STOCKTON ENVIRONMENTAL

May 07, 2012 Report # 027.12

Lincoln Unified School District
3225 Deer Park Road
Stockton, CA 95219

Attn: **Brian Tillman**

Re: **Initial Assessment for Water Intrusion**
LUSD - Village Oaks (VO), room 7

INTRODUCTION

At the request of Mr. Ernie Jimenez of LUSD, an assessment was conducted in Room 7 of Village Oaks School. The investigation was conducted May 02, 2012 by Stockton Environmental (SE) employee Dwayne McAllister.

BACKGROUND

This assessment was prompted by the room's occupants concern regarding the presence of a "mildew smell" in the classroom.

The subject room was reported to have had a water intrusion issue atop the ceiling in the west end of the room. The intrusion resulted from the HVAC unit that leaked built-up condensation from the pan, subsequently wetting a portion of the subject ceiling tile.

SCOPE OF SERVICES

Stockton Environmental conducted the following assessment services:

1. **Visual Inspection and Moisture Content Readings of** accessible wall/ceiling surfaces were examined for visible signs of water intrusion and/or mold. Moisture content readings were conducted using direct read instrumentation.

2. **Visual Inspection of Attic Space** above the subject area.

3. **Collect Bulk Sample of Ceiling Tile System** to identify the presence of any Regulated Asbestos Containing Materials (RACM) (within the specified scope) in accordance with the Federal Environmental Protection Agency Regulation 40 CFR Part 763.85 and the San Joaquin Valley Unified Air Pollution Control District's (SJVUPCD) Asbestos Notification and Inspection Requirements.

4. **Collect air samples for analysis of fungal spores and pollen grain**. Two samples were collected; one within the subject room and one outside the building for comparison.

ASSUMPTIONS AND LIMITATIONS

This investigation has been prepared for the exclusive use of Lincoln Unified School District. In performing our professional services, we have applied present engineering and scientific judgment and used a level of effort consistent with the standard of practice measured on the date of work and in the locale of the project site for similar type studies.

LABORATORY METHODOLOGIES

The following procedures were used in this investigation:

1. Bulk sample analysis was conducted in accordance with the EPA's "Test Method for the Determination of Asbestos in Bulk Building Materials, EPA/600/R-93/116, 1993.

2. Air samples for analysis of fungal spores and pollen grain by Optical Microscopy.

FINDINGS

1. **Visual Inspection and Moisture Content Readings -** *There is no visible mold or fungal growth in the room or attic above. All moisture content readings of the ceiling and walls within the room were found to be below 10%, indicating no moisture intrusion at the time of the inspection.*

2. Visual Inspection of Attic Space - The *attic above the electrical closet was found to be dry and in good condition (no leaking pipes or HVAC condensation).*

3. **Collect Bulk Sample of Ceiling Tile System** - *the samples were reported to be "No Asbestos Detected".* Laboratory reports are included as appendix "A" of this report.

4. **Collect air samples for analysis of fungal spores and pollen grain** - *the total fungal spores/M^3 within the room(no spores observed) were less than the building's exterior (13 Spores/M^3).* Laboratory reports are included as appendix "B" of this report.

CONCLUSIONS

There are no indications of airborne fungal spores or pollen within the room. The ceiling tile and brown mastic were found to be non-asbestos.

The ceiling tiles that are generally located below the HVAC have a slight mildew odor on their backside.

RECOMMENDATIONS

Stockton Environmental recommends removing/replacing all ceiling tile and associated insulation effected by the HVAC unit.

SIGNATORY

Dwayne G. McAllister
Dwayne G. McAllister
Stockton Environmental

Appendix A

TRIANGLE ENVIRONMENTAL SERVICE CENTER, INC.

13509 East Boundary Road, Suite B, Midlothian, VA 23112
804-739-1751 • fax: 804-739-1753

BULK ASBESTOS SAMPLE ANALYSIS SUMMARY

CLIENT: Stockton Environmental
319 E Banbury Dr.
Stockton, CA 95702

TESC LOGIN #: 120503J

DATE OF RECEIPT: 5/3/2012
DATE OF ANALYSIS: 5/3/2012
DATE OF REPORT: 5/3/2012

CLIENT JOB/ #: **028.12**

JOB SITE: Room 7

ANALYST: F. Jiang

TESC SAMPLE #	CLIENT SAMPLE ID & GROSS DESCRIPTION	ESTIMATED % ASBESTOS	NON ASBESTOS % FIBERS	NON FIBROUS % MATERIALS
1	1 / Brown fibers	**NAD**	98%	2%
2	2 / Brown adhesive	**NAD**		100%

