

# Appendix F

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Asbestos and Lead Survey Reports

# ASBESTOS REPORT

*Prepared by:*



Nick's Environmental Consulting  
3380 La Sierra Ave. Suite 104-654  
Riverside, CA 92503  
951-643-8017

*Site Address:*

2501 E. Garvey Ave.  
West Covina, CA 91791

*Prepared for:*

Brenton Development Corporation  
March 19, 2020



Dear Brenton Development Corporation:

Nick's Environmental Consulting, LLC. (NEC) is pleased to present this Asbestos Survey report for the above referenced property. This inspection was performed by Nicholas Gonzales CAC.

The findings of the survey performed on March 16, 2020 are presented in this report. Only materials designated for demolition/renovation/repair were tested as specified. If you have any comments or questions regarding this report, please contact the undersigned inspector at (951) 643-8017. Nick's Environmental Consulting, LLC. appreciates the opportunity to provide professional services for your project.

Sincerely,

**NICK'S ENVIRONMENTAL CONSULTING, LLC.**

Nicholas Gonzales  
Certified Asbestos Consultant # 14-5299  
CDPH IA # 24337



## ASBESTOS

### Asbestos Sampling Protocol

Asbestos bulk sampling was conducted in accordance with the procedures outlined in Code of Federal Regulations (CFR) 40 part 763.86 sampling and NEC's Standard Operating Procedures. Sampling of each material was based on homogenous areas (HAs), materials that have the same date of installation, texture, and color. As described in 40 CFR 763.86 sample locations were picked in a statistically random manner that is representative of the homogeneous area.

### Asbestos Sample Results

40 CFR 763.83 defines Asbestos Containing Material (ACM) as any material which is greater than one percent (>1%) asbestos. California Occupational Safety and Health Administration (CAL-OSHA) defines Asbestos Containing Construction Material (ACCM) as any material that is greater than 1/10<sup>th</sup> of one percent (>0.1%) of asbestos.

If asbestos containing building materials have been disturbed/damaged, a SCAQMD Procedure 5 "work plan" or "clean-up" and appropriate notification is required by the local NESHAP enforcement authority, or the SCAQMD depending on the geographic location of the disturbance.

Any materials that were not sampled during the survey will be presumed to contain asbestos until sampled and proven non asbestos containing by PLM analysis.

NEC submitted bulk samples for analysis by PLM.

**Table I: Asbestos Bulk Sample Summary**

ASBESTOS BULK SAMPLING SUMMARY						
DATE SAMPLED: March 16, 2020						
Suspect ACM	HSG No.	Sample Locations	Percentage of Asbestos and Type	Estimated Quantity (SF/LF)*	Friable Yes/No	Physical Condition
Drywall	01	Rm 1	Non-detect		No	Good
Joint Compound	01	Rm 1	Non-detect		No	Good
Foundation	02	Rm 1	Non-detect		No	Good
Carpet Glue	03	Cubicles	Non-detect		No	Good
Covebase	04	Perimeter Walls	Non-detect		No	Good
Mastic	04	Perimeter Walls	Non-detect		No	Good
Ceramic Floor Tile	05	Bathroom 1 & 2	Non-detect		No	Good

ASBESTOS BULK SAMPLING SUMMARY						
DATE SAMPLED: March 16, 2020						
Suspect ACM	HSG No.	Sample Locations	Percentage of Asbestos and Type	Estimated Quantity (SF/LF)*	Friable Yes/No	Physical Condition
Mortar	05	Bathroom 1 & 2	Non-detect		No	Good
Stucco	06	Exterior Wall	Non-detect		No	Good
Felt	06	Roof	Non-detect		No	Good
Black Asphalt Roof	07	Roof	Non-detect		No	Good
Felt	07	Roof	Non-detect		No	Good
Asphalt Felt	07	Roof	Non-detect		No	Good
Build up	07	Roof	Non-detect		No	Good
Penetration Mastic	08	Roof	Non-detect		No	Good
<p>* All square or linear feet quantifications are estimates only. The abatement contractor is responsible for accurately quantifying the amount of ACM to be removed and disposed of.</p> <p><b>Bold Results-</b> Indicate the material is ACM  <i>Italicized Results-</i> Indicate the material is ACCM and subject to CCR 8 Section 1529</p>						

**Conclusion & Recommendations**

No ACM or ACCM was detected via PLM analysis. Asbestos abatement is not required for the sampled materials.

**Analytical Methods and Laboratories**

Asbestos bulk samples were analyzed by Polarized Light Microscopy (PLM) as required by 40 CFR part 763.87 using the industry standard Method EPA/600/R-93/116. Paint chip, varnish, shellac, or other coatings were analyzed using the industry standard methods EPA 7420, SW846 Part 3050B and 7000B. The bulk samples and paint chips were shipped to and analyzed by one or both of the following laboratories.

AIH Laboratory- Asbestos NVLAP # 500079-0 and Lead AHIA ELPAT #203769

2556 W. Woodland Dr., Anaheim, CA 92801

**Waste Disposal**

**Asbestos**

Materials analyzed by PLM and found to be ACM (>1% asbestos) are subject to 40 CFR Part 61 Subpart M. As such ACM must be disposed of as Hazardous Waste.

Materials analyzed by PLM and Found to be ACCM (>0.1% but <1% Asbestos) may be disposed of as construction waste.

### **Limitations**

The results, conclusions, and recommendations expressed in this report are based only on the asbestos survey performed at 2501 East Garvey Ave., West Covina, California on March 16, 2020. Specifically, the intent of this inspection was to determine if ACMs are present. Areas deemed unsafe for testing are excluded from the scope of work and this report.

NEC does not guarantee that all ACMs in the subject property were recognized during the Asbestos Survey. This Asbestos Survey report is only subject to the locations specified and the samples taken therein. NEC does not promise or guarantee that any asbestos have been removed from this property. Additional sampling may be needed to further identify other ACMs inside the property.

The contents of this report are for sole use by Brenton Development Corporation. All third party individuals or groups using this report do so at the party's risk. As such NEC, in regards to third party use of this report, makes no warranties or representations, expressed or implied in this report. NEC's services consist of professional opinions and recommendations made in accordance with generally accepted industry standards and practices, and are designed to provide an analytical tool to assist the client.

**NICK'S ENVIRONMENTAL CONSULTING, LLC.**



Nicholas Gonzales  
Certified Asbestos Consultant # 14-5299  
CDPH IA # 24337



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
 Riverside, CA 92503  
**Project Number:** 1338  
**Project Location:** 2501 East Garvey Avenue, West  
 Covina, CA 91791

**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370201**

**Client ID: 01-01**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	None Detected	None Detected	JC/Binder, Paint
2.	White chalky material	None Detected	Cellulose 2%	Gypsum/Binder

**Lab ID: 200370202**

**Client ID: 01-02**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	None Detected	None Detected	JC/Binder, Paint
2.	White chalky material	None Detected	Cellulose 2%	Gypsum/Binder

**Lab ID: 200370203**

**Client ID: 01-03**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	None Detected	None Detected	JC/Binder, Paint
2.	White chalky material	None Detected	Cellulose 2%	Gypsum/Binder

**Lab ID: 200370204**

**Client ID: 01-04**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	None Detected	None Detected	JC/Binder, Paint
2.	White chalky material with paper	None Detected	Cellulose 7%	Gypsum/Binder

**Lab ID: 200370205**

**Client ID: 01-05**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	None Detected	None Detected	JC/Binder, Paint
2.	White chalky material with paper	None Detected	Cellulose 7%	Gypsum/Binder



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 Covina, CA 91791

**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370206**

**Client ID: 02-06**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370207**

**Client ID: 02-07**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370208**

**Client ID: 02-08**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370209**

**Client ID: 02-09**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370210**

**Client ID: 02-10**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370211**

**Client ID: 02-11**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains





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 Covina, CA 91791

**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370212**

**Client ID: 02-12**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370213**

**Client ID: 03-13**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Yellow mastic	None Detected	None Detected	Mastic/Binder

**Lab ID: 200370214**

**Client ID: 03-14**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Yellow mastic	None Detected	None Detected	Mastic/Binder

**Lab ID: 200370215**

**Client ID: 03-15**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Yellow mastic	None Detected	None Detected	Mastic/Binder

**Lab ID: 200370216**

**Client ID: 04-16**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black flat rubbery material	None Detected	None Detected	Binder/Filler
2.	Tan mastic	None Detected	None Detected	Mastic/Binder
3.	White compacted powdery material	None Detected	None Detected	Binder/Filler



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY

**NVLAQ**<sup>®</sup>  
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Phone:(562) 860-2201  
www.aihlab.com

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**Project Location:** 2501 East Garvey Avenue, West  
Covina, CA 91791

**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID: 200370217**

**Client ID: 04-17**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black flat rubbery material	None Detected	None Detected	Binder/Filler
2.	Tan mastic	None Detected	None Detected	Mastic/Binder

**Lab ID: 200370218**

**Client ID: 04-18**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black flat rubbery material	None Detected	None Detected	Binder/Filler
2.	Tan mastic	None Detected	None Detected	Mastic/Binder
3.	White compacted powdery material	None Detected	None Detected	Binder/Filler

**Lab ID: 200370219**

**Client ID: 05-19**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black ceramic tile	None Detected	None Detected	Binder/Filler
2.	Trace of white sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370220**

**Client ID: 05-20**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black ceramic tile	None Detected	None Detected	Binder/Filler
2.	White sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains



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**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370221**

**Client ID: 05-21**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black ceramic tile	None Detected	None Detected	Binder/Filler
2.	White sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370222**

