Hazardous Building Material Survey

Santa Monica-Malibu Unified School District
Washington West Child Development Services
Windows, Paint, Flooring, and Doors Project
2802 4th Street
Santa Monica, California 90405

Santa Monica-Malibu Unified School District

2828 4th Street | Santa Monica, California 90405

February 22, 2019 | Project No. 210957001

Geotechnical | Environmental | Construction Inspection & Testing | Forensic Engineering & Expert Witness

Geophysics | Engineering Geology | Laboratory Testing | Industrial Hygiene | Occupational Safety | Air Quality | GIS

Ninyo & Moore
Geotechnical & Environmental Sciences Consultants

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Mr. Kay Khadem
Senior Project Manager
Santa Monica-Malibu Unified School District
2828 4th Street | Santa Monica, California 90405

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Pedro Rodriguez-Mendez
Senior Staff Environmental Scientist
Certified Site Surveillance Technician No. 13-5109
Lead Sampling Technician #23793

Michael S. Cushner
Senior Project Environmental Scientist
Certified Asbestos Consultant No. 11-4711
Lead Inspector/Risk Assessor #16953

Nancy Anglin, REM
Principal Engineer

PRM/MSC/NA/sc

Distribution: (1) Addressee (via e-mail)

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1 INTRODUCTION

In accordance with Santa Monica-Malibu Unified School District's authorization, Ninyo & Moore has performed a hazardous building material survey (HBMS) in support of the upcoming window, paint, flooring, and door project (WPFD Project) at the Multipurpose and Classroom Buildings at Washington West Child Development Services located at 2802 4th Street, Santa Monica, California (site; Figure 1). This report has been prepared in accordance with generally accepted environmental science and engineering practices. This report is based on conditions at the site at the time of the sampling activities and provides documentation of our findings and recommendations.

2 PURPOSE AND SCOPE OF SERVICES

The objective of the survey is to provide information about current conditions within the site structures regarding the potential presence of asbestos containing materials (ACMs), lead containing surfaces (LCS), and other hazardous materials present within the buildings which may require removal or disturbances to allow for the planned renovation activities. For the purposes of this assessment, LCS refers to lead-based paint (LBP), as defined by the California Department of Public Health (CDPH) and United States Department of Housing and Urban Development (HUD).

The scope of services we performed for the study is identified below.

- Reviewed the provided drawings for the WPFD Project in order to understand the planned impacted building materials for the modernization efforts.
- Performed a visual reconnaissance of the buildings within the scope of work to evaluate for the possible presence of ACMs and LCSs.
- Collected 110 bulk samples and submitted these samples to an independent laboratory for analysis of asbestos content. Samples were analyzed in accordance with the United States Environmental Protection Agency (EPA) recommended method of Polarized Light Microscopy (PLM) in accordance with EPA Test Method 600/R-93/116 July 93.
- Analyzed five of the bulk samples by PLM 1,000-point count analysis.
- Collected 365 X-Ray fluorescence (XRF) readings of potential LCS.
- Performed a visual assessment and quantification of miscellaneous hazardous materials including, but not limited to, fluorescent light bulbs (possible mercury); fluorescent light ballasts (possible polychlorinated biphenyls [PCB]-containing oils); high intensity light bulbs (possible mercury); thermostat switches (possible liquid mercury and/or batteries); emergency lighting and exit signs (possible lead acid or other metal containing batteries or tritium); heating, ventilation, and air-conditioning (HVAC) and refrigeration systems (possible chlorofluorocarbon [CFC] gas); and other possible hazardous materials.

- Prepared field drawings showing positive ACM and LCS sample locations.
- Prepared this HBMS report, which presents our data and summarizes field activities, evaluated materials, and locations. This report includes field drawn sample location maps, general building descriptions, laboratory testing information, laboratory test results, and conclusions and recommendations.

3 SITE BUILDING DESCRIPTIONS

The scope of work includes two structures; Classroom Building and the Multipurpose Building. The following is a description of each structure.

- **Classroom Building** is a one-story wood-framed slab on grade classroom building with a crawlspace, which occupies an approximate 4,000 square-foot (SF) area. The interior walls are plaster. The exterior walls are stucco. The concrete flooring is finished with either vinyl floor tiles or ceramic tiles. Ceiling systems are plaster. The roof system is vinyl rolled roofing.
- **Multipurpose/Library/Storage Rooms/Other Areas** is a one-story wood-framed slab on grade classroom building, which occupies an approximate 5,000 SF area. The interior walls are button-board (plaster and drywall) or drywall. The exterior walls are stucco. The concrete flooring is finished with carpet, vinyl or ceramic tiles, or vinyl floor sheeting. Ceiling systems are drywall with glued-on ceiling tiles. The roof system is vinyl rolled roofing.

4 FIELD LIMITATIONS

Since non-destructive sampling techniques were used, there is a possibility that additional ACMs and LCSs may be encountered in inaccessible areas (e.g., wall cavities, interstitial spaces) during building renovation activities.

5 ASBESTOS SAMPLE COLLECTION AND LABORATORY ANALYSIS

The asbestos survey was performed from February 5 through 7, 2019, by Mr. Pedro Rodriguez-Mendez, a California Department of Occupational Safety and Health (DOSH) Site Surveillance Technician. The survey was performed under the direct supervision of Mr. Michael Cushner, a DOSH Certified Asbestos Consultant. Consultant certificates are presented in Appendix A.

5.1 Asbestos Survey

The survey procedures were performed in accordance with the guidelines published by the EPA in 40 Code of Federal Regulations (CFR) Part 763 Subpart E, October 30, 1987 (AHERA); the EPA guidance document “Asbestos in Buildings: Simplified Sampling Scheme for Friable Surfacing Materials (EPA 560/5-85-030a, October 1985); the National Emission Standards for

Hazardous Air Pollutants (NESHAP; 40 CFR Part 61, subpart M); and the South Coast Air Quality Management District (SCAQMD) Rule 1403.

The survey consisted of three parts including: visual inspection, sampling, and quantification of the building materials.

5.1.1 Visual Inspection

Initial observations were made throughout the structure to evaluate for the presence and condition of accessible suspect materials. Materials which were similar in general appearance were grouped into homogeneous sampling areas (areas in which the materials are uniform in color, texture, construction, or application date), as recommended by the EPA. Each homogeneous area was observed for material type, location, condition, and friability.

The definition of friability is any material containing more than one percent asbestos that, when dry, can be crumbled, pulverized, or reduced to powder by hand pressure. The EPA's NESHAP regulation has different material categories for ACMs. These categories are used when demolition or renovation projects are being conducted. Each identified suspect homogeneous material was placed in one of the following EPA classifications:

- Category I Non-friable - NESHAP defines a Category I non-friable ACM as packing, gaskets, resilient floor covering (except sheet flooring products which are considered friable), and asphalt roofing products which contain more than one percent asbestos.
- Category II Non-friable - NESHAP defines a Category II non-friable ACM as any material, except for Category I non-friable ACM, which contains more than one percent asbestos and cannot be reduced to a powder by hand pressure when dry.
- Regulated Asbestos Containing Material - is (a) friable asbestos material, (b) Category I nonfriable ACM that has become friable, (c) Category I nonfriable ACM that will be or has been subjected to sanding, grinding, cutting or abrading, or (d) Category II nonfriable ACM that has a high probability of becoming or has become crumbled, pulverized, or reduced to powder by the forces expected to act on the material in the course of demolition or renovation operations.

In accordance with the EPA and AHERA, suspect materials were placed in one of three categories:

- **Surfacing Materials** - materials generally applied via sprayed or trowel methods,
- **Thermal Systems Insulations (TSI)** - materials generally applied to various mechanical systems, or
- **Miscellaneous Materials** - any materials which do not fit in the Surfacing or TSI classifications.

If asbestos is identified in a sample from a homogeneous area, the entire homogeneous area is considered to contain asbestos.

Representative samples were collected from each homogeneous area within the survey area, except areas that were inaccessible, or areas of assumed ACM, within the limitations of the survey.

5.1.2 Sampling Procedures

Following the walkthrough and review of reports, the inspectors collected selected samples of accessible materials identified as suspect ACM. EPA, AHERA, NESHAP, and SCAQMD guidelines were used to determine the sampling protocol. Sampling locations were chosen to be representative of the homogeneous material. Samples of surfacing material were collected in general accordance with the EPA sampling protocol outlined in EPA 560/5-85-030a, October 1985. Representative samples were taken from already damaged areas or areas which were the least visible. Samples of miscellaneous materials were taken as randomly as possible, while attempting to sample already damaged areas so as to minimize disturbance of the material. Generally, three samples of each homogeneous material were collected of miscellaneous materials and TSI, if present.

5.1.3 Quantification

Quantities of accessible and/or exposed building materials that were suspected of containing asbestos were estimated by taking approximate measurements in the field. Quantities are presented in SF or linear feet to be used as a guide for contractor estimates on bidding for abatement activities. It is the abatement contractor's responsibility to confirm quantities prior to bidding and removal.

5.2 Asbestos Laboratory Analysis Procedures

Analysis was performed at EM Lab P&K (EM Lab), Irvine, California. EM Lab is a National Volunteer Laboratory Accreditation Program accredited laboratory. A chain-of-custody, documenting the possession of the samples from the time they were collected until analyzed and stored, was submitted with the bulk samples. The original chain-of-custody accompanied the materials at all times. Custody documentation began at the time samples were collected and each transferor retained a copy of the chain-of-custody record.

Analysis was performed by using the bulk sample for visual observation and slide preparation(s) for microscopic examination and identification. The samples were mounted on slides and then analyzed for asbestos (chrysotile, amosite, crocidolite, anthophyllite, and actinolite/tremolite),

fibrous non-asbestos constituents (mineral wool, paper, etc.), and non-fibrous constituents. Refractive indices, morphology, color, pleochroism, birefringence, extinction characteristics, and signs of elongation identified asbestos. The same characteristics were used to identify the non-asbestos constituents.

The microscopist visually estimated relative amounts of each constituent by determining the volume of each constituent in proportion to the total volume of the sample, using a stereoscope. The bulk samples were analyzed by PLM with dispersion staining as described by the method of the determination of asbestos in bulk insulation, EPA/600/R-93/116, July 1993. This is a standard method of analysis in optical mineralogy and the currently accepted method for the determination of asbestos in bulk samples. A suspect material is immersed in a solution of known refractive index and subjected to illumination by polarized light. The characteristic color displays which result enable mineral identification.

6 LCS SURVEY

The LCS survey was performed on February 5 and 6, 2019, by Mr. Daniel Gonzales, a CDPH Lead-Related Construction (LRC) Lead Sampling Technician. The survey was performed under the supervision of Mr. Michael Cushner, a CDPH LRC Inspector/Assessor and Project Monitor. Consultant certificates are presented in Appendix A.

The survey was conducted using a portable Heuresis PB200I analyzer in accordance with accepted environmental science and engineering practices. The protocol used for selecting components and sampling locations was that contained in the federal HUD “Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing” (Chapter 7 “Lead-Based Paint Inspection”), except the inspection was limited to accessible materials and once a pattern was recognized for the component results, fewer readings for each component were collected.

The XRF analyzer used for the testing is a direct-reading instrument that determines the concentration of lead in paints by subjecting the paint to energy from a small radioactive source when the instrument is held against the paint and analyzing the absorption of X-Rays by the paint. The instrument was calibrated to the manufacturer’s specifications and was also verified, at least every four hours and at the beginning and completion of each set of readings, against known lead sample standards produced by the National Institute of Standards and Testing. The XRF instrument measures lead in units of milligrams of lead per square centimeter of tested surface (mg/cm^2). The CDPH requires that after a lead evaluation is performed a copy of CDPH form 8552 “Lead Hazard Evaluation Report” should be submitted. Ninyo & Moore has faxed this form to the CDPH and a copy is included in Appendix B.

7 INVENTORY OF UNIVERSAL WASTES

A visual evaluation of the structures was performed to quantify miscellaneous hazardous building materials which may be affected by the WPFD Project. This included, but was not limited to, potential mercury-containing thermostats, switches, and fluorescent light tubes; items potentially containing PCBs; potential tritium or battery-containing exit signs; and potential CFC-containing refrigeration systems.

8 SURVEY RESULTS

The following sections describe the survey results.

8.1 Asbestos Survey

A total of 110 samples of suspect ACMs were collected and transferred to EM Lab for analysis. The lower limit of reliable detection for asbestos using the PLM method is approximately 1 percent by volume. In the state of California, DOSH regulations define asbestos containing construction materials (ACCMs) if one sample from a homogeneous area contains asbestos content of greater than one tenth of 1 percent (>0.1 percent) and if confirmed by PLM 1,000-point count analysis. Materials in which no asbestos was detected are defined in the laboratory report as “None detected.” Materials containing asbestos, but in amounts less than 1 percent, are defined as containing “trace” amounts and for the purpose of this report are assumed to be ACCM. Inaccessible suspect ACMs that are suspect of being ACM or ACCM, which were inaccessible are noted to be assumed asbestos containing.

8.2 Asbestos Results Summary

Based on observations and the analytical results of bulk samples collected during the survey, ACMs were detected within the structures which may be impacted by the WPFD Project. The ACMs, and ACCMs found to be present are described in Table 1. Other building materials which were sampled and found to be non-asbestos containing are summarized in Table 2. A copy of the laboratory analytical report and chain-of-custody record is presented in Appendix C. General photographic documentation of the ACMs is presented in Appendix D. The sampling locations of the materials found to be ACM are shown on the field drawings presented in Appendix E.

Table 1 – Positive Asbestos Survey Results

Material	Location	ACM Category	Condition	Result	Approximate Quantity Present	Photograph No.
Classroom Building						
Smooth plaster	Ceilings throughout	NESHAP Category II Non-friable	G	2% CH	3,800	2
Multiple layered vinyl floor tile with mastic	Flooring in classrooms 1 and 2	NESHAP Category I Non-friable	G	Vinyl floor tile (blue) = ND Yellow mastic = ND Vinyl floor tile (gray) = 10% CH Black mastic = ND	1,800 SF	3
Window caulking	Tall exterior windows	NESHAP Category II Non-friable	G	5% CH	46 EACH/1,000 LF	4
Gray window putty	Small exterior windows	NESHAP Category II Non-friable	G	3% CH	14 EA/180 LF	5
Multipurpose/Library/Storage Rooms and Other Areas						
TSI - elbow	Storage room 129 and attic areas	RACM	P	10% AM	6 EA	6
TSI – pipe run	Storage room 129 and attic areas	RACM	P	30% CH	100 LF	7
TSI debris	Storage Room Attic	RACM	P	30% CH	10 SF from a 1,500 SF attic area	7
9”x9” red vinyl floor tile	Multipurpose room under carpeting	NESHAP Category I Non-friable	G	Carpet = ND Carpet glue = ND Tile = 10% CH Mastic = ND	2,500 SF	8
9”x9” orange vinyl floor tile and mastic	Library under carpeting	NESHAP Category I Non-friable	G	Tile = <1% CH Mastic = 10% CH	150 SF	9
9”x9” beige vinyl floor tile and mastic	Library under carpeting	NESHAP Category I Non-friable	G	Tile = ND Mastic = 3% CH	150 SF	9
9”x9” gray vinyl floor tile and mastic	Break room and hallways areas under vinyl floor sheeting	NESHAP Category I Non-friable	G	Tile = 6% CH Mastic = <1% CH	375 SF	10
Black cove base and mastic	Storage room 129	NESHAP Category II Non-friable	G	4% CH	50 LF	11
9”x9” gray vinyl floor tile and mastic	Hallway areas under carpeting	NESHAP Category I Non-friable	G	Tile = 6% CH Mastic ND	200 SF	12
9”x9” green vinyl floor tile and mastic	Small restroom under vinyl floor sheeting	NESHAP Category I Non-friable	G	Floor sheeting = ND Glue = ND Tile =5% CH Mastic = <1% CH	25 SF	13
Drywall with joint compound	Mezzanine mechanical room	NESHAP Category II Non-friable	G	Drywall =ND Joint Compound = 2% CH	500 SF	14
Gray window putty	Exterior south windows	NESHAP Category II Non-friable	G	4% CH	7 EA/70 LF	15
Window caulking*	Exterior south-southwest windows	ACCM	G	<1% CH PC = 0.2% CH	16 EA/200 LF	15
Rolled roof	Library roof only at central vent	NESHAP Category I Non-friable	G	<1% CH	600 SF	16
Black mastic	Library roof only at central vent and pipes	NESHAP Category I Non-friable	G	2% CH	30 SF	16

Table 1 – Positive Asbestos Survey Results

Material	Location	ACM Category	Condition	Result	Approximate Quantity Present	Photograph No.

Notes:
ACCM – asbestos containing construction material
ACM – asbestos containing material
AM – amosite
CH – chrysotile
G – good
LF – linear feet
ND – none detected
NESHAP – National Emission Standards for Hazardous Air Pollutants
No. – number
P –poor condition
PC – point count
RACM – Regulated Asbestos Containing Material
SF – square feet
TSI – thermal system insulation
% – percent
" – inch
*material is confirmed ACCM by 1,000-point count analysis

Please note that quantities of ACMs are approximate. It is the abatement contractor's responsibility to confirm quantities prior to bidding and removal activities.

The crawlspace beneath the classroom building (Classroom 1 and 2) and beneath the stage in the Multipurpose building were inspected and suspect asbestos containing materials was not observed at the time of our inspection.

Table 2 – Non-Asbestos Containing Materials Sampled

Sample Material Description	Material Location
Classroom Building	
1' x 1' Straight hole wall tile and mastic	Throughout classrooms upper walls
12" x 12" light blue vinyl floor tile and mastic	Classroom 3 floor
20" x 20" vinyl floor tile and mastic	Classroom 4 floor
Plaster (textured) walls	Throughout
Exterior stucco	Throughout
Soft white window putty	Classrooms 3 and 4 exterior tall windows (western)
Pink window putty	Classrooms 1, 2 and restroom exterior tall windows (southern)
Hard white window putty	Cove large windows (north)
Multipurpose/Library/Storage Rooms and Other Areas	
Duct wrap and insulation	Mezzanine and attic areas
Button board (plaster and drywall)	Throughout ceilings and walls
Carpet and glue	Stage stair areas
1' x 1' Straight hole wall/ceiling tile and mastic	MPR upper walls and library, hallways, storage room ceilings
1' x 1' Straight hole ceiling tile and 2 mastic types	MPR ceilings
Drywall with no joint compound	Throughout ceilings and walls
Cove base and mastic	Throughout
Exterior stucco	Throughout exterior walls

Notes:
" – inch
' – foot
MPR – Multipurpose

8.3 Lead-Containing Surfaces Summary

Federal efforts to regulate LBP began with the LBP Poison Prevention Act in 1971. In 1973, the Consumer Product Safety Commission (CPSC) defined LBP as paint having lead content equal

to or greater than 0.5 percent (1.0 mg/cm^2 by XRF) by weight in a dry film of newly applied paint. In 1978, the CPSC lowered the allowable lead levels in new paint to 0.06 percent. HUD developed guidelines relating to HUD facilities that specified lead content of 0.5 percent as an action level in determining the need for corrective action. Federal and State DOSH do not define the amount of lead in paint to a regulatory requirement, rather the activities, or task, define when the regulation is in effect. Both Federal and State standards use the term “trigger task” activities. In the work place, employers must make certain assumptions of the exposure levels and comply with regulations based on the level of disturbance rather than the lead level. Los Angeles County defines LBP as greater than or equal to 0.7 mg/cm^2 by XRF.

A total of 365 XRF readings were collected from the representative testing combinations (e.g., unique combination of room equivalent, building component, and substrate) within the structures. LCSs were detected within the structures. Building components with lead content greater than 0.7 mg/cm^2 and their estimated quantities are presented in Table 3. General photographic documentation is presented in Appendix D. A summary of the XRF analysis data is presented in Appendix F.

