



# *LEAD-BASED PAINT INSPECTION REPORT*

prepared for

The Town of Pawling  
160 Charles Coleman Blvd.  
Pawling, NY 12564

Performed at

Lakeside Park  
2 Lakeside Dr.  
Pawling, NY 12564

Performed On

**May 28, 2009**

Project # EL09L-17



## TABLE of CONTENTS

1.0 Introduction	3
2.0 Scope of Work	3
3.0 Property Description	3
4.0 Qualifications	3
5.0 Method of Testing	4
6.0 Testing Protocol	4
7.0 Summary of Results	4
8.0 Recommendations	4
9.0 Inspection Limitations	5
10.0 Disclosure	5
XRF Results	Appendix A
Certifications	Appendix B
Location Drawings	Appendix C



## 1.0 INTRODUCTION

This report presents the results of the limited lead-based paint inspection performed by Envirologic of New York, Inc. at **Lakeside Park, 2 Lakeside Dr., Pawling, N.Y.** The inspection was performed on May 28, 2009 in accordance with the U.S. Environmental Protection Agency (EPA) and the U.S. Department of Housing and Urban Development (HUD) guidelines for lead-based paint inspections. This document is prepared for the sole use of The Town of Pawling (Owner), and any regulatory or governmental agencies that are directly involved in this report. No other party should rely on the information contained herein without prior written consent of the Owner. The scope of services, inspection methodology, and results are presented below.

## 2.0 SCOPE OF WORK

The purpose of this limited inspection is to identify and assess select exterior painted components at the subject property. The intent of this inspection was to ascertain the presence of lead-based paint above specified regulatory action levels. If lead-based paint was found, the inspection would identify types of architectural components and their respective lead concentrations in such a manner that this report could be used as a basis for subsequent abatement activity. For the purpose of this lead based paint inspection, “Wall A” represents the side of the buildings or structures facing Lakeside Dr. “Wall B”, “Wall C” and “Wall D” are the walls or sides clockwise from “Wall A” respectively. Please refer to the attached drawing.

## 3.0 DESCRIPTION OF PROPERTY

The property is comprised of a Town Park.

## 4.0 QUALIFICATIONS

Mr. Peter Koslowsky of Envirologic of New York, Inc. performed the inspection using an RMD, Inc. LPA-1 X-ray Fluorescence (XRF) spectrum analyzer instrument. Mr. Koslowsky has attended the manufacturer’s radiation safety course for operation and handling of the instrument, and completed an EPA sponsored curriculum in Lead Inspector and Risk Assessor Training.



## 5.0 METHOD OF TESTING

The method employed for testing painted surfaces was with an X-ray fluorescence (XRF) analyzer. The XRF was an RMD Lead Paint Analyzer. The instrument was calibrated to the manufacturer's specifications and was also periodically verified against the National Institute of Standards and Testing (NIST) Standard Reference Material (SRM) 2579 lead film Standard Reference Material (SRM) 2579 lead film (1.0 mg/cm<sup>2</sup>).

## 6.0 TESTING PROTOCOL

Testing was conducted in accordance with Chapter 7 of the Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing as published by HUD in October 1997. Exterior and interior XRF readings were taken on representative painted surfaces on each building component in each room equivalent. The HUD definition of lead-based paint is lead equal to or greater than 1.0 mg/cm<sup>2</sup>. All XRF readings below the regulatory definition are considered negative and all readings at and above this level are considered positive.

## 7.0 SUMMARY OF RESULTS

The following types of components indicated the presence of lead at or above the HUD Guidelines action level:

- Cottage Row Walls, All Sides
- Cottage Row Window Frames, All Sides
- Cottage Row Door Components, All Sides
- Cottage Row Ceiling (Walkway Overhang), Side
- Cottage Row Window Panels, Between Buildings
- Teen Center Walls, All Sides
- Teen Center Window Frames, All Sides
- Teen Center Door & Door Frame, Side C



## 8.0 RECOMMENDATIONS

Where economically feasible, it is our recommendation that all components that tested positive, and any similar untested components, are considered lead-laden and lead-safe procedures are incorporated into any overall renovation and maintenance strategy. Safe methods include: containing any work area to prevent dispersal of lead dust and chips, wet sanding and scraping at a minimum; collecting all paint chips and debris and, properly disposing of them.