**Client ID: 06-22**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Grey sandy material with paper	None Detected	Cellulose 5%	Binder/Filler, Mineral Grains

**Lab ID: 200370223**

**Client ID: 06-23**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material with paper	None Detected	Cellulose 5%	Binder/Filler, Mineral Grains

**Lab ID: 200370224**

**Client ID: 06-24**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Trace of white sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Grey sandy material with paper	None Detected	Cellulose 5%	Binder/Filler, Mineral Grains

**Lab ID: 200370225**

**Client ID: 06-25**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Dark grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains
2.	Light grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains
3.	Brown fibrous material	None Detected	Cellulose 70%	Binder/Filler



**BULK ASBESTOS FIBER ANALYSIS**  
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 Riverside, CA 92503  
**Project Number:** 1338  
**Project Location:** 2501 East Garvey Avenue, West  
 Covina, CA 91791

**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370226**

**Client ID: 06-26**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains
2.	Brown fibrous material	None Detected	Cellulose 70%	Binder/Filler

**Lab ID: 200370227**

**Client ID: 06-27**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains
2.	Brown fibrous material	None Detected	Cellulose 70%	Binder/Filler

**Lab ID: 200370228**

**Client ID: 06-28**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material with paper	None Detected	Cellulose 5%	Binder/Filler, Mineral Grains

**Lab ID: 200370229**

**Client ID: 07-29**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt with white coating	None Detected	Glass Fibers 45%	Asphalt/Binder
3.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder
4.	Black fibrous asphaltic built-up material	None Detected	Glass Fibers 15%	Asphalt/Binder
5.	Cream sandy material	None Detected	Glass Fibers 3%	Binder/Filler, Mineral Grains



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Covina, CA 91791

**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID: 200370230**

**Client ID: 07-30**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt with white coating	None Detected	Glass Fibers 45%	Asphalt/Binder
3.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder
4.	Black fibrous asphaltic built-up material	None Detected	Glass Fibers 15%	Asphalt/Binder

**Lab ID: 200370231**

**Client ID: 07-31**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt with white coating	None Detected	Glass Fibers 45%	Asphalt/Binder
3.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder
4.	Black fibrous asphaltic built-up material	None Detected	Glass Fibers 15%	Asphalt/Binder

**Lab ID: 200370232**

**Client ID: 07-32**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt with white coating	None Detected	Glass Fibers 45%	Asphalt/Binder
3.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder
4.	Black fibrous asphaltic built-up material	None Detected	Glass Fibers 15%	Asphalt/Binder
5.	Cream sandy material	None Detected	Glass Fibers 3%	Binder/Filler, Mineral Grains



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 Covina, CA 91791

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 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370233**

**Client ID: 07-33**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt with white coating	None Detected	Glass Fibers 45%	Asphalt/Binder
3.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder
4.	Black fibrous asphaltic built-up material	None Detected	Glass Fibers 15%	Asphalt/Binder
5.	Cream sandy material	None Detected	Glass Fibers 3%	Binder/Filler, Mineral Grains

**Lab ID: 200370234**

**Client ID: 08-34**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White mastic	None Detected	None Detected	Mastic/Binder

**Lab ID: 200370235**

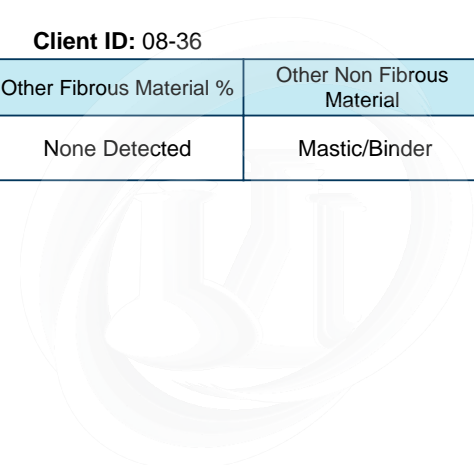
**Client ID: 08-35**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White mastic	None Detected	None Detected	Mastic/Binder

**Lab ID: 200370236**

**Client ID: 08-36**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White mastic	None Detected	None Detected	Mastic/Binder





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**Lab Batch Number:** 2003702  
**Samples Submitted:** 36  
**Samples Analyzed:** 36  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Analyzed by:** Hanaa  
Armanious

**Signature:**

**Date:** 03-18-2020

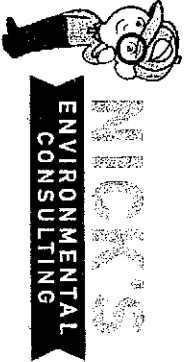
**Reviewed by:** Zubair Ahmed

**Signature:**

**Date:** 03-18-2020

Reporting limit is 1%. If the sample was not collected by AIH Laboratory then the accuracy of the results is limited by the methodology and experience of the sample collector. Clients can verify specific reporting limit requirement from local regulatory agencies. Liability limited to cost of samples analysis. This report shall not be reproduced except in full, without written approval of AIH Laboratory. It shall not be used to claim product endorsement by NVLAP or any other agency of the government. Reported results relate only to the samples tested and may not be the representative of the sample area. AIH Laboratory shall dispose of the Customer's samples 30 days after receiving the samples unless instructed to store them for an alternate period of time in writing.





CHAIN OF CUSTODY

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviro.com

2003702

TAT: 3 DAY

Project Address: 2501 E. LAUREY AVE.  
 City/State/Zip: WEST COVINA, CA 91791  
 Project #: 1338  
 Date Sampled: 3-16-20  
 Inspector: N. Gonzales

Client Name: TARTI ALHAGSEN

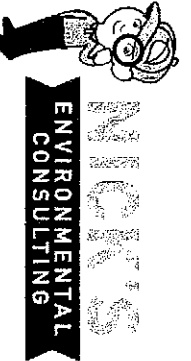
H.A.	Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Analysis Type/ Results
							Start	Stop	Start	Stop		
01	01	DW/SC	RM 1 WALLS	600D	N	350GF						PCM
	02											
	03											
	04											
	05											
02	06	FOUR WALLS	F100R - RM 1			1500GF						
	07											
	08											
	09											
	10											
	11											
	12											
03	13	CARPET TAPE	- CURBICIES FLOOR			350GF						
	14											
	15											
04	16	C/R/MASTER	- PEASIMETER WALLS			100GF						

Relinquished By: *[Signature]* Date: 3-16-20 Time:   
 Received By: *[Signature]* Date: 3/16/2020 Time: 1:07 pm

Laboratory Notes: Stop positive requested on all PLM HAS  
 Email Results to: nick@nicksenviro.com

1-0 F-3





**CHAIN OF CUSTODY**

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviron.com

2003702

Project Address: \_\_\_\_\_ Project #: 1338 TAT: 3 DAY

City/State/Zip: \_\_\_\_\_ Date Sampled: 3-16-20

Client Name: \_\_\_\_\_ Inspector: N. Gonzales

H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Type/ Results
						Start	Stop	Start	Stop		
04	17 C.15/MASTIC - PERIMETER WALLS	↓	(GOOD)	N	100gK						PLM
05	19 FLOOR TILE SYSTEM - BATH ROOM 1	↓			100gK						
	20	↓									
	21	↓ - BATH ROOM 2									
06	22 STUCCO / ECT-EXTERIOR - WALLS	↓			800gK						
	23	↓									
	24	↓									
	25	↓									
	26	↓									
	27	↓									
	28	↓									
07	29 MULTILAYER ROOF - ROOF	↓			4900gF						
	30	↓									
	31	↓									
	32	↓									

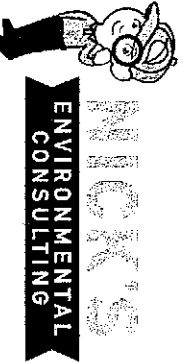
Relinquished By: \_\_\_\_\_ Date: 3-16-20 Time: \_\_\_\_\_

Received By: [Signature] Date: 3/16/2020 Time: 1:07 pm

Laboratory Notes: Stop positive requested on all PLM HAS

Email Results to: nick@nicksenviron.com

CHAIN OF CUSTODY



3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviron.com

2003702

Project Address:

City/State/Zip:

Project #: 1338

Date Sampled: 3-16-20

TAT: 3 hr

Client Name:

Inspector: N. Gonzales

H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Analysis Type/ Results
						Start	Stop	Start	Stop		
07 33	MULTI-LAYER ROOF		10007	N	4900gf						PLM
08 34	PER. MASTER										
1 35											
1 36											

Relinquished By:

Date: 3-16-20 Time:

