



181 US Hwy 46
Mine Hill, NJ 07830
(908) 654-8068
(800) 783-0567
Fax 908-654-8069

Visual Paint Assessment Report

For 4 Robinson Ave Roxbury Township, NJ 07876
06/07/2024

On 05/14/24, LEW Environmental Services, LLC (NJDC A 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 4 Robinson Ave, (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
Foyer	Door Casing	Deteriorated Paint
Living Room	Door	Deteriorated Paint
Kitchen	Window Sill	Deteriorated Paint
Closet	Closet Door Frame	Deteriorated Paint
Living Room	Door	Deteriorated Paint
Garage (Interior)	Baseboard	Deteriorated Paint
Garage (Interior)	Shelf Support	Deteriorated Paint
Garage (Interior)	Wall	Deteriorated Paint
Basement	Steps	Deteriorated Paint
Basement	Lolly Column	Deteriorated Paint
Basement	Door	Deteriorated Paint
Basement	bilco door	Deteriorated Paint
Basement	Oil Storage Tank	Deteriorated Paint
Bedroom 2	radiator	Deteriorated Paint
Living Room	Baseboard heating cover	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. 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

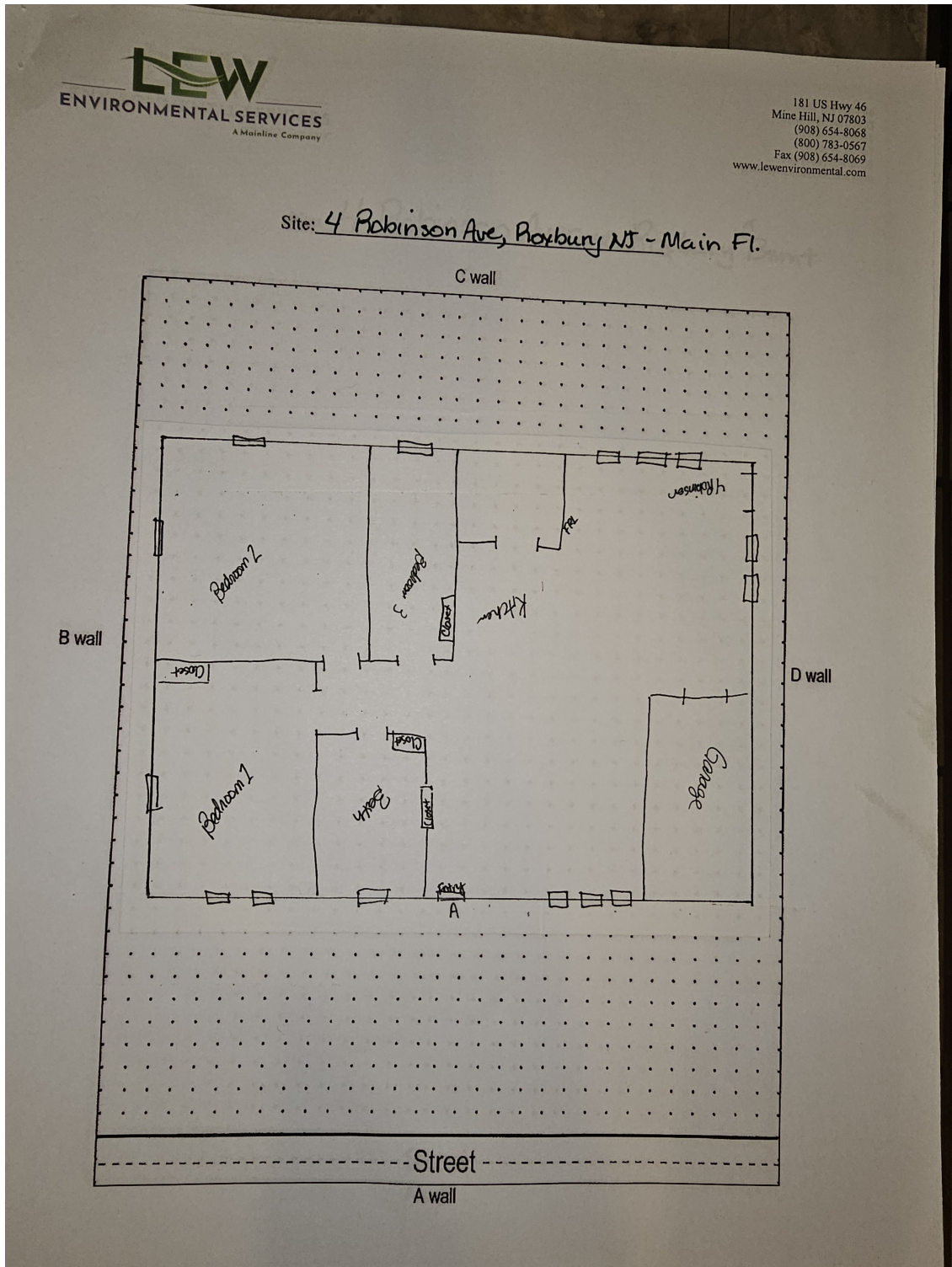
NJ, then enter your zip code to search for contractors. After completion of interim control work, a lead-based paint post-remediation with dust wipes will be required. After completion of abatement work, a lead-based paint abatement clearance will be required..