Table 3 – Lead Results Summary

Room/Area	Component	Substrate	Condition	Color	Result (mg/cm^2)/ Approximate Quantity	Photograph No.
Classroom Building						
Classroom 4	Sink	Porcelain	Intact	White	28.4 / 1 each	1
Exterior	Window frame	Metal	Intact	White	1.2 / 30 each	2
Exterior	Hand rail	Metal	Intact	Green	1.9 / 2 each	2
Classroom 1	Door transom	Wood	Intact	White	1.5 / 2 each	N/A
Children’s restroom	Wall tile	Ceramic	Intact	White	11.6 / 400 SF	4
Classroom 2	Cork board	Wood	Intact	White	1.6 / 5 each	5
Classroom 2	Base board	Wood	Intact	White	0.7 / 120 LF	6
Classroom 2	Chalk board tray/trim	Wood	Intact	White	0.7 / 2 each	6
Classroom 2	Sink	Porcelain	Intact	White	37.0 / 1 each	1
Classroom 2	Base board	Wood	Intact	White	0.7 / 120 LF	6
Classroom 2	Door	Wood	Intact	White	1.8 / 2 each	3
Classroom 2	Cabinet support	Wood	Intact	White	0.7 / 50 SF	N/A
Classroom 2	Cork board trim	Wood	Intact	White	0.7 / 4 each	5
Classroom 3	Door	Wood	Intact	White	2.5 / 1 each	3
Classroom 3	Cork board panel	Wood	Intact	White	1.7 / 4 each	5
Classroom 3	Sink	Porcelain	Intact	White	25.2 / 1 each	1
Classroom 3	Sink	Porcelain	Intact	White	35.0 / 1 each	1
Exterior	Window frame	Metal	Intact	Green	10.8 / 4 each	2
Exterior	Beam	Wood	Intact	White	1.7 / 500 LF	7
Exterior	Deck	Wood	Intact	White	1.5 / 1,000 SF	7
Janitor’s closet	Door frame	Wood	Intact	Brown	6.9 / 1 each	N/A
Exterior	Door frame	Wood	Intact	Green	3.3 / 1 each	8
Exterior	Door	Wood	Intact	Brown	3.3 / 1 each	N/A
Exterior	Door	Wood	Intact	Green	3.2 / 1 each	N/A
Exterior	Door frame	Wood	Intact	Green	5.5 / 1 each	8
Janitor’s closet	Sink	Porcelain	Intact	White	21.3 / 1 each	1
Laundry room	Door	Wood	Intact	Brown	2.1 / 2 each	8
Laundry room	Door frame	Wood	Intact	Green	7.7 / 1 each	8
Exterior	Post	Metal	Intact	Green	10.0 / 20 each	7

Table 3 – Lead Results Summary						
Room/Area	Component	Substrate	Condition	Color	Result (mg/cm²)/ Approximate Quantity	Photograph No.
Small restroom	Door	Wood	Intact	Orange	8.3 / 1 each	9
Small restroom	Door frame	Wood	Intact	Orange	9.2 / 1 each	9
Small restroom	Window frame	Wood	Intact	Brown	0.7 / 1 each	N/A
Small restroom	Cabinet	Wood	Intact	Brown	7.7 / 1 each	N/A
Small restroom	Sink	Porcelain	Intact	White	9.1 / 1 each	9
Exterior	Window frame	Wood	Intact	White	1.5 / 20 each	N/A
Exterior	Wall tile	Ceramic	Intact	Blue	7.7 / 50 SF	10
Multipurpose/Library/Storage Rooms and Other Areas						
Exterior	Door	Wood	Intact	Green	1.2 / 1 each	11
Exterior	Window frame	Metal	Intact	White	5.1 / 20 each	12
Exterior	Wall	Ceramic	Intact	Blue	17.1 / 20 SF	13
Exterior	Wall	Ceramic	Intact	Green	13.5 / 20 SF	13
Exterior	Post	Metal	Intact	Green	1.2 / 10 each	14
Multipurpose room	Wall	Plaster	Intact	White	0.8 / 1,500 SF	15
Multipurpose room	Door frame	Wood	Intact	White	1.8 / 2 each	15
Multipurpose room	Window frame	Wood	Intact	White	0.8 / 1 each	15
Multipurpose room	Door frame	Wood	Intact	White	0.9 / 1 each	15
Library	Door frame	Wood	Intact	Beige	0.7 / 1 each	N/A
Break room	Sink	Porcelain	Intact	White	25.3 / 1 each	N/A
Stage	Ladder	Metal	Intact	Beige	9.5 / 1 each	16
Exterior	Cap	Metal	Intact	Green	0.7 / 500 LF	N/A
Exterior	Wall	Ceramic	Intact	Green	29.3 / 50 SF	13
Exterior	Window frame	Wood	Intact	White	1.5 / 10 each	N/A
Exterior	Door	Wood	Intact	Green	1.1 / 1 each	11
Exterior	Post	Metal	Intact	Green	8.4 / 20 each	14
Exterior	Post	Metal	Intact	Black	8.7 / 20 each	14
Exterior	Beam	Wood	Intact	White	1.2 / 300 LF	14
Exterior	Deck	Wood	Intact	White	1.3 / 500 SF	14
Exterior	Window sash	Wood	Intact	White	1.8 / 1 each	N/A
Exterior	Window frame	Wood	Intact	White	1.2 / 10 each	N/A
Children restroom	Wall	Ceramic	Intact	Yellow	17.0 / 300 SF	13
Children restroom	Wall	Ceramic	Intact	Brown	14.0 / 20 each	13
Children restroom	Floor	Ceramic	Intact	Gray	0.7 / 200 SF	N/A
Children restroom	Door	Wood	Intact	Yellow	0.7 / 1 each	N/A

Notes:
LF – linear feet
mg/cm² – milligram per square-centimeter
N/A – not applicable
No. – number
SF – square feet

Please note that quantities of LCSs are approximate. It is the abatement contractor's responsibility to confirm quantities prior to bidding and removal activities.

8.4 Universal Wastes Inventory

Universal wastes were found within the structures. The locations of universal wastes identified are presented in Table 4.

Table 4 – Universal Waste Inventory		
Hazardous Material Location	Hazardous Material Description	Estimated Quantity Present
Classroom Building		
Throughout	Large tube fluorescent light	150 each
Throughout	Incandescent light	10 each
Classroom 4	Ceiling water staining	1 SF

Table 4 – Universal Waste Inventory		
Hazardous Material Location	**Hazardous Material Description**	**Estimated Quantity Present**
Multipurpose/Library/Storage Rooms and Other Areas		
Throughout	Large tube fluorescent light	200 each
Throughout	Incandescent light	10 each
Main area	Ceiling water staining	6 SF
Hallway attic	Ceiling water staining	5 SF
Hallway area	Ceiling water staining	2 SF
Storage room	Wall water staining	2 SF
Storage Room/Room 134/ Room 129/Room 132/Attic	Rodent Droppings	15 SF of the 1,500 SF area

Notes:
SF – square feet

9 RECOMMENDATIONS

The following recommendations are provided:

9.1 Asbestos

- The identified ACMs should not be disturbed. Prior to renovation activities which would disturb identified ACMs, and ACCMs, a licensed abatement removal contractor should remove the ACMs. The licensed abatement contractor must maintain current licenses as required by applicable state or local jurisdictions for the removal, transporting, disposal, or other regulated activities.

- Applicable laws and regulations should be followed, including those provisions requiring notification to regulatory agencies, building occupants, demolition contractors, and workers of the presence of asbestos.

- The attic area of the multipurpose room is considered contaminated. The TSI debris is present at the attic flooring location. Abatement and full clean-up of this area is required for normal entry to this location.

- If only small penetrations are to be made to any ACMs and ACCMs, a worker who holds certification for 16-hour Operations and Maintenance Asbestos training with documentation may perform this work.

- Asbestos abatement monitoring consulting services should be performed by a third party environmental consultant, to include oversight of abatement contractor activities to be performed in accordance with the abatement specifications, daily air monitoring, clearances, verification of complete removal of hazardous materials, and preparation of a closeout report summarizing the abatement activities.

9.2 Lead

- The identified LCSs should not be disturbed. All disturbances and removal activities should be performed by a licensed abatement contractor with certified lead personnel. Any painted LCSs in a non-intact condition should be stabilized and the substrate should be encapsulated. All lead related removal activities should be performed in accordance with the DOSH Lead in Construction Standard, Title 8 California Code of Regulations (CCR) 1532.1.

- If small disturbances/penetrations are planned for the lead containing exterior walls, they can be performed by a company who is an EPA "Lead-Safe Certified Firm", with trained workers. Appropriate documentation must be provided.

- Proper LCS waste stream categorization is required for any lead waste which may be generated. A composite sample of the representative LCS material should be analyzed for total lead for comparison with the Total Threshold Limit Concentration in accordance with EPA reference method SW-846. If the concentration of total lead is greater than or equal to 1,000 mg/kg, the LCS waste material must be disposed at a landfill which can receive such wastes. If the concentration is less than 50 mg/kg the sample may be disposed as construction debris, if it is to remain in California. If the total lead result is greater than or equal to 50 mg/kg and less than 1,000 mg/kg, the sample must be further analyzed for soluble lead by the Waste Extraction Test for comparison with the Soluble Threshold Limit Concentration as described in Title 22 CCR 66261.24a. Additionally, if the result is greater than or equal to 100 mg/kg the sample must be further analyzed for leachable lead by the Toxicity Characteristic Leaching Procedure for comparison with the Resource Conservation and Recovery Act (RCRA) limits. Based on the results of the soluble and leachable analysis the waste material may require disposal as a RCRA-Hazardous waste or non-RCRA-(California-) Hazardous waste.

- Lead abatement monitoring consulting services should be performed by a third party environmental consultant, to include oversight of abatement contractor activities to be performed in accordance with the abatement specifications, daily air monitoring, clearances, verification of complete removal of hazardous materials, and preparation of a closeout report summarizing the abatement activities.

9.3 Universal Wastes

- Universal wastes discussed in this report (Table 4), should be removed and properly recycled or disposed by the licensed abatement contractor prior to renovation activities. Contractor should provide proper manifesting for all hazardous materials removed and recycled to prove the disposal of all materials was completed in accordance with local, state, and federal requirements.

- The water stained building materials found to be present in Classroom 4, and the Multi-purpose room main area ceiling, hallway attic, hallway ceiling and storage rooms should be replaced if possible. The source of water intrusion is most likely from a damaged roofing area which should professionally be evaluated and repaired.

- The rodent droppings should be cleaned under containment with wet methods at the same time as the asbestos clean-up of this attic location.

- Monitoring consulting services should be performed by a third party environmental consultant, to ensure the appropriate removal of the hazardous materials prior to building renovation activities.

10 LIMITATIONS

Ninyo & Moore's opinions and recommendations regarding environmental conditions, as presented in this report, are based on limited sampling and chemical analysis. Further assessment of potential adverse environmental impacts may be accomplished by a more

comprehensive assessment. The samples collected and used for testing, and the observations made, are believed to be representative of the area(s) evaluated. However, if additional suspect ACMs or LCSs are encountered during renovation activities, these materials should be sampled by a qualified personnel, and analyzed for content prior to further disturbance. In addition, please note that quantities of ACMs and LCSs are approximate. These numbers should be confirmed prior to removal or repair activities.

The environmental services described in this report have been conducted in general accordance with current regulatory guidelines and the standard-of-care exercised by environmental consultants performing similar work in the project area. No warranty, expressed or implied, is made regarding the professional opinions presented in this report. Variations in site conditions may exist and conditions not observed or described in this report may be encountered during subsequent activities.

This document is intended to be used only in its entirety. No portion of the document, by itself, is designed to completely represent any aspect of the project described herein. Ninyo & Moore should be contacted if the reader requires any additional information, or has questions regarding content, interpretations presented, or completeness of this document.

The environmental interpretations and opinions contained in this report are based on the results of laboratory tests and analyses intended to detect the presence and concentration of specific chemical or physical constituents in samples collected from the subject site. The testing and analyses have been conducted by an independent laboratory which is certified by the State of California to conduct such tests. Ninyo & Moore has no involvement in, or control over, such testing and analysis. Ninyo & Moore, therefore, disclaims responsibility for any inaccuracy in such laboratory results.

Our conclusions, recommendations, and opinions are based on an analysis of the observed site conditions. It should be understood that the conditions of a site can change with time as a result of natural processes or the activities of man at the subject site or nearby sites. In addition, changes to the applicable laws, regulations, codes, and standards of practice may occur due to government action or the broadening of knowledge. The findings of this report may, therefore, be invalidated over time, in part or in whole, by changes over which Ninyo & Moore has no control.

FIGURE

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE. I REFERENCE: USGS, 2018.

N

FEET

0 2,000 4,000

FIGURE 1

SITE LOCATION

2802 4TH STREET
SANTA MONICA, CALIFORNIA

210957001 I 2/19

Ninyo & Moore
Geotechnical & Environmental Sciences Consultants

210957001_SL.dwg 02/19/2019 JP

APPENDIX A

Consultant Certificates


State of California Department of Public Health
Lead-Related Construction Certificate
Certificate Type
Expiration Date
Sampling Technician
01/09/2020
Pedro Rodriguez
ID #: 23793

State of California
Division of Occupational Safety and Health
Certified Site Surveillance Technician

Pedro Rodriguez-Mendez
Name

Certification No. 13-5109

Expires on 01/15/20

This certification was issued by the Division of Occupational Safety and Health as authorized by Sections 7180 et seq. of the Business and Professions Code.

State of California Department of Public Health

Lead-Related Construction Certificate

Certificate Type

Expiration Date

Sampling Technician 01/20/2020

269441

Daniel E. Gonzales

ID #: 26591

State of California
Division of Occupational Safety and Health
Certified Asbestos Consultant

Michael S Cushner

Name

Certification No. 11-4711

Expires on 07/20/19

This certification was issued by the Division of Occupational Safety and Health as authorized by Sections 7180 et seq. of the Business and Professions Code.

State of California Department of Public Health

Lead-Related Construction Certificate	Certificate Type	Expiration Date
	Inspector/Assessor	09/26/2019
	Project Monitor	09/26/2019

Michael S. Cushner ID #: 16953

APPENDIX B

California Department of Public Health Form 8552

State of California—Health and Human Services Agency

California Department of Public Health

LEAD HAZARD EVALUATION REPORT

Section 1 — Date of Lead Hazard Evaluation February 5, 6, 2019

Section 2 — Type of Lead Hazard Evaluation (Check one box only)

☑ Lead Inspection ☐ Risk assessment ☐ Clearance Inspection ☐ Other (specify) _____

Section 3 — Structure Where Lead Hazard Evaluation Was Conducted

Address [number, street, apartment (if applicable)]	City	County	Zip Code
2802 4th Street	Santa Monica	Los Angeles	90405

Construction date (year) of structure	Type of structure		Children living in structure?	
1950(s)	☐ Multi-unit building	☑ School or daycare	☐ Yes	☑ No
	☐ Single family dwelling	☐ Other_____	☐ Don't Know	

Section 4 — Owner of Structure (if business/agency, list contact person)

Name	Telephone number
Santa Monica Malibu Unified School District - Carey Upton	310-450-8338

Address [number, street, apartment (if applicable)]	City	State	Zip Code
2828 4th Street	Santa Monica	CA	90405

Section 5 — Results of Lead Hazard Evaluation (check all that apply)

☐ No lead-based paint detected ☑ Intact lead-based paint detected ☐ Deteriorated lead-based paint detected

☐ No lead hazards detected ☐ Lead-contaminated dust found ☐ Lead-contaminated soil found ☐ Other_____

Section 6 — Individual Conducting Lead Hazard Evaluation

Name	Telephone number
Michael Cushner	949-753-7070

Address [number, street, apartment (if applicable)]	City	State	Zip Code
475 Goddard #200	Irvine	CA	92618

CDPH certification number	Signature	Date
16953		2/10/19

Name and CDPH certification number of any other individuals conducting sampling or testing (if applicable)

Daniel Gonzales #26591

Section 7 — Attachments

A. A foundation diagram or sketch of the structure indicating the specifc locations of each lead hazard or presence of lead-based paint;
B. Each testing method, device, and sampling procedure used;
C. All data collected, including quality control data, laboratory results, including laboratory name, address, and phone number.

First copy and attachments retained by inspector

Second copy and attachments retained by owner

Third copy only (no attachments) mailed or faxed to:

California Department of Public Health
Childhood Lead Poisoning Prevention Branch Reports
850 Marina Bay Parkway, Building P, Third Floor
Richmond, CA 94804-6403
Fax: (510) 620-5656

APPENDIX C

Analytical Results and Chain-of-Custody Records

EMLab P&K
A TestAmerica Company

Report for:

Mr. Mike Cushner
Ninyo & Moore - Irvine
475 Goddard
Suite 200
Irvine, CA 92618

Regarding: Project: 210957001
EML ID: 2092777

Approved by:

Approved Signatory
Noah Lazarte

Dates of Analysis:
Asbestos PLM: 02-12-2019 and 02-13-2019

Service SOPs: Asbestos PLM (EPA 40CFR App E to Sub E of Part 763 & EPA METHOD 600/R-93-116, SOP EM-AS-S-1267)

All samples were received in acceptable condition unless noted in the Report Comments portion in the body of the report. The results relate only to the items tested. The results include an inherent uncertainty of measurement associated with estimating percentages by polarized light microscopy. Measurement uncertainty data for sample results with >1% asbestos concentration can be provided when requested.

EMLab P&K
4955 Yarrow Street , Arvada, CO 80002
(800) 651-4802 Fax (623) 780-7695 www.emlab.com

Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Total Samples Submitted:	110
Total Samples Analyzed:	110
Total Samples with Layer Asbestos Content > 1%:	42

Location: 1, Classroom Bldg. (1-4), Room 1, Wall (Upper) by Sinu Area - Ceiling Tile and Mastic

Lab ID-Version‡: 9897994-1

Sample Layers	Asbestos Content
Brown Ceiling Tile with White Surface	ND
Brown Mastic	ND
Composite Non-Asbestos Content:	60% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 2, Classroom Bldg. (1-4), Room 3, Wall (Upper) by Sinu Area - Ceiling Tile and Mastic

Lab ID-Version‡: 9897995-1

Sample Layers	Asbestos Content
Brown Ceiling Tile with White Surface	ND
Brown Mastic	ND
Composite Non-Asbestos Content:	60% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 3, Classroom Bldg. (1-4), Room 4, Wall (Upper) by Sinu Area - Ceiling Tile and Mastic

Lab ID-Version‡: 9897996-1

Sample Layers	Asbestos Content
Brown Ceiling Tile with White Surface	ND
Brown Mastic	ND
Composite Non-Asbestos Content:	60% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 4, Classroom Bldg. (1-4), Ceiling, Restroom (119.2) - Plaster

Lab ID-Version‡: 9897997-1

Sample Layers	Asbestos Content
Gray Plaster	ND
White Skim Coat with Paint	ND
Sample Composite Homogeneity:	Moderate

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
‡ A "Version" indicated by -"x" after the Lab ID# with a value greater than 1 indicates a sample with amended data. The revision number is reflected by the value of "x".