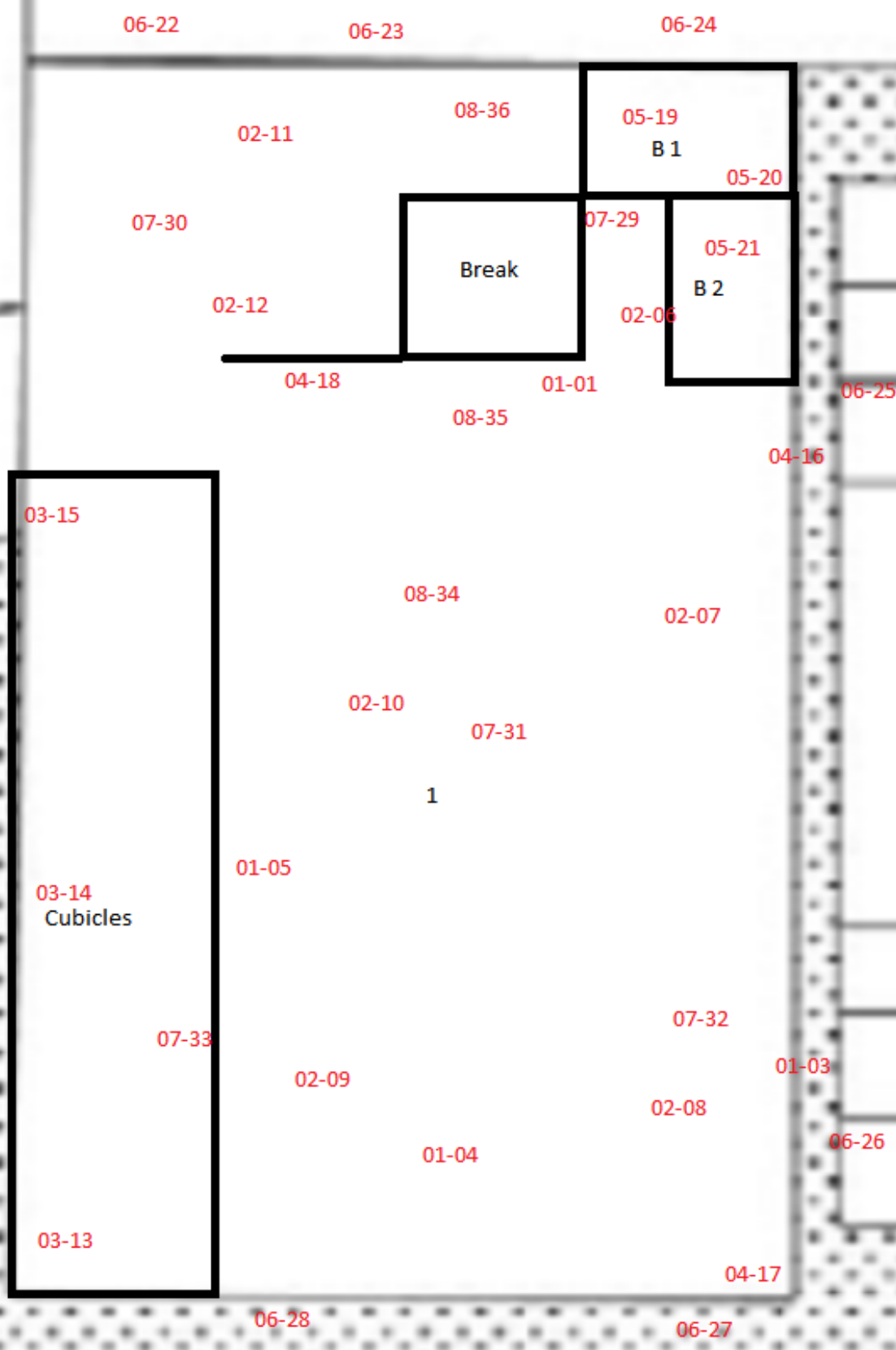
Laboratory Notes: Stop positive requested on all PLM HAS

Received By:

Date: 3/16/2020 Time: 1:07 pm

Email Results to: nick@nicksenviron.com

3-OT-3



# ASBESTOS AND LEAD SURVEY REPORT

*Prepared by:*



Nick's Environmental Consulting  
3380 La Sierra Ave. Suite 104-654  
Riverside, CA 92503  
951-643-8017

*Site Address:*

2539 E. Garvey N. – Carport Garage  
West Covina, CA 91791

*Prepared for:*

Brenton Development Corporation

March 19, 2020



Dear Brenton Development Corporation:

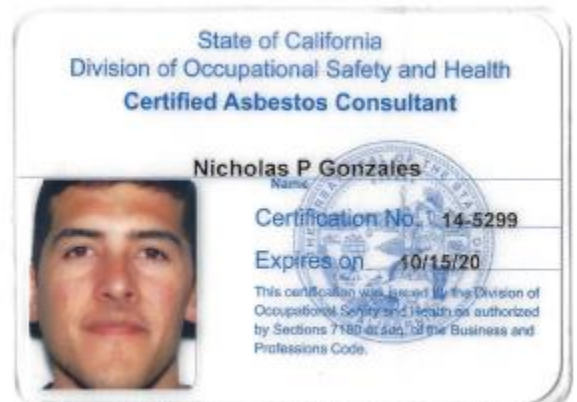
Nick's Environmental Consulting, LLC. (NEC) is pleased to present this Asbestos and Lead Survey report for the above referenced property. This inspection was performed by Nicholas Gonzales CAC.

The findings of the survey performed on March 16, 2020 are presented in this report. Only materials designated for demolition/renovation/repair were tested as specified. If you have any comments or questions regarding this report, please contact the undersigned inspector at (951) 643-8017. Nick's Environmental Consulting, LLC. appreciates the opportunity to provide professional services for your project.

Sincerely,

**NICK'S ENVIRONMENTAL CONSULTING, LLC.**

Nicholas Gonzales  
Certified Asbestos Consultant # 14-5299  
CDPH IA # 24337



## ASBESTOS

### Asbestos Sampling Protocol

Asbestos bulk sampling was conducted in accordance with the procedures outlined in Code of Federal Regulations (CFR) 40 part 763.86 sampling and NEC's Standard Operating Procedures. Sampling of each material was based on homogenous areas (HAs), materials that have the same date of installation, texture, and color. As described in 40 CFR 763.86 sample locations were picked in a statistically random manner that is representative of the homogeneous area.

### Asbestos Sample Results

40 CFR 763.83 defines Asbestos Containing Material (ACM) as any material which is greater than one percent (>1%) asbestos. California Occupational Safety and Health Administration (CAL-OSHA) defines Asbestos Containing Construction Material (ACCM) as any material that is greater than 1/10<sup>th</sup> of one percent (>0.1%) of asbestos.

If asbestos containing building materials have been disturbed/damaged, a SCAQMD Procedure 5 "work plan" or "clean-up" and appropriate notification is required by the local NESHAP enforcement authority, or the SCAQMD depending on the geographic location of the disturbance.

Any materials that were not sampled during the survey will be presumed to contain asbestos until sampled and proven non asbestos containing by PLM analysis.

NEC submitted bulk samples for analysis by PLM

**Table I: Asbestos Bulk Sample Summary**

ASBESTOS BULK SAMPLING SUMMARY						
DATE SAMPLED: March 16, 2020						
Suspect ACM	HSG No.	Sample Locations	Percentage of Asbestos and Type	Estimated Quantity (SF/LF)*	Friable Yes/No	Physical Condition
Brick	01	Walls	Non-detect		No	Good
Mortar	01	Walls	Non-detect		No	Good
Foundation	02	Floor	Non-detect		No	Good
Roof	03	Roof	Non-detect		No	Good
Felt	03	Roof	Non-detect		No	Good
<b>Penetration Mastic</b>	<b>04</b>	<b>Roof</b>	<b>3% Chrysotile</b>	<b>15 sf</b>	<b>No</b>	<b>Good</b>

\* All square or linear feet quantifications are estimates only. The abatement contractor is responsible for accurately quantifying the amount of ACM to be removed and disposed of.

## ASBESTOS BULK SAMPLING SUMMARY

DATE SAMPLED: March 16, 2020

Suspect ACM	HSG No.	Sample Locations	Percentage of Asbestos and Type	Estimated Quantity (SF/LF)*	Friable Yes/No	Physical Condition
-------------	---------	------------------	---------------------------------	-----------------------------	----------------	--------------------

**Bold Results-** Indicate the material is ACM  
*Italicized Results-* Indicate the material is ACCM and subject to CCR 8 Section 1529

### Conclusion & Recommendations

PLM analysis has identified ACMs or ACCMs at the above referenced property. A California licensed abatement contractor is required for any activities which will disturb or impact any ACMs or ACCMs. It is the responsibility of the abatement contractor to follow all applicable local, state, and federal regulations pertaining to the disturbance and/or removal of ACMs and ACCMs.

Materials found to be ACCM are subject to Cal-OSHA worker protection rules as they fall under California Code of Regulation (CCR) Title 8 Section 1529.

The damaged asbestos containing building materials that were identified as part of this survey shall be properly removed by obtaining appropriate regulatory approval from the local NESHAP/U.S. EPA enforcement authority under a Procedure 5 Work Plan in compliance with SCAQMD Rule 1403 requirements.

The asbestos containing materials must be removed by a Division of Occupational Safety and Health (DOSH) registered asbestos abatement contractor.

The following are minimum recommendations for class 1 & 2 abatement:

Place barriers outside the work area and put up signs and barrier tape with warning labels. Shut off the ventilation system to the work area. Shut off the electrical system to the work area. Use temporary wire (extension cords) for power. Build a three stage Decon with the work area directly connected to the dirty room followed by the shower room and finally the clean room. The Decon should have 2 layers of 6 mil poly and duct tape. Cover all openings (windows, vents, electrical outlets etc.) with 2 layers of 6 mil poly and duct tape. Clean everything in the work area prior to erecting the poly over the walls, floor or ceiling. If something cannot be cleaned throw it out. Take everything that can move out of the work area. If you can't move something, cover it with poly and duct tape. Hook up and test your negative air machines (NAMs). NAMs should have a fresh filter prior to the start of the project and changed as needed. If you are removing ACM flooring, place 1 layer of 4 mil poly over the ceiling then place 2 layers of 4 mil poly over the walls. If you are removing ACM from the ceiling or walls, place 2 layers of 6 mil poly on the floor and 2 layers of 4 mil poly on the walls. Make sure to overlap poly 6-12 inches and keep seems at least 6 feet apart. Use spray glue and duct tape to seal the poly. Ensure that the Negative Pressure Enclosure (NPE) has adequate air filtration. A minimum of four air changes per hour and -0.02 column inches of water pressure differential is required.