Respectfully Submitted,

A handwritten signature in cursive script that reads "Gloria Washington". The signature is written in black ink and is positioned to the left of the typed name.

Gloria Washington
NJDOH Risk Assessor, ID#040601
Encl: Floor Plan, Photographs;

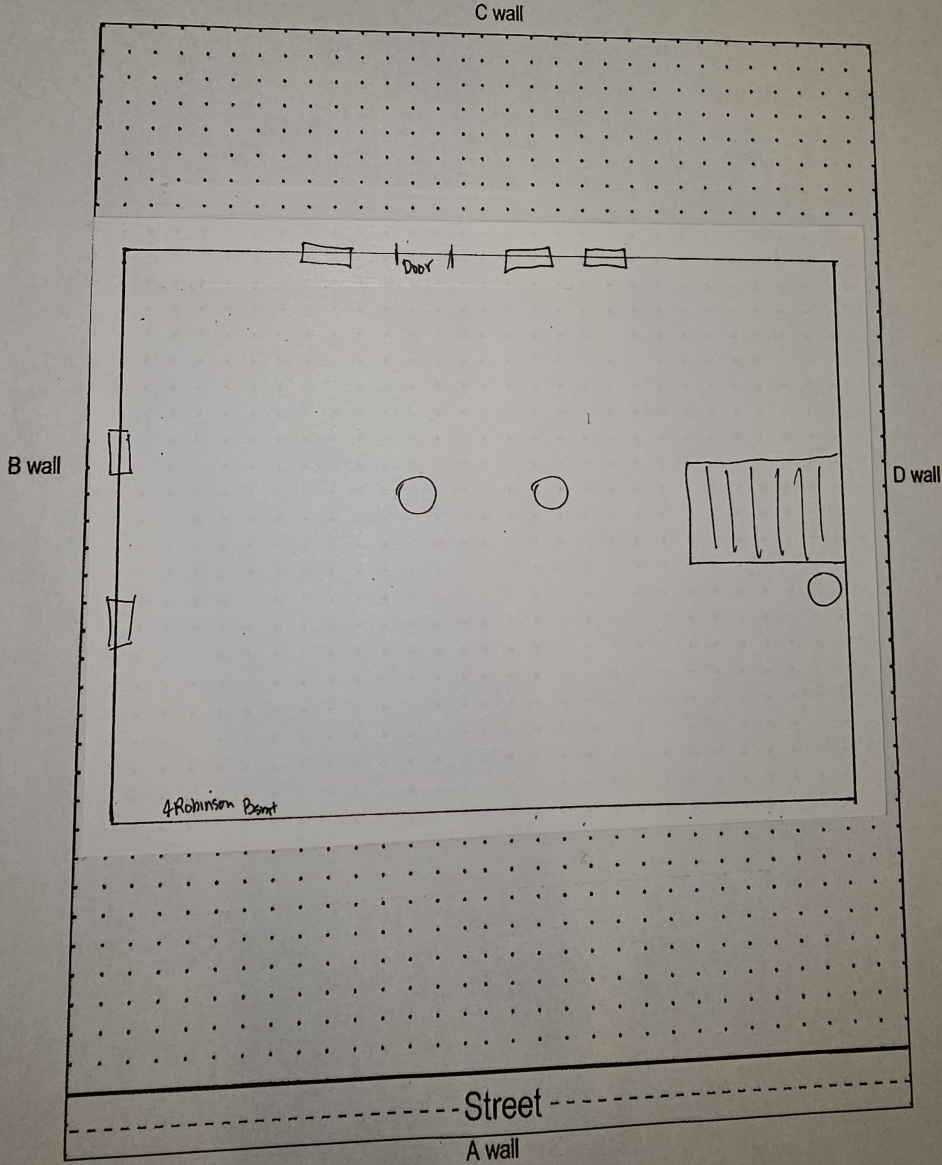
Floor Plan(s)



Floor 1

Lew Environmental Services - 4 Robinson Ave - Visual Inspection
Prepared By: LEW Environmental Services, LLC
06/07/2024

Site: 4 Robinson Avenue Roxbury^{NS} Bsmnt



Floor 2

Lew Environmental Services - 4 Robinson Ave -Visual Inspection
Prepared By: LEW Environmental Services, LLC
06/07/2024

