

Report: Lead-Based Paint & Plaster Stabilization / Lead-Safe Oversight

Site:

**Catherine Annex Head Start
6900 Greenway Avenue
Philadelphia, PA 19142
ULCS#: 1251**

Prepared For:

**The School District of Philadelphia
Office of Capital Programs
440 North Broad Street, "Portal C" Third Floor
Philadelphia, PA 19130**

Prepared By:

**Ms. Alexis Johnson
Viva Environmental, Health, & Safety, LLC.
806 Alter Street
Philadelphia, PA 19147**

Date(s) of Project:

April 11, 2022 & May 5, 2022

Date of Report:

May 18, 2022

Project Number:

220108

OEP Project Number:

EP2022-0146-1250

TABLE OF CONTENTS

1.0 Executive Summary

2.0 Conclusions

3.0 Recommendations

Attachments

- ◆ Environmental Protection Agency (EPA) and Project Oversight Spreadsheets
- ◆ Viva EHS Inspector Certifications
- ◆ Worker RRP Certifications
- ◆ School District of Philadelphia RRP Certification
- ◆ Certification of School Lead Safe Status

1.0 EXECUTIVE SUMMARY

Viva Environmental, Health, & Safety, LLC. (Viva EHS), was requested to perform oversight of the Lead-Based Paint (LBP) and Plaster Stabilization activities for Catherine Annex Headstart located 6900 Greenway Avenue, Philadelphia, PA 19142. The purpose of the oversight was to ensure compliance with EPA Renovation, Repair, and Painting Program Final Rule (40 CFR Part 745) (RRP Rule) regulations and work safe practices during paint and plaster stabilization activities. “Paint and Plaster Stabilization” is a term that describes the process of removing loose, peeling, flaking and damaged LBP and plaster under controlled conditions by EPA-certified renovators.

Alexis Johnson, EPA-certified Lead Dust Sampling Technician and Lead Renovator with Viva EHS, performed the oversight on April 11, 2022 & May 5, 2022.

The paint and plaster stabilization project involved the removal and stabilization of all damaged LBP surfaces in order to achieve “lead-safe” status at the school. Quantities of damaged LBP were identified during a prior LBP assessment of the school.

Viva EHS’ personnel performed a final visual inspection of all of the work areas prior to the collection of EPA RRP cleaning verification wipes. EPA RRP verification wipe testing was performed in each work area following completion of paint and plaster stabilization to ensure areas were properly cleaned and stabilized.

Paint and plaster stabilization spreadsheets, Flame AAS laboratory analytical results, and copies of inspector / worker RRP certifications can be found in the attachments of the report.

2.0 CONCLUSIONS

Based on the results of RRP verification wipe testing the work areas throughout the school have been properly cleaned and stabilized for re-occupancy.

All requirements have been met for a Philadelphia Department of Health - Certification of School Lead Safe Status. The certification can be found in the attachments of the report.

3.0 RECOMMENDATIONS

Any painted surface that has **any** concentration of lead should not be sanded, demolished or disturbed without the proper engineering controls and work methods, as spelled out under the OSHA’s 29 CFR Part 1926.62 Lead Exposure in Construction, Interim Rule. Improper disturbance of any paint with lead content can cause lead to become airborne. The emphasis on controlling lead dust derives from the conclusion that lead dust appears to be the primary route of exposure to lead, especially of low-level exposure.

It is therefore important that occupants of the building and any contractors be made aware of the presence of the lead-based paint and the potential health risks associated with the ingestion of lead-based paint or the associated dust that results from the damaging of the painted surfaces.

Occupants and/or contractors should also be made aware of the importance of not damaging the painted surfaces and creating loose and flaking paint or the creation of dust. If the painted surfaces are

damaged this should be reported to the proper building representative/maintenance personnel to properly correct the problem to prevent an increased exposure potential.

Within the attached spreadsheets, walls are labeled as “1”, “2”, “3”, or “4”. The wall that you enter the room through is labeled as “1” Wall. The walls are then labeled in a clockwise fashion as “2” Wall, “3” Wall, and “4” Wall. For hallways, the front entrance-side of the building is considered the “1” Wall.

ATTACHMENTS

Task ID	E l e m e n t	F l o o r	On Site Room Name	Warning signs posted at entrance to work area	Work area contained to prevent spread of dust and debris	All objects in the work area removed or covered (interiors)	HVAC ducts in the work area closed and covered (interiors)	Windows in the work area closed (interiors)	Doors in the work area closed and sealed (interiors)	Doors that must be used in the work area covered to allow passage but prevent spread of dust	Floors in the work area covered with taped-down plastic (interiors)	Waste contained on-site and while being transported off-site	Work site properly cleaned after renovation	All chips and debris picked up, protective sheeting misted, folded dirty side inward, and taped for removal	Light lenses inspected (Y/N)	Surfaces above light fixtures inspected (Y/N)	Work area surfaces and objects cleaned using HEPA vacuum and/or wet cloths or mops (interior)	Certified renovator performed post-renovation cleaning verification	Describe the results of post-renovation cleaning verification, including the number of wet and dry cloths used	If dust clearance testing was performed instead, attach a copy of the report	I certify under penalty of law that the previous information is true and complete (name and title)	Date signed
1	1	1	Office 101	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Pass - 1 wipe used		Alexis Johnson Industrial Hygienist	05/05/2022
2	1	1	Stairwell next to Classroom 104	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Pass - 2 wipes used		Alexis Johnson Industrial Hygienist	04/11/2022