## 9.0 INSPECTION LIMITATIONS

This inspection was planned, developed, and implemented based on the experience in performing lead-based paint inspections by Envirologic of New York, Inc. This inspection was conducted in accordance with the HUD Guidelines as published in October 1997. Mr. Koslowsky utilized state-of-the-art practices and techniques in accordance with regulatory standards while performing this inspection. A copy of personnel certifications and equipment licenses has been provided for your review. Mr. Koslowsky's evaluation of the painted surfaces identified during this inspection is based on conditions observed at the time of the inspection. Mr. Koslowsky cannot be responsible for changing conditions that may alter the relative exposure risk for future changes in accepted methodology.

## 10.0 DISCLOSURE

Since lead-based paint was identified on the site, a copy of this report or a summary must be provided to new lessees (tenants) and purchasers of this property under Federal law (Title 24 Code of Federal Regulations (CFR), part 35 and Title 40, CFR, part 745) before they become obligated under a lease or sales contract. The complete report must also be provided to new purchasers and it must be made available to new tenants. Landlords (lessors) and sellers are also required to distribute an educational pamphlet and include warning language in their leases or sales contracts to ensure that parents have the information they need to protect their children from lead-based paint hazards.

Performed & Prepared by:

Mr. Peter Koslowsky  
Envirologic of New York, Inc.



# *APPENDIX A*

# *XRF RESULTS*



The following tables list all of the readings taken at **Lakeside Park, Pawling, N.Y.** on May 28, 2009. The column labels are defined as follows: 1) SHOT: numbers the measurements in the order that they were taken. 2) LOCATION: the room equivalent within which each shot was taken. 3) WALL: "A"-wall is the side facing Lakeside Dr. Locations, "B", "C" and "D" walls are designated in a clockwise rotation from the "A"-wall. 4) COMPONENT: provides the painted building components that were tested for the presence of lead-based paint. 5) SUBSTRATE: material beneath the paint. 6) COLOR: the color of the paint that was tested. 7) CONDITION: provides one of two paint condition categories (Intact or Damaged) depending on the level of paint deterioration. 8) READING: the concentration of lead (shown in mg / cm<sup>2</sup>) in paint as measured by an XRF device. Bold red font with gray shading indicates a positive reading (> or =1.0 mg / cm<sup>2</sup>) for lead-based paint.



TABLE A – Lakeside Park, Pawling, N.Y. XRF RESULTS

SHOT	ROOM NAME	WALL	LOCATION	COMPONENT	SUBSTRATE	COLOR	CONDITION	READING (mg/cm <sup>2</sup> )
1	Calibration	N/A	N/A	N/A	N/A	N/A	N/A	1.1
2	Calibration	N/A	N/A	N/A	N/A	N/A	N/A	1.0
3	Calibration	N/A	N/A	N/A	N/A	N/A	N/A	1.0
4	Calibration	N/A	N/A	N/A	N/A	N/A	N/A	-0.1
5	Calibration	N/A	N/A	N/A	N/A	N/A	N/A	0.0
6	Calibration	N/A	N/A	N/A	N/A	N/A	N/A	-0.1
7	Lathrop	A	C	Lower Wall	Wood	Gray	N/A	-0.1
8	Lathrop	A	C	Window Frame	Wood	White	N/A	0.2
9	Lathrop	D	C	Wall	Wood	Gray	N/A	-0.1
10	Lathrop	D	R	Window Frame	Wood	White	N/A	0.1
11	Lathrop	C	L	Wall	Wood	Gray	N/A	-0.1
12	Lathrop	C	L	Door Frame	Wood	Gray	N/A	0.1
13	Lathrop	B	L	Lower Wall	Wood	Gray	N/A	0.0
14	Lathrop	B	L	Window Frame	Wood	White	N/A	0.3
15	<b>Cottage Row</b>	<b>A</b>	<b>C</b>	<b>Wall</b>	<b>Wood</b>	<b>Gray</b>	<b>Damaged</b>	<b>4.6</b>
16	<b>Cottage Row</b>	<b>A</b>	<b>C</b>	<b>Window Frame</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>
17	<b>Cottage Row</b>	<b>A</b>	<b>C</b>	<b>Door B</b>	<b>Wood</b>	<b>Blue</b>	<b>Damaged</b>	<b>&gt;9.9</b>
18	<b>Cottage Row</b>	<b>A</b>	<b>C</b>	<b>Door Frame B</b>	<b>Wood</b>	<b>Blue</b>	<b>Damaged</b>	<b>&gt;9.9</b>
19	<b>Cottage Row</b>	<b>A</b>	<b>C</b>	<b>Pillar</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>
20	<b>Cottage Row</b>	<b>A</b>	<b>C</b>	<b>Ceiling</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>
21	Cottage Row	B	C	Wall	Wood	Gray	N/A	0.5
22	<b>Cottage Row</b>	<b>B</b>	<b>C</b>	<b>Window Frame</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>
23	Cottage Row	C	L	Wall	Wood	Gray	N/A	0.5
24	<b>Cottage Row</b>	<b>C</b>	<b>L</b>	<b>Window Frame</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>
25	<b>Cottage Row</b>	<b>C</b>	<b>L</b>	<b>Window Panel</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>
26	Cottage Row	D	C	Wall	Wood	Gray	N/A	0.5
27	<b>Cottage Row</b>	<b>D</b>	<b>C</b>	<b>Window Frame</b>	<b>Wood</b>	<b>White</b>	<b>Damaged</b>	<b>&gt;9.9</b>