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Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 5, Classroom Bldg. (1-4), Ceiling, Room 1 - Plaster Lab ID-Version‡: 9897998-1

Sample Layers	Asbestos Content
Yellow Plaster with Paint	2% Chrysotile
Sample Composite Homogeneity:	Good

Location: 6, Classroom Bldg. (1-4), Ceiling, Room 2 - Plaster Lab ID-Version‡: 9897999-1

Sample Layers	Asbestos Content
Yellow Plaster with Paint	2% Chrysotile
Sample Composite Homogeneity:	Good

Location: 7, Classroom Bldg. (1-4), Ceiling, Room 3 - Plaster Lab ID-Version‡: 9898000-1

Sample Layers	Asbestos Content
Yellow Plaster with Paint	2% Chrysotile
Sample Composite Homogeneity:	Good

Location: 8, Classroom Bldg. (1-4), Ceiling, Room 4 - Plaster Lab ID-Version‡: 9898001-1

Sample Layers	Asbestos Content
Yellow Plaster with Paint	2% Chrysotile
Sample Composite Homogeneity:	Good

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Re: 210957001

Date of Sampling: 02-05-2019
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Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 9, Classroom Bldg. (1-4), Floor, Room 3 by East Door - Light Blue 12"x12" VFT and Mastic

Lab ID-Version‡: 9898002-1

Sample Layers	Asbestos Content
Gray Floor Tile	ND
Cream Mastic	ND
Off-White Woven Material	ND
Gray Leveling Compound	ND
Composite Non-Asbestos Content:	10% Cellulose 10% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Location: 10, Classroom Bldg. (1-4), Floor, Room 3, Mech Rm 115 - Light Blue 12"x12" VFT and Mastic

Lab ID-Version‡: 9898003-1

Sample Layers	Asbestos Content
Gray Floor Tile	ND
Off-White Woven Material	ND
Multicolored Mastic	ND
Gray Leveling Compound	ND
Composite Non-Asbestos Content:	10% Cellulose 10% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Location: 11, Classroom Bldg. (1-4), Floor, Room 3 by Mech Rm 115 - Light Blue 12"x12" VFT and Mastic

Lab ID-Version‡: 9898004-1

Sample Layers	Asbestos Content
Gray Floor Tile	ND
Off-White Woven Material	ND
Off-White Mastic	ND
Gray Leveling Compound	ND
Composite Non-Asbestos Content:	10% Cellulose 10% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 12, Classroom Bldg. (1-4), Floor, Room 2 by S. Door - Blue VFT and Mastic, 2nd Layer and Mastic

Lab ID-Version‡: 9898005-1

Sample Layers	Asbestos Content
Blue Floor Tile	ND
Yellow Mastic	ND
Yellow Mastic	ND
Gray Floor Tile	10% Chrysotile
Black Mastic	ND
Sample Composite Homogeneity:	Poor

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Re: 210957001

Date of Sampling: 02-05-2019
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ASBESTOS PLM REPORT

Location: 13, Classroom Bldg. (1-4), Floor, Room 2 Mech Rm 104 - Blue VFT and Mastic, 2nd Layer and Masti

Lab ID-Version‡: 9898006-1

Sample Layers	Asbestos Content
Blue Floor Tile	ND
Yellow Mastic	ND
Yellow Mastic	ND
Gray Floor Tile	10% Chrysotile
Black Mastic	ND
Sample Composite Homogeneity:	Poor

Location: 14, Classrooms (1-4) Bldg, Floor, Room 1 by Mech Room Blue VFT and Mastic, 2nd Layer and Masti

Lab ID-Version‡: 9898007-1

Sample Layers	Asbestos Content
Blue Floor Tile	ND
Yellow Mastic	ND
Yellow Mastic	ND
Gray Floor Tile	7% Chrysotile
Gray Leveling Compound with Black Mastic	ND
Sample Composite Homogeneity:	Poor

Location: 15, Classrooms (1-4) Bldg, Rm 4, Floor NW - Greenish VFT and Mastic, 20" x20"

Lab ID-Version‡: 9898008-1

Sample Layers	Asbestos Content
Green Floor Tile	ND
Yellow Mastic	ND
Off-White Woven Material	ND
Gray Leveling Compound with Black Mastic	ND
Composite Non-Asbestos Content:	10% Cellulose 10% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 16, Classrooms (1-4) Bldg, Rm 4, Floor, SE by Door - Greenish VFT and Mastic, 20"x20"

Lab ID-Version‡: 9898009-1

Sample Layers	Asbestos Content
Green Floor Tile	ND
Yellow Mastic	ND
Off-White Woven Material	ND
Gray Leveling Compound	ND
Composite Non-Asbestos Content:	10% Cellulose 10% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 17, Classrooms (1-4) Bldg, Rm 4, Floor, Mech Rm 118 - Greenish VFT and Mastic, 20"x20"

Lab ID-Version‡: 9898010-1

Sample Layers	Asbestos Content
Green Floor Tile	ND
Yellow Mastic	ND
Off-White Woven Material	ND
Gray Leveling Compound	ND
Composite Non-Asbestos Content:	10% Cellulose 10% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Location: 18, Classrooms (1-4) Bldg, Room 2 Wall at Mech Rm - Plaster

Lab ID-Version‡: 9898011-1

Sample Layers	Asbestos Content
Tan Plaster with Paint	ND
Sample Composite Homogeneity:	Good

Location: 19, Classrooms (1-4) Bldg, Rm 4 Wall at Mech Rm - Plaster

Lab ID-Version‡: 9898012-1

Sample Layers	Asbestos Content
Tan Plaster with Paint	ND
Sample Composite Homogeneity:	Good

Location: 20, Classrooms (1-4) Bldg, Rm 1Wall at Mech Rm - Plaster

Lab ID-Version‡: 9898013-1

Sample Layers	Asbestos Content
Tan Plaster with Paint	ND
Sample Composite Homogeneity:	Good

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 21, Classrooms (1-4) Bldg, Rm 1 Wall at North - Plaster Lab ID-Version‡: 9898014-1

Sample Layers	Asbestos Content
Tan Plaster with Paint	ND
Sample Composite Homogeneity:	Good

Location: 22, Classrooms (1-4) Bldg, Rm 4 Wall at SE - Plaster Lab ID-Version‡: 9898015-1

Sample Layers	Asbestos Content
Tan Plaster with Paint	ND
Sample Composite Homogeneity:	Good

Location: 23, Classrooms (1-4) Bldg, Restroom (119.2) by Door - Plaster Lab ID-Version‡: 9898016-1

Sample Layers	Asbestos Content
Gray Plaster	ND
White Skim Coat with Paint	ND
Sample Composite Homogeneity:	Moderate

Location: 24, Classrooms (1-4) Bldg, Restroom (119.2) by Window - Plaster Lab ID-Version‡: 9898017-1

Sample Layers	Asbestos Content
Gray Plaster	ND
White Skim Coat with Paint	ND
Sample Composite Homogeneity:	Moderate

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 25, Classrooms (1-4) Bldg, Exterior Rm 1 - Window Caulking Lab ID-Version‡: 9898018-1

Sample Layers	Asbestos Content
Tan Caulk with Paint	5% Chrysotile
Sample Composite Homogeneity:	Good

Location: 26, Classrooms (1-4) Bldg, Exterior Rm 2 - Window Caulking Lab ID-Version‡: 9898019-1

Sample Layers	Asbestos Content
Tan Caulk with Paint	5% Chrysotile
Sample Composite Homogeneity:	Good

Location: 27, Classrooms (1-4) Bldg,, Room 4 (Exterior) - Window Caulking Lab ID-Version‡: 9898020-1

Sample Layers	Asbestos Content
Tan Caulk with Paint	3% Chrysotile
Sample Composite Homogeneity:	Good

Location: 28, Classrooms (1-4) Bldg,, Exterior by Room 1 (Window) - Exterior Stucco Lab ID-Version‡: 9898021-1

Sample Layers	Asbestos Content
Gray Stucco	ND
Blue Stucco with Paint	ND
Sample Composite Homogeneity:	Moderate

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Client: Ninyo & Moore - Irvine
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Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 29, Classrooms (1-4) Bldg, Exterior by Room 2 (Window) - Exterior Stucco Lab ID-Version‡: 9898022-1

Sample Layers	Asbestos Content
Gray Stucco	ND
White Stucco with Paint	ND
Sample Composite Homogeneity:	Moderate

Location: 30, Classrooms (1-4) Bldg, Exterior by Room 4 (by Water Fountain) - Exterior Stucco Lab ID-Version‡: 9898023-1

Sample Layers	Asbestos Content
Gray Stucco	ND
White Stucco with Paint	ND
Sample Composite Homogeneity:	Moderate

Location: 31, Classrooms (1-4) Bldg, Rm 4/3 at West Windows, Small - Soft White Window Putty Lab ID-Version‡: 9898024-1

Sample Layers	Asbestos Content
White Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 32, Classrooms (1-4) Bldg, Rm 3 at West Windows, Tall - Soft White Window Putty Lab ID-Version‡: 9898025-1

Sample Layers	Asbestos Content
White Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Client: Ninyo & Moore - Irvine
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ASBESTOS PLM REPORT

Location: 33, Classrooms (1-4) Bldg, Rm 3 at West Windows, Tall - Off White Window Putty

Lab ID-Version‡: 9898026-1

Sample Layers	Asbestos Content
White Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 34, Classrooms (1-4) Bldg, Rm 1 at South, Small Window - Gray Window Putty

Lab ID-Version‡: 9898027-1

Sample Layers	Asbestos Content
Gray Window Putty with Paint	2% Chrysotile
Sample Composite Homogeneity:	Good

Location: 35, Classrooms (1-4) Bldg, Rm 4 at West/South, Tall Windows - Gray Window Putty

Lab ID-Version‡: 9898028-1

Sample Layers	Asbestos Content
Gray Window Putty with Paint	< 1% Chrysotile
Sample Composite Homogeneity:	Good

Location: 36, Classrooms (1-4) Bldg, Rm 4 at West/South, Tall Windows - Gray Window Putty

Lab ID-Version‡: 9898029-1

Sample Layers	Asbestos Content
Gray Window Putty with Paint	3% Chrysotile
Sample Composite Homogeneity:	Good

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C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
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ASBESTOS PLM REPORT

Location: 37, Classrooms (1-4) Bldg, Restroom 1/2, South Tall Window - Pinu Lab ID-Version‡: 9898030-1

Sample Layers	Asbestos Content
Multicolored Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 38, Classrooms (1-4) Bldg, Restroom Rm 2 South Tall Window - Pinu Lab ID-Version‡: 9898031-1

Sample Layers	Asbestos Content
Pink Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 39, Classrooms (1-4) Bldg, Restroom Rm 1, South Tall Window - Pinu Lab ID-Version‡: 9898032-1

Sample Layers	Asbestos Content
Pink Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 40, Classroom Bldg (1-4), North, Com Large Window - Hard White Window Putty Lab ID-Version‡: 9898033-1

Sample Layers	Asbestos Content
White Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

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ASBESTOS PLM REPORT

Location: 41, Classroom Bldg (1-4), North, Com Large Window - Hard White Window Putty

Lab ID-Version‡: 9898034-1

Sample Layers	Asbestos Content
White Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 42, Classroom Bldg (1-4), North, Com Large Window - Hard White Window Putty

Lab ID-Version‡: 9898035-1

Sample Layers	Asbestos Content
White Window Putty with Paint	ND
Sample Composite Homogeneity:	Good

Location: 43, MPR Bldg, Storage Rm 129 - TSI-Elbow

Lab ID-Version‡: 9898036-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	10% Amosite
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

Location: 44, MPR Bldg, Storage Rm 129 - TSI-Elbow

Lab ID-Version‡: 9898037-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	7% Amosite
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

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ASBESTOS PLM REPORT

Location: 45, MPR Bldg, Storage Rm 129 - TSI-Elbow Lab ID-Version‡: 9898038-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	5% Amosite
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

Location: 46, MPR Bldg, Storage Rm 129 - TSI-Run (Air-O-Cell) Lab ID-Version‡: 9898039-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	30% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

Location: 47, MPR Bldg, Attic Above Restroom 312 - TSI-Run (Air-O-Cell) Lab ID-Version‡: 9898040-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	30% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

Location: 48, MPR Bldg, Attic Above Hallway 124 - TSI-Run (Air-O-Cell) Lab ID-Version‡: 9898041-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	30% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

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ASBESTOS PLM REPORT

Location: 49, MPR Bldg, Attic Above Restroom 132 on Deck - Debris (TSI-Run) Lab ID-Version‡: 9898042-1

Sample Layers	Asbestos Content
Gray Insulation with Wrap	30% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Good

Location: 50, MPR Bldg, Attic Above Hallway 124 - Duct Wrap and Insulation Lab ID-Version‡: 9898043-1

Sample Layers	Asbestos Content
Brown Insulation	ND
Tan Wrap	ND
Composite Non-Asbestos Content:	40% Cellulose 40% Glass Fibers
Sample Composite Homogeneity:	Moderate

Location: 51, MPR Bldg, Mezzanine/Mech. Room - Duct Wrap and Insulation Lab ID-Version‡: 9898044-1

Sample Layers	Asbestos Content
Gray Insulation	ND
Tan Wrap	ND
Composite Non-Asbestos Content:	40% Cellulose 40% Glass Fibers
Sample Composite Homogeneity:	Moderate

Location: 52, MPR Bldg, Mezzanine/Mech. Room - Duct Wrap and Insulation Lab ID-Version‡: 9898045-1

Sample Layers	Asbestos Content
Brown Insulation	ND
Tan Wrap	ND
Composite Non-Asbestos Content:	40% Cellulose 40% Glass Fibers
Sample Composite Homogeneity:	Moderate

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ASBESTOS PLM REPORT

Location: 53, MPR Bldg, MPR Room Floor by N. Grates - 9"x9" Red VFT and Carpet Mastic

Lab ID-Version‡: 9898046-1

Sample Layers	Asbestos Content
Blue Carpet	ND
Transparent Mastic	ND
Red Floor Tile	10% Chrysotile
Black Mastic	ND
Composite Non-Asbestos Content:	25% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Location: 54, MPR Bldg, MPR Room Floor by NE. Grates - 9"x9" Red VFT and Carpet Mastic

Lab ID-Version‡: 9898047-1

Sample Layers	Asbestos Content
Blue Carpet	ND
Yellow Mastic	ND
Red Floor Tile	10% Chrysotile
Black Mastic	ND
Composite Non-Asbestos Content:	25% Synthetic Fibers
Sample Composite Homogeneity:	Poor

Location: 55, MPR Bldg, MPR Room Floor by Stage NW- 9"x9" Red VFT and Carpet Mastic

Lab ID-Version‡: 9898048-1

Sample Layers	Asbestos Content
Blue Carpet	ND
Transparent Mastic	ND
Red Floor Tile	10% Chrysotile
Black Mastic	ND
Sample Composite Homogeneity:	Poor

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 56, MPR Bldg, Library Floor SE - 9"x9" Orange VFT and Mastic (Under Carpet Rm #53)

Lab ID-Version‡: 9898049-1

Sample Layers	Asbestos Content
Orange Floor Tile	< 1% Chrysotile
Black Mastic	10% Chrysotile
Sample Composite Homogeneity:	Moderate

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ASBESTOS PLM REPORT

Location: 57, MPR Bldg, Library Floor SW - 9"x9" Orange VFT and Mastic (Under Carpet Rm #53)

Lab ID-Version‡: 9898050-1

Sample Layers	Asbestos Content
Orange Floor Tile	< 1% Chrysotile
Black Mastic	10% Chrysotile
Sample Composite Homogeneity:	Moderate

Location: 58, MPR Bldg, Hallway by Library Floor - 9"x9" Orange VFT and Mastic (Under Carpet Rm #53)

Lab ID-Version‡: 9898051-1

Sample Layers	Asbestos Content
Yellow Mastic	ND
Orange Floor Tile	< 1% Chrysotile
Sample Composite Homogeneity:	Poor

Comments: Insufficient material present for analysis of Black Mastic.

Location: 59, MPR Bldg, Library Floor E. - 9"x9" Beige VFT and Mastic (Under Same Carpet as #53)

Lab ID-Version‡: 9898052-1

Sample Layers	Asbestos Content
Semi-Transparent Mastic	ND
Beige Floor Tile	ND
Black/Yellow Mastic	3% Chrysotile
Sample Composite Homogeneity:	Poor

Location: 60, MPR Bldg, Library Floor W. - 9"x9" Beige VFT and Mastic (Under Same Carpet as #53)

Lab ID-Version‡: 9898053-1

Sample Layers	Asbestos Content
Semi-Transparent Mastic	ND
Beige Floor Tile	ND
Black/Yellow Mastic	3% Chrysotile
Sample Composite Homogeneity:	Poor

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ASBESTOS PLM REPORT

Location: 61, MPR Bldg, Library Floor CTR. - 9"x9" Beige VFT and Mastic (Under Same Carpet as #53) Lab ID-Version‡: 9898054-1

Sample Layers	Asbestos Content
Semi-Transparent Mastic	ND
Beige Floor Tile	ND
Black/Yellow Mastic	3% Chrysotile
Sample Composite Homogeneity:	Poor

Location: 62, MPR Bldg, Break Room, Floor - 9"x9" Grayish VFT and Mastic VFS Lab ID-Version‡: 9898055-1

Sample Layers	Asbestos Content
Multicolored Sheet Flooring with Fibrous Backing	ND
Yellow Mastic	ND
Gray Floor Tile	6% Chrysotile
Black/Yellow Mastic	< 1% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Poor

Comments: Some layers in the sample were inseparable without cross contamination.

Location: 63, MPR Bldg, RR (124) Lobby Floor - 9"x9" Grayish VFT and Mastic VFS Lab ID-Version‡: 9898056-1

Sample Layers	Asbestos Content
Multicolored Sheet Flooring with Fibrous Backing	ND
Yellow Mastic	ND
Gray Floor Tile	6% Chrysotile
Black/Yellow Mastic	< 1% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Poor

Comments: Some layers in the sample were inseparable without cross contamination.

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 64, MPR Bldg, Hallway 124, Floor - 9"x9" Grayish VFT and Mastic VFS Lab ID-Version‡: 9898057-1

Sample Layers	Asbestos Content
Multicolored Sheet Flooring with Fibrous Backing	ND
Yellow Mastic	ND
Gray Floor Tile	6% Chrysotile
Black/Yellow Mastic	< 1% Chrysotile
Composite Non-Asbestos Content:	15% Cellulose
Sample Composite Homogeneity:	Poor

Comments: Some layers in the sample were inseparable without cross contamination.

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ASBESTOS PLM REPORT

Location: 65, MPR Bldg, Storage Room 128 - Black Cove Base and Mastic Lab ID-Version‡: 9898058-1

Sample Layers	Asbestos Content
Black Tile	4% Chrysotile
Gray Leveling Compound	ND
Sample Composite Homogeneity:	Poor

Location: 66, MPR Bldg, Library Storage 113, Wall - Buttonboard Lab ID-Version‡: 9898059-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 67, MPR Bldg, MPR Wall, NW Corner/Stage - Buttonboard Lab ID-Version‡: 9898060-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 68, MPR Bldg, West Hallway 124 - Buttonboard Lab ID-Version‡: 9898061-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

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ASBESTOS PLM REPORT

Location: 69, MPR Bldg, Library Wall NE - Buttonboard

Lab ID-Version‡: 9898062-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 70, MPR Bldg, MPR Storage 129, Wall (E) - Buttonboard

Lab ID-Version‡: 9898063-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 71, MPR Bldg, Library Storage 128 - Buttonboard

Lab ID-Version‡: 9898064-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 72, MPR Bldg, Restroom Ceiling - Buttonboard

Lab ID-Version‡: 9898065-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Gray Plaster	ND
White Skim Coat with Paint	ND
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

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ASBESTOS PLM REPORT

Location: 73, MPR Bldg, Hallway 124, Floor - 9"x9" Gray VFT and Mastic (Under Carpet #53)

Lab ID-Version‡: 9898066-1

Sample Layers	Asbestos Content
Gray Floor Tile	6% Chrysotile
Black Mastic	ND
Gray Leveling Compound	ND
Semi-Transparent Mastic	ND
Sample Composite Homogeneity:	Poor

Location: 74, MPR Bldg, Storage 128 Floor - 9"x9" Gray VFT and Mastic (Under Carpet #53)

Lab ID-Version‡: 9898067-1

Sample Layers	Asbestos Content
Gray Floor Tile	6% Chrysotile
Black Mastic	ND
Sample Composite Homogeneity:	Moderate

Location: 75, MPR Bldg, Hallway 124, Floor - 9"x9" Gray VFT and Mastic (Under Carpet #53)

Lab ID-Version‡: 9898068-1

Sample Layers	Asbestos Content
Gray Floor Tile	6% Chrysotile
Black Mastic	ND
Sample Composite Homogeneity:	Moderate

Location: 76, MPR Bldg, Storage Floor at Stairs, NW - Carpet and Glue

Lab ID-Version‡: 9898069-1

Sample Layers	Asbestos Content
Gray Carpet	ND
Yellow Glue	ND
Composite Non-Asbestos Content:	80% Synthetic Fibers
Sample Composite Homogeneity:	Moderate

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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ASBESTOS PLM REPORT

Location: 77, MPR Bldg, Storage Floor at Stairs, NW - Carpet and Glue Lab ID-Version‡: 9898070-1

Sample Layers	Asbestos Content
Gray Carpet	ND
Yellow Glue	ND
Composite Non-Asbestos Content:	80% Synthetic Fibers
Sample Composite Homogeneity:	Moderate

Location: 78, MPR Bldg, Storage Floor at Stairs, NW - Carpet and Glue Lab ID-Version‡: 9898071-1

Sample Layers	Asbestos Content
Gray Carpet	ND
Yellow Glue	ND
Composite Non-Asbestos Content:	80% Synthetic Fibers
Sample Composite Homogeneity:	Moderate

Location: 79, MPR Bldg, MPR Room at Wall, E - Straight Hole Mastic, Wall Tile Lab ID-Version‡: 9898072-1

Sample Layers	Asbestos Content
Tan Ceiling Tile with White Surface	ND
Brown Mastic	ND
Composite Non-Asbestos Content:	70% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 80, MPR Bldg, Hallway 124 Ceiling - Straight Hole Mastic, Ceiling Tile Lab ID-Version‡: 9898073-1

Sample Layers	Asbestos Content
Tan Ceiling Tile with White Surface	ND
Brown Mastic	ND
Composite Non-Asbestos Content:	70% Cellulose
Sample Composite Homogeneity:	Moderate

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ASBESTOS PLM REPORT

Location: 81, MPR Bldg, Library Ceiling - Straight Hole Mastic, Ceiling Tile Lab ID-Version‡: 9898074-1

Sample Layers	Asbestos Content
Tan Ceiling Tile with White Surface	ND
Brown Mastic	ND
Composite Non-Asbestos Content:	70% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 82, MPR Bldg, MPR Room, Ceiling Tile - Straight Hole Ceiling Tile and 2 Mastics Lab ID-Version‡: 9898075-1

Sample Layers	Asbestos Content
Tan Ceiling Tile with White Surface	ND
Brown Mastic	ND
Beige Ceiling Tile with White Surface	ND
Yellow Mastic	ND
Composite Non-Asbestos Content:	40% Cellulose 20% Glass Fibers
Sample Composite Homogeneity:	Poor

Location: 83, MPR Bldg, MPR Room, Ceiling Tile - Straight Hole Ceiling Tile and 2 Mastics Lab ID-Version‡: 9898076-1

Sample Layers	Asbestos Content
Tan Ceiling Tile with White Surface	ND
Brown Mastic	ND
Beige Ceiling Tile with White Surface	ND
Yellow Mastic	ND
Composite Non-Asbestos Content:	40% Cellulose 20% Glass Fibers
Sample Composite Homogeneity:	Poor

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ASBESTOS PLM REPORT

Location: 84, MPR Bldg, MPR Room, Ceiling Tile - Straight Hole Ceiling Tile and 2 Mastics

Lab ID-Version‡: 9898077-1

Sample Layers	Asbestos Content
Brown Mastic	ND
Beige Ceiling Tile with White Surface	ND
Yellow Mastic	ND
Composite Non-Asbestos Content:	50% Cellulose 40% Glass Fibers
Sample Composite Homogeneity:	Poor

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
‡ A "Version" indicated by -"x" after the Lab ID# with a value greater than 1 indicates a sample with amended data. The revision number is reflected by the value of "x".