Hazard Photos

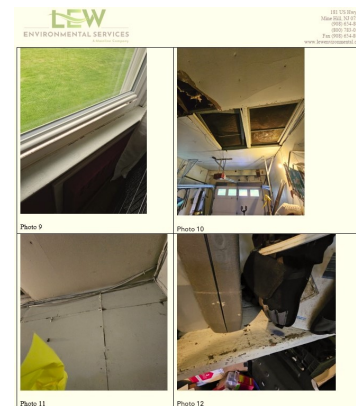


Hazard: Foyer | Door Casing | Deteriorated Paint Hazard: Living Room | Door | Deteriorated Paint



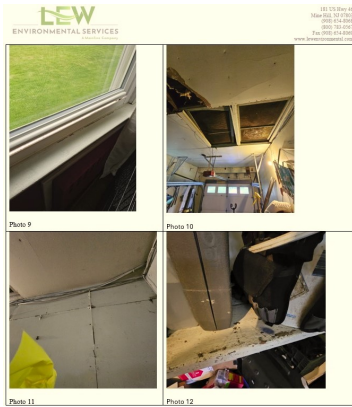
Hazard: Kitchen | Window Sill | Deteriorated Paint

Hazard: Closet | Closet Door Frame | Deteriorated Paint

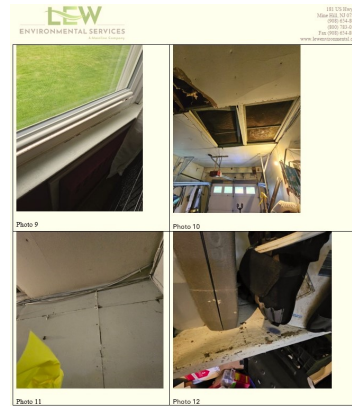


Hazard: Living Room | Door | Deteriorated Paint

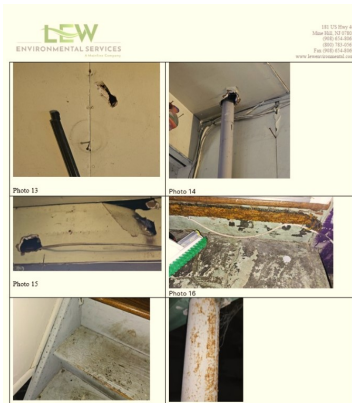
Hazard: Garage (Interior) | Baseboard | Deteriorated Paint



Hazard: Garage (Interior) | Shelf Support | Deteriorated Paint



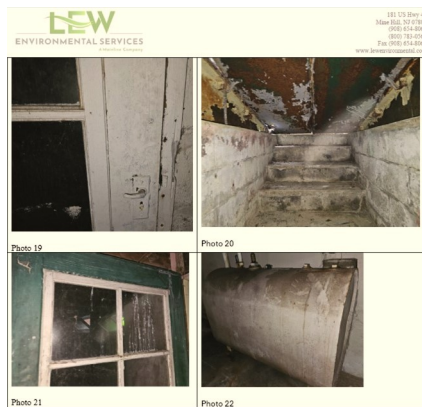
Hazard: Garage (Interior) | Wall | Deteriorated Paint



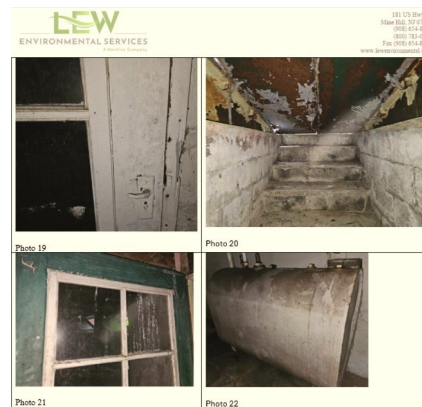
Hazard: Basement | Steps | Deteriorated Paint



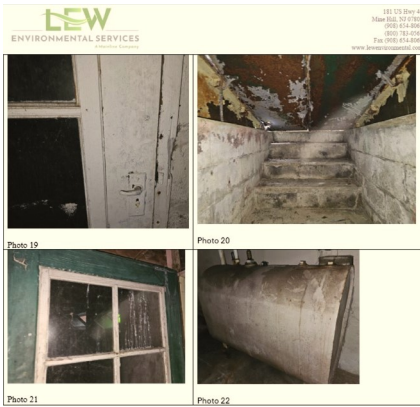
Hazard: Basement | Lolly Column | Deteriorated Paint



Hazard: Basement | Door | Deteriorated Paint



Hazard: Basement | bilco door | Deteriorated Paint



Hazard: Basement | Oil Storage Tank | Deteriorated Paint



Hazard: Bedroom 2 | radiator | Deteriorated Paint



Hazard: Living Room | Baseboard heating cover | Deteriorated Paint

Lew Environmental Services - 4 Robinson Ave -Visual Inspection
 Prepared By: LEW Environmental Services, LLC
 06/07/2024