TABLE A – Lakeside Park, Pawling, N.Y. XRF RESULTS

SHOT	ROOM NAME	WALL	LOCATION	COMPONENT	SUBSTRATE	COLOR	CONDITION	READING (mg/cm <sup>2</sup> )
28	<b>Teen Center</b>	A	C	Wall	Wood	Gray	Intact	2.1
29	Teen Center	A	C	Window Frame	Wood	Green	N/A	0.6
30	Teen Center	A	L	Door	Wood	Beige	N/A	0.0
31	<b>Teen Center</b>	B	L	Wall	Wood	Gray	Intact	1.0
32	<b>Teen Center</b>	B	L	Window Frame	Wood	Green	Intact	4.2
33	<b>Teen Center</b>	C	R	Wall	Wood	Gray	Intact	1.6
34	Teen Center	C	R	Window Frame	Wood	Green	N/A	0.3
35	<b>Teen Center</b>	C	R	Door	Wood	Beige	Intact	7.0
36	<b>Teen Center</b>	C	R	Door Frame	Wood	Green	Intact	>9.9
37	Teen Center	D	C	Wall	Wood	Gray	N/A	0.3
38	Teen Center	D	C	Door Frame	Wood	Green	N/A	0.1



TABLE A – Lakeside Park, Pawling, NY, XRF RESULTS - POSITIVES

SHOT	ROOM NAME	WALL	LOCATION	COMPONENT	SUBSTRATE	COLOR	CONDITION	READING (mg/cm <sup>2</sup> )
15	Cottage Row	A	C	Wall	Wood	Gray	Damaged	4.6
16	Cottage Row	A	C	Window Frame	Wood	White	Damaged	>9.9
17	Cottage Row	A	C	Door B	Wood	Blue	Damaged	>9.9
18	Cottage Row	A	C	Door Frame B	Wood	Blue	Damaged	>9.9
19	Cottage Row	A	C	Pillar	Wood	White	Damaged	>9.9
20	Cottage Row	A	C	Ceiling	Wood	White	Damaged	>9.9
22	Cottage Row	B	C	Window Frame	Wood	White	Damaged	>9.9
24	Cottage Row	C	L	Window Frame	Wood	White	Damaged	>9.9
25	Cottage Row	C	L	Window Panel	Wood	White	Damaged	>9.9
27	Cottage Row	D	C	Window Frame	Wood	White	Damaged	>9.9
28	Teen Center	A	C	Wall	Wood	Gray	Intact	2.1
31	Teen Center	B	L	Wall	Wood	Gray	Intact	1.0
32	Teen Center	B	L	Window Frame	Wood	Green	Intact	4.2
33	Teen Center	C	R	Wall	Wood	Gray	Intact	1.6
35	Teen Center	C	R	Door	Wood	Beige	Intact	7.0
36	Teen Center	C	R	Door Frame	Wood	Green	Intact	>9.9



# *APPENDIX B*

  

# *CERTIFICATIONS*



# *APPENDIX C*

## *LOCATION DRAWINGS*