EMLab P&K
4955 Yarrow Street , Arvada, CO 80002
(800) 651-4802 Fax (623) 780-7695 www.emlab.com

Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 85, MPR Bldg, MPR Room Ceiling (Near Stage) - Drywall (No Joint Compound)

Lab ID-Version‡: 9898078-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Good

Location: 86, MPR Bldg, MPR Room E. Wall - Drywall (No Joint Compound)

Lab ID-Version‡: 9898079-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Good

Location: 87, MPR Bldg, MPR Room NW Wall (Near Stage) - Drywall (No Joint Compound)

Lab ID-Version‡: 9898080-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Good

Location: 88, MPR Bldg, Storage 133 Ceiling - Drywall (No Joint Compound)

Lab ID-Version‡: 9898081-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Good

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Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 89, MPR Bldg, Hallway 124 Ceiling - Drywall (No Joint Compound) Lab ID-Version‡: 9898082-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Good

Location: 90, MPR Bldg, Small Restroom 132 Floor - White VFS and 9"x9" Green VFT and Mastic Lab ID-Version‡: 9898083-1

Sample Layers	Asbestos Content
Multicolored Sheet Flooring with Fibrous Backing	ND
Cream Mastic	ND
Green Floor Tile	5% Chrysotile
Black/Yellow Mastic	< 1% Chrysotile
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 91, MPR Bldg, Small Restroom 132 Floor - White VFS and 9"x9" Green VFT and Mastic Lab ID-Version‡: 9898084-1

Sample Layers	Asbestos Content
Multicolored Sheet Flooring with Fibrous Backing	ND
Cream Mastic	ND
Green Floor Tile	5% Chrysotile
Composite Non-Asbestos Content:	10% Cellulose
Sample Composite Homogeneity:	Poor

Location: 92, MPR Bldg, Mezzanine/Mech Room Wall - Drywall and Joint Compound Lab ID-Version‡: 9898085-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Off-White Joint Compound with Paint	2% Chrysotile
Composite Asbestos Fibrous Content:	< 1% Asbestos
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Moderate

Comments: Composite content provided for this analysis has been performed by following the NESHAP guidelines.

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 93, MPR Bldg, Mezzanine/Mech Room Ceiling - Drywall and Joint Compound

Lab ID-Version‡: 9898086-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Off-White Joint Compound with Paint	2% Chrysotile
Composite Asbestos Fibrous Content:	< 1% Asbestos
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Moderate

Comments: Composite content provided for this analysis has been performed by following the NESHAP guidelines.

Location: 94, MPR Bldg, Mezzanine/Mech Room Wall - Drywall and Joint Compound

Lab ID-Version‡: 9898087-1

Sample Layers	Asbestos Content
White Drywall with Brown Paper	ND
Off-White Joint Compound with Paint	2% Chrysotile
Composite Asbestos Fibrous Content:	< 1% Asbestos
Composite Non-Asbestos Content:	10% Cellulose 3% Glass Fibers
Sample Composite Homogeneity:	Moderate

Comments: Composite content provided for this analysis has been performed by following the NESHAP guidelines.

Location: 95, MPR Bldg, MPR Room Wall, NW Near Stage - Blue Cove Base and Mastic

Lab ID-Version‡: 9898088-1

Sample Layers	Asbestos Content
Blue Baseboard	ND
Multicolored Mastic	ND
Sample Composite Homogeneity:	Poor

Location: 96, MPR Bldg, Exterior MPR, SW - Window Putty

Lab ID-Version‡: 9898089-1

Sample Layers	Asbestos Content
Off-White Window Putty	< 1% Chrysotile
Sample Composite Homogeneity:	Good

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Client: Ninyo & Moore - Irvine
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Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 97, MPR Bldg, Exterior MPR, S - Window Putty Lab ID-Version‡: 9898090-1

Sample Layers	Asbestos Content
Gray Window Putty	3% Chrysotile
Sample Composite Homogeneity:	Good

Location: 98, MPR Bldg, Exterior MPR, S - Window Putty Lab ID-Version‡: 9898091-1

Sample Layers	Asbestos Content
Off-White Window Putty	< 1% Chrysotile
Sample Composite Homogeneity:	Good

Location: 99, MPR Bldg, Exterior MPR, N - Exterior Stucco Lab ID-Version‡: 9898092-1

Sample Layers	Asbestos Content
Gray Stucco with Paint	ND
Sample Composite Homogeneity:	Moderate

Location: 100, MPR Bldg, Exterior MPR, W - Exterior Stucco Lab ID-Version‡: 9898093-1

Sample Layers	Asbestos Content
Gray Stucco with Paint	ND
Sample Composite Homogeneity:	Moderate

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Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 101, MPR Bldg, Exterior MPR, SW - Exterior Stucco Lab ID-Version‡: 9898094-1

Sample Layers	Asbestos Content
Gray Stucco with Paint	ND
Sample Composite Homogeneity:	Moderate

Location: 102, MPR Bldg, Exterior MPR, S - Window Caulking Lab ID-Version‡: 9898095-1

Sample Layers	Asbestos Content
Multicolored Caulk with Paint	< 1% Chrysotile
Sample Composite Homogeneity:	Moderate

Location: 103, MPR Bldg, Exterior MPR, SW - Window Caulking Lab ID-Version‡: 9898096-1

Sample Layers	Asbestos Content
Multicolored Caulk with Paint	< 1% Chrysotile
Sample Composite Homogeneity:	Moderate

Location: 104, MPR Bldg, Exterior MPR, S, SW - Window Caulking Lab ID-Version‡: 9898097-1

Sample Layers	Asbestos Content
Multicolored Caulk with Paint	< 1% Chrysotile
Sample Composite Homogeneity:	Moderate

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Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 105, MPR Bldg, Roof at Central Vent, NW - Roof Core

Lab ID-Version‡: 9898098-1

Sample Layers	Asbestos Content
Black Roofing Mastic	ND
Silver Coating	< 1% Chrysotile
White Coating	ND
Composite Non-Asbestos Content:	5% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 106, MPR Bldg, Roof at Central Vent, NE - Roof Core

Lab ID-Version‡: 9898099-1

Sample Layers	Asbestos Content
Black Roofing Mastic	ND
Silver Coating	ND
White Coating	ND
Composite Non-Asbestos Content:	5% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 107, MPR Bldg, Roof at Central Vent, S - Roof Core

Lab ID-Version‡: 9898100-1

Sample Layers	Asbestos Content
Black Roofing Mastic	ND
Silver Coating	< 1% Chrysotile
White Coating	ND
Composite Non-Asbestos Content:	5% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 108, MPR Bldg, Roof at Vent Pipe, E - Black Mastic

Lab ID-Version‡: 9898101-1

Sample Layers	Asbestos Content
Black Roofing Mastic	ND
Silver Coating	2% Chrysotile
Composite Non-Asbestos Content:	5% Cellulose
Sample Composite Homogeneity:	Moderate

Inhomogeneous samples are separated into homogeneous subsamples and analyzed individually. ND means no fibers were detected. When detected, the minimum detection and reporting limit is less than 1% unless point counting is performed. Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.
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Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-13-2019

ASBESTOS PLM REPORT

Location: 109, MPR Bldg, Roof at Vent Pipe, NE - Black Mastic Lab ID-Version‡: 9898102-1

Sample Layers	Asbestos Content
Black Roofing Mastic	ND
Silver Coating	2% Chrysotile
Composite Non-Asbestos Content:	5% Cellulose
Sample Composite Homogeneity:	Moderate

Location: 110, MPR Bldg, Roof at Vent/CTR - Black Mastic Lab ID-Version‡: 9898103-1

Sample Layers	Asbestos Content
Black Roofing Mastic	ND
Silver Coating	ND
Composite Non-Asbestos Content:	5% Cellulose
Sample Composite Homogeneity:	Moderate

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ASBES[illegible]S BULK SAMPLE DATA SHEET

Sheet 1 of 9

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica, CA Project No: 210957001 Project Manager: michael cushner	Date Sampled: 2/5/19 - 2/7/19 Sampled By: Pedro R. Sampled By: Date Sampled:	Laboratory: EMLab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushner@ninyoandmoore.com / prodriguez@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / Normal

Relinquished By: (sign/print)	Company	Date	Time (24 hr)	Received By: (sign/print)
[signature] / Pedro R.	Ninyo & Moore			[signature] 905 2/8/19
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
1	Classroom Bldg. (1-4)	Room 1; wall (upper) by Sink area	1	2'x2' Ceiling Tile + Mastic (stain & hole)	500 SF	Y	good
2	↓	Room 3; ↓	↓	↓	↓	↓	↓
3	↓	Room 4; ↓	↓	↓	↓	↓	↓
4	↓	Ceiling; Restroom (119.2)	2	Plaster (smooth)	3,800 SF	N	↓
5	↓	; Room 1	↓	↓	↓	↓	↓
6	↓	; 2	↓	↓	↓	↓	↓
7	↓	; 3	↓	↓	↓	↓	↓
8	↓	↓ ; 4	↓	↓	↓	↓	↓
9	↓	Room 3 Floor; by East door	3	Light Blue 12"x12" VFT + Mastic	890 SF	N	↓
10	↓	; mech. Rm 115	↓	↓	↓	↓	↓
11	↓	↓ by ↓	↓	↓	↓	↓	↓
12	↓	Room 2; Floor; by S. door	4	Blue VFT + Mastic + 2nd Layer + mastic	1,800 SF	N	↓
13	↓	↓ ; mech Rm. 105	↓	↓	↓	↓	↓

Sheet 1 of 4

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	**Project Name:** Westwood West COS **Address:** Santa Monica CA **Project No:** 210957001 **Project Manager:** michael Cushner	Date Sampled: 2/5 - 2/7 Sampled By: Pedro R Sampled By: Date Sampled:	**Laboratory:** En lab PLM Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / normal

Relinquished By: (sign/print)	Company	Date	Time(24 hr)	Received By: (sign/print)
Pedro R	Ninyo & Moore			

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
14	Classrooms (14) Bldg.	Room 4; Floor; by mech room	4	Blue VFT + mastic + Tan/beige + mastic	6,000 SF	N	Good
15		Rm 4; floor NW	5	greenish VFT + mastic 20"x20"	881 SF		
16		floor; SE by door					
17		Floor; mech Rm 118					
18		Room 2 wall @ mech rm	6	Plaster (textured)	6,000 SF	N	good
19		Rm 4 wall @ Mech Rm (118)					
20		Rm 1 wall @					
21		Rm 1 wall @ North					
22		Rm 4 wall @ SE					
23		Restroom (119,2) by door					
24		by windows					
25		Exterior Rm 1	7	Window Caulking	46 each	N	
26		Rm 2					

Ninyo & Moore

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica, CA Project No: 210957001 Project Manager: Michael Cushar	Date Sampled: 2/5 - 2/7 Sampled By: Pedro R. Sampled By: Date Sampled:	Laboratory: EMLab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushar@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3 days / Normal

Relinquished By: (sign/print)	Company	Date	Time(24 hr.)	Received By: (sign/print)
Pedro R.	Ninyo & Moore			

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
27	Classrooms (1 of) Bldg	Room 4 (Exterior)	7	window (sill/frame)	46 each	N	good
28		Exterior by Room 1 (window)	8	Exterior stucco	4,000 SF	N	good
29		2 (window)					
30		4 (by water fountain)					
31		Rm 4/3 @ west windows small	9	Soft white window putty	16 each	Y	fair
32		Rm 3 @ west windows tall					
33							
34		Rm 1 @ South small window	10	gray window putty	14 ea		
35		Rm 4 @ west/south tall windows					
36							
37		Restroom 1/2; South tall window	11	Paint	12 ea		
38		Rm 2					
39		Rm 1					

Sheet 9 of 9

ASBES[illegible]S BULK SAMPLE DATA SHEET

west

Ninyo & Moore
475 Goddard, Suite 200
Irvine, CA 92618
Tel: (949) 753-7070
Fax: (949) 753-7071

Project Name: Washington CDS
Address: 210957001
Project No: Santa Monica, CA
Project Manager: Michael Cushner
Email: mcushner@ninyoandmoore.com

Date Sampled: 2/5 – 2/7
Sampled By:
Sampled By: Pedro R.
Date Sampled:

Laboratory: Em lab P&K
Tel:
Fax:

CHAIN OF CUSTODY INFORMATION:
Analysis: PLM EPA 600/R-93/116
TAT: 3-day / normal

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[signature] / Pedro R.	Ninyo & Moore			[signature] /
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Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
40	Classroom Bldg (1-4)	North; coul Large window	12	Hard white window putty	2 ea	Y	Good
41	↓	↓ ↓	↓	↓ ↓	↓	↓	↓
42	↓	↓ ↓	↓	↓ ↓	↓	↓	↓
43	MPR Bldg	Storage Rm 129	13	TSI – Elbow	(visible) 6 each	Y	Fair/Poor
44	↓	↓	↓	↓ ↓	↓	↓	↓
45	↓	↓	↓	↓ ↓	↓	↓	↓
46	↓	Storage Rm 129	14	TSI – Run (Airo-cell)	100LF	Y	Poor
47	↓	Attic above Restroom 132	↓	↓ ↓	↓	↓	↓
48	↓	↓ ↓ Hallway 124	↓	↓ ↓	↓	↓	↓
49	↓	Attic ↓ – on deck – Restroom 132	14	Debris (TSI-Run)	visible ~10SF	↓	↓
50	↓	Attic above Hallway 124	15	Duct wrap & insulation	80SF	N	Fair
51	↓	Mezzanine/mech. room	↓	↓ ↓	↓	↓	↓
52	↓	↓ ↓	↓	↓ ↓	↓	↓	↓

Sheet 1 5 of 7

ASBES[illegible]S BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica, CA Project No: 210957001 Project Manager: Michael Ashner	Date Sampled: 2/5 - 2/7 Sampled By: Sampled By: Pedro R. Date Sampled:	Laboratory: EnLab PM Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mashner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / Normal

Relinquished By: (sign/print)	Company	Date	Time (24-hr)	Received By: (sign/print)
[signature] / Pedro R.	Ninyo & Moore			[signature] /
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
53	MPR Bldg	MPR Room Floor by N. Grates	16	9"x9" Red VFT + Mastic + Carpet	2,500 SF	Y	good
54	↓	by NE. ↓	↓	↓	↓	↓	↓
55	↓	↓ by Stage NW.	↓	↓	↓	↓	↓
56	↓	Library - Floor SE	17	9"x9" Orange VFT + Mastic (under carpet from #53)	150 SF	↓	↓
57	↓	↓ SW	↓	↓	↓	↓	↓
58	↓	Hallway by Library Floor -	↓	↓	↓	↓	↓
59	↓	Library Floor - E	18	9"x9" Beige VFT + Mastic (under same carpet as #53)	150 SF	↓	↓
60	↓	-- W	↓	↓	↓	↓	↓
61	↓	- CTR	↓	↓	↓	↓	↓
62	↓	Break Room (125) Floor	19	9"x9" grayish VFT + Mastic ~~[illegible]~~ VFS - ~~[illegible]~~	375 SF	↓	↓
63	↓	RR (124) Lobby - Floor	↓	↓	↓	↓	↓
64	↓	Hallway 124 ↓	↓	↓	↓	↓	↓
65	↓	Storage Room 128	20	Black Cove Base + Mastic	50 LF	Y	good

Sheet 6 of 9

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington ES Address: Santa Monica, CA Project No: 210957001 Project Manager: michael cashman	Date Sampled: 2/8 - 2/7/19 Sampled By: Sampled By: Pedro R. Date Sampled:	Laboratory: Em lab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcashman@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day/Normal

Relinquished By: (sign/print)	Company	Date	Time (24 hr)	Received By: (sign/print)
[signature] / Pedro R.	Ninyo & Moore			[signature] /
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
66	MPR Building	Library Storage 133 - wall	21	Button Board (pls + DW)	8,000 SF	Y	good
67	↓	MPR wall NW corner/stage	↓	↓	↓	↓	↓
68	↓	West Hallway 124	↓	↓	↓	↓	↓
69	↓	Library - wall NE	↓	↓	↓	↓	↓
70	↓	MPR Storage 129 - wall (E)	↓	↓	↓	↓	↓
71	↓	Library Storage 128	↓	↓	↓	↓	↓
72	↓	Restroom Ceiling (#132)	21	↓	↓	↓	↓
73	↓	Hallway 124 - Floor	22	~~[illegible]~~ 9"x9" Grey VFT + Mastic (under carpet #53)	200 SF	N	good
74	↓	Storage 128 - Floor	↓	↓	↓	↓	↓
75	↓	Hallway 124 - ~~under~~ Floor	↓	↓	↓	↓	↓
76	↓	Stage Floor @ stairs - NW	23	Carpet & Glue	200 SF	↓	↓
77	↓	↓	↓	↓	↓	↓	↓
78	↓	↓	↓	↓	↓	↓	↓

Sheet 7 of 9

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica Project No: 210957001 Project Manager: Michael Cushner	Date Sampled: 2-5-19 through 2-7-19 Sampled By: Pedro Rodriguez Sampled By: Date Sampled:	Laboratory: Em Lab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: prodriguez@ninyoandmoore.com mcushner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: Normal 3day TAT

Relinquished By: (sign/print)	Company	Date	Time(24hr)	Received By: (sign/print)
[signature] Pedro Rodriguez	Ninyo & Moore			[signature] /
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
79	MPR Building	MPR Room - @ wall - E	24	Struct hole [illegible] tile (Brown) mastic	2,000 SF	Y	good
80	↓	Hallway 124 Ceiling	↓	↓ Ceiling tile	↓	↓	↓
81	↓	Library - Ceiling	↓	↓	↓	↓	↓
82	↓	MPR - Room Ceiling tile	25	Stud hole ceiling tile (gray) + 2 mastics	2,500 SF	Y	↓
83	↓	↓	↓	↓	↓	↓	↓
84	↓	↓	↓	↓	↓	↓	↓
85	↓	MPR - Room Ceiling (near stage)	26	Drywall (No Joint Comp)	3,000 SF	↓	↓
86	↓	MPR - Room E - Wall	↓	↓	↓	↓	↓
87	↓	↓ NW - Wall (near stage)	↓	↓	↓	↓	↓
88	↓	Storage 133 - Ceiling	↓	↓	↓	↓	↓
89	↓	Hallway 124 - ↓	↓	↓	↓	↓	↓
90	↓	Small Restroom 132 - floor	27	white VFS + Brown 9"X9" Green VFT + Mastic	25 SF	N	good
91	↓	↓ - Floor	↓	↓	↓	↓	↓

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica Project No: 210957001 Project Manager: Michael Cushner	Date Sampled: 2-5-19 thru 2-7-19 Sampled By: Pedro Rodriguez Sampled By: Date Sampled:	Laboratory: Em Lab P&K Tel: Fax:
CHAIN OF CUSTODY INFORMATION:	Email: prodriguez@ninyoandmoore.com	mcushner@ninyoandmoore.com	
Analysis: PLM EPA 600/R-93/116	TAT: Normal 3day TAT		

