

Visual Paint Assessment Report

For: 255 S. Branch Rd Unit 2 – Hillsborough, NJ 08844
March 25, 2024

On 03/22/2024, LEW Environmental Services, LLC (NJDCA 00015 E) performed a visual paint condition assessment for the presence of deteriorated paint, chips or dust from painting activities and paint residue on floors at 255 S Branch Rd Unit 2 – Hillsborough, NJ 08844, (the “property”) in compliance with NJAC 5:28A. Only the dwelling and common area interiors were included. Exteriors were not part of the assessment. The visual assessment followed the protocols found in HUD’s Visual Assessment Training course.

Deteriorated paint, chips or dust from painting activities and paint residue on floors were observed on the following components/surfaces.

Room	Component	Hazard
Living Room	Wall A Basement Door & Casing A Window Sill D	Deteriorated Paint
Game Room	Door Jamb D Ceiling Door Casing C	Deteriorated Paint
Bedroom 1	½ Bathroom Door ½ Bathroom Jamb/Stop Window Sills C Closet Walls B	Deteriorated Paint
Stairwell	Wall B Access Door D Window Casing D	Deteriorated Paint
2 nd Fl Foyer	Door to Attic Linen Closet Door Wall C Door Casing to BR 3	Deteriorated Paint
Attic Stairs	Door Steps (Treads/Risers) Walls	Deteriorated Paint
Bedroom 2	Door Casing C Closet Door C/D Closet Door Casing C/D Window Sills A Closet D Ceiling	Deteriorated Paint
Bedroom 3	Window Sill C	Deteriorated Paint

Identified hazards shall be remediated using either abatement (permanent) or interim controls (temporary). Abatement shall be performed by a NJ Licensed lead abatement firm using licensed lead abatement supervisors and workers. Interim control work shall be performed by EPA RRP certified firms using an EPA certified RRP



Renovator. After completion of interim control work, a lead-based paint post-remediation with dust wipes will be required. After completion of abatement work, a lead-based paint abatement clearance will be required.