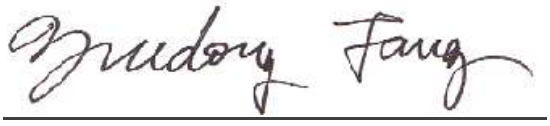
Total Samples/Layers Analyzed: 2

Samples are analyzed in accordance with "Interim Method for the Determination of Asbestos in Bulk Insulation Samples", EPA/600/R-93-116, July 1993 (EPA-600/M4-82-020, Dec 1982), or the current US EPA method for the analysis of asbestos in building material. None Detected: not detected at/or below the detected limit of method (Reporting limit: 1% Asbestos). Glass fiber is analyzed for quality control blank. TESC recommends by point count or Transmission Electron Microscopy (TEM), for materials regulated by the EPA NESHAP (National Emission Standards for Hazardous Air Pollutants) and found to contain less than ten percent (<10%) asbestos by Polarized Light Microscopy (PLM). Both services are available for an additional fee. This report must not be reproduced except in full with approval of Triangle Environmental Service Center, Inc. This test report relates only to the item(s) tested.

NVLAP Lab Code: 200794-0

[**LEGEND** NAD=No Asbestos Detected, Lino.=Linoleum, JC=Joint Compound]

Reviewed By Authorized Signatory:



Feng Jiang, MS Senior Geologist, Laboratory Director
Yuedong Fang, Senior Geologist

STOCKTON ENVIRONMENTAL

20503J

BULK SAMPLING / CHAIN OF CUSTODY FORM

Project Name: LUSD - U/O
Specific Location: Room 7
Technician: DGM
Laboratory: TESC
Matrix: (Bulk) / Wipe / Paint / Water / Soil

Collection Date: 5/2/12
Project #: 028.12

Pg. 1 **of** 1
P.O #:

Stop analysis if any sample within group >1% Y / N >1/10% Y / N Composite Sheetrock Y/ N

Method of Analysis:

- X PLM <norm> / pt.count
- TEM - qual. / quant.
- AA/Flame
-

Turn Around:

- RUSH < 2 HR
- X < 12 HR
- 24 HR
- DAY

Sample #			Material Description /// Location
H #	Job #	Count	**Type** (floor tile, ceiling tile) / **General** (9x9, 12x12, 2x4) / **Specific** (Pinhole, streaked) / **Color** /// **General** (1st fl), **Rm. Id** (rm. 12), **Specific** (wall)
1	028	1	Ceiling Tile 1x1 - - at Door way / wall
2	028	2	mastic for ceiling Tile " " "

Relinquished by: [signature] **Date/time:** 5/2/12 **Received by:** [signature] **Date/time:** 5/3/12 1:55 pm

Relinquished by: _____ **Date/time:** _____ **Received by:** _____ **Date/time:** _____

319 East Banbury, Stockton Ca 95207 / Tel (209) 405-3543 Fax (209) 957-1797

OWA = Outside Work Area; IWA = Inside Work Area; B = Background; P = Personal; C = Clearance

Appendix B

TRIANGLE ENVIRONMENTAL SERVICE CENTER, INC.
15549 Fox Cove Circle · Moseley, VA 23120
Tel: 804-739-1751 · Fax: 804-739-1753

