



ENVIRONMENTAL SERVICES

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### Visual Paint Assessment Report

For 158 Wilson st Boonton Town, NJ 07005(Unit B)

06/10/2024

On 06/10/24, LEW Environmental Services, LLC (NJCA 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 158 Wilson st, (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
Stairwell 1	Door and Door Frame	Deteriorated Paint
Stairwell 1	Baseboard	Deteriorated Paint
Stairwell 1	Stair Railing	Deteriorated Paint
Living Room	Baseboard	Deteriorated Paint
Living Room	Door Jamb and Casing	Deteriorated Paint
Bedroom 1	Window Sash and Jamb	Deteriorated Paint
Bedroom 1	Door, Jamb and Casing	Deteriorated Paint
Bedroom 2	Door Jamb and Casing	Deteriorated Paint
Bedroom 2	Window Sash	Deteriorated Paint
Bedroom 3	Door, Door Jamb and Casing	Deteriorated Paint
Bedroom 3	Closet Door Jamb and Casing	Deteriorated Paint
Kitchen	Door and Door Casing	Deteriorated Paint
Bathroom	Door Jamb	Deteriorated Paint

Identified hazards shall be remediated using either abatement (permanent) or interim controls (temporary). Abatement is permanent but has a higher cost, as Interim controls are temporary but can be much more affordable. Abatement shall be performed by a NJ Licensed lead abatement firm using licensed lead abatement supervisors and workers. You can find the list of NJ licensed lead abatement contractors at [https://www.nj.gov/dca/divisions/codes/publications/pdf\\_lead/ld\\_abat\\_c.pdf](https://www.nj.gov/dca/divisions/codes/publications/pdf_lead/ld_abat_c.pdf). Interim control work shall be performed by EPA RRP certified firms using an EPA certified RRP Renovator. You can find certified EPA RRP contractors at <https://cdxappstest.epacdx.net/ocspp-oppt-leadhub/firm-location-search>. Select RRP Contractor, then NJ, then enter your zip code to search for contractors. 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,