Respectfully submitted,

Danny Feliciano

Danny Feliciano
Risk Assessor, NJDOH ID#033001

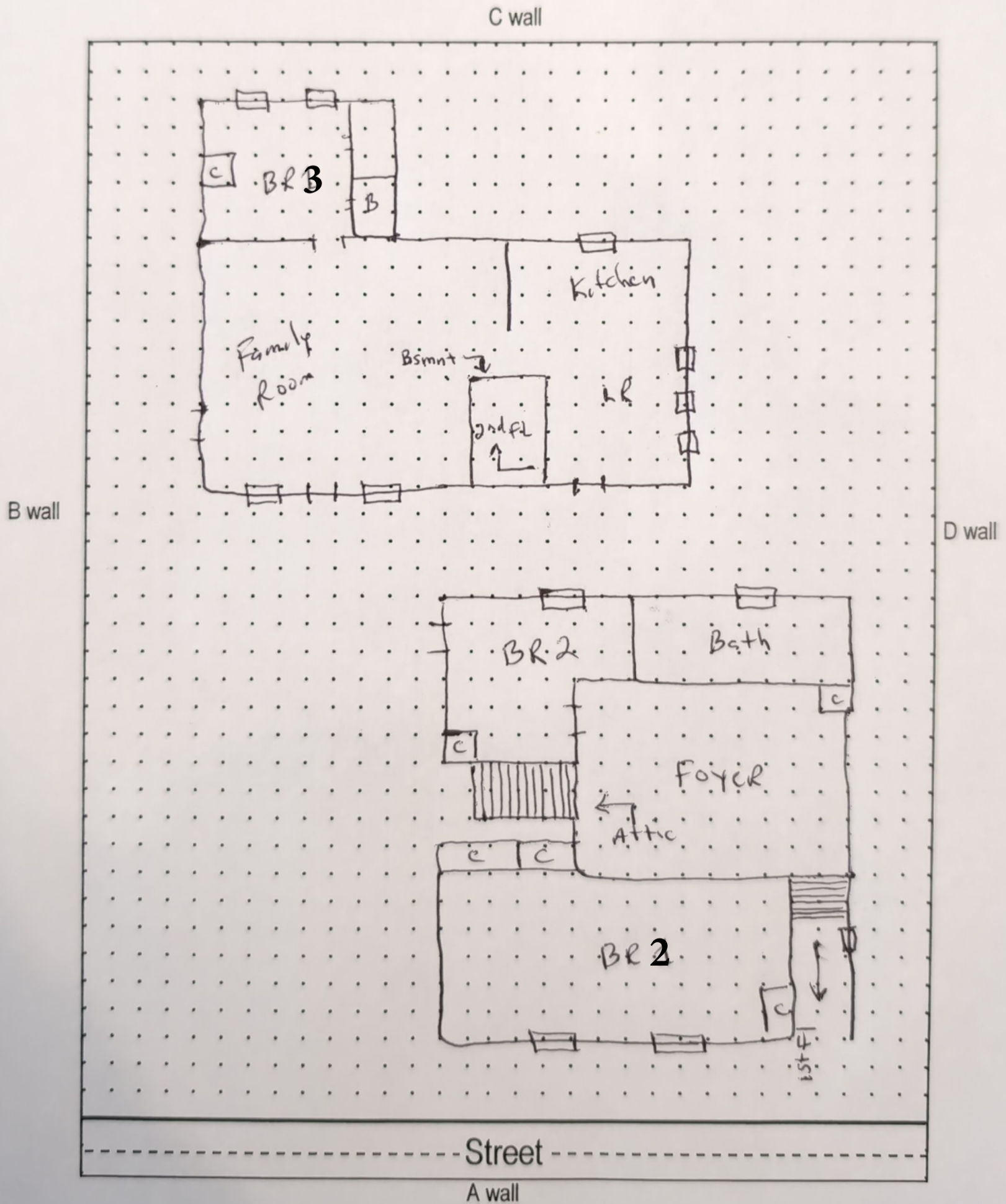
Encl: Photographs, Floor Plan

Photographs



Floor Plan

Site: 255 S. Branch Rd - Unit 2



Livingroom Wall – Basement Door & Casing Window Sill D



Game Room Door Jamb leading to Livingroom Ceiling



Door Casing to BR 1 – ½ Bath Door Jambs/Stops