Relinquished By: (sign/print)	Company	Date	Time(24 hr)	Received By: (sign/print)
[signature] /Pedro Rodriguez	Ninyo & Moore			[signature]
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
~~92~~ 92	MPR Building	Mezzanine/Mech. Room ~~[illegible]~~ -Wall	28	Drywall + Joint comp	500 SF	N	Good
~~92~~ 93	↓	↓ -Ceiling	↓	↓	↓	↓	↓
~~94~~ 94	↓	↓ -wall	↓	↓	↓	↓	↓
~~95~~ 95	↓	MPR Room wall rear stage -NW	29	Blue cove base + mastic	~~[illegible]~~	~~N~~	~~[illegible]~~ good
~~96~~ 96	↓	Exterior MPR SW	30	Window putty	16 ea	Y	Fair-good
~~97~~ 97	↓	↓ S	↓	↓	↓	↓	↓
~~98~~ 98	↓	↓ S	↓	↓	↓	↓	↓
~~98~~ 99	↓	↓ N	31	Exterior stucco	8,000 SF	Y	good
~~99~~ 100	↓	↓ W	↓	↓	↓	↓	↓
~~100~~ 101	↓	↓ SW	↓	↓	↓	↓	↓
102	↓	Exterior MPR -S	32	Window Caulking	16 ea	N	↓
103	↓	↓ -SW	↓	↓	↓	↓	↓
104	↓	↓ -S-SW	↓	↓	↓	↓	↓

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	**Project Name:** Washington West CDS **Address:** Santa Monica **Project No:** 210957001 **Project Manager:** Michael Cushner	Date Sampled: 2-5-19 through 2-7-19 Sampled By: Pedro Rodriguez Sampled By: Date Sampled:	**Laboratory:** Em Lab P&K Tel: Fax:
CHAIN OF CUSTODY INFORMATION:	Email: prodriguez@ninyoandmoore.com	mcushner@ninyoandmoore.com	
Analysis: PLM EPA 600/R-93/116	TAT: Normal 3day TAT		

Relinquished By: (sign/print)	Company	Date	Time (24 hr)	Received By: (sign/print)	Laboratory
[signature] /Pedro Rodriguez	Ninyo & Moore			[signature] /	
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Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
105	MPR Bldg	Roof @ Central Vent -NW	33	Roof Core (vapor barrier + sheeting)	600 SF	N	good
106	↓	↓ -NE	↓	↓	↓	↓	↓
107	↓	↓ -S	↓	↓	↓	↓	↓
108	↓	Roof @ vent pipe - E	34	Black Mastic	~~[illegible]~~ 30 SF	↓	↓
109	↓	↓ ↓ -NE	↓	↓	↓	↓	↓
110	↓	↓ @ vent/GTR [illegible]	↓	↓	↓	↓	↓

Ninyo & Moore

EMLab P&K
A TestAmerica Company

Report for:

Mr. Mike Cushner
Ninyo & Moore - Irvine
475 Goddard
Suite 200
Irvine, CA 92618

Regarding: Project: 210957001
EML ID: 2092777

Approved by:

Approved Signatory
Noah Lazarte

Dates of Analysis:
Asbestos-EPA 1000 point count: 02-15-2019

Service SOPs: Asbestos-EPA 1000 point count (EPA 40CFR App E to Sub E of Part 763 & EPA METHOD 600/R-93-116, SOP EM-AS-S-1262)

All samples were received in acceptable condition unless noted in the Report Comments portion in the body of the report. Due to the nature of the analyses performed, field blank correction of results is not applied. The results relate only to the items tested.

EMLab P&K ("the Company") shall have no liability to the client or the client's customer with respect to decisions or recommendations made, actions taken or courses of conduct implemented by either the client or the client's customer as a result of or based upon the Test Results. In no event shall the Company be liable to the client with respect to the Test Results except for the Company's own willful misconduct or gross negligence nor shall the Company be liable for incidental or consequential damages or lost profits or revenues to the fullest extent such liability may be disclaimed by law, even if the Company has been advised of the possibility of such damages, lost profits or lost revenues. In no event shall the Company's liability with respect to the Test Results exceed the amount paid to the Company by the client therefor.

EMLab P&K
4955 Yarrow Street , Arvada, CO 80002
(800) 651-4802 Fax (623) 780-7695 www.emlab.com

Client: Ninyo & Moore - Irvine
C/O: Mr. Mike Cushner
Re: 210957001

Date of Sampling: 02-05-2019
Date of Receipt: 02-08-2019
Date of Report: 02-18-2019

ASBESTOS POINT COUNT REPORT

Location:	102 MPR Bldg, Exterior MPR, S - Window Caulking		
Total Points Counted:	1000		
Lab ID-Version‡:	9912897-1		
Sample Layers	**Asbestos Type**	**Asbestos Points Counted**	**Asbestos Concentration (%)**
Multicolored Caulk	Chrysotile	2	0.2
Layer Totals:		2	0.2

Location:	103 MPR Bldg, Exterior MPR, SW - Window Caulking		
Total Points Counted:	1000		
Lab ID-Version‡:	9912898-1		
Sample Layers	**Asbestos Type**	**Asbestos Points Counted**	**Asbestos Concentration (%)**
Multicolored Caulk	Chrysotile	0	< 0.1
Layer Totals:		0	NA

Comments: Asbestos was detected, but no points counted.

Location:	104 MPR Bldg, Exterior MPR, S, SW - Window Caulking		
Total Points Counted:	1000		
Lab ID-Version‡:	9912899-1		
Sample Layers	**Asbestos Type**	**Asbestos Points Counted**	**Asbestos Concentration (%)**
Multicolored Caulk	Chrysotile	1	0.1
Layer Totals:		1	0.1

The analytical sensitivity is 1 asbestos point. The limit of detection is 1 asbestos point divided by the total number of points counted and multiplied by 100.

The results relate only to the items tested. Interpretation is left to the company and/or persons who conducted the field work. The test report shall not be reproduced except in full, without written approval of the laboratory. The report must not be used by the client to claim product certification, approval, or endorsement by any agency of the federal government.

All samples were received in acceptable condition unless otherwise noted. EMLab P&K reserves the right to dispose of all samples after a period of thirty (30) days, according to all state and federal guidelines, unless otherwise specified.
Floor tile samples may contain large amounts of interference material and it is recommended that the sample be analyzed by gravimetric point count analysis to lower the detection limit and to aid in asbestos identification.

‡ A "Version" indicated by -"x" after the Lab ID# with a value greater than 1 indicates a sample with amended data. The revision number is reflected by the value of "x".

ASBES[illegible]S BULK SAMPLE DATA SHEET

Sheet 1 of 9

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica, CA Project No: 210957001 Project Manager: michael cushner	Date Sampled: 2/5/19 - 2/7/19 Sampled By: Pedro R. Sampled By: Date Sampled:	Laboratory: EMLab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushner@ninyoandmoore.com / PRodriguez@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / Normal.

Relinquished By: (sign/print)	Company	Date	Time (24 hr)	Received By: (sign/print)
[signature] / Pedro R	Ninyo & Moore			[signature] 905 2/8/19
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
1	Classroom Bldg. (1-4)	Room 1; wall (upper) by Sink area	1	Ceiling Tile + Mastic (S tile + hole)	500 SF	Y	good
2	↓	Room 3; ↓	↓	↓	↓	↓	↓
3	↓	Room 4; ↓	↓	↓	↓	↓	↓
4	↓	Ceiling; Restroom (119.2)	2	Plaster (smooth)	3,800 SF	N	↓
5	↓	; Room 1	↓	↓	↓	↓	↓
6	↓	; 2	↓	↓	↓	↓	↓
7	↓	; 3	↓	↓	↓	↓	↓
8	↓	↓ ; 4	↓	↓	↓	↓	↓
9	↓	Room 3 Floor; by East door	3	Light Blue 12"x12" VFT + Mastic	890 SF	N	↓
10	↓	; mech. Rm 115	↓	↓	↓	↓	↓
11	↓	↓ by ↓	↓	↓	↓	↓	↓
12	↓	Room 2; Floor; by S. door	4	Blue VFT + Mastic + 2nd Layer + mastic	1,800 SF	N	↓
13	↓	↓ ; mech Rm. 105	↓	↓	↓	↓	↓

Sheet 1 of 4

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	**Project Name:** Westwood West COS **Address:** Santa Monica CA **Project No:** 210957001 **Project Manager:** michael Cushner	Date Sampled: 2/5 - 2/7 Sampled By: Pedro R Sampled By: Date Sampled:	**Laboratory:** En lab PLM Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / normal

Relinquished By: (sign/print)	Company	Date	Time(24 hr)	Received By: (sign/print)
Pedro R	Ninyo & Moore			

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Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
14	Classrooms (14) Bldg.	Room 4; Floor; by mech room	4	Blue VFT + mastic + Tan/beige + mastic	6,000 SF	N	Good
15		Rm 4; floor NW	5	greenish VFT + mastic 20"x20"	881 SF		
16		floor; SE by door					
17		Floor; mech Rm 118					
18		Room 2 wall @ mech rm	6	Plaster (textured)	6,000 SF	N	good
19		Rm 4 wall @ Mech Rm (118)					
20		Rm 1 wall @					
21		Rm 1 wall @ North					
22		Rm 4 wall @ SE					
23		Restroom (119,2) by door					
24		by windows					
25		Exterior Rm 1	7	Window Caulking	46 each	N	
26		Rm 2					

Ninyo & Moore

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica, CA Project No: 210957001 Project Manager: Michael Cushar	Date Sampled: 2/5 - 2/7 Sampled By: Pedro R. Sampled By: Date Sampled:	Laboratory: EMLab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushar@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3 days / Normal

Relinquished By: (sign/print)	Company	Date	Time(24 hr.)	Received By: (sign/print)
Pedro R.	Ninyo & Moore			

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
27	Classrooms (1 of) Bldg	Room 4 (Exterior)	7	window (sill/frame)	46 each	N	good
28		Exterior by Room 1 (window)	8	Exterior stucco	4,000 SF	N	good
29		2 (window)					
30		4 (by water fountain)					
31		Rm 4/3 @ west windows small	9	Soft white window putty	16 each	Y	fair
32		Rm 3 @ west windows tall					
33							
34		Rm 1 @ South small window	10	gray window putty	14 ea		
35		Rm 4 @ west/south tall windows					
36							
37		Restroom 1/2; South tall window	11	Paint	12 ea		
38		Rm 2					
39		Rm 1					

ASBES S BULK SAMPLE DATA SHEET west

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: washington CDS Address: 210957001 Project No: Santa Monica, CA Project Manager: Michael Coshner	Date Sampled: 2/5 – 2/7 Sampled By: Sampled By: Pedro R. Date Sampled:	Laboratory: Em lab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: mcushner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / normal

Relinquished By: (sign/print)	Company	Date	Time (24 hr)	Received By: (sign/print)
[signature] / Pedro R.	Ninyo & Moore			[signature] /
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Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
40	Classroom Bldg (1-4)	North; cove large window	12	Hard white window putty	2 ea	Y	Good
41	↓	↓ ↓	↓	↓ ↓	↓	↓	↓
42	↓	↓ ↓	↓	↓ ↓	↓	↓	↓
43	MPR Bldg	Storage Rm 129.	13	TSI - Elbow	(visible) 6 each	Y	Fair/Good
44		↓	↓	↓ ↓	↓	↓	↓
45		↓	↓	↓ ↓	↓	↓	↓
46		Storage Rm 129	14	TSI - Run (Aircell)	100LF	Y	Poor
47		Attic above Restroom 132	↓	↓ ↓	↓	↓	↓
48		↓ ↓ Hallway 124	↓	↓ ↓	↓	↓	↓
49		Attic ↓ - on deck - Restroom 132	14	Debris (TSI-Run)	visible ~10SF	↓	↓
50		Attic above Hallway 124	15	Duct wrap & insulation	80SF	N	Fair
51		Mezzanine/mech. room	↓	↓ ↓	↓	↓	↓
52	↓	↓ ↓	↓	↓ ↓	↓	↓	↓

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore
475 Goddard, Suite 200
Irvine, CA 92618
Tel: (949) 753-7070
Fax: (949) 753-7071

Project Name: Washington West CDS
Address: Santa Monica, CA
Project No: 210957001
Project Manager: Michael Ashner
Email: mashner@ninyoandmoore.com

Date Sampled: 2/8 - 2/7
Sampled By:
Sampled By: Pedro R.
Date Sampled:

Laboratory: EMLab P&K
Tel:
Fax:

CHAIN OF CUSTODY INFORMATION:

Analysis: PLM EPA 600/R-93/116 TAT: 3-day / normal

Relinquished By: (sign/print)	Company	Date	Time (24-hr)	Received By: (sign/print)
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002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
53	MPR Bldg	MPR Room Floor by N. Grates	16	9"X9" Red VFT + Mastic + Carpet	2,500 SF	Y	good
54	↓	by NE. ↓	↓	↓	↓	↓	↓
55	↓	by Stage NW.	↓	↓	↓	↓	↓
56	↓	Library - Floor SE	17	9"x9" Orange VFT + Mastic (under Carpet from #53)	150 SF	↓	↓
57	↓	↓ SW	↓	↓	↓	↓	↓
58	↓	Hallway by Library Floor -	↓	↓	↓	↓	↓
59	↓	Library Floor - E	18	9"x9" Beige VFT + Mastic (under Same Carpet as #53)	150 SF	↓	↓
60	↓	-- W	↓	↓	↓	↓	↓
61	↓	- CTR	↓	↓	↓	↓	↓
62	↓	Break Room (125) Floor	19	9"x9" grayish VFT + Mastic ~~VFS - sandwich~~	375 SF	↓	↓
63	↓	RR (124) Lobby - Floor	↓	↓	↓	↓	↓
64	↓	Hallway 124 ↓	↓	↓	↓	↓	↓
65	↓	Storage Room 128	20	Black Cove Base + Mastic	50 LF	Y	good

ASBESTOS BULK SAMPLE DATA SHEET

Sheet 6 of 9

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington ES Address: Santa Monica, CA Project No: 210957001 Project Manager: michael cashour	Date Sampled: 2/8 - 2/7/19 Sampled By: Sampled By: Pedro R. Date Sampled:	Laboratory: Emlab P&K Tel: Fax:
CHAIN OF CUSTODY INFORMATION:	Email: mcoshur@ninyoandmoore.com		
Analysis: PLM EPA 600/R-93/116	TAT: 3-day / Normal		

Relinquished By: (sign/print)	Company	Date	Time (24 hr)	Received By: (sign/print)
[signature] / Pedro R.	Ninyo & Moore			[signature] /
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Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
66	MPR Building	Library Storage 133 - wall	21	Button Board (pls + DW)	8,000 SF	Y	good
67	↓	MPR wall NW corner / stage	↓	↓	↓	↓	↓
68	↓	West Hallway 124	↓	↓	↓	↓	↓
69	↓	Library - wall NE	↓	↓	↓	↓	↓
70	↓	MPR Storage 129 - wall (E)	↓	↓	↓	↓	↓
71	↓	Library Storage 128	↓	↓	↓	↓	↓
72	↓	Restroom Ceiling (#132)	21	↓	↓	↓	↓
73	↓	Hallway 124 - floor	22	9"x9" beige VFT + Mastic (under carpet #53)	200 SF	N	good
74	↓	Storage 128 - floor	↓	↓	↓	↓	↓
75	↓	Hallway 124 - Floor	↓	↓	↓	↓	↓
76	↓	Stage Floor @ stairs - NW	23	Carpet & Glue	200 SF	↓	↓
77	↓	↓	↓	↓	↓	↓	↓
78	↓	↓	↓	↓	↓	↓	↓

Sheet 7 of 9

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name : Washington West CDS Address: Santa Monica Project No: 210957001 Project Manager: Michael Cushner	Date Sampled: 2-5-19 through 2-7-19 Sampled By: Pedro Rodriguez Sampled By: Date Sampled:	Laboratory: Em Lab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: prodriguez@ninyoandmoore.com mcushner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: Normal 3day TAT

Relinquished By: (sign/print)	Company	Date	Time(24hr)	Received By: (sign/print)
[signature] Pedro Rodriguez	Ninyo & Moore			[signature] /
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
79	MPR Building	MPR Room - @ wall - E	24	Stuck hole wall tile (Brown) mastic	2,000 SF	Y	good
80	↓	Hallway 124 Ceiling	↓	↓ Ceiling tile	↓	↓	↓
81	↓	Library - Ceiling	↓	↓	↓	↓	↓
82	↓	MPR - Room Ceiling tile	25	Stud hole ceiling Tile (gray) + 2 mastics	2,500 SF	Y	↓
83	↓	↓	↓	↓	↓	↓	↓
84	↓	↓	↓	↓	↓	↓	↓
85	↓	MPR - Room Ceiling (near stage)	26	Drywall (No Joint Comp)	3,000	↓	↓
86	↓	MPR - Room E - Wall	↓	↓	↓	↓	↓
87	↓	↓ NW - Wall (near stage)	↓	↓	↓	↓	↓
88	↓	Storage 133 - Ceiling	↓	↓	↓	↓	↓
89	↓	Hallway 124 - ↓	↓	↓	↓	↓	↓
90	↓	Small Restroom 132 - floor	27	White VFS + Brown 9"x9" Green VFT + Mastic	25 SF	N	good
91	↓	↓ - Floor	↓	↓	↓	↓	↓

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	Project Name: Washington West CDS Address: Santa Monica Project No: 210957001 Project Manager: Michael Cushner	Date Sampled: 2-5-19 thriough 2-7-19 Sampled By: Pedro Rodriguez Sampled By: Date Sampled:	Laboratory: Em Lab P&K Tel: Fax:
CHAIN OF CUSTODY INFORMATION:	Email: prodriguez@ninyoandmoore.com	mcushner@ninyoandmoore.com	
Analysis: PLM EPA 600/R-93/116	TAT: Normal 3day TAT		

Relinquished By: (sign/print)	Company	Date	Time(24 hr)	Received By: (sign/print)
[signature] /Pedro Rodriguez	Ninyo & Moore			[signature] /
/				/

002092777

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
~~92~~ 92	MPR Building	Mezzanine/Mech. Room ~~[illegible]~~ -wall	28	Drywall + Joint comp	500 SF	N	good
~~92~~ 93	↓	↓ -ceiling	↓	↓	↓	↓	↓
~~94~~ 94	↓	↓ -wall	↓	↓	↓	↓	↓
~~95~~ 95	↓	MPR Room wall rear stage -NW	29	Blue cove base + mastic	~~[illegible]~~	~~N~~	~~[illegible]~~ good
~~96~~ 96	↓	Exterior MPR SW	30	Window Putty	16 ea	Y	fair-good
~~97~~ 97	↓	↓ ↓ S	↓	↓	↓	↓	↓
~~98~~ 98	↓	↓ ↓ S	↓	↓	↓	↓	↓
~~99~~ 99	↓	↓ ↓ N	31	Exterior stucco	8,000 SF	Y	good
~~99~~ 100	↓	↓ ↓ W	↓	↓	↓	↓	↓
~~100~~ 101	↓	↓ ↓ SW	↓	↓	↓	↓	↓
102	↓	Exterior MPR -S	32	Window Caulking	16 ea	N	↓
103	↓	↓ ↓ -SW	↓	↓	↓	↓	↓
104	↓	↓ ↓ -S-SW	↓	↓	↓	↓	↓

Ninyo & Moore

ASBESTOS BULK SAMPLE DATA SHEET

Ninyo & Moore 475 Goddard, Suite 200 Irvine, CA 92618 Tel: (949) 753-7070 Fax: (949) 753-7071	**Project Name :** Washington West CDS **Address:** Santa Monica **Project No:** 210957001 **Project Manager:** Michael Cushner	Date Sampled: 2-5-19 through 2-7-19 Sampled By: Pedro Rodriguez Sampled By: Date Sampled:	**Laboratory:** Em Lab P&K Tel: Fax:

CHAIN OF CUSTODY INFORMATION: Email: prodriguez@ninyoandmoore.com mcushner@ninyoandmoore.com

Analysis: PLM EPA 600/R-93/116 TAT: Normal 3day TAT

Relinquished By: (sign/print)	Company	Date	Time(24 hr)	Received By: (sign/print)	Laboratory
[signature] /Pedro Rodriguez	Ninyo & Moore			[signature] /	
/				/	