*Yerani Heredia*

Yerani Heredia De Rosado

NJDOH Risk Assessor, ID#R001913

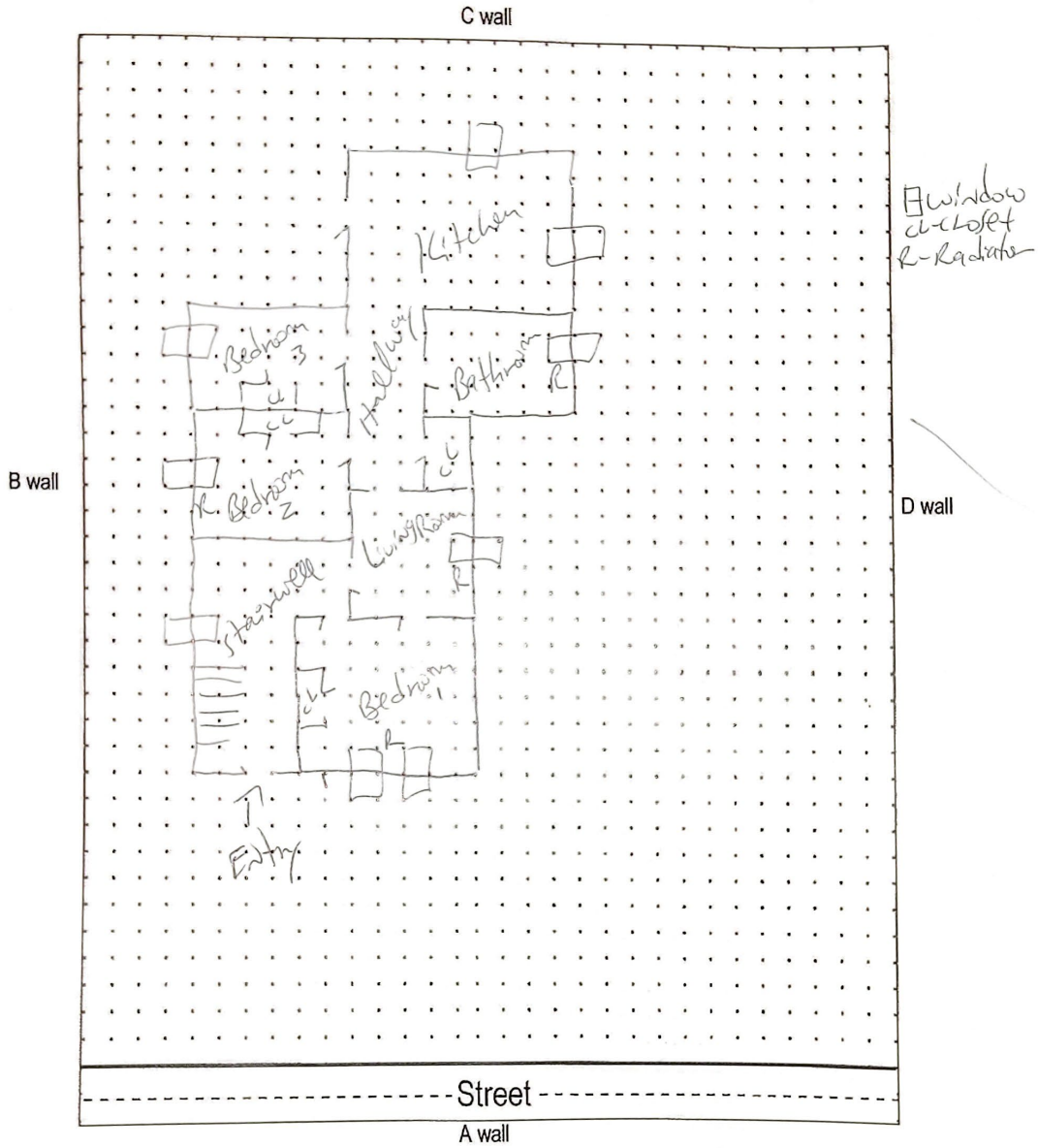
Encl: Floor Plan, Photographs;

# Floor Plan(s)



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Site: 158 Wilson St. Unit B, Rutherford, NJ



Floor 1

Lew Environmental Services - 158 Wilson st -Visual Inspection  
Prepared By: LEW Environmental Services, LLC  
06/10/2024

## Hazard Photos



Hazard: Stairwell 1 | Door and Door Frame | Deteriorated Paint



Hazard: Stairwell 1 | Baseboard | Deteriorated Paint



Hazard: Stairwell 1 | Stair Railing | Deteriorated Paint



Hazard: Living Room | Baseboard | Deteriorated Paint



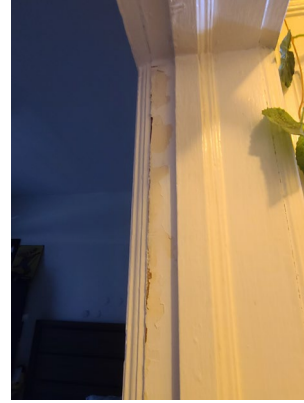
Hazard: Living Room | Door Jamb and Casing | Deteriorated Paint



Hazard: Bedroom 1 | Window Sash and Jamb | Deteriorated Paint



Hazard: Bedroom 1 | Door, Jamb and Casing | Deteriorated Paint



Hazard: Bedroom 2 | Door Jamb and Casing | Deteriorated Paint



Hazard: Bedroom 2 | Window Sash | Deteriorated Paint



Hazard: Bedroom 3 | Door, Door Jamb and Casing | Deteriorated Paint



Hazard: Bedroom 3 | Closet Door Jamb and Casing | Deteriorated Paint



Hazard: Kitchen Door and Casing | Deteriorated Paint



Hazard: Bathroom | Door Jamb | Deteriorated Paint