

Cadmus Environmental

2206 Foreland Drive
Houston, Texas 77077

713.252.8549

Wendy@CadmusEnvironmental.com

Water Damage Remediation Inspection Report

CLIENT: FT Resources
Jeff Perry

ADDRESS: 4903 Berry Knoll Ct

Email: Jeff@fasttrackremodeling.com

DATE: January 30, 2019



Background Information

Water damage remediation was performed due to flooding in the aftermath of Hurricane Harvey.

Inspection

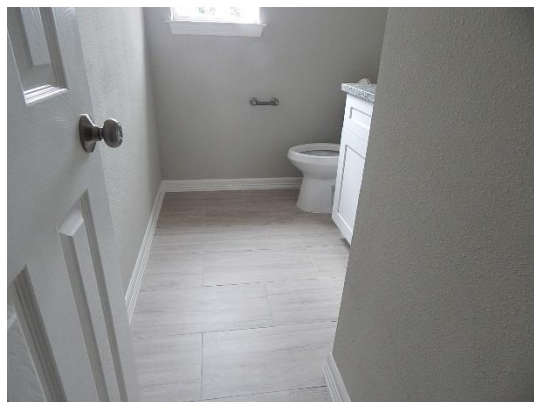
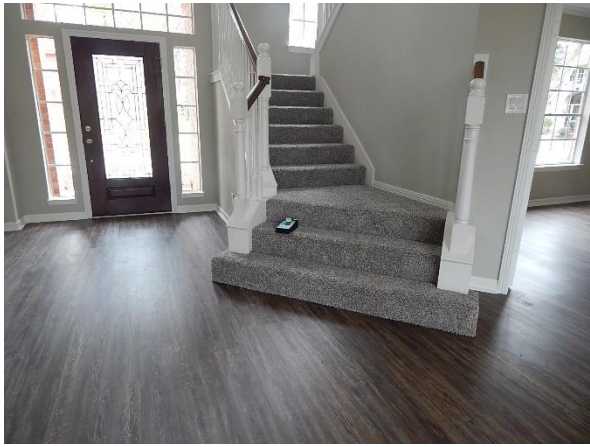
At the time of this inspection, I observed the following in the impacted area:

- Throughout the impacted first level new flooring, lower cabinets and sheetrock and insulation were installed. A cursory inspection of the upstairs showed updated flooring and cabinetry in that area as well.
- There was no evidence of residual water or mold damaged materials in the house. No water damage or mold growth was observed through wall openings, such as the downstairs return air chase.
- The area was free of visible mold growth
- No moisture elevation was detected on building materials that were tested.
- No musty odor was detected in the house.
- There was no evidence of mold growth in the detached garage.

Lab Results: Since this inspection was conducted after the materials removal and cleaning was complete, 4 air samples were taken in the impacted downstairs area along with an exterior baseline air sample for comparison. These air samples showed no elevation of airborne mold spores when compared to the exterior baseline and when considered on their own merits.

Conclusion: Remediation can be considered complete from a mold remediation perspective. Rebuild can be completed.





Lab Results

Client: Cadmus Environmental

Contact: Wendy Cadmus
Project: Berry Knoll
Date of Sampling: 01-30-2019
Date of Receipt: 01-31-2019
Date of Report: 02-01-2019

MoldREPORT

EMLab P & K
6000 Shoreline Ct, Ste 205, So. San Francisco, CA 94080
(866) 888-6653 Fax (623) 780-7695

Laboratory Results

MoldREPORT: Spore Trap Analysis

Location:	ST1: Kitchen		ST2: Master		ST3: Dining Room	
Comments (see below)	None		None		None	
Lab ID-Version†:	9868025-1		9868026-1		9868027-1	
Analysis Date:	02/01/2019		02/01/2019		02/01/2019	
Spore types detected:	raw ct.	per m3	raw ct.	per m3	raw ct.	per m3
Aureobasidium	-	-	-	-	-	-
Basidiospores	-	-	-	-	-	-
Chaetomium	-	-	-	-	-	-
Cladosporium	-	-	5	270	4	210
Fusarium	-	-	-	-	-	-
Penicillium/Aspergillus types	-	-	-	-	-	-
Stachybotrys	-	-	-	-	-	-
Trichoderma	-	-	-	-	-	-
Ulocladium	-	-	-	-	-	-
Others	-	-	-	-	1	13
§ Total:		< 13		270		230
Additional Information:						
Hyphal fragments	-		-		-	
Skin cells	13 - 67		4,000 - 8,000		4,000 - 8,000	
Pollen	< 13		< 13		< 13	
Background debris (1-4)†	2		3		3	
Limit of detection	13		13		13	
Sample volume (liters)	75		75		75	

Comments:

Basidiospores (basidiomycetes): Basidiospores are extremely common outdoors and originate from fungi in gardens, forests, and woodlands. It is rare for the source of basidiospores to be indoors. However, basidiospores may be an indicator of wood decay.

Cladosporium: One of the most commonly found molds outdoors and frequently found growing indoors. Spores from Cladosporium are generally present in outdoor and indoor air, even in relatively clean, mold-growth-free, indoor environments. Levels vary based upon activity levels, weather conