building 1	Interior	Basement	Open Room	Door		Wood	Brown	Poor	Negative	0.13	0.2
49	58 Parker Ave. Building 1	Interior	Basement	Open Room	Door	Casing	Wood	Brown	Poor	Negative	0.04	0.07
50	58 Parker Ave. Building 1	Interior	Basement	Open Room	Vault Door		Metal	Brown	Poor	Negative	0.3	0.22
51	***58 Parker Ave. Building 1***	***Interior***	***Basement***	***Open Room***	***Door***		***Wood***	***Blue***	***Poor***	***Positive***	***3.9***	***2.4***
52	58 Parker Ave. Building 4	Interior	Basement	Open Room	Electrical Box		Metal	Orange	Poor	Negative	0.7	0.2
53	58 Parker Ave. Building 4	Interior	Basement	Open Room	Door	Perimeter	Metal	Brown	Poor	Negative	0	0.02
54	***58 Parker Ave. Building 4***	***Interior***	***Basement***	***Open Room***	***Door to Crawlspace***		***Metal***	***Silver***	***Poor***	***Positive***	***6.8***	***4.5***
55	***58 Parker Ave. Building 4***	***Interior***	***Basement***	***Open Room***	***Column***		***Metal***	***Gray***	***Poor***	***Positive***	***2.5***	***1.3***
56	58 Parker Ave. Building 4	Interior	Basement	Open Room	Wall	Perimeter	Concrete	White	Intact	Negative	0.04	0.05
57	58 Parker Ave. Building 4	Interior	Basement	Open Room	Wall	Partition	Wood	Green	Intact	Negative	0.14	0.1
59	***58 Parker Ave. Building 4***	***Interior***	***Basement***	***Open Room***	***Wall***	***Covebase***	***Wood***	***Blue***	***Poor***	***Positive***	***3.2***	***1.6***
62	***58 Parker Ave. Building 4***	***Interior***	***1st***	***Garage***	***Garage Door***	***Covebase***	***Wood***	***White***	***Poor***	***Positive***	***2.8***	***1.7***
63	***58 Parker Ave. Building 4***	***Interior***	***1st***	***Garage***	***Sliding Door***		***Metal***	***White***	***Poor***	***Positive***	***9.5***	***7.6***
64	***58 Parker Ave. Building 4***	***Interior***	***1st***	***Staircase***	***Staircase***	***Tread***	***Metal***	***Yellow***	***Poor***	***Positive***	***3.3***	***2.2***
65	58 Parker Ave. Building 4	Interior	1st	Staircase	Staircase	Riser	Metal	Brown	Poor	Negative	0.09	0.1
66	58 Parker Ave. Building 4	Interior	1st	Staircase	Staircase	Stringer	Metal	Brown	Poor	Negative	0.06	0.08

Niton Technician(s): Tanay Ranadive
Conducted: January 23, 2019

Quality Environmental Solutions & Technologies, Inc.
1376 Route 9
Wappingers Falls, NY 12590
(845) 298-6031

Pre-Renovation XRF Lead Survey

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Sample	Building/Address	Interior/Exterior	Floor	Space/Room/Description	Object	Component	Substrate	Color	Condition	Result	Pb Concentration (mg/cm2)	Pb Error (mg/cm2)
1	Shutter Calibration										1.78	0
67	58 Parker Ave. Building 4	Interior	1st	Staircase	Staircase	Post	Metal	Brown	Poor	Negative	0.6	0.3
68	58 Parker Ave. Building 5	Exterior		Garage	Door		Wood	Red	Poor	Negative	0.5	0.4
69	58 Parker Ave. Building 5	Exterior		Garage	Wall		Concrete	Orange	Poor	Negative	0.2	0.08
70	58 Parker Ave. Building 5	Exterior		Garage	Door	Casing	Metal	White	Intact	Negative	0.11	0.13
71	58 Parker Ave. Building 5	Exterior		Garage	Door	Casing	Wood	Red	Poor	Negative	0	0.02
72	58 Parker Ave. Building 5	Exterior		Garage	Wall		Wood	Orange	Poor	Negative	0.7	0.3
73	***58 Parker Ave. Building 4***	***Interior***	***Basement***	***Bathroom***	***Door***		***Metal***	***Gray***	***Poor***	***Positive***	***17.7***	***16.5***
74	58 Parker Ave. Building 4	Interior	Basement	Open Room	Kiln		Metal	Gray	Poor	Negative	0.04	0.06
75	58 Parker Ave. Building 2	Interior	Basement	Open Room	Electric Tracks		Metal	Gray	Intact	Negative	0.03	0.06
76	58 Parker Ave. Building 1	Interior	2nd	Open Room	Column		Metal	White	Poor	Negative	0	0.02
77	58 Parker Ave. Building 1	Interior	2nd	Open Room	Wall	Partition	Wood	White	Poor	Negative	0.7	0.2
79	***58 Parker Ave. Building 1***	***Interior***	***2nd***	***Bathroom***	***Door***		***Wood***	***White***	***Poor***	***Positive***	***3.4***	***2***
80	***58 Parker Ave. Building 1***	***Interior***	***2nd***	***Bathroom***	***Door***		***Wood***	***White***	***Poor***	***Positive***	***3.8***	***2.1***
81	58 Parker Ave. Building 1	Interior	2nd	Bathroom	Floor		Ceramic Tile	White	Poor	Negative	0.03	0.1
82	58 Parker Ave. Building 3	Interior	2nd	Open Room	Wall		Wood	White	Poor	Negative	0.02	0.04
83	58 Parker Ave. Building 3	Interior	2nd	Open Room	Door		Wood	White	Poor	Negative	0.24	0.33
84	58 Parker Ave. Building 3	Interior	2nd	Open Room	Door	Casing	Wood	White	Poor	Negative	0.19	0.26
85	58 Parker Ave. Building 3	Interior	2nd	Open Room	Ductwork		Metal	White	Poor	Negative	0	0.02
86	***58 Parker Ave. Building 3***	***Interior***	***2nd***	***Open Room***	***Dum Weighter***		***Metal***	***White***	***Poor***	***Positive***	***2.6***	***1.4***
87	58 Parker Ave. Building 3	Interior	2nd	Open Room	Wall		Concrete	Red	Poor	Negative	0.21	0.08
88	58 Parker Ave. Building 3	Interior	2nd	Bathroom	Door		Wood	White	Poor	Negative	0.01	0.02
89	58 Parker Ave. Building 3	Interior	2nd	Bathroom	Stall Wall		Metal	White	Poor	Negative	0.01	0.03
90	58 Parker Ave. Building 3	Interior	2nd	Open Room	Perimeter Door		Metal	White	Poor	Negative	0.06	0.13
91	58 Parker Ave. Building 3	Exterior		Fire Escape	Stairs	Post	Metal	Black	Poor	Negative	0.23	0.34
92	58 Parker Ave. Building 3	Exterior		Fire Escape	Stairs	Tread	Metal	Black	Poor	Negative	0.22	0.18
93	58 Parker Ave. Building 3	Exterior		Fire Escape	Stairs	Column	Metal	Black	Poor	Negative	0.07	0.08
94	58 Parker Ave. Building 3	Exterior		Fire Escape	Overhang		Wood	Red	Poor	Negative	0.08	0.11
97	NIST (<0.01)									Negative	0	0.02
98	**NIST (1.04 +/- 0.06)**									**Positive**	**1.1**	**0.1**

Niton Technician(s): Tanay Ranadive
Conducted: January 23, 2019

APPENDIX B:
RADIATION, XRF SPECTRUM ANALYZER & PERSONNEL CERTIFICATIONS

United States Environmental Protection Agency

This is to certify that

Quality Environmental Solutions & Technologies, Inc

has fulfilled the requirements of the Toxic Substances Control Act (TSCA) Section 402, and has received accreditation to conduct lead-based paint training pursuant to 40 CFR Part 745.225 in the following discipline:

Renovator - Refresher (English)

In the Jurisdiction of:

All EPA Administered States, Tribes, and Territories

This accreditation is valid from the date of issuance and expires August 29, 2022

NAT-RV-R-30640-3-EN

Accreditation #

August 29, 2018

Issued On

John Gorman, Chief

Pesticides & Toxic Substances Branch

NEW YORK STATE DEPARTMENT OF HEALTH

RADIOACTIVE MATERIALS LICENSE

Pursuant to the Public Health Law, Part 16 of the New York State Sanitary Code, Industrial Code Rule 38, and in reliance on statements and representations heretofore made by the licensee designated below, a license is hereby issued authorizing radioactive material(s) for the purpose(s), and at the place(s) designated below. The license is subject to all applicable rules, regulations, and orders now or hereafter in effect of all appropriate regulatory agencies and to any conditions specified below.

1. NAME OF LICENSEE	3. LICENSE NUMBER
FEIN 14-1800097 Quality Environmental Solutions and Technologies, Inc. Phone (845) 298-6031	C2939 4. EXPIRATION DATE **June 15, 2026**
2. ADDRESS OF LICENSEE	5a. REFERENCE / b. AMENDMENT NO.
1376 Route 9 Wappingers Falls, New York 12590	**DH 16-1** **DH 16-97** **5**

6. Radioactive Materials (elements in mass number)	7. Chemical and/or physical form	8. Maximum quantity licensee may possess at any one time
A. Cadmium 109	A. Sealed source	A. 28 millicuries

9. Authorized use.

A. The licensee is authorized to use any sealed source or associated portable x-ray fluorescence device which has been manufactured and distributed in accordance with a specific license issued by an Agreement State or the United States Nuclear Regulatory Commission. Combinations of sources and devices must be compatible for use as stated in a Sealed Source and Device Registration Certificate (i.e., stated in the registration certificate for the source or device).

B. No single source may exceed the maximum activity specified for that nuclide in the Sealed Source and Device Registration Certificate for any device in which the source is to be used.

C. Only portable x-ray fluorescence devices which require continuous activation by the operator, and which incorporate a mechanism to automatically return the source to its shielded position (e.g., a "dead-man" switch) may be obtained and used under this license. Devices which rely upon positive action by the operator to shield the source, such as operation of a key switch, or which do not require continuous operator activation during exposure, are not authorized under this license.

10. A. The Radiation Safety Officer (RSO) for this License is **Rudy Lipinski**.

    B. Licensed material shall be used by, or under the supervision of, the Radiation Safety Officer, by licensee personnel trained and certified by the manufacturer. The licensee shall maintain a complete and accurate record of the qualifications of each person permitted to use radiation sources under this license.

11. Except as specifically provided otherwise in this License, the licensee shall conduct its program in accordance with the statements, representation and procedures contained in the documents, including any enclosures, listed below. The Department's Regulations shall govern, unless the statements, representation and procedures in the licensee's application and correspondence are more restrictive than the Regulations.

    A. License Renewal Application dated March 13, 2006, signed by Vincent R. Lander, with attachments.

    B. License Renewal Request dated March 8, 2016, signed by Suann Lander, with attachments.

12. A. Licensed material shall be stored at the location indicated in Condition 2 and may be used at temporary job sites of the licensee anywhere within the State of New York, where the Department of Health exercises jurisdiction.

    B. Overnight storage at other locations shall be in accordance with statements referenced in Condition 11 of the license, provided that such storage may not be in a residence, or in an attached garage except within a vehicle. Any vehicle used for storage shall be driven only for purposes associated with use or transport of the contained radioactive material, by a person qualified to use the material, and no passengers shall be carried unless they are also involved in work under this license. Vehicular storage shall only be allowed if no other storage is possible and shall not exceed five (5) consecutive nights unless authorization to exceed this limit is obtained from the Department.

    C. Under no circumstances shall radioactive material authorized by this license be transferred to the custody of any person or firm other than the licensee, or be used or stored by another person or firm or its employees; unless that person or firm possesses a valid license to possess and use such radioactive material.

13. Sealed sources containing radioactive materials shall not be opened or removed from devices.

14. A. The licensee is not authorized to dismantle, repair or affect any changes in the source holders/devices.

    B. The licensee shall not alter labels attached to source holders or devices, and shall maintain labels in legible condition at all times.

NEW YORK STATE DEPARTMENT OF HEALTH

RADIOACTIVE MATERIALS LICENSE

3. License Number C2939 **5a. Reference DHs 16-1 & 16-97** **b. Amendment No. 5**

15. The licensee shall instruct persons who engage in work under the license, in accordance with 10 NYCRR 16.13(c). Such instruction shall include the licensee's operating and emergency procedures, and other information contained in documents incorporated in Condition 11.

16. The licensee shall conduct a physical inventory every six (6) months to account for all devices received and possessed under the License. The records of the inventories shall be maintained for three (3) years from the date of the inventory for inspection by the Department, and shall include the quantities and kinds of licensed material, manufacturer's name and model number, location of devices, the date of the inventory, and the name of the person who performed it.

17. A. The licensee shall maintain a utilization log containing the identification of devices used, dates removed and returned to storage, the location of use, and the identity of user.

B. The log shall be kept at the location of storage and shall contain sufficient detail to enable the licensee to inform the Department, at any time, of the exact location of each device.

18. Current copies of the following documents shall be maintained at temporary job sites for Department inspection:

A. The manufacturer's instruction manual and the licensee's operating and emergency procedures.

B. A copy of the results of the latest test for leakage and/or contamination performed on the sealed sources.

C. A copy of this license.

19. In the event that a theft, loss or other serious incident does occur, the Department shall be notified immediately by telephone and subsequent information acquired by the licensee shall be reported as it is received. All device users must carry the NYSDOH's current telephone number in their emergency procedures.

20. The licensee shall ensure that all persons authorized to use portable devices comply with safe use and maintenance procedures and that they do not leave a device unattended or unsecured at any time, even for a few minutes.

FOR THE NEW YORK STATE DEPARTMENT OF HEALTH

Date: JUN 15 2016

By _____

Daniel J. Samson, CHP, Chief
Radioactive Materials Section
Bureau of Environmental Radiation Protection

DJS/NAK:ks

NEW YORK STATE

MINORITY- AND WOMEN-OWNED BUSINESS ENTERPRISE ("MWBE")

CERTIFICATION

Empire State Development's Division of Minority and Women's Business Development grants a

Women Business Enterprise (WBE)

pursuant to New York State Executive Law, Article 15-A to:

Quality Environmental Solutions & Technologies Inc.

Certification Awarded on: March 28, 2019
Expiration Date: March 28, 2022
File ID#: WBE- 49952

NEW YORK STATE OF OPPORTUNITY. | Division of Minority and Women's Business Development

A Division of Empire State Development

OSHA Occupational Safety and Health Administration

12-005398747

his card acknowledges that the recipient has successfully completed a 10-hour Occupational Safety and Health Training Course in

Construction Safety and Health

Tanay Ranadive

David Veit — 06/05/2015

ainer name – print or type) — (Course end date)

SHA recommends Outreach Training Courses as an orientation to occupational safety
id health for workers. Participation is voluntary. Workers must receive additional
aining on specific hazards of their job. This course completion card does not expire.

se or distribution of this card for fraudulent purposes, including false claims of having
ceived training, may result in prosecution under 18 U.S.C. 1001. Potential penalties
clude substantial criminal fines, imprisonment up to five years, or both.

r OSHA Outreach Training Program go to "Training" at www.osha.gov

Certificate of Completion

This is to certify that

Tanay Ranadive

Has completed

US Regulations for Handheld XRF Analyzers with Radioactive Sealed Sources

3/10/2017

Supervisor signature

Erin Poitras, RSO Thermo Fisher Scientific
Portable Analytical Instruments

Certificate of Completion

This is to certify that

Tanay Ranadive

Has completed the

Transport of Radioactive Sealed Sources in XRF Analyzers

Online training course

On

3/10/2017

Supervisor signature

Erin Poitras, RSO Thermo Fisher Scientific
Portable Analytical Instruments

Certificate of Completion

This is to certify that

Tanay Ranadive

Has completed the

Transport of Li Ion Batteries

Online training course

On

3/9/2017

Supervisor signature

Erin Poitras, RSO Thermo Fisher Scientific
Portable Analytical Instruments

Certificate of Completion

This is to certify that

Tanay Ranadive

Has completed the

Radiation Safety for X-ray Tube Based Instruments

Online training course

On

3/9/2017

Supervisor signature

Erin Poitras, RSO Thermo Fisher Scientific
Portable Analytical Instruments

Certificate of Completion

This is to certify that

Tanay Ranadive

Has completed the

Sealed Source XRF - Radiation Safety

Online training course

On

3/9/2017

Supervisor signature

Erin Poitras, RSO Thermo Fisher Scientific
Portable Analytical Instruments