Sample ID	Building Number	Sample Location	HA No.	Sample Description	Quantity (SF/LF/EA)	Friable (Y/N)	Condition
105	MPR Bldg	Roof @ Central Vent -NW	33	Roof Core vapor barrier sheeting	600SF	N	good
106	↓	↓ -NE	↓	↓	↓	↓	↓
107	↓	↓ -S	↓	↓	↓	↓	↓
108	↓	Roof @ vent pipe - E	34	Black Mastic	30SF	↓	↓
109	↓	↓ ↓ -NE	↓	↓	↓	↓	↓
110	↓	↓ @ vent/CTR -North	↓	↓	↓	↓	↓

APPENDIX D

Photographs

Asbestos

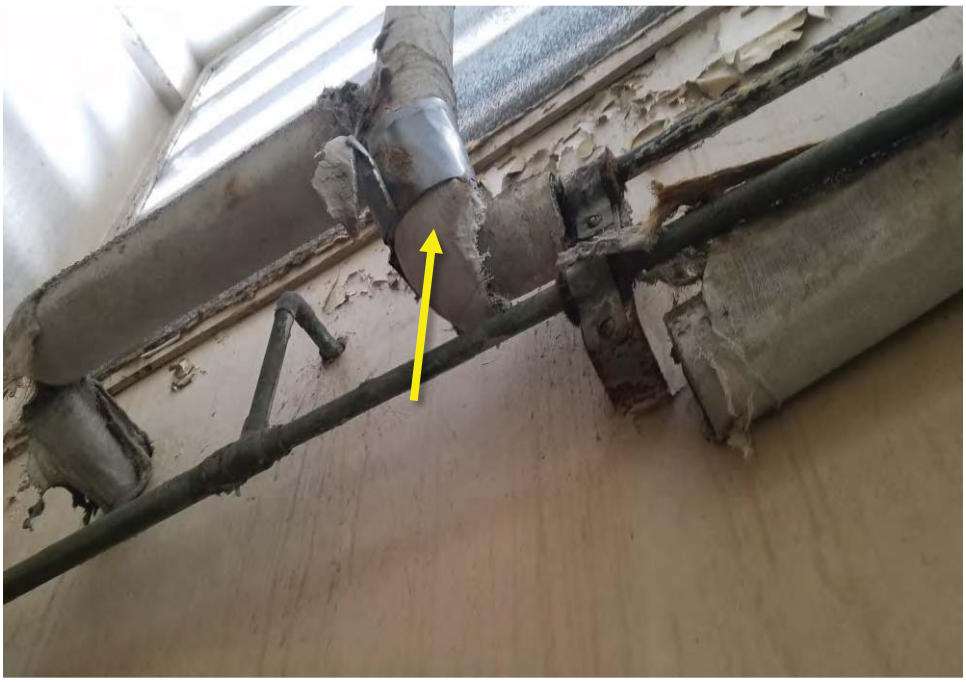
Photograph 1: **View of the front of the Washington Child Development Services structure.**

Photograph 2: **Classroom Building: View of the asbestos-containing plaster ceilings throughout classrooms 1-4 and restroom.**

Photograph 3: **Classroom Building: View of asbestos-containing grey vinyl floor tile under 12” x 12” blue vinyl floor tiles in classrooms 1 and 2.**

Photograph 4: **Classroom Building: View of asbestos-containing window caulking at exterior tall windows throughout.**

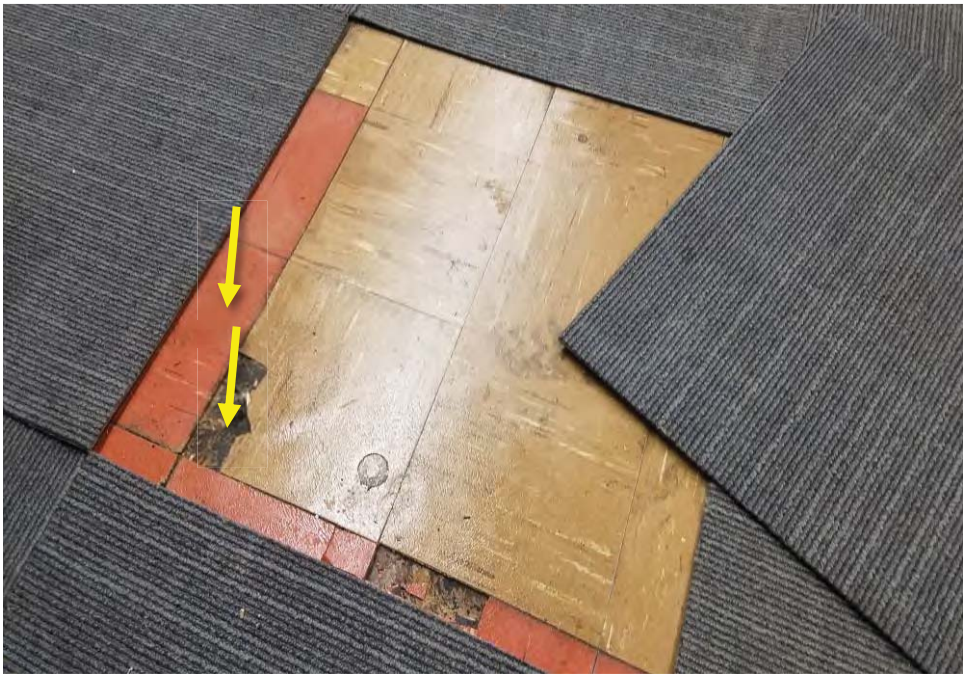
Photograph 5: **Classroom Building: View of asbestos-containing window putty at exterior small windows throughout.**



Photograph 6: **Multipurpose Building: View of asbestos-containing TSI elbows in poor condition in storage room and throughout attic areas.**

Photograph 7: **Multipurpose Building: View of asbestos-containing damaged TSI pipe runs and TSI debris in attic areas.**

Photograph 8: **Multipurpose Building: View of asbestos-containing 9”x9” red vinyl floor tile under carpeting in the multipurpose room.**



Photograph 9: **Multipurpose Building: View of asbestos-containing 9”x9” Orange vinyl floor tile and asbestos-containing black mastic under both orange and beige floor tiles found under carpeting in library.**

Photograph 10: **Multipurpose Building: View of asbestos-containing 9”x9” grayish vinyl floor tile and mastic under vinyl floor sheeting in hallways and break room.**

Photograph 11: **Multipurpose Building: View of asbestos-containing black cove base in storage room 129.**

Photograph 12: **Multipurpose Building: View of asbestos-containing 9”x9” gray vinyl floor tile and mastic under carpeting in the hallways and in storage room 128.**

Photograph 13: **Multipurpose Building: View of asbestos-containing 9”x9” green vinyl floor tile and mastic under vinyl floor sheeting in small restroom.**

Photograph 14: **Multipurpose Building: View of asbestos-containing drywall and joint compound in the mezzanine mechanical room.**

Photograph 15: **Multipurpose Building: View of asbestos-containing exterior window putty and asbestos-containing window caulking.**

Photograph 16: **Multipurpose Building: View of asbestos-containing vinyl rolled roof and roof penetration mastic at library roof areas only.**

Lead

Photograph 1: **Classroom Building: View of lead-containing sinks.**

Photograph 2: **Classroom Building: View of lead-containing exterior window frames and hand rails.**

Photograph 3: **Classroom Building: View of lead-containing door and door frames.**

Photograph 4: **Classroom Building: View of lead-containing ceramic wall tile.**

Photograph 5: **Classroom Building: View of lead-containing cork board and cork board trim.**

Photograph 6: **Classroom Building: View lead-containing chalkboard and base board.**

Photograph 7: **Classroom Building: View of lead-containing exterior deck, post and beams.**

Photograph 8: **Classroom Building: View of lead containing door and door frame.**

Photograph 9: **Classroom Building: View of lead-containing door, door frame, and sink in small restroom.**

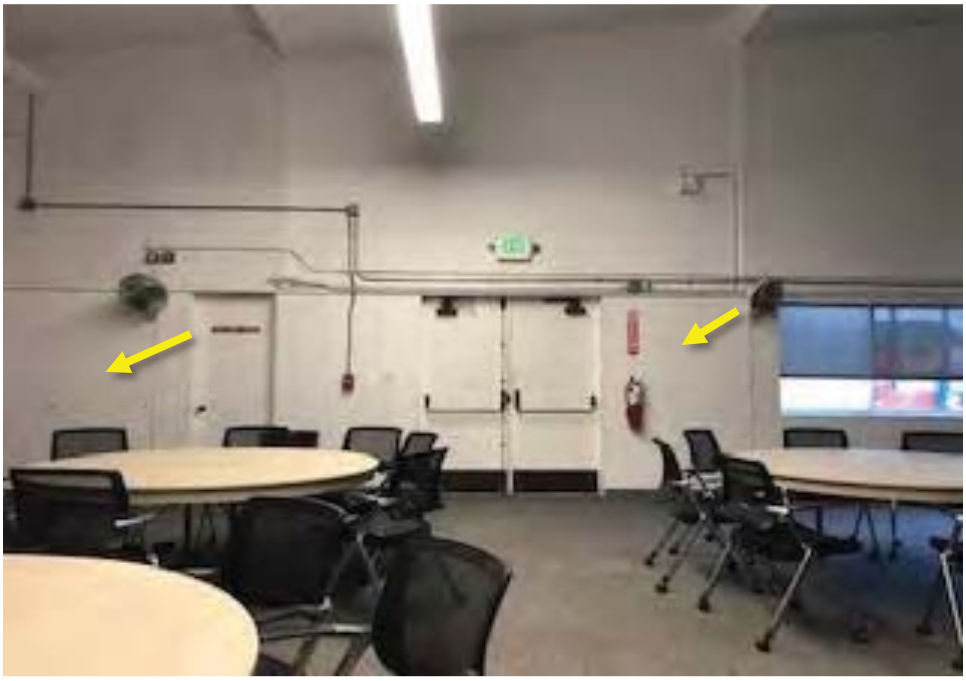
Photograph 10: **Classroom Building: View of lead-containing exterior wall tile.**

Photograph 11: **Multipurpose Building: View of lead-containing exterior door and door frame.**

Photograph 12: **Multipurpose Building: View of lead-containing exterior window frames.**

Photograph 13: **Multipurpose Building: View lead-containing exterior ceramic wall tile.**

Photograph 14: **Multipurpose Building: View of lead-containing beams, posts and decking.**



Photograph 15: **Multipurpose Building: View of lead-containing plaster walls.**

Photograph 16: **Multipurpose Building: View of lead-containing stage ladder.**

Photograph 17: **Multipurpose Building: View of lead-containing ceramic wall tile.**

Water Damage

Photograph 1: **Classroom Building: View of ceiling water damage in classroom 4.**

Photograph 2: **Multipurpose Building: View of ceiling water damage in the MPR room.**

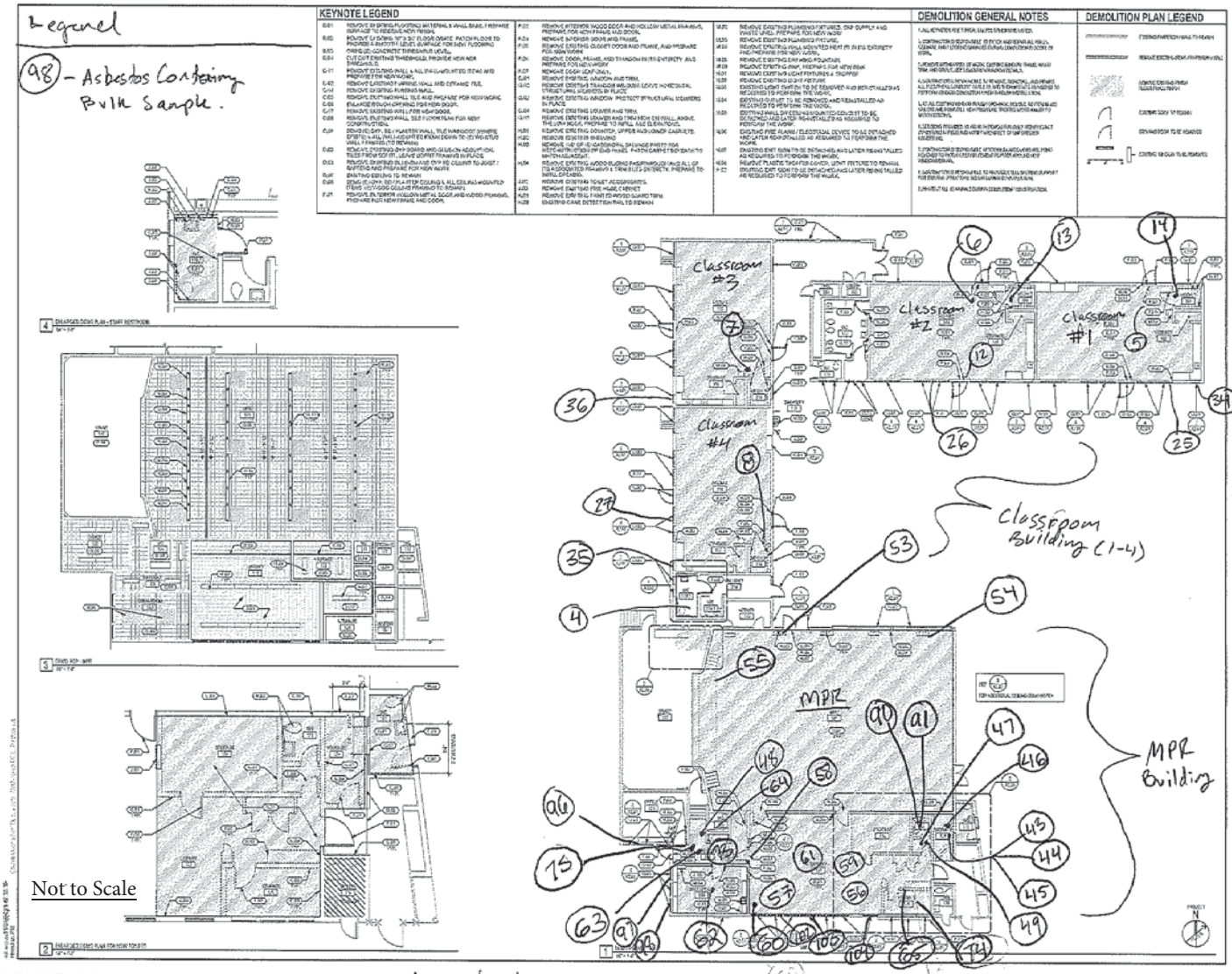
Photograph 3: **Multipurpose Building: View of ceiling water damage in the hallway attic areas.**

Photograph 4: **Multipurpose Building: View of ceiling water damage in hallway areas.**

Photograph 5: **Multipurpose Building: View of wall water damage in storage room.**

APPENDIX E

Field Drawings



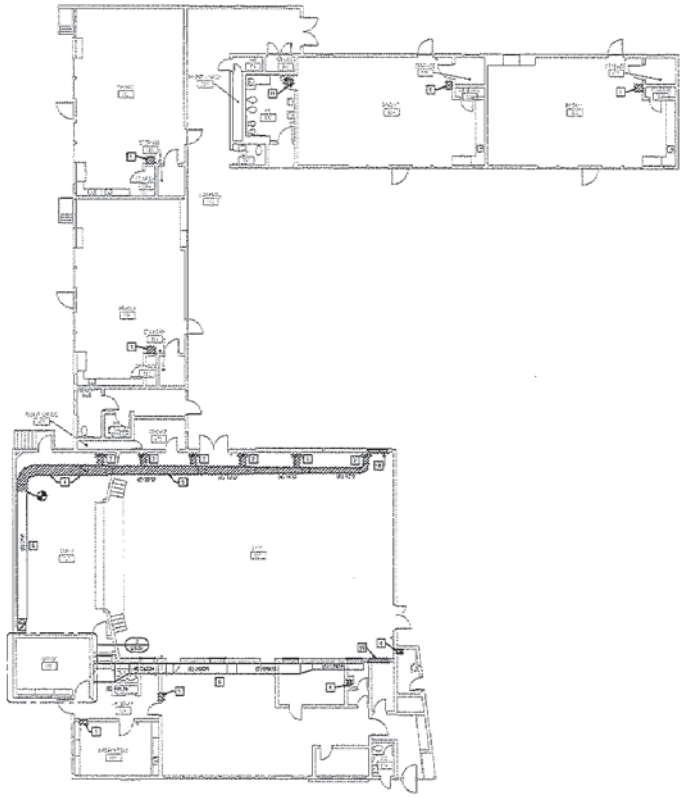
Field Map of Asbestos-Containing Bulk Sample Locations