FUNGAL SPORE AND POLLEN GRAIN COUNT ANALYSIS

CLIENT: Stockton Environmental.
319 East Banbury
Stockton, CA 95207

CLIENT JOB #: 028.12

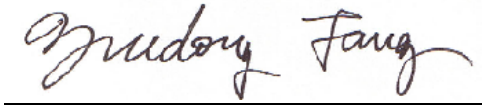
JOB SITE: Village Oaks Rm 7

TESC LOGIN#: 120503K

DATE OF RECEIPT: 05/03/12
DATE OF ANALYSIS: 05/03/12
DATE OF REPORT: 05/03/12

ANALYST: F. Jiang

TESC Sample #	1		2			
Client Sample #	13705216		13705055			
Sample Location	In Rm 7 at Door Entry		Outside Rm. 7 at Gate			
Volume (L)	150		150			
Sample Medium	Air-O-Cell		Air-O-Cell			
SPORE TYPE	**Fungal Spore Count**		**Fungal Spore Count**		**Fungal Spore Count**	
	Total Count	**Spores/M^3**	**Total Count**	**Spores/M^3**	**Total Count**	**Spores/M^3**
ALTERNARIA						
ASCOSPORES			2	13		
BASIDIOSPORES						
CHAETOMIUM						
CLADOSPORIUM						
CURVULARIA						
DRECHSLERA						
EPICOCCUM						
MYXOMYCETES						
PEN/ASP-TYPE						
PERICONIA						
RUSTS						
STACHYBOTRYS						
TORULA						
ULOCLADIUM						
UNKNOWN SPORES						
TOTALS:	**No Spores Observed**		2	13		
POLLEN GRAIN	**Pollen Grain Count**		**Pollen Grain Count**		**Pollen Grain Count**	
	Total Count	**Grain/M^3**	**Total Count**	**Grain/M^3**	**Total Count**	**Grain/M^3**
POLLEN	0		0		0	
TOTALS:	0		0		0	



Feng Jiang, MS, Senior Geologist, Laboratory Director
Yuedong Fang, Senior Geologist

These results are accurate for the date and time the sample was taken. Any variation in the date or time may cause variation in the results. **[LEGEND Asp= Aspergillus sp., Pen= Penicillium sp.]**

STOCKTON ENVIRONMENTAL 120503K

BULK SAMPLING / CHAIN OF CUSTODY FORM

Project Name: _____
Specific Location: Village Oaks Rm 7
Technician: DGm
Laboratory: TESC
Matrix: ~~Bulk / Wipe / Paint / Water / Soil~~
Stop analysis if any sample within group >1% Y / N >1/10% Y / N Composite Sheetrock Y/ N

Collection Date: 5/2/12
Project #: 028.12
Pg. 1 **of** 1
P.O #: _____

Method of Analysis:

- ~~X~~ PLM - norm. / pt.count
- TEM - qual. / quant.
- AA/Flame
- X Non Viable Fungal

Turn Around:

- RUSH < 2 HR
- X < 12 HR
- ~~X~~ 24 HR
- _____ DAY

Sample #			Material Description /// Location
H #	Job #	Count	**Type** (floor tile, ceiling tile) / **General** (9x9, 12x12, 2x4) / **Specific** (Pinhole, streaked) / **Color /// General** (1st fl), **Rm. Id** (rm. 12), **Specific** (wall)
		1	In Rm 7 at Door Entry #13705127 (150 Liters)
		2	Outside Rm 7 at gate #13706927 (150 Liters)

Relinquished by: _____ **Date/time:** 5/2/12 3:00pm **Received by:** _____ **Date/time:** 5/3/12 1:55pm

Relinquished by: _____ **Date/time:** _____ **Received by:** _____ **Date/time:** _____

319 East Banbury, Stockton Ca 95207 / Tel (209) 405-3543 Fax (209) 957-1797

OWA = Outside Work Area; IWA = Inside Work Area; B = Background; P = Personal; C = Clearance

Appendix C

STATE OF CALIFORNIA
DEPARTMENT OF INDUSTRIAL RELATIONS
Division of Occupational Safety and Health
Asbestos Unit
2211 Park Towne Circle, Suite 1
Sacramento, CA 95825-0414
(916) 574-2993 Office (916) 483-0572 Fax
http://www.dir.ca.gov/dirdatabases.html actu@dir.ca.gov

Edmund G. Brown, Jr., *Governor*

207010213C 15

September 23, 2011

Dwayne G McAllister
319 E. Banbury Dr.
Stockton ' CA 95207

Dear Certified Asbestos Consultant or Technician:

Enclosed is your certification card. **To maintain your certification, you must abide by the rules printed on the back of the certification card.**

Your certification is valid for a period of one year. If you wish to renew your certification, you must apply for renewal at least 60 days before the expiration date shown on your card. [8 CCR 341.15(h)(1)].

Please hold and do not send copies of your required AHERA refresher renewal certificates to our office until you apply for renewal of your certification.

Certificates must be kept current if you are actively working as a CAC or CSST. The grace period is only for those who are not actively working as an asbestos consultant or site surveillance technician.

Please inform our office at the above address, fax number or email; of any changes in your contact/mailing information within 15 days of the change.

Sincerely,

Jeff Ferrell
Senior Industrial Hygienist

Attachment: Certification Card

cc: File

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

Dwayne G McAllister
Name

Certification No. **92-0213**

Expires on **10/01/12**

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.

Renewal – Card Attached (Revised 01/04/2011)