## LEAD

### •Lead Sampling Protocol

All lead paint chip sample collection protocols follow Chapter 7 of the Department of Housing and Urban Development (HUD) for paint chip sampling as well as NEC's SOPs.

### Lead Sample Results

As defined by HUD and the EPA, any paint, varnish, shellac or other coating that has a lead concentration of 5,000ppm/0.5% by weight/1.0mg/cm<sup>2</sup> is considered Lead-Based Paint. Any paint with lead concentrations between 600ppm-4,999ppm or 0.1-1.0mg/cm<sup>2</sup> is considered Lead-Containing Paint.

NEC submitted paint chip sample for analysis by atomic absorption.

**Table II: Summary of Lead Samples**

LEAD SAMPLING SUMMARY					
DATE SAMPLED: Date					
Sample Description	Sample No	Sample Location	Analyzed Yes/No	Results (ppm)	Physical Condition
Paint Chip	L-1	Brick	Yes	<200	Intact
<b>Bold Results-</b> Indicate the coat is LBP ( $\geq 5,000$ ppm)					
<i>Italicized Results-</i> Indicate the coat is LCP ( $\geq 600$ ppm- 4,999ppm)					
Regular Text Results- Indicate no LBP or LCP					

### Recommendations

No LCP or LBP was detected via atomic absorption analysis in the sampled material. Lead abatement is not required for the sampled material.

### Analytical Methods and Laboratories

Asbestos bulk samples were analyzed by Polarized Light Microscopy (PLM) as required by 40 CFR part 763.87 using the industry standard Method EPA/600/R-93/116. Paint chip, varnish, shellac, or other coatings were analyzed using the industry standard methods EPA 7420, SW846 Part 3050B and 7000B. The bulk samples and paint chips were shipped to and analyzed by one or both of the following laboratories.

AIH Laboratory- Asbestos NVLAP # 500079-0 and Lead AHIA ELPAT #203769

2556 W. Woodland Dr., Anaheim, CA 92801

### Waste Disposal

#### Asbestos



Materials analyzed by PLM and found to be ACM (>1% asbestos) are subject to 40 CFR Part 61 Subpart M. As such ACM must be disposed of as Hazardous Waste.

Materials analyzed by PLM and Found to be ACCM (>0.1% but <1% Asbestos) may be disposed of as construction waste.

### **Lead**

Per HUD: Total lead levels that are very low (e.g., less than 100 ppm), indicates that waste should not exceed the TC regulatory threshold. These materials may be disposed of as construction waste provided they are not asbestos containing.

Any lead levels that are greater than 100ppm should have waste characterization performed via Total Threshold Limit Concentration (TTLC) to total lead levels and leachability.

### **Limitations**

The results, conclusions, and recommendations expressed in this report are based only on the asbestos and lead survey performed at 2539 E. Garvey N. West Covina, California on, March 16, 2020. Specifically, the intent of this inspection was to determine if ACMs and LBPs are present. Areas deemed unsafe for testing are excluded from the scope of work and this report.

NEC does not guarantee that all ACMs or LBPs in the subject property were recognized during the Asbestos and Lead Survey. This Asbestos and Lead Survey report is only subject to the locations specified and the samples taken therein. NEC does not promise or guarantee that any asbestos or lead hazards have been removed from this property. Additional sampling may be needed to further identify other ACMs and LBPs inside the property.

The contents of this report are for sole use by Brenton Development Corporation. All third party individuals or groups using this report do so at the party's risk. As such NEC, in regards to third party use of this report, makes no warranties or representations, expressed or implied in this report. NEC's services consist of professional opinions and recommendations made in accordance with generally accepted industry standards and practices, and are designed to provide an analytical tool to assist the client.

**NICK'S ENVIRONMENTAL CONSULTING, LLC.**



Nicholas Gonzales  
Certified Asbestos Consultant # 14-5299  
CDPH IA # 24337



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
 Riverside, CA 92503  
**Project Number:** 1339  
**Project Location:** 539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003700  
**Samples Submitted:** 24  
**Samples Analyzed:** 22  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370001**

**Client ID: 01-01**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Light grey sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Dark grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370002**

**Client ID: 01-02**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Soft cream sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370003**

**Client ID: 01-03**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Soft cream sandy material with paint	None Detected	None Detected	Binder/Filler, Paint

**Lab ID: 200370004**

**Client ID: 01-04**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Soft cream sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370005**

**Client ID: 01-05**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Soft cream sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY

**NVLAP**<sup>®</sup>  
TESTING  
NVLAP LAB CODE 500079-0  
Phone:(562) 860-2201  
www.aihlab.com

2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
Riverside, CA 92503  
**Project Number:** 1339  
**Project Location:** 539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003700  
**Samples Submitted:** 24  
**Samples Analyzed:** 22  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID: 200370006**

**Client ID: 01-06**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Soft cream sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370007**

**Client ID: 01-07**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Soft cream sandy material with paint	None Detected	None Detected	Binder/Filler, Paint
2.	Trace of grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370008**

**Client ID: 02-08**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370009**

**Client ID: 02-09**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370010**

**Client ID: 02-10**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370011**

**Client ID: 02-11**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
 Riverside, CA 92503  
**Project Number:** 1339  
**Project Location:** 539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003700  
**Samples Submitted:** 24  
**Samples Analyzed:** 22  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370012**

**Client ID: 02-12**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370013**

**Client ID: 02-13**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370014**

**Client ID: 02-14**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370015**

**Client ID: 03-15**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370016**

**Client ID: 03-16**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY

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TESTING  
NVLAP LAB CODE 500079-0  
Phone:(562) 860-2201  
www.aihlab.com

2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
Riverside, CA 92503  
**Project Number:** 1339  
**Project Location:** 539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003700  
**Samples Submitted:** 24  
**Samples Analyzed:** 22  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID: 200370017**

**Client ID: 03-17**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	<b>None Detected</b>	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	<b>None Detected</b>	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370018**

**Client ID: 03-18**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	<b>None Detected</b>	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	<b>None Detected</b>	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370019**

**Client ID: 03-19**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	<b>None Detected</b>	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	<b>None Detected</b>	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370020**

**Client ID: 03-20**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	<b>None Detected</b>	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	<b>None Detected</b>	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370021**

**Client ID: 03-21**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	<b>None Detected</b>	Glass Fibers 10%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	<b>None Detected</b>	Glass Fibers 45%	Asphalt/Binder



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
Riverside, CA 92503  
**Project Number:** 1339  
**Project Location:** 539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003700  
**Samples Submitted:** 24  
**Samples Analyzed:** 22  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID:** 200370022

**Client ID:** 03-22

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black asphaltic mastic	Chrysotile 3%	None Detected	Asphalt/Binder

**Lab ID:** 200370023

**Client ID:** 03-23

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.				

Comments: Sample not analyzed per client request.

**Lab ID:** 200370024

**Client ID:** 03-24

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.				

Comments: Sample not analyzed per client request.

**Analyzed by:** Hanaa Armanious

**Signature:**

**Date:** 03-18-2020

**Reviewed by:** Zubair Ahmed

**Signature:**

**Date:** 03-18-2020

Reporting limit is 1%. If the sample was not collected by AIH Laboratory then the accuracy of the results is limited by the methodology and experience of the sample collector. Clients can verify specific reporting limit requirement from local regulatory agencies. Liability limited to cost of samples analysis. This report shall not be reproduced except in full, without written approval of AIH Laboratory. It shall not be used to claim product endorsement by NVLAP or any other agency of the government. Reported results relate only to the samples tested and may not be the representative of the sample area. AIH Laboratory shall dispose of the Customer's samples 30 days after receiving the samples unless instructed to store them for an alternate period of time in writing.



# Analysis Report

## Total Lead (Pb)

**Client:** Nick's Environmental Consulting  
**Address:** 3380 La Sierra Ave Ste 104-654 Riverside, CA 92503

**Report Status:** Final Report

**Lab Batch #:** 2003701

**Matrix:** Paint chips

**Method:** Modified EPA 7420

**Project Manager:** Nick Gonzales

**Project #:** 1339

**Samples Submitted:** 1

**Samples Analyzed:** 1

**Project Location:** 539 East Garvey Avenue North, West Covina, CA 91791

**Bench Run No:** 54372

Lab ID	Client Sample ID	Sample Weight (g)	RL in percent	Results in mg/kg	Results in percent
200370101	L1	0.1021	0.02	<200	<0.02

Sampled By: Client

Analyzed by: Kingsley Xie

Signature: 

Date: 03-16-2020

Reviewed by: Danny Do

Signature: 

Date: 03-19-2020

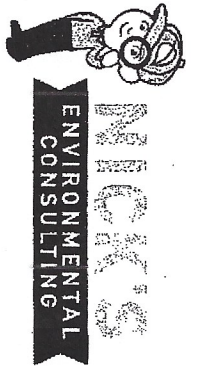
Units: mg/kg = milligrams per kilogram; percent = milligrams per kilogram/10000

RL = Reporting limit; "<" = below the reporting limit, mg/kg = ppm

Notes: Samples were prepared in accordance with modified EPA 3051 or EPA 3050B unless stated otherwise. Condition of all samples and method QC results are acceptable unless stated otherwise. Reported results relate only to the samples tested and may not be the representative of the sample area.