by: PRM on 2/7/19

Reviewed by: MSC 2/21/19

Legend

94 - Asbestos Containing Bulk Sample



1 MECHANICAL FLOOR PLAN

2 MECHANICAL MEZZANINE PLAN

DEMOLITION KEY NOTES

DEMOLITION PLAN STATEMENT

WASHINGTON WEST
CDS - WPFD PROJECT

MECHANICAL DEMO PLAN

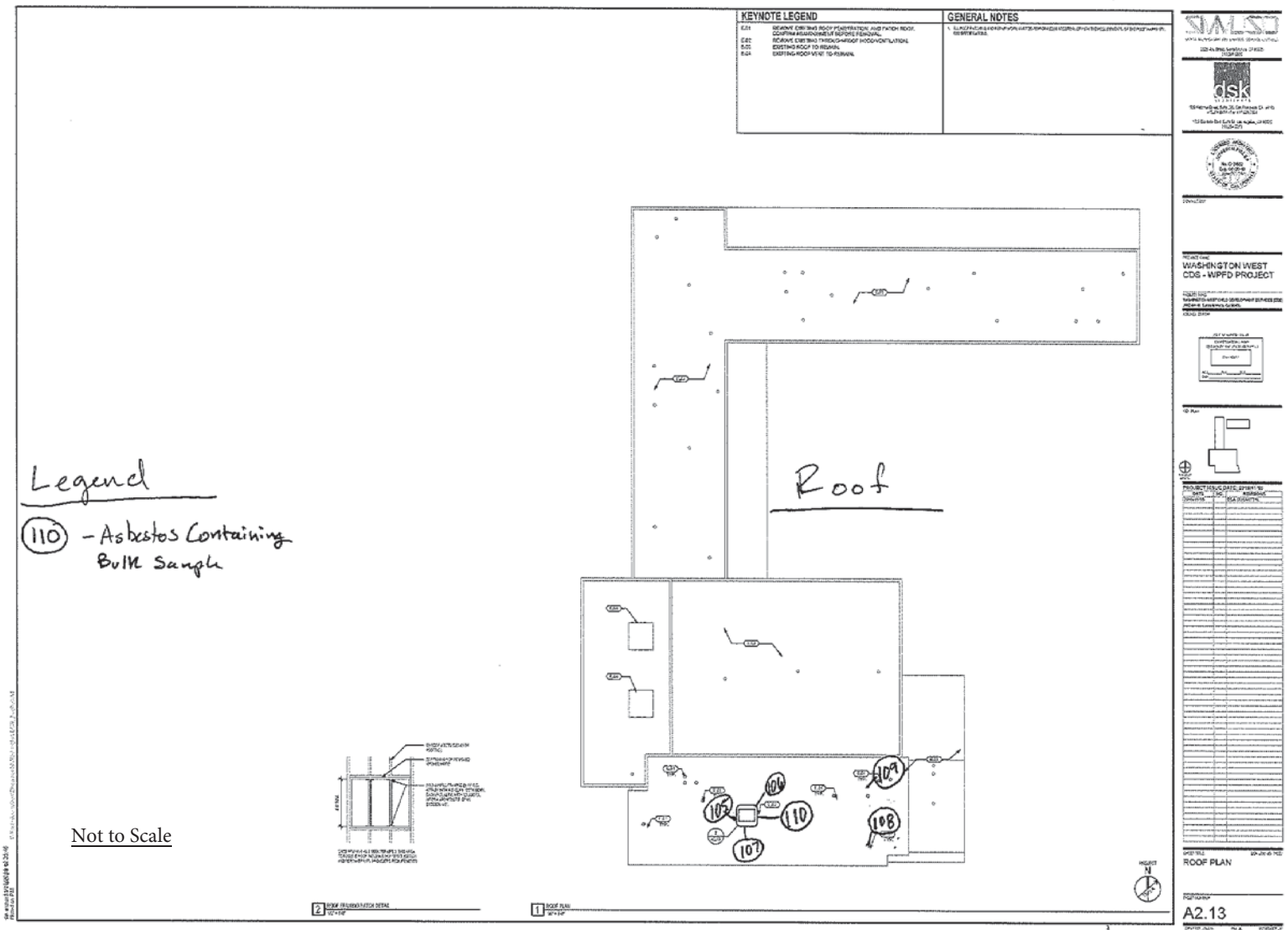
M1.01

Not to Scale

Field Map of Asbestos-Containing Bulk Sample Locations

By: PRM on 2/7/19

Reviewed by: MSC 2/2//19



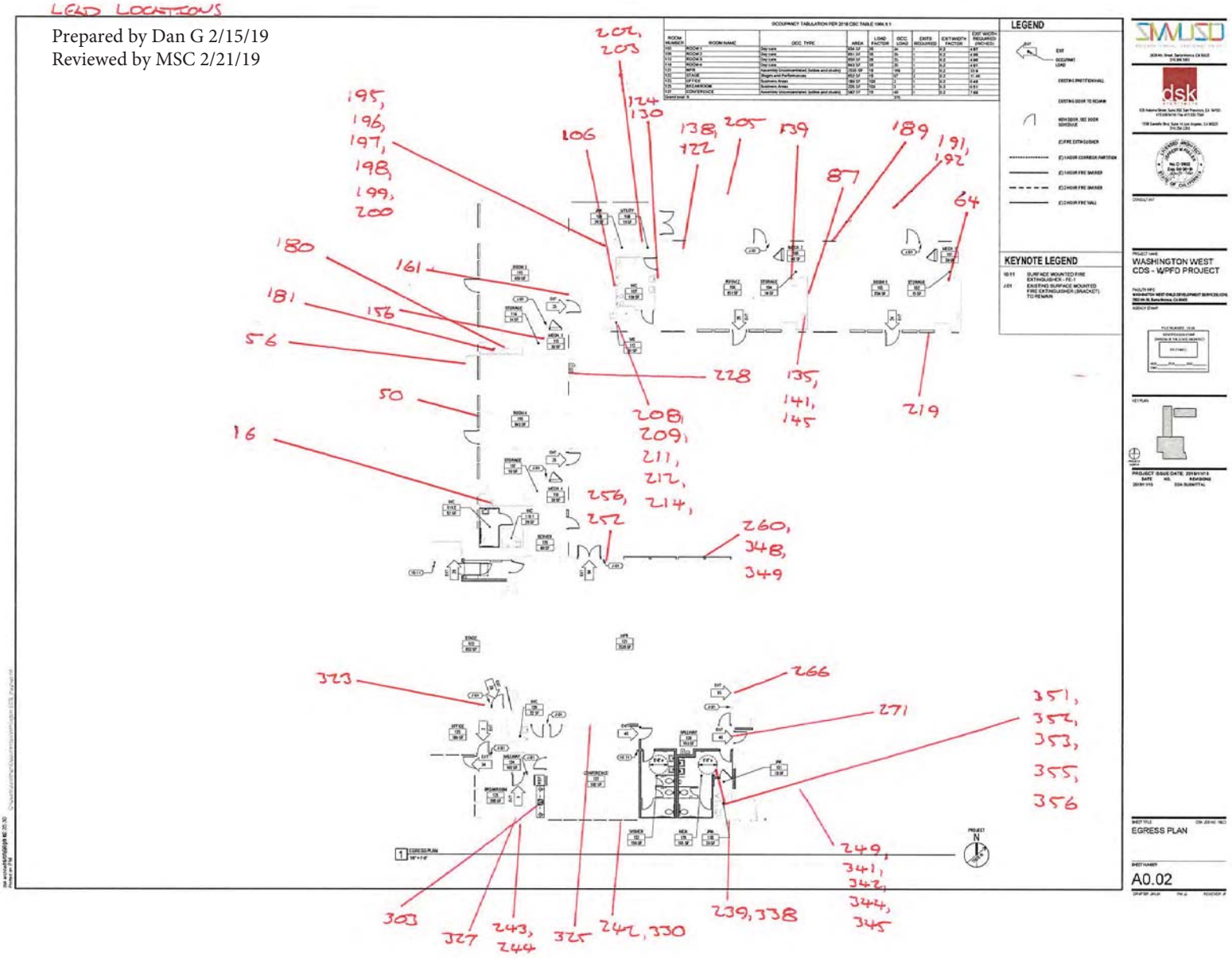
Field Map of Asbestos-Containing Bulk Sample Locations

by: PRM 2/7/19

Reviewed by: MSC 2/21/19

LEAD LOCATIONS

Prepared by Dan G 2/15/19
Reviewed by MSC 2/21/19



APPENDIX F

XRF Readings Summary

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
1	Start			Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.1
2				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.1
3				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.1
				Classroom Building							
4	Classroom 4	1	D	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.6
5	Classroom 4	1	A	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.1
6	Classroom 4	1	B	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.2
7	Classroom 4	1	C	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.2
8	Classroom 4	1	A	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.4
9	Classroom 4	1	A	Door	Metal	Intact	White	0.7	Negative	N/A	0.4
10	Classroom 4	1	A	Door frame	Wood	Intact	White	0.7	Negative	N/A	0.5
11	Classroom 4	1	C	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.0
12	Classroom 4	1	C	Window Frame	Metal	Intact	White	0.7	Negative	N/A	0.2
13	Classroom 4	1	C	Cabinets	Wood	Intact	White	0.7	Negative	N/A	0.4
14	Classroom 4	1	C	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.4
15	Classroom 4	1	D	Tac Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.4
16	Classroom 4	1	B	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	28.4
17	Classroom 4	1	B	Trim	Wood	Intact	White	0.7	Negative	N/A	0.0
18	Classroom 4	1	C	Trim	Wood	Intact	White	0.7	Negative	N/A	0.3
19	Classroom 4	1	B	Heater	Metal	Intact	White	0.7	Negative	N/A	0.0
20	Classroom 4	1	B	Heater	Metal	Intact	Brown	0.7	Negative	N/A	0.0
21	Classroom 4	1	B	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.6
22	Classroom 4	1	B	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.4
23	Classroom 4	1	C	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.2
24	Classroom 4	1	C	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.4
25	Classroom 4	1	C	Window Frame	Wood	Intact	White	0.7	Negative	N/A	0.2
26	Classroom 4	1	C	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.3
27	Classroom 4	1	D	Tac Board	Wood	Intact	White	0.7	Negative	N/A	-0.2
28	Classroom 4	1	A	Tac Board	Wood	Intact	White	0.7	Negative	N/A	0.5
29	Classroom 4	1	A	Tac Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.3
30	Classroom 4	1	B	Counter	Wood	Intact	Brown	0.7	Negative	N/A	0.1
31	Classroom 4	1	B	Crown molding	Wood	Intact	White	0.7	Negative	N/A	0.0
32	Classroom 4	1	B	Cabinet Beam	Wood	Intact	White	0.7	Negative	N/A	0.6
33	Classroom 4	1	B	Transom	Wood	Intact	White	0.7	Negative	N/A	-0.1
34	Classroom 4	1	C	Door Crown	Wood	Intact	White	0.7	Negative	N/A	0.1
35	Classroom 4	1	C	Door	Wood	Intact	White	0.7	Negative	N/A	0.0
36	Classroom 4	1	B	Door frame	Metal	Intact	White	0.7	Negative	N/A	0.6
37	Classroom 4	1	A	Plate	Metal	Intact	White	0.7	Negative	N/A	0.0
38	Classroom 4	1	A	Beam	Wood	Intact	White	0.7	Negative	N/A	-0.1
39	Classroom 4 - Storage	1	B	Shelf	Wood	Intact	White	0.7	Negative	N/A	0.2
40	Classroom 4 - Storage	1	B	Shelf	Wood	Intact	White	0.7	Negative	N/A	0.3
41	Classroom 4	1	C	Door	Wood	Intact	White	0.7	Negative	N/A	0.6
42	Classroom 4	1	A	Door	Wood	Intact	White	0.7	Negative	N/A	0.3

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
43	Classroom 4	1	C	Door Bream	Wood	Intact	White	0.7	Negative	N/A	-0.3
44	Exterior	1	C	Wall	Stucco	Intact	Green	0.7	Negative	N/A	-0.3
45	Exterior	1	C	Wall	Stucco	Intact	White	0.7	Negative	N/A	0.1
46	Exterior	1	C	Wall	Stucco	Intact	Brown	0.7	Negative	N/A	0.2
47	Exterior	1	C	Door	Metal	Intact	Green	0.7	Negative	N/A	-0.1
48	Exterior	1	C	Door frame	Wood	Intact	White	0.7	Negative	N/A	0.2
49	Exterior	1	C	Window Trim	Metal	Intact	White	0.7	Negative	N/A	0.4
50	Exterior	1	C	Window Frame	Metal	Intact	White	0.7	Positive	30 Each	1.2
51	Exterior	1	C	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.6
52	Exterior	1	C	Wall	Stucco	Intact	Peach	0.7	Negative	N/A	-0.2
53	Exterior	1	C	Wall	Stucco	Intact	Pink	0.7	Negative	N/A	0.0
54	Exterior	1	C	Wall	Stucco	Intact	Purple	0.7	Negative	N/A	-0.2
55	Exterior	1	C	Wall	Stucco	Intact	Orange	0.7	Negative	N/A	0.0
56	Exterior	1	C	Handrail	Metal	Intact	Green	0.7	Positive	2 Each	1.9
57	Exterior	1	C	Wall	Stucco	Intact	Yellow	0.7	Negative	N/A	0.2
58	Exterior	1	C	Window Insert	Wood	Intact	White	0.7	Negative	N/A	0.3
59	Classroom 1	1	D	Wall	Plaster	Intact	Gray	0.7	Negative	N/A	0.0
60	Classroom 1	1	C	Wall	Plaster	Intact	Gray	0.7	Negative	N/A	0.0
61	Classroom 1	1	A	Wall	Plaster	Intact	Gray	0.7	Negative	N/A	0.4
62	Classroom 1	1	C	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.0
63	Classroom 1	1	A	Door	Metal	Intact	White	0.7	Negative	N/A	0.0
64	Classroom 1	1	D	Door frame	Metal	Intact	White	0.7	Positive	2 Each	0.8
65	Classroom 1	1	A	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.5
66	Classroom 1	1	A	Window Frame	Metal	Intact	White	0.7	Negative	N/A	0.1
67	Classroom 1	1	A	Cabinet Base	Wood	Intact	White	0.7	Negative	N/A	0.2
68	Classroom 1	1	B	Countertop	Wood	Intact	Brown	0.7	Negative	N/A	0.6
69	Classroom 1	1	D	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.2
70	Classroom 1	1	C	Tac Board	Wood	Intact	White	0.7	Negative	N/A	0.1
71	Classroom 1	1	C	Tac Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.1
72	Classroom 1	1		Ceiling	Plaster	Intact	Gray	0.7	Negative	N/A	0.0
73	Classroom 1	1	B	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.1
74	Classroom 1	1	B	Window Frame	Wood	Intact	White	0.7	Negative	N/A	0.3
75	Classroom 1	1	B	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.2
76	Classroom 1	1	B	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.0
77	Classroom 1	1	C	Door	Metal	Intact	White	0.7	Negative	N/A	0.0
78	Classroom 1	1	C	Door frame	Metal	Intact	White	0.7	Negative	N/A	0.0
79	Classroom 1	1	B	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.1
80	Classroom 1	1	B	Window Trim	Metal	Intact	White	0.7	Negative	N/A	0.0
81	Classroom 1	1	C	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.2
82	Classroom 1	1	A	Heater	Metal	Intact	Beige	0.7	Negative	N/A	0.1
83	Classroom 1	1	A	Heater	Metal	Intact	Brown	0.7	Negative	N/A	-0.2
84	Classroom 1 - Storage	1	D	Handrail	Wood	Intact	White	0.7	Negative	N/A	0.0

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
85	Classroom 1 - Storage	1	D	Shelf	Wood	Intact	White	0.7	Negative	N/A	0.1
86	Classroom 1 - Storage	1	C	Shelf Support	Wood	Intact	White	0.7	Negative	N/A	0.3
87	Classroom 1	1	C	Door Transom	Wood	Intact	White	0.7	Positive	2 Each	1.5
88	Classroom 1	1	C	Door	Metal	Intact	White	0.7	Negative	N/A	0.3
89	Classroom 1	1	B	Door frame	Metal	Intact	White	0.7	Negative	N/A	0.1
90	Classroom 1	1	B	Door frame	Metal	Intact	White	0.7	Negative	N/A	0.0
91	Classroom 1	1	B	Door Transom	Wood	Intact	White	0.7	Negative	N/A	0.2
92	Classroom 1	1	C	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.3
93	Classroom 1	1	D	Tac Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.6
94	Adult Restroom	1	D	Wall	Ceramic	Intact	White	0.7	Negative	N/A	0.2
95	Adult Restroom	1		Floor	Ceramic	Intact	Beige	0.7	Negative	N/A	0.2
96	Adult Restroom	1		Floor	Ceramic	Intact	Brown	0.7	Negative	N/A	0.2
97	Adult Restroom	1	C	Wall	Concrete	Intact	Beige	0.7	Negative	N/A	0.0
98	Hallway	1	D	Baseboard	Ceramic	Intact	White	0.7	Negative	N/A	0.3
99	Adult Restroom	1	A	Door	Metal	Intact	White	0.7	Negative	N/A	0.1
100	Adult Restroom	1	A	Door frame	Metal	Intact	White	0.7	Negative	N/A	-0.3
101	Adult Restroom	1	C	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.3
102	Adult Restroom	1	C	Window Trim	Metal	Intact	White	0.7	Negative	N/A	0.6
103	Adult Restroom	1	D	Sink	Porcelain	Intact	White	0.7	Negative	N/A	0.5
104	Adult Restroom	1	C	Window Frame	Metal	Intact	White	0.7	Negative	N/A	-0.2
105	Adult Restroom	1	B	Toilet	Porcelain	Intact	White	0.7	Negative	N/A	0.1
106	Childrens Restroom	1	C	Wall	Ceramic	Intact	White	0.7	Positive	400 SF	11.6
107	Childrens Restroom	1	B	Wall	Plaster	Intact	Green	0.7	Negative	N/A	0.0
108	Childrens Restroom	1	A	Electrical Conduit	Metal	Intact	Green	0.7	Negative	N/A	0.0
109	Childrens Restroom	1	B	Vent	Metal	Intact	Green	0.7	Negative	N/A	0.0
110	Childrens Restroom	1		Floor	Concrete	Intact	Gray	0.7	Negative	N/A	0.4
111	Childrens Restroom	1	B	Door	Wood	Intact	Green	0.7	Negative	N/A	0.1
112	Childrens Restroom	1	B	Door frame	Wood	Intact	Green	0.7	Negative	N/A	-0.1
113	Childrens Restroom	1	C	Window Sash	Wood	Intact	Black	0.7	Negative	N/A	0.4
114	Childrens Restroom	1	C	Window Frame	Wood	Intact	White	0.7	Negative	N/A	0.0
115	Childrens Restroom	1	A	Sink	Porcelain	Intact	White	0.7	Negative	N/A	-0.1
116	Childrens Restroom	1	C	Toilet	Porcelain	Intact	White	0.7	Negative	N/A	0.4
117	Childrens Restroom	1	C	Sink	Porcelain	Intact	White	0.7	Negative	N/A	0.3
118	Childrens Restroom	1	D	Counter top	Wood	Intact	Beige	0.7	Negative	N/A	0.2
119	Childrens Restroom	1	C	Cabinet	Wood	Intact	White	0.7	Negative	N/A	0.0
120	Classroom 2	1	C	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.1
121	Classroom 2	1	C	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.0
122	Classroom 2	1	D	Cork Board	Wood	Intact	White	0.7	Positive	5 Each	1.6
123	Classroom 2	1	D	Cork Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.1
124	Classroom 2	1	C	Baseboard	Wood	Intact	White	0.7	Positive	120 LF	0.7
125	Classroom 2	1	C	Door	Wood	Intact	Gray	0.7	Negative	N/A	0.2
126	Classroom 2	1	C	Door frame	Wood	Intact	Gray	0.7	Negative	N/A	0.1
127	Classroom 2	1	B	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.3
128	Classroom 2	1	B	Window Frame	Metal	Intact	White	0.7	Negative	N/A	0.2
129	Classroom 2	1	C	Cabinets	Wood	Intact	White	0.7	Negative	N/A	0.0
130	Classroom 2	1	C	Chalk Board Tray/Trim	Wood	Intact	White	0.7	Positive	2 Each	0.7

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
131	Classroom 2	1	B	Window Frame	Metal	Intact	White	0.7	Negative	N/A	0.3
132	Classroom 2	1	B	Door	Wood	Intact	White	0.7	Negative	N/A	0.2
133	Classroom 2	1	B	Door frame	Wood	Intact	White	0.7	Negative	N/A	0.0
134	Classroom 2	1	B	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.2
135	Classroom 2	1	A	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	37.0
136	Classroom 2	1	D	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.2
137	Classroom 2	1	D	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.4
138	Classroom 2	1	D	Baseboard	Wood	Intact	White	0.7	Positive	120 LF	0.7
139	Classroom 2	1	D	Door	Wood	Intact	White	0.7	Positive	2 Each	1.8
140	Classroom 2	1	D	Door frame	Wood	Intact	White	0.7	Negative	N/A	0.2
141	Classroom 2	1	A	Cabinet-Support	Wood	Intact	White	0.7	Positive	50 SF	0.7
142	Classroom 2	1	A	Counter top	Wood	Intact	Beige	0.7	Negative	N/A	0.0
143	Classroom 2	1	A	Shelf	Wood	Intact	White	0.7	Negative	N/A	0.4
144	Classroom 2	1	A	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.2
145	Classroom 2	1	A	Cork Board Trim	Wood	Intact	White	0.7	Positive	4 Each	0.7
146	Classroom 2	1	A	Cork Board	Wood	Intact	White	0.7	Negative	N/A	0.0
147	Classroom 2	1	A	Vent	Metal	Intact	Beige	0.7	Negative	N/A	0.2
148	Classroom 2	1	A	Vent	Metal	Intact	Brown	0.7	Negative	N/A	0.2
149	Classroom 2 - Storage	1	A	Shelf	Wood	Intact	White	0.7	Negative	N/A	-0.2
150	Classroom 2 - Storage	1	A	Bar	Wood	Intact	White	0.7	Negative	N/A	0.2
151	Classroom 2	1		Ceiling	Plaster	Intact	White	0.7	Negative	N/A	0.2
152	Classroom 3	1	A	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.5
153	Classroom 3	1	D	Wall	Plaster	Intact	White	0.7	Negative	N/A	-0.3
154	Classroom 3	1	C	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.1
155	Classroom 3	1	A	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.0
156	Classroom 3	1	A	Door	Wood	Intact	White	0.7	Positive	1 Each	2.5
157	Classroom 3	1	A	Door frame	Wood	Intact	White	0.7	Negative	N/A	0.3
158	Classroom 3	1	A	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.2
159	Classroom 3	1	A	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.1
160	Classroom 3	1	A	Window Frame	Wood	Intact	White	0.7	Negative	N/A	0.3
161	Classroom 3	1	A	Cork Board Panel	Wood	Intact	White	0.7	Positive	4 Each	1.7
162	Classroom 3	1	A	Cork Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.4
163	Classroom 3	1	A	Cork Board	Wood	Intact	White	0.7	Negative	N/A	0.1
164	Classroom 3	1	B	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.6
165	Classroom 3	1	B	Cork Board Trim	Wood	Intact	White	0.7	Negative	N/A	0.6
166	Classroom 3	1	B	Cork Board	Wood	Intact	White	0.7	Negative	N/A	0.1
167	Classroom 3	1	D	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.0
168	Classroom 3	1	C	Door	Wood	Intact	White	0.7	Negative	N/A	0.1
169	Classroom 3	1	C	Door frame	Wood	Intact	White	0.7	Negative	N/A	0.2
170	Classroom 3 -Storage	1	C	Shelf Support	Wood	Intact	White	0.7	Negative	N/A	0.2
171	Classroom 3 - Storage	1	C	Pole	Wood	Intact	White	0.7	Negative	N/A	0.1
172	Classroom 3	1	C	Cabinets	Wood	Intact	White	0.7	Negative	N/A	0.3
173	Classroom 3	1	D	Chalk Board Tray/Trim	Wood	Intact	White	0.7	Negative	N/A	0.5
174	Classroom 3	1	D	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.2
175	Classroom 3	1	B	Vent	Metal	Intact	Cream	0.7	Negative	N/A	0.0
176	Classroom 3	1	B	Vent	Metal	Intact	White	0.7	Negative	N/A	0.0