Task ID	ULCS#	E l e m e n t	F l o o r	On Site Room Name	Student/ Teacher Occupied	Component	Description of Paint and Plaster Damage	XRF (positive/ negative)	Pre-Cleaning Completed (date)	Contents Moved (date)	Work Area Prepped (date)	Surfaces Stabilized (date)	Contents Back in Place (date)	Final Inspection Approval and Photos (date)	Square Footage of Work Area	Number of Required RRP Wipes	Number of Colorimetric Wipes Used to Pass	Final Colorimetric Wipe Submitted for AAS Analysis (yes/no)	AAS Analysis Results	Comments from Assessment	Comments from Oversight
1	1251	1	1	Office 101	yes	Ceiling above Drop	Flaking	Positive	05/05/2022	05/05/2022	05/05/2022	05/05/2022	05/05/2022	05/05/2022	6	1	0	No			
2	1251	1	1	Stairwell next to Classroom 104	yes	Ceiling	Efflorescence	Positive	04/11/2022	04/11/2022	04/11/2022	04/11/2022	04/11/2022	04/11/2022	48	2	0	No			

CERTIFICATE OF COMPLETION

THIS CERTIFICATE IS AWARDED TO

ALEXIS JOHNSON

228 MOORE STREET, PHILADELPHIA, PA 19148

FOR SUCCESSFULLY COMPLETING THE PRESCRIBED COURSE OF STUDY IN

DUST SAMPLING TECHNICIAN INITIAL- ENGLISH

PRESENTED BY

ACCESS TRAINING SERVICES, INC.

7925 RIVER ROAD, PENNSAUKEN, NEW JERSEY 08110
(856) 665-3449

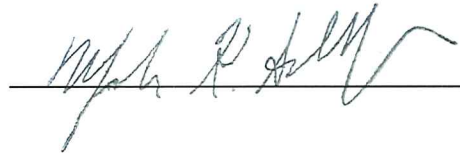
CERTIFICATE NUMBER: D-I-18846-19-00056

COURSE DATE 5/22/19

EXAM DATE 5/22/19

EXPIRATION DATE 5/22/24

Mark Schlager
Training Manager



CERTIFICATE OF COMPLETION

THIS CERTIFICATE IS AWARDED TO

ALEXIS JOHNSON

228 MOORE STREET, PHILADELPHIA, PA 19148

FOR SUCCESSFULLY COMPLETING THE PRESCRIBED COURSE OF STUDY IN

RENOVATOR INITIAL— ENGLISH

PER 40 CFR 745.225, LEAD RRP RULE

PRESENTED BY

ACCESS TRAINING SERVICES, INC.

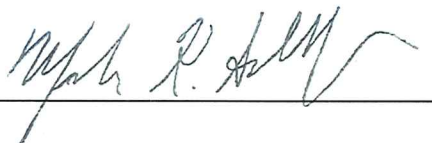
7921 RIVER ROAD, PENNSAUKEN, NEW JERSEY 08110

CERTIFICATE NUMBER: R-I-18846-19-00045

COURSE DATE 5/24/19

EXPIRATION DATE 5/24/24

Mark Schlager
Training Manager



CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

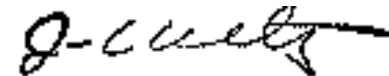
Harry Lowe, III

2841 S. 11th Street, Philadelphia, PA 19148

Certificate Number: R-I-19014-20-750796



Course Date: 3/11/2020
Examination Date: 3/11/2020
Expiration Date: 3/11/2025



JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

Harry Lowe, Jr.
822 Pen-Ambler Rd., Blue Bell, PA 19422

Certificate Number: R-I-19014-18-746323



Course Date: 4/20/2018
Examination Date: 4/20/2018
Expiration Date: 4/20/2023

A handwritten signature in dark ink, appearing to read "J. A. Weltz".

JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

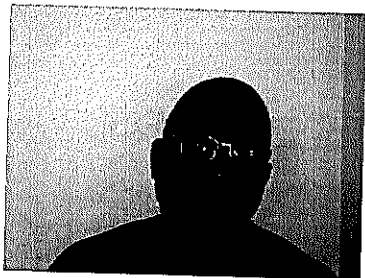
Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

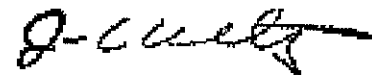
Robert Broadnax

322 Tavistock Drive, Royersford, PA 19468

Certificate Number: R-I-19014-18-746320



Course Date: 4/20/2018
Examination Date: 4/20/2018
Expiration Date: 4/20/2023

A handwritten signature in dark ink, appearing to read 'J. A. Weltz'.

JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

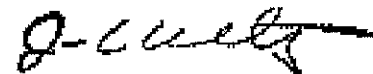
William Soda

451 Harmon Rd., Philadelphia, PA 19128

Certificate Number: R-I-19014-18-746326



Course Date: 4/20/2018
Examination Date: 4/20/2018
Expiration Date: 4/20/2023



JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

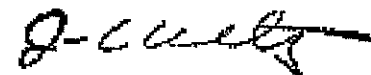
Lead RRP Initial – English
Per 40 CFR Part 745.225

Ineshia Atwell
2854 N. Mareston St., Philadelphia, PA 19132

Certificate Number: R-I-19014-19-748077



Course Date: 2/6/2019
Examination Date: 2/6/2019
Expiration Date: 2/6/2024



JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

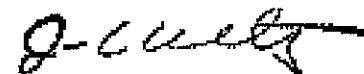
Scott Yannatell

234 Leverington Ave., Apt. 1F, Philadelphia, PA 19127

Certificate Number: R-I-19014-18-747539



Course Date: 12/17/2018
Examination Date: 12/17/2018
Expiration Date: 12/17/2023



JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

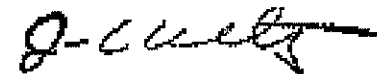
Michael Minogue

3161 S. 17th Street, Philadelphia, PA 19010

Certificate Number: R-I-19014-18-747540



Course Date: 12/17/2018
Examination Date: 12/17/2018
Expiration Date: 12/17/2023



JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

CRITERION LABORATORIES, INC.

400 STREET ROAD, BENSALEM, PA 19020
PHONE: (215) 244-1300, FAX: (215) 244-4349
WWW.CRITERIONLABS.COM

Certificate of Attendance and Successful Completion

Lead RRP Initial – English
Per 40 CFR Part 745.225

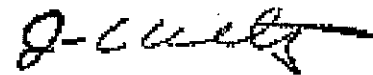
Michael Moore

4633 Silverwood Street, Philadelphia, PA 19128

Certificate Number: R-I-19014-18-747538



Course Date: 12/17/2018
Examination Date: 12/17/2018
Expiration Date: 12/17/2023



JAMES A. WELTZ, CIH
Training Manager / Principal Instructor

United States Environmental Protection Agency

This is to certify that



School District of Philadelphia Office of
Environmental Management Services

has fulfilled the requirements of the Toxic Substances Control Act (TSCA) Section 402, and has
received certification to conduct lead-based paint renovation, repair, and painting activities
pursuant to 40 CFR Part 745.89

In the Jurisdiction of:

All EPA Administered States, Tribes, and Territories

This certification is valid from the date of issuance and expires January 25, 2027

NAT-50914-3

Certification #

January 11, 2022

Issued On



A handwritten signature in black ink that reads "Michelle Price".

Michelle Price, Chief

Lead, Heavy Metals, and Inorganics Branch



Philadelphia Department of Public Health Certification of School Lead Safe Status

By signing this certificate, I confirm that I have done a visual inspection of the areas where children have access, including contact surfaces where children store their equipment or materials, and confirm these areas do not have deteriorated lead-based paint. A certified risk assessor or lead dust sampling technician completed verification wipe tests in accordance with the EPA's RRP guidelines and confirms they meet the EPA's cleanliness standard. A certified risk assessor or lead dust sampling technician collected interior dust wipe samples in compliance with EPA regulations in work areas and confirms they did not contain lead contaminated dust in excess of EPA dust lead standards in Pre-K, Kindergarten, and 1st Grade classrooms as well as the restrooms, offices, cafeterias, gymnasiums, and auditoriums these children routinely occupy. This certificate is valid for 4 years from date of verification.

Catherine Annex Headstart

6900 Greenway Avenue, Philadelphia, PA 19142, ULCS#: 1251

School Name

Street Address

Viva Environmental, Health, & Safety, LLC.

Alexis Johnson - Lead Dust Sampling Technician

Certification # D-I-18846-19-00056

Certifying Company (print)

Risk Assessor, Lead Inspector PA Lic. #, EPA Firm Certification or Lead Dust Sampling Technician Certification #

05/05/2022

Inspector/Risk Assessor or Dust Wipe Sampling Technician Name (Signature)

Date of Verification

Stephen Link, 215.400.5768, slink@philasd.org

School Official Name, Telephone and E-mail Address

Please note: A visual inspection of the areas listed above has been completed by a certified risk assessor and no damage to Lead Based Painted surfaces was observed. Therefore, no verification wipe samples were completed. This school will be reassessed within 4 years of this certification.