AIHA LAP, LLC Accredited Laboratory for Environmental Lead Laboratory ISO/IEC 17025:2005, Lab ID# 203769





CHAIN OF CUSTODY

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviron.com

2003700

Project Address: 2539 E. GAARDEN AVE. - CARPORT

Project #: 1339

TAT: 3 DAY

City/State/Zip: WEST COVINA, CA 91791

Date Sampled: 3-16-20

Client Name: TAJIF ALHASSAN

Inspector: N. Gonzales

H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Analysis Type/ Results
						Start	Stop	Start	Stop		
01	BASE/CEILING - CARPORT WALLS		6000	N	15000 sq ft						PLM
02											
03											
04											
05											
06											
07											
08	FOUNDATION - CARPORT				7000 sq ft						
09											
10											
11											
12											
13											
14											
15	ROOF/FELT - CARPORT ROOF				7000 sq ft						
16											

Relinquished By:

Date: 3-16-20 Time:

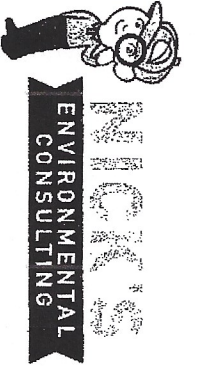
Laboratory Notes: Stop positive requested on all PLM HAS

Received By:

Date: 3/16/20 Time: 1:57 PM

Email Results to: nick@nicksenviron.com





**CHAIN OF CUSTODY**

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviro.com

203700

Project Address:

Project #: 1339

TAT: 3 DAY

City/State/Zip:

Date Sampled: 3-16-20

Client Name:

Inspector: N. Gonzales

H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Analysis Type/ Results
						Start	Stop	Start	Stop		
03 17	ROOF/FEET - CARPORT	ROOF	5000	N	7000 ±						PLM
18											
19											
20											
21											
22	PEN. MASTER - CARPORT	ROOF			1555						
23											
24											
L 1	PAINT CHIP - PAINT		INTACT								PLM

Relinquished By:

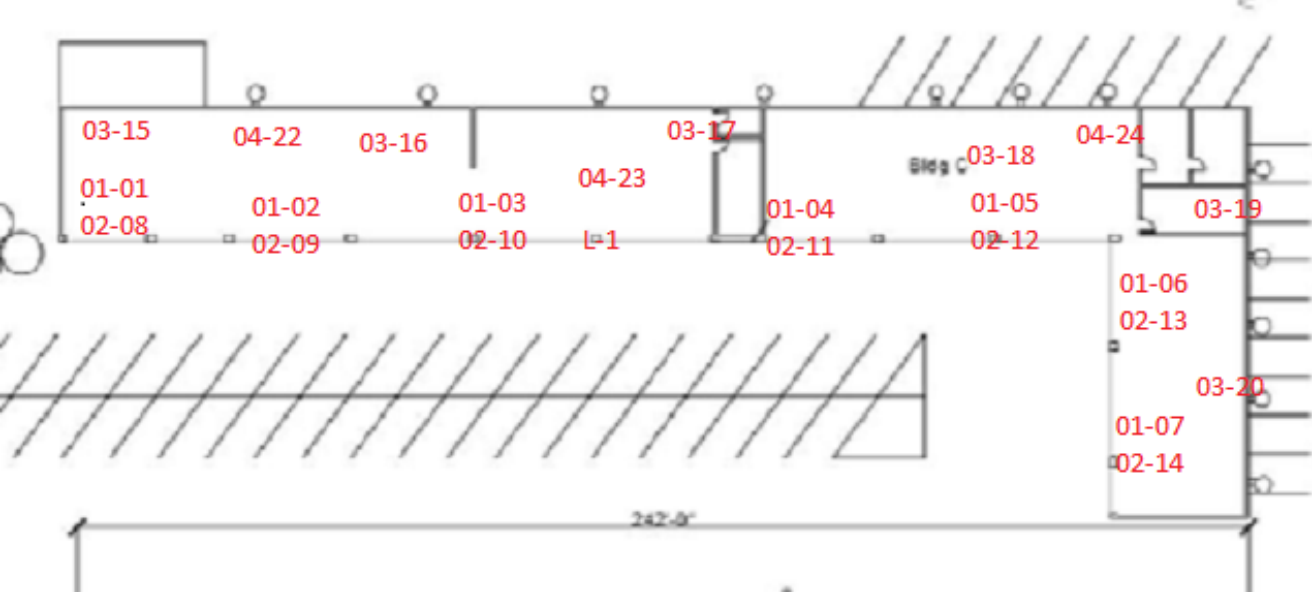
Date: 3-16-20 Time:

Laboratory Notes: Stop positive requested on all PLM HAS

Received By:

Date: 3/16/20 Time: 1:57PM

Email Results to: nick@nicksenviro.com



# ASBESTOS AND LEAD SURVEY REPORT

*Prepared by:*



Nick's Environmental Consulting  
3380 La Sierra Ave. Suite 104-654  
Riverside, CA 92503  
951-643-8017

*Site Address:*

2539 E. Garvey N.  
West Covina, CA 91791

*Prepared for:*

Brenton Development Corporation

March 19, 2020



Dear Brenton Development Corporation:

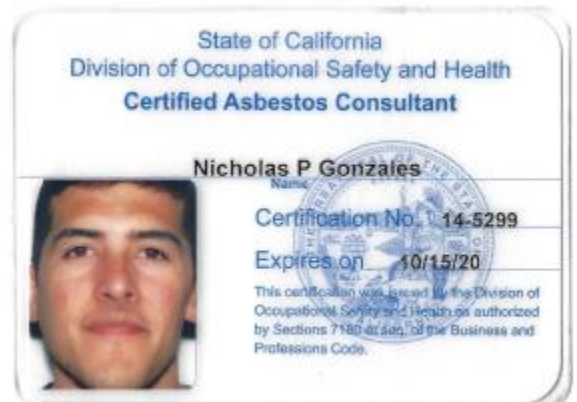
Nick's Environmental Consulting, LLC. (NEC) is pleased to present this Asbestos and Lead Survey report for the above referenced property. This inspection was performed by Nicholas Gonzales CAC.

The findings of the survey performed on March 16, 2020 are presented in this report. Only materials designated for demolition/renovation/repair were tested as specified. If you have any comments or questions regarding this report, please contact the undersigned inspector at (951) 643-8017. Nick's Environmental Consulting, LLC. appreciates the opportunity to provide professional services for your project.

Sincerely,

**NICK'S ENVIRONMENTAL CONSULTING, LLC.**

Nicholas Gonzales  
Certified Asbestos Consultant # 14-5299  
CDPH IA # 24337



## ASBESTOS

### Asbestos Sampling Protocol

Asbestos bulk sampling was conducted in accordance with the procedures outlined in Code of Federal Regulations (CFR) 40 part 763.86 sampling and NEC's Standard Operating Procedures. Sampling of each material was based on homogenous areas (HAs), materials that have the same date of installation, texture, and color. As described in 40 CFR 763.86 sample locations were picked in a statistically random manner that is representative of the homogeneous area.

### Asbestos Sample Results

40 CFR 763.83 defines Asbestos Containing Material (ACM) as any material which is greater than one percent (>1%) asbestos. California Occupational Safety and Health Administration (CAL-OSHA) defines Asbestos Containing Construction Material (ACCM) as any material that is greater than 1/10<sup>th</sup> of one percent (>0.1%) of asbestos.

If asbestos containing building materials have been disturbed/damaged, a SCAQMD Procedure 5 "work plan" or "clean-up" and appropriate notification is required by the local NESHAP enforcement authority, or the SCAQMD depending on the geographic location of the disturbance.

Any materials that were not sampled during the survey will be presumed to contain asbestos until sampled and proven non asbestos containing by PLM analysis.

NEC submitted bulk samples for analysis by PLM

**Table I: Asbestos Bulk Sample Summary**

ASBESTOS BULK SAMPLING SUMMARY						
DATE SAMPLED: March 16, 2020						
Suspect ACM	HSG No.	Sample Locations	Percentage of Asbestos and Type	Estimated Quantity (SF/LF)*	Friable Yes/No	Physical Condition
Drywall	01	Rm 1, 2, 3, 4, 5	Non-detect		No	Good
<i>Joint Compound</i>	<i>01</i>	<i>Rm 1, 2, 3, 4, 5</i>	<i>&lt;1% Chrysotile</i>	<i>4000 sf</i>	<i>No</i>	<i>Good</i>
Plaster	02	Rm 1, 3, 5, 7, 11, 13	Non-detect		No	Good
Button Board	02	Rm 1, 3, 5, 7, 11, 13	Non-detect		No	Good
Covebase	03	2 <sup>nd</sup> Floor Walls	Non-detect		No	Good
Mastic	03	2 <sup>nd</sup> Floor Walls	Non-detect		No	Good

ASBESTOS BULK SAMPLING SUMMARY						
DATE SAMPLED: March 16, 2020						
Suspect ACM	HSG No.	Sample Locations	Percentage of Asbestos and Type	Estimated Quantity (SF/LF)*	Friable Yes/No	Physical Condition
<b>TSI Fireproofing</b>	<b>04</b>	<b>Rm 1 Walls Cavities</b>	<b>4% Amosite</b>	<b>200 sf</b>	<b>No</b>	<b>Good</b>
Foundation	05	1 <sup>st</sup> Floor- Floor	Non-detect		No	Good
Ceiling Tile	06	1 <sup>st</sup> Floor Ceiling	Non-detect		No	Good
Brick	07	Exterior Walls	Non-detect		No	Good
Mortar	07	Exterior Walls	Non-detect		No	Good
Roof	08	Roof	Non-detect		No	Good
Felt	08	Roof	Non-detect		No	Good
<b>Penetration Mastic</b>	<b>09</b>	<b>Roof</b>	<b>2% Chrysotile</b>	<b>40 sf</b>	<b>No</b>	<b>Good</b>
* All square or linear feet quantifications are estimates only. The abatement contractor is responsible for accurately quantifying the amount of ACM to be removed and disposed of.						
<b>Bold Results-</b> Indicate the material is ACM						
<i>Italicized Results-</i> Indicate the material is ACCM and subject to CCR 8 Section 1529						

### Conclusion & Recommendations

PLM analysis has identified ACMs or ACCMs at the above referenced property. A California licensed abatement contractor is required for any activities which will disturb or impact any ACMs or ACCMs. It is the responsibility of the abatement contractor to follow all applicable local, state, and federal regulations pertaining to the disturbance and/or removal of ACMs and ACCMs.