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
177	Classroom 3	1	A	Baseboard	Wood	Intact	White	0.7	Negative	N/A	0.4
178	Classroom 3	1	B	Counter top	Wood	Intact	Brown	0.7	Negative	N/A	0.3
179	Classroom 3	1	B	Counter top	Wood	Intact	Green	0.7	Negative	N/A	0.2
180	Classroom 3	1	B	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	25.2
181	Classroom 3	1	B	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	35.0
182	Classroom 3	1	B	Cabinets	Wood	Intact	White	0.7	Negative	N/A	0.2
183	Classroom 3	1	A	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.3
184	Classroom 3	1	C	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.2
185	Classroom 3	1		Ceiling	Plaster	Intact	White	0.7	Negative	N/A	0.1
186	Exterior	1	D	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.2
187	Exterior	1	D	Door	Wood	Intact	Green	0.7	Negative	N/A	0.2
188	Exterior	1	D	Door frame	Wood	Intact	Green	0.7	Negative	N/A	-0.1
189	Exterior	1	A	Window Frame	Metal	Intact	Green	0.7	Positive	4 Each	10.8
190	Exterior	1	A	Electrical Conduit	Metal	Intact	Green	0.7	Negative	N/A	0.3
191	Exterior	1	A	Beam	Wood	Intact	White	0.7	Positive	500 LF	1.7
192	Exterior	1	A	Deck	Wood	Intact	White	0.7	Positive	1,000 SF	1.5
193	Janitors Closet	1	D	Wall	Plaster	Intact	Brown	0.7	Negative	N/A	0.3
194	Janitors Closet	1	B	Door	Wood	Intact	Brown	0.7	Negative	N/A	-0.1
195	Janitors Closet	1	B	Door frame	Wood	Intact	Brown	0.7	Positive	1 Each	6.9
196	Exterior	1	C	Door Frame	Wood	Intact	Green	0.7	Positive	1 Each	3.3
197	Exterior	1	C	Door	Wood	Intact	Brown	0.7	Positive	1 each	3.3
198	Exterior	1	A	Door	Wood	Intact	Green	0.7	Positive	1 Each	3.2
199	Exterior	1	A	Door frame	Wood	Intact	Green	0.7	Positive	1 each	5.5
200	Janitors Closet	1	A	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	21.3
201	Laundry Room	1	A	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.3
202	Laundry Room	1	D	Door	Wood	Intact	Brown	0.7	Positive	2 Each	2.1
203	Laundry Room	1	D	Door frame	Wood	Intact	Green	0.7	Positive	1 Each	7.7
204	Exterior	1	D	Gate	Metal	Intact	Green	0.7	Negative	N/A	0.3
205	Exterior	1	D	Post	Metal	Intact	Green	0.7	Positive	20 Each	10.0
206	Small Restroom	1	D	Wall	Plaster	Intact	Brown	0.7	Negative	N/A	0.6
207	Small Restroom	1	C	Door frame	Wood	Intact	Green	0.7	Negative	N/A	0.2
208	Small Restroom	1	C	Door	Wood	Intact	Orange	0.7	Positive	1 Each	8.3
209	Small Restroom	1	C	Door frame	Wood	Intact	Orange	0.7	Positive	1 Each	9.2
210	Small Restroom	1	B	Window Sash	Metal	Intact	Brown	0.7	Negative	N/A	0.2
211	Small Restroom	1	B	Window Frame	Wood	Intact	Brown	0.7	Positive	1 Each	0.7
212	Small Restroom	1	D	Cabinet	Wood	Intact	Brown	0.7	Positive	1 Each	7.7
213	Small Restroom	1	B	Window Frame	Wood	Intact	Brown	0.7	Negative	N/A	0.3
214	Small Restroom	1	D	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	9.1
215	Small Restroom	1	D	Vent	Metal	Intact	White	0.7	Negative	N/A	0.0
216	Small Restroom	1	D	Toilet	Porcelain	Intact	White	0.7	Negative	N/A	0.0
217	Small Restroom	1	D	Panel	Wood	Intact	Brown	0.7	Negative	N/A	0.1
218	Small Restroom	1	C	Electrical Conduit	Metal	Intact	Brown	0.7	Negative	N/A	0.2
219	Exterior	1	B	Window Frame	Wood	Intact	White	0.7	Positive	20 Each	1.5
220	Exterior	1	B	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.0
221	Exterior	1	B	Wall	Wood	Intact	Green	0.7	Negative	N/A	0.0
222	Exterior	1	B	Door	Wood	Intact	Red	0.7	Negative	N/A	0.5

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
223	Exterior	1	B	Door frame	Wood	Intact	Red	0.7	Negative	N/A	0.5
224	Exterior	1	B	Door	Wood	Intact	Blue	0.7	Negative	N/A	0.1
225	Exterior	1	B	Door frame	Wood	Intact	Blue	0.7	Negative	N/A	0.1
226	Exterior	1	B	Window Sash	Wood	Intact	White	0.7	Negative	N/A	0.5
227	Exterior	1	B	Window Insert	Wood	Intact	White	0.7	Negative	N/A	0.5
228	Exterior	1	B	Wall	Ceramic	Intact	Blue	0.7	Positive	50 SF	7.7
229	End			Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.00
230				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.00
231				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.00
232	Start			Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.1
233				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.1
234				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.1
Multi-Purpose Building											
235	Exterior	1	C	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.2
236	Exterior	1	C	Vent	Wood	Intact	Green	0.7	Negative	N/A	0.1
237	Exterior	1	C	Electrical Conduit	Metal	Intact	Green	0.7	Negative	N/A	-0.1
238	Exterior	1	C	Wall	Stucco	Intact	Blue	0.7	Negative	N/A	0.2
239	Exterior	1	B	Door	Wood	Intact	Green	0.7	Positive	1 Each	1.2
240	Exterior	1	B	Door frame	Wood	Intact	Green	0.7	Negative	N/A	0.1
241	Exterior	1	B	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.2
242	Exterior	1	B	Window Frame	Metal	Intact	White	0.7	Positive	20 Each	5.1
243	Exterior	1	A	Wall	Ceramic	Intact	Blue	0.7	Positive	20 SF	17.1
244	Exterior	1	A	Wall	Ceramic	Intact	Green	0.7	Positive	20 SF	13.5
245	Exterior	1	A	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.0
246	Exterior	1	A	Post	Metal	Intact	Black	0.7	Negative	N/A	0.5
247	Exterior	1	A	Door	Wood	Intact	Green	0.7	Negative	N/A	0.2
248	Exterior	1	A	Door Insert	Wood	Intact	White	0.7	Negative	N/A	0.0
249	Exterior	1	A	Post	Metal	Intact	Green	0.7	Positive	10 Each	1.2
250	Exterior	1	A	Door frame	Wood	Intact	Purple	0.7	Negative	N/A	-0.1
251	Exterior	1	A	Door	Wood	Intact	Purple	0.7	Negative	N/A	0.0
252	MPR	1	D	Wall	Plaster	Intact	White	0.7	Positive	1,500 SF	0.8
253	MPR	1	D	Wall	Wood	Intact	White	0.7	Negative	N/A	0.3
254	MPR	1	D	Wall- Trim	Wood	Intact	White	0.7	Negative	N/A	0.0
255	MPR	1	D	Door	Wood	Intact	White	0.7	Negative	N/A	0.3
256	MPR	1	D	Door frame	Wood	Intact	White	0.7	Positive	2 Each	1.8
257	MPR	1	D	Window Sash	Wood	Intact	White	0.7	Negative	N/A	0.6
258	MPR	1	D	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.5
259	MPR	1	D	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.2
260	MPR	1	D	Window Frame	Wood	Intact	White	0.7	Positive	8 Each	0.8
261	MPR		A	Wall	Wood	Intact	White	0.7	Negative	N/A	0.0
262	MPR	1	A	Wall- Trim	Wood	Intact	White	0.7	Negative	N/A	0.2
263	MPR	1	B	Wall	Wood	Intact	White	0.7	Negative	N/A	0.2
264	MPR	1	B	Wall- Trim	Wood	Intact	White	0.7	Negative	N/A	0.0
265	MPR	1	A	Door	Wood	Intact	White	0.7	Negative	N/A	-0.3

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
266	MPR	1	A	Door frame	Wood	Intact	White	0.7	Positive	1 Each	0.9
267	Library	1	C	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.4
268	Library	1	D	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.4
269	Library	1	A	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.1
270	Library	1	A	Wall	Wood	Intact	Brown	0.7	Negative	N/A	0.4
271	Library	1	A	Door frame	Wood	Intact	Beige	0.7	Positive	1 Each	0.7
272	Library	1	A	Door	Wood	Intact	Beige	0.7	Negative	N/A	0.1
273	Library	1	D	Door	Wood	Intact	Beige	0.7	Negative	N/A	0.3
274	Library	1	D	Door frame	Wood	Intact	Beige	0.7	Negative	N/A	0.5
275	Library	1	B	Trim	Wood	Intact	White	0.7	Negative	N/A	0.2
276	Library	1	B	Cabinet Door	Wood	Intact	White	0.7	Negative	N/A	0.3
277	Library	1	D	Cabinet	Wood	Intact	White	0.7	Negative	N/A	0.5
278	Library	1	C	Electrical Conduit	Metal	Intact	Beige	0.7	Negative	N/A	0.5
279	Library	1	A	Electrical Conduit	Metal	Intact	Beige	0.7	Negative	N/A	0.4
280	Library	1	A	Fire Cabinet	Metal	Intact	Red	0.7	Negative	N/A	0.2
281	Library	1	B	Cabinet Door Frame	Wood	Intact	Green	0.7	Negative	N/A	0.4
282	Library	1	D	Cabinet Door Frame	Wood	Intact	Green	0.7	Negative	N/A	0.2
283	Library	1	A	Cabinet Door Frame	Wood	Intact	Green	0.7	Negative	N/A	0.3
284	Book Storage	1	B	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.4
285	Book Storage	1	D	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.2
286	Book Storage	1	B	Door	Wood	Intact	Beige	0.7	Negative	N/A	0.1
287	Book Storage	1	B	Door frame	Metal	Intact	Beige	0.7	Negative	N/A	0.2
288	Book Storage	1	D	Electrical Conduit	Metal	Intact	Beige	0.7	Negative	N/A	0.3
289	Library Restroom	1	A	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.4
290	Library Restroom	1	A	Vent	Metal	Intact	Beige	0.7	Negative	N/A	0.2
291	Library Restroom	1	C	Cabinet	Wood	Intact	Beige	0.7	Negative	N/A	0.4
292	Library Restroom	1	C	Toilet	Porcelain	Intact	White	0.7	Negative	N/A	0.5
293	Library Restroom	1	C	Sink	Porcelain	Intact	White	0.7	Negative	N/A	0.2
294	Break Room	1	B	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.0
295	Hallway Closet	1	C	Wall	Wood	Intact	Brown	0.7	Negative	N/A	0.3
296	Hallway Closet	1	C	Cabinet	Wood	Intact	Brown	0.7	Negative	N/A	0.2
297	Break Room	1	D	Door frame	Wood	Intact	Brown	0.7	Negative	N/A	0.2
298	Break Room	1	D	Heater	Metal	Intact	Brown	0.7	Negative	N/A	0.2
299	Break Room	1	C	Window Frame	Wood	Intact	Brown	0.7	Negative	N/A	0.1
300	Break Room	1	C	Window Sash	Metal	Intact	Brown	0.7	Negative	N/A	0.4
301	Break Room	1	C	Window Trim	Wood	Intact	Brown	0.7	Negative	N/A	0.5
302	Break Room	1	A	Cabinets	Wood	Intact	Brown	0.7	Negative	N/A	0.0
303	Break Room	1	A	Sink	Porcelain	Intact	White	0.7	Positive	1 Each	25.3
304	BTSA	1	A	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.1
305	BTSA	1	B	Window Sash	Metal	Intact	White	0.7	Negative	N/A	0.3
306	BTSA	1	B	Window Frame	Wood	Intact	White	0.7	Negative	N/A	0.2
307	BTSA	1	B	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.1
308	BTSA	1	B	Cabinets	Wood	Intact	Yellow	0.7	Negative	N/A	0.0
309	BTSA	1	C	Electrical Conduit	Metal	Intact	White	0.7	Negative	N/A	0.0

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
310	Small Restroom	1	B	Wall	Plaster	Intact	Beige	0.7	Negative	N/A	0.4
311	Small Restroom	1	C	Door frame	Wood	Intact	Beige	0.7	Negative	N/A	0.1
312	Small Restroom	1	A	Cabinet	Wood	Intact	Beige	0.7	Negative	N/A	0.3
313	Small Restroom	1	A	Toilet	Porcelain	Intact	White	0.7	Negative	N/A	0.2
314	Small Restroom	1	A	Sink	Porcelain	Intact	White	0.7	Negative	N/A	0.3
315	Stage	1	C	Wall	Plaster	Intact	Gray	0.7	Negative	N/A	0.3
316	Stage	1	C	Wall	Plaster	Intact	White	0.7	Negative	N/A	0.3
317	Stage	1	C	Wall	Plaster	Intact	Brown	0.7	Negative	N/A	0.2
318	Stage	1	C	Wall	Plaster	Intact	Green	0.7	Negative	N/A	0.3
319	Stage	1	B	Baseboard	Wood	Intact	Beige	0.7	Negative	N/A	0.3
320	Stage	1	B	Door	Wood	Intact	Beige	0.7	Negative	N/A	0.2
321	Stage	1	D	Door frame	Wood	Intact	Beige	0.7	Negative	N/A	0.5
322	Stage	1	D	Cabinet	Wood	Intact	Beige	0.7	Negative	N/A	0.2
323	Stage	1	B	Ladder	Metal	Intact	Beige	0.7	Positive	1 Each	9.5
324	Exterior	R	B	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.2
325	Exterior	R	B	Cap	Metal	Intact	Green	0.7	Positive	500 LF	0.7
326	Exterior	R	B	Vent	Wood	Intact	Green	0.7	Negative	N/A	1.2
327	Exterior	1	B	Wall	Ceramic	Intact	Green	0.7	Positive	50 SF	29.3
328	Exterior	1	B	Pipe	Metal	Intact	Green	0.7	Negative	N/A	0.2
329	Exterior	1	B	Window Sash	Wood	Intact	White	0.7	Negative	N/A	0.3
330	Exterior	1	B	Window Frame	Wood	Intact	White	0.7	Positive	10 Each	1.5
331	Exterior	1	B	Window Trim	Wood	Intact	White	0.7	Negative	N/A	0.1
332	Exterior	1	B	Gutter	Metal	Intact	Brown	0.7	Negative	N/A	0.3
333	Exterior	1	B	Window Insert	Wood	Intact	White	0.7	Negative	N/A	0.2
334	Exterior	1	B	Wall	Wood	Intact	White	0.7	Negative	N/A	0.1
335	Janitors Closet	1	C	Wall	Plaster	Intact	Brown	0.7	Negative	N/A	0.3
336	Janitors Closet	1	B	Door	Wood	Intact	Brown	0.7	Negative	N/A	0.6
337	Janitors Closet	1	B	Door frame	Wood	Poor	White	0.7	Negative	N/A	0.1
338	Exterior	1	B	Door	Wood	Intact	Green	0.7	Positive	1 Each	1.1
339	Exterior	1	B	Door frame	Wood	Intact	Green	0.7	Negative	N/A	0.2
340	Janitors Closet	1	C	Sink	Porcelain	Intact	White	0.7	Negative	N/A	0.4
341	Exterior	1	A	Post	Metal	Intact	Green	0.7	Positive	20 Each	8.4
342	Exterior	1	A	Post	Metal	Intact	Black	0.7	Positive	20 Each	8.7
343	Exterior	1	D	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.2
344	Exterior	1		Beam	Wood	Intact	White	0.7	Positive	300 Lf	1.2
345	Exterior	1		Deck	Wood	Intact	White	0.7	Positive	500 Sf	1.3
346	Exterior	1	A	Door	Wood	Intact	Green	0.7	Negative	N/A	0.1
347	Exterior	1	A	Door Trim	Stucco	Intact	White	0.7	Negative	N/A	0.6
348	Exterior	1	D	Window Sash	Wood	Intact	White	0.7	Positive	1 ea	1.8
349	Exterior	1	D	Window Frame	Wood	Intact	White	0.7	Positive	10 Each	1.2
350	Exterior	1	A	Gutter	Metal	Intact	Green	0.7	Negative	N/A	-0.1
351	Children Restroom	1	C	Wall	Ceramic	Intact	Yellow	0.7	Positive	300 SF	17.0

Table F – XRF Readings Summary

Reading No.	Room	Floor	Side	Component	Substrate	Condition	Color	Action Level (mg/cm^2)	Results	Approximate Quantity	Lead Reading (mg/cm^2)
352	Children Restroom	1	C	Wall	Ceramic	Intact	Brown	0.7	Positive	20 ea	14.0
353	Children Restroom	1	C	Wall	Plaster	Intact	Beige	0.7	Positive	20 ea	0.5
354	Children Restroom	1	A	Wall	Stucco	Intact	Green	0.7	Negative	N/A	0.0
355	Children Restroom	1		Floor	Ceramic	Intact	Gray	0.7	Positive	200 SF	0.7
356	Children Restroom	1	A	Door	Wood	Intact	Yellow	0.7	Positive	1 Each	0.7
357	Children Restroom	1	A	Door frame	Wood	Intact	Yellow	0.7	Negative	N/A	1.1
358	Children Restroom	1	A	Door	Wood	Intact	Green	0.7	Negative	N/A	0.7
359	Children Restroom	1	A	Door frame	Wood	Intact	Green	0.7	Negative	N/A	0.0
360	Children Restroom	1	C	Cabinet	Wood	Intact	Beige	0.7	Negative	N/A	0.4
361	Children Restroom	1	A	Sink	Porcelain	Intact	White	0.7	Negative	N/A	0.5
362	Children Restroom	1	A	Toilet	Porcelain	Intact	White	0.7	Negative	N/A	0.5
363				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.00
364	End			Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.00
365				Standard Calibration Check 1.04 +/- 0.06 mg/cm^2				0.7	Positive	N/A	1.00

Notes:
LF - linear feet
mg/cm^2 - micrograms per cubic centimeter
No. - number
NA - not applicable
SF - square feet
XRF - X-Ray fluorescence
" - inch

Ninyo & Moore

Geotechnical & Environmental Sciences Consultants

355 South Grand Avenue, Ste. 2450 | Los Angeles, California 90071 | p. 213.488.5111

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Ninyo & Moore
Geotechnical & Environmental Sciences Consultants

February 22, 2019
Project No. 210957001

Mr. Kay Khadem
Senior Project Manager
Santa Monica-Malibu Unified School District
2828 4th Street
Santa Monica, California 90405

Subject: Asbestos, Lead, Universal Wastes Abatement Specifications
Washington West Child Development Services
Windows, Paint, Flooring, and Door Project
2802 4th Street
Santa Monica, California 90405

Dear Mr. Khadem:

In accordance with your authorization, Ninyo & Moore has prepared these asbestos, lead, and universal wastes abatement specifications for the subject project (Figure 1). These specifications will serve as guidance documents to contractors for the removal and abatement of asbestos-containing materials, lead-containing materials, and universal wastes.

These specifications were prepared by a California Department of Safety and Health Certified Asbestos Consultant, who is also certified as a California Department of Health Lead Inspector/Assessor and Project Monitor. Certification documentation is provided in Attachment 1. The abatement specifications are provided as Attachments 2 through 4.

We appreciate this opportunity to be of service to you on this important project and trust these specifications satisfy your current requirements.

Sincerely,
NINYO & MOORE

Pedro Rodriguez-Mendez
Senior Staff Environmental Scientist
Certified Site Surveillance Technician No. 13-5109
Lead Sampling Technician #23793

Michael S. Cushner
Project Environmental Scientist
Certified Asbestos Consultant No. 11-4711
Lead Inspector/Risk Assessor No. 06953

Nancy Anglin, REM
Principal Engineer

PRM/MSC/NA/sc

Attachments: Figure 1 – Site Location
Attachment 1 – Consultant Certificates
Attachment 2 – Asbestos Abatement Specifications
Attachment 3 – Lead-Containing Surfaces Removal/Abatement Specifications
Attachment 4 – Universal Wastes Removal/Abatement Specifications

Distribution: (1) Addressee (via e-mail)

FIGURE

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE. I REFERENCE: USGS, 2018.

N

FEET
0 2,000 4,000

FIGURE 1

SITE LOCATION

2802 4TH STREET
SANTA MONICA, CALIFORNIA

210957001 I 2/19

Ninyo & Moore
Geotechnical & Environmental Sciences Consultants

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