BR 1 Window Sill & Closet Wall



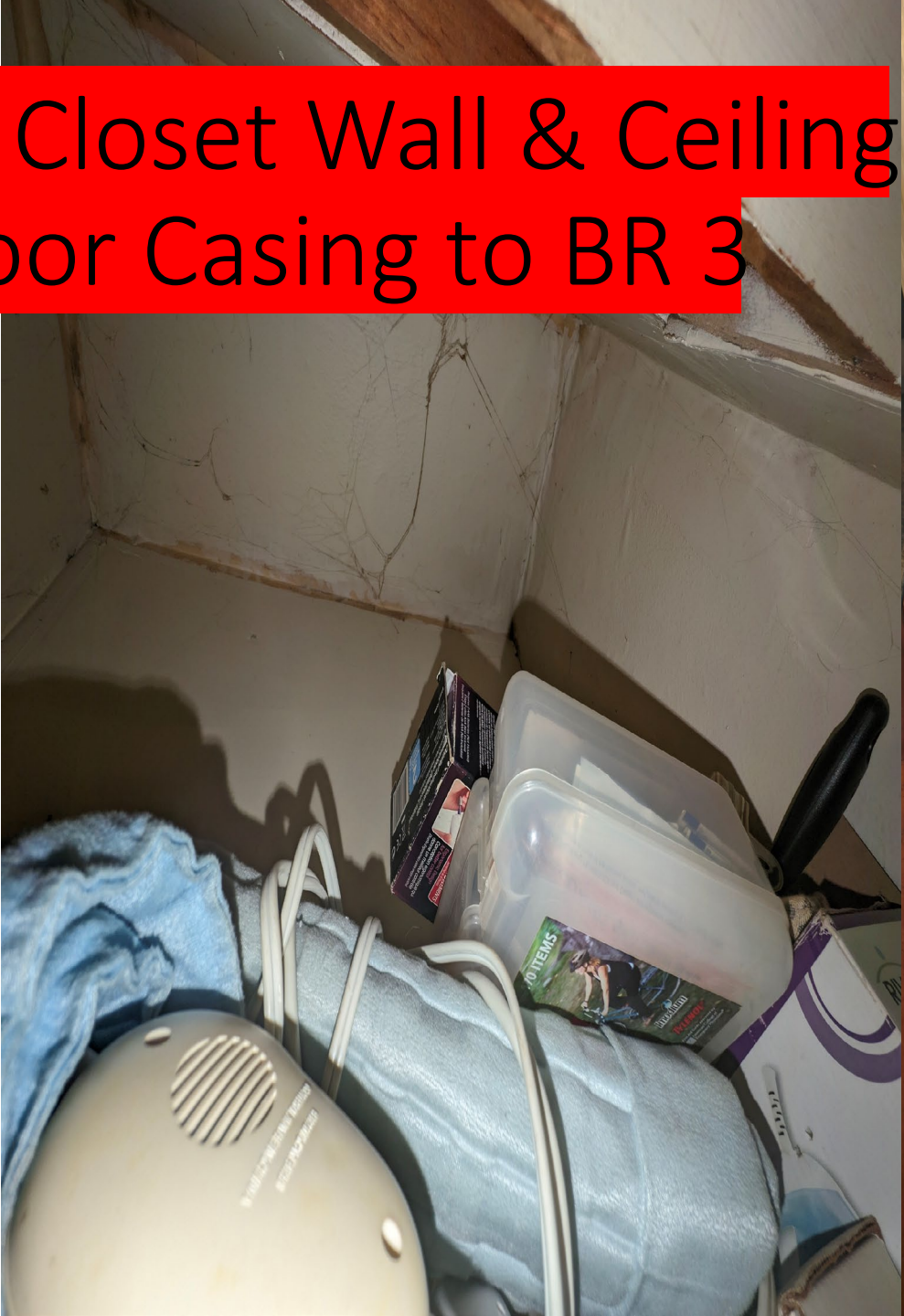
Stairwell Wall B and Access Panel D



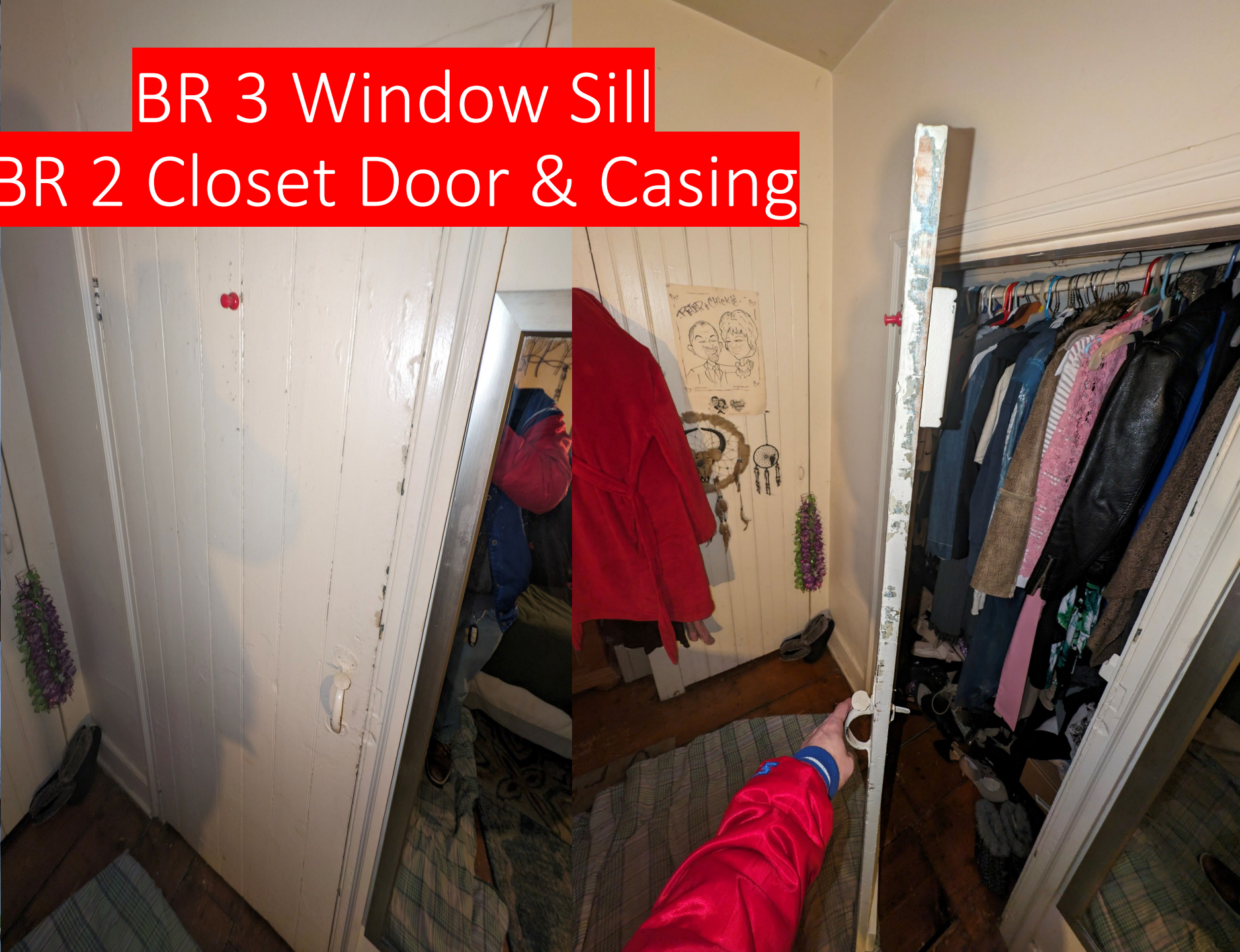
2nd Floor Foyer Window Casing D
Door leading to Attic B – Linen Closet Door D



Linen Closet Wall & Ceiling Door Casing to BR 3



BR 3 Window Sill
BR 2 Closet Door & Casing



BR 2 Door Casing – Closet D Ceiling
BR 2 Window Sills A