Materials found to be ACCM are subject to Cal-OSHA worker protection rules as they fall under California Code of Regulation (CCR) Title 8 Section 1529.

The damaged asbestos containing building materials that were identified as part of this survey shall be properly removed by obtaining appropriate regulatory approval from the local NESHAP/U.S. EPA enforcement authority under a Procedure 5 Work Plan in compliance with SCAQMD Rule 1403 requirements.

The asbestos containing materials must be removed by a Division of Occupational Safety and Health (DOSH) registered asbestos abatement contractor.

The following are minimum recommendations for class 1 & 2 abatement:

Place barriers outside the work area and put up signs and barrier tape with warning labels. Shut off the ventilation system to the work area. Shut off the electrical system to the work area. Use temporary wire (extension cords) for power. Build a three stage Decon with the work area directly connected to the dirty room followed by the shower room and finally the clean room. The Decon should have 2 layers of 6 mil poly and duct tape. Cover all openings (windows, vents, electrical outlets etc.) with 2 layers of 6 mil poly and duct tape. Clean everything in the work area prior to erecting the poly over the walls, floor or ceiling. If something cannot be cleaned throw it out. Take everything that can move out of the work area. If you can't move something, cover it with poly and duct tape. Hook up and test your negative air machines (NAMs). NAMs should have a fresh filter prior to the start of the project and changed as needed. If you are removing ACM flooring, place 1 layer of 4 mil poly over the ceiling then place 2 layers of 4 mil poly over the walls. If you are removing ACM from the ceiling or walls, place 2 layers of 6 mil poly on the floor and 2 layers of 4 mil poly on the walls. Make sure to overlap poly 6-12 inches and keep seems at least 6 feet apart. Use spray glue and duct tape to seal the poly. Ensure that the Negative Pressure Enclosure (NPE) has adequate air filtration. A minimum of four air changes per hour and -0.02 column inches of water pressure differential is required.

**LEAD**

**• Lead Sampling Protocol**

All lead paint chip sample collection protocols follow Chapter 7 of the Department of Housing and Urban Development (HUD) for paint chip sampling as well as NEC's SOPs.

**Lead Sample Results**

As defined by HUD and the EPA, any paint, varnish, shellac or other coating that has a lead concentration of 5,000ppm/0.5% by weight/1.0mg/cm<sup>2</sup> is considered Lead-Based Paint. Any paint with lead concentrations between 600ppm-4,999ppm or 0.1-1.0mg/cm<sup>2</sup> is considered Lead-Containing Paint.

NEC submitted paint chip sample for analysis by atomic absorption.

**Table II: Summary of Lead Samples**

<b>LEAD SAMPLING SUMMARY</b>					
DATE SAMPLED: Date					
<b>Sample Description</b>	<b>Sample No</b>	<b>Sample Location</b>	<b>Analyzed Yes/No</b>	<b>Results (ppm)</b>	<b>Physical Condition</b>
Paint Chip	L-1	Exterior	Yes	<200	Intact
Paint Chip	L-2	Exterior	Yes	209	Intact
Paint Chip	L-3	2 <sup>nd</sup> Floor Wood	Yes	<200	Intact
Paint Chip	L-4	2 <sup>nd</sup> Floor Wall	Yes	<200	Intact

LEAD SAMPLING SUMMARY					
DATE SAMPLED: Date					
Sample Description	Sample No	Sample Location	Analyzed Yes/No	Results (ppm)	Physical Condition
Paint Chip	L-5	1 <sup>st</sup> Floor Stucco	Yes	<200	Intact
Paint Chip	L-6	1 <sup>st</sup> Floor Wall	Yes	<200	Intact
<i>Paint Chip</i>	<i>L-7</i>	<i>1<sup>st</sup> Floor Wall</i>	<i>Yes</i>	<i>809</i>	<i>Intact</i>
<b>Bold Results-</b> Indicate the coat is LBP ( $\geq 5,000$ ppm) <i>Italicized Results-</i> Indicate the coat is LCP ( $\geq 600$ ppm- 4,999ppm) Regular Text Results- Indicate no LBP or LCP					

### Recommendations

The following are minimum recommendations for LBP and LCP Abatement:

Containment should be designed and operated so as to create a negative pressure within the structure, which reduces the dispersion of lead into the environment. The containment/ventilation system should be designed to optimize the flow of ventilation air past the worker(s), thereby reducing the airborne concentration of lead and increasing visibility. The dust-laden air must be filtered prior to its release into the atmosphere.

### Analytical Methods and Laboratories

Asbestos bulk samples were analyzed by Polarized Light Microscopy (PLM) as required by 40 CFR part 763.87 using the industry standard Method EPA/600/R-93/116. Paint chip, varnish, shellac, or other coatings were analyzed using the industry standard methods EPA 7420, SW846 Part 3050B and 7000B. The bulk samples and paint chips were shipped to and analyzed by one or both of the following laboratories.

AIH Laboratory- Asbestos NVLAP # 500079-0 and Lead AHIA ELPAT #203769

2556 W. Woodland Dr., Anaheim, CA 92801

### Waste Disposal

#### Asbestos

Materials analyzed by PLM and found to be ACM (>1% asbestos) are subject to 40 CFR Part 61 Subpart M. As such ACM must be disposed of as Hazardous Waste.

Materials analyzed by PLM and Found to be ACCM (>0.1% but <1% Asbestos) may be disposed of as construction waste.

#### Lead



Per HUD: Total lead levels that are very low (e.g., less than 100 ppm), indicates that waste should not exceed the TC regulatory threshold. These materials may be disposed of as construction waste provided they are not asbestos containing.

Any lead levels that are greater than 100ppm should have waste characterization performed via Total Threshold Limit Concentration (TTLC) to total lead levels and leachability.

### **Limitations**

The results, conclusions, and recommendations expressed in this report are based only on the asbestos and lead survey performed at 2539 E. Garvey N. West Covina, California on, March 16, 2020. Specifically, the intent of this inspection was to determine if ACMs and LBPs are present. Areas deemed unsafe for testing are excluded from the scope of work and this report.

NEC does not guarantee that all ACMs or LBPs in the subject property were recognized during the Asbestos and Lead Survey. This Asbestos and Lead Survey report is only subject to the locations specified and the samples taken therein. NEC does not promise or guarantee that any asbestos or lead hazards have been removed from this property. Additional sampling may be needed to further identify other ACMs and LBPs inside the property.

The contents of this report are for sole use by Brenton Development Corporation. All third party individuals or groups using this report do so at the party's risk. As such NEC, in regards to third party use of this report, makes no warranties or representations, expressed or implied in this report. NEC's services consist of professional opinions and recommendations made in accordance with generally accepted industry standards and practices, and are designed to provide an analytical tool to assist the client.

**NICK'S ENVIRONMENTAL CONSULTING, LLC.**



Nicholas Gonzales  
Certified Asbestos Consultant # 14-5299  
CDPH IA # 24337



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
 Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003704  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370401**

**Client ID: 01-01**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	<b>Chrysotile &lt;1%</b>	Cellulose <1%	JC/Binder, Paint
2.	White chalky material with paper	<b>None Detected</b>	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370402**

**Client ID: 01-02**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	<b>Chrysotile &lt;1%</b>	Cellulose <1%	JC/Binder, Paint
2.	White chalky material with paper	<b>None Detected</b>	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370403**

**Client ID: 01-03**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	<b>Chrysotile &lt;1%</b>	Cellulose <1%	JC/Binder, Paint
2.	White chalky material with paper	<b>None Detected</b>	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370404**

**Client ID: 01-04**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	<b>Chrysotile &lt;1%</b>	Cellulose <1%	JC/Binder, Paint
2.	White chalky material with paper	<b>None Detected</b>	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370405**

**Client ID: 01-05**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compacted powdery material with paint	<b>Chrysotile &lt;1%</b>	Cellulose <1%	JC/Binder, Paint
2.	White chalky material with paper	<b>None Detected</b>	Cellulose 5%	Gypsum/Binder



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



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 Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003704  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370406**

**Client ID: 02-06**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material	None Detected	Cellulose 2%	Binder/Filler, Mineral Grains
2.	White chalky material with paper	None Detected	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370407**

**Client ID: 02-07**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material	None Detected	Cellulose 2%	Binder/Filler, Mineral Grains
2.	White chalky material with paper	None Detected	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370408**

**Client ID: 02-08**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material	None Detected	Cellulose 2%	Binder/Filler, Mineral Grains
2.	White chalky material with paper	None Detected	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370409**

**Client ID: 02-09**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material	None Detected	Cellulose 2%	Binder/Filler, Mineral Grains
2.	White chalky material	None Detected	Cellulose 2%	Gypsum/Binder



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2556 W Woodland Dr Anaheim, CA 92801

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**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003704  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID: 200370410**

**Client ID: 02-10**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material	None Detected	Cellulose <1%	Binder/Filler, Mineral Grains
2.	Grey sandy material	None Detected	Cellulose <1%	Binder/Filler, Mineral Grains
3.	White chalky material with paper	None Detected	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370411**

**Client ID: 02-11**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey sandy material	None Detected	Cellulose <1%	Binder/Filler, Mineral Grains
2.	White chalky material with paper	None Detected	Cellulose 5%	Gypsum/Binder

**Lab ID: 200370412**

**Client ID: 02-12**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material with paint	None Detected	Cellulose <1%	Binder/Filler, Mineral Grains

**Lab ID: 200370413**

**Client ID: 03-13**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Brown mastic	None Detected	Cellulose 2%	Mastic/Binder
2.	White chalky material with paper	None Detected	Cellulose 7%	Gypsum/Binder

**Lab ID: 200370414**

**Client ID: 03-14**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Brown mastic	None Detected	Cellulose 2%	Mastic/Binder



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**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003704  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID:** 200370415

**Client ID:** 03-15

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Brown mastic	None Detected	Cellulose 2%	Mastic/Binder
2.	White compacted powdery material	None Detected	Cellulose 2%	Binder/Filler

**Lab ID:** 200370416

**Client ID:** 04-16

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White chalky material with paint	None Detected	Cellulose 2%	Gypsum/Binder, Vermiculite

**Analyzed by:** Cameron  
Zimmerman

**Signature:** 

**Date:**  
03-18-2020

**Reviewed by:** Zubair Ahmed

**Signature:** 

**Date:**  
03-18-2020

Reporting limit is 1%. If the sample was not collected by AIH Laboratory then the accuracy of the results is limited by the methodology and experience of the sample collector. Clients can verify specific reporting limit requirement from local regulatory agencies. Liability limited to cost of samples analysis. This report shall not be reproduced except in full, without written approval of AIH Laboratory. It shall not be used to claim product endorsement by NVLAP or any other agency of the government. Reported results relate only to the samples tested and may not be the representative of the sample area. AIH Laboratory shall dispose of the Customer's samples 30 days after receiving the samples unless instructed to store them for an alternate period of time in writing.



**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY



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**Client Address:** 3380 La Sierra Ave Ste 104-654  
 Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003705  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370501**

**Client ID: 04-17**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White compressed fibrous material	<b>Amosite 4%</b>	Mineral Wool 60%	Binder/Filler

**Lab ID: 200370502**

**Client ID: 04-18**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White chalky material with paint	<b>None Detected</b>	Cellulose 2%	Gypsum/Binder, Vermiculite

**Lab ID: 200370503**

**Client ID: 05-19**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	<b>None Detected</b>	Cellulose <1%	Binder/Filler

**Lab ID: 200370504**

**Client ID: 05-20**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	<b>None Detected</b>	Cellulose <1%	Binder/Filler

**Lab ID: 200370505**

**Client ID: 05-21**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	<b>None Detected</b>	Cellulose <1%	Binder/Filler

**Lab ID: 200370506**

**Client ID: 05-22**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	<b>None Detected</b>	Cellulose <1%	Binder/Filler



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**Lab Batch Number:** 2003705  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID:** 200370507

**Client ID:** 05-23

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	None Detected	Cellulose <1%	Binder/Filler

**Lab ID:** 200370508

**Client ID:** 05-24

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	None Detected	Cellulose <1%	Binder/Filler

**Lab ID:** 200370509

**Client ID:** 05-25

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Grey loose powdery material	None Detected	Cellulose <1%	Binder/Filler

**Lab ID:** 200370510

**Client ID:** 06-26

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	White sandy material with paint	None Detected	Cellulose <1%	Binder/Filler, Mineral Grains
2.	Grey sandy material	None Detected	Cellulose <1%	Binder/Filler, Mineral Grains
3.	White chalky material with paper	None Detected	Cellulose 5%, Glass Fibers 2%	Gypsum/Binder

**Lab ID:** 200370511

**Client ID:** 06-27

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Brown compressed fibrous material with paint	None Detected	Cellulose 35%, Mineral Wool 30%	Binder/Filler, Paint

**Lab ID:** 200370512

**Client ID:** 06-28

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Brown compressed fibrous material with paint	None Detected	Cellulose 35%, Mineral Wool 30%	Binder/Filler, Paint



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 Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003705  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370513**

**Client ID: 06-29**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Brown compressed fibrous material with paint	<b>None Detected</b>	Cellulose 35%, Mineral Wool 30%	Binder/Filler, Paint

**Lab ID: 200370514**

**Client ID: 06-30**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Beige compressed fibrous material	<b>None Detected</b>	Cellulose 35%, Mineral Wool 25%	Binder/Filler, Paint

**Lab ID: 200370515**

**Client ID: 06-31**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Beige compressed fibrous material	<b>None Detected</b>	Cellulose 35%, Mineral Wool 25%	Binder/Filler, Paint

**Lab ID: 200370516**

**Client ID: 06-32**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Beige compressed fibrous material	<b>None Detected</b>	Cellulose 35%, Mineral Wool 25%	Binder/Filler, Paint







**BULK ASBESTOS FIBER ANALYSIS**  
BY POLARIZED LIGHT MICROSCOPY

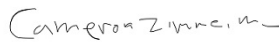


2556 W Woodland Dr Anaheim, CA 92801

**Client Name:** Nick's Environmental Consulting  
**Project Manager:** Nick Gonzales  
**Client Address:** 3380 La Sierra Ave Ste 104-654  
Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003705  
**Samples Submitted:** 16  
**Samples Analyzed:** 16  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Analyzed by:** Cameron  
Zimmerman

**Signature:** 

**Date:**  
03-19-2020

**Reviewed by:** Zubair Ahmed

**Signature:** 

**Date:**  
03-19-2020

Reporting limit is 1%. If the sample was not collected by AIH Laboratory then the accuracy of the results is limited by the methodology and experience of the sample collector. Clients can verify specific reporting limit requirement from local regulatory agencies. Liability limited to cost of samples analysis. This report shall not be reproduced except in full, without written approval of AIH Laboratory. It shall not be used to claim product endorsement by NVLAP or any other agency of the government. Reported results relate only to the samples tested and may not be the representative of the sample area. AIH Laboratory shall dispose of the Customer's samples 30 days after receiving the samples unless instructed to store them for an alternate period of time in writing.





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 Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003706  
**Samples Submitted:** 17  
**Samples Analyzed:** 15  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370601**

**Client ID: 07-33**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains, Paint
2.	Green sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370602**

**Client ID: 07-34**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains, Paint
2.	Green sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370603**

**Client ID: 07-35**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains, Paint
2.	Green sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370604**

**Client ID: 07-36**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID: 200370605**

**Client ID: 07-37**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains, Paint
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains



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 Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
 West Covina, CA 91791

**Lab Batch Number:** 2003706  
**Samples Submitted:** 17  
**Samples Analyzed:** 15  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID:** 200370606

**Client ID:** 07-38

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach/grey sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains, Paint

**Lab ID:** 200370607

**Client ID:** 07-39

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Peach sandy material with paint	None Detected	None Detected	Binder/Filler, Mineral Grains, Paint
2.	Grey sandy material	None Detected	None Detected	Binder/Filler, Mineral Grains

**Lab ID:** 200370608

**Client ID:** 08-40

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 20%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt (on wood)	None Detected	None Detected	Asphalt/Binder

**Lab ID:** 200370609

**Client ID:** 08-41

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 15%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Cellulose 45%	Asphalt/Binder

**Lab ID:** 200370610

**Client ID:** 08-42

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 15%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Cellulose 45%	Asphalt/Binder



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 West Covina, CA 91791

**Lab Batch Number:** 2003706  
**Samples Submitted:** 17  
**Samples Analyzed:** 15  
**Analysis Method:** EPA Method  
 600/R-93-116 & EPA  
 600/M4-82-020

**Lab ID: 200370611**

**Client ID: 08-43**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 15%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370612**

**Client ID: 08-44**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 15%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370613**

**Client ID: 08-45**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 15%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Cellulose 45%	Asphalt/Binder

**Lab ID: 200370614**

**Client ID: 08-46**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black fibrous asphaltic material with granules	None Detected	Glass Fibers 15%	Asphalt/Binder, Mineral Grains
2.	Black fibrous asphaltic felt	None Detected	Glass Fibers 45%	Asphalt/Binder

**Lab ID: 200370615**

**Client ID: 09-47**

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.	Black asphaltic mastic	Chrysotile 2%	None Detected	Asphalt/Binder



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Riverside, CA 92503  
**Project Number:** 1340  
**Project Location:** 2539 East Garvey Avenue North,  
West Covina, CA 91791

**Lab Batch Number:** 2003706  
**Samples Submitted:** 17  
**Samples Analyzed:** 15  
**Analysis Method:** EPA Method  
600/R-93-116 & EPA  
600/M4-82-020

**Lab ID:** 200370616

**Client ID:** 09-48

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.				

Comments: Sample not analyzed per client request.

**Lab ID:** 200370617

**Client ID:** 09-49

Layer	Layer Description	Asbestos Type %	Other Fibrous Material %	Other Non Fibrous Material
1.				

Comments: Sample not analyzed per client request.

**Analyzed by:** Julia Chen

**Signature:**

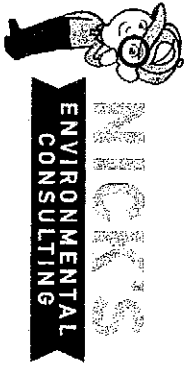
**Date:** 03-18-2020

**Reviewed by:** Zubair Ahmed

**Signature:**

**Date:** 03-18-2020

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CHAIN OF CUSTODY

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviro.com

2003704

Project Address: 2589 E. GAHNEY N. Project #: 1340 TAT: 3044  
 City/State/Zip: WEST COVENA, CA 91791 Date Sampled: 3-16-20

Client Name: TAAIF ALHASSEEN Inspector: N. Gonzales

H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Analysis Type/ Results
						Start	Stop	Start	Stop		
01	01	Dw Hc 2ND FLOOR. RM 1 - wall	600D	N	4000GF						PLM
	02										
	03										
	04										
	05										
02	06	PL/BN 1ST FLOOR. RM 1 - wall			650GF						
	07										
	08										
	09										
	10										
	11										
	12										
03	13	GRIDS MNS BNC 2ND FLOOR WALLS			605F						
	14										
	15										
04	16	TST FIB 1ST FLOOR. RM 1 WALLS		Y	200GF						

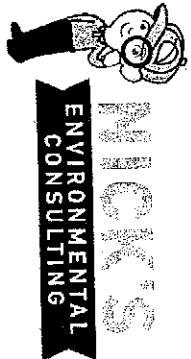
Relinquished By: [Signature] Date: 3/16/20 Time: [Blank]

Received By: [Signature] Date: 3/16/2020 Time: 1:07pm

Laboratory Notes: Stop positive requested on all PLM HAS

Email Results to: nick@nicksenviro.com

1-0F-4



CHAIN OF CUSTODY

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviro.com

2003705

Project Address: \_\_\_\_\_ Project #: 1340 TAT: 3 DAY  
 City/State/Zip: \_\_\_\_\_ Date Sampled: 3-16-20  
 Inspector: N. Gonzales

Client Name:	H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/ Area	Analysis Type/ Results
							Start	Stop	Start	Stop		
	011	17	1ST FLOOR - RM 1 WALLS	GOOD	Y	200g F						PLM
	1	18	1 - 1		N	4000g F						
	05	19	FOUNDATION - 1ST FLOOR - FLOOR									
		20										
		21										
		22										
		23										
		24										
		25										
	02	26	CIT		Y	2500g F						
		27	1ST FLOOR - CEILING									
		28										
		29										
		30										
		31										
		32										

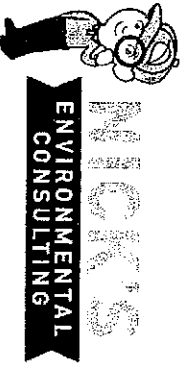
Relinquished By: \_\_\_\_\_ Date: 3-16-20 Time: \_\_\_\_\_  
 Laboratory Notes: Stop positive requested on all PLM HAS

Received By: [Signature] Date: 3/16/2020 Time: 1:07 pm  
 Email Results to: nick@nicksenviro.com

2-CF-4







**CHAIN OF CUSTODY**

3380 La Sierra Ave. Ste 104-654  
 Riverside, CA 92503-5225  
 PHONE: 951-643-8017  
 EMAIL: nick@nicksenviro.com

2003706

Project Address: \_\_\_\_\_ Project #: 1340 TAT: 3 DAY  
 City/State/Zip: \_\_\_\_\_ Date Sampled: 3-16-20

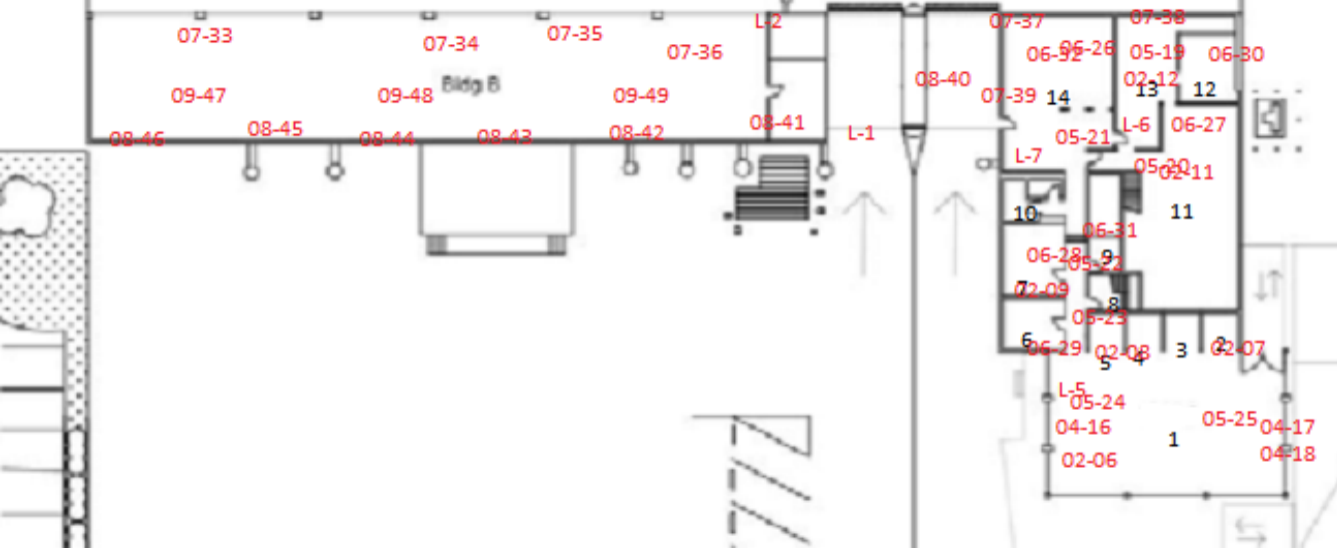
Client Name: \_\_\_\_\_ Inspector: N. Gonzales

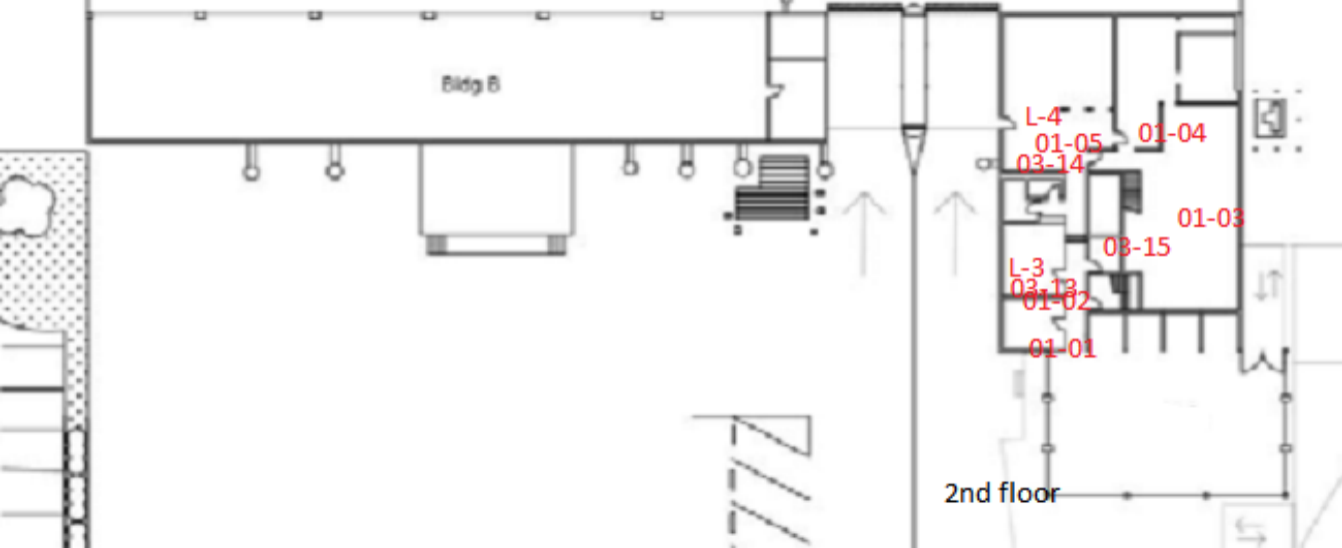
H.A. Sample #	Description	Sample Location	Condition/Fiber Count	Friable Y/N	QTY SQ/LF	Time		Flow Rate		Vol/Area	Analysis Type/ Results
						Start	Stop	Start	Stop		
09	PEUMATIC - ROOF		(100)	N	40 SF						PLM
1	PARENT CHIT - EXTENSION - BED. CONC.		FAIR								PLM
2	- BRICK - BLUE		FAIR								PLM
3	- 2ND FL - WOOD - WALL - WH		FAIR								PLM
4	- 1 - WALL - DL - WH		FAIR								PLM
5	1ST FL - STUCCO - WH		FAIR								PLM
6	1 - WALL - PL - GAER		FAIR								PLM
7	1 - 1 - 1 - CR		FAIR								PLM

Relinquished By: \_\_\_\_\_ Date: 3-16-20 Time: \_\_\_\_\_  
 Laboratory Notes: Stop positive requested on all PLM HAS

Received By: \_\_\_\_\_ Date: 3/16/2020 Time: 1:07 pm  
 Email Results to: nick@nicksenviro.com

4-OF-11





Bldg B

L-4

01-05

01-04

03-14

01-03

03-15

L-3

03-13

01-02

01-01

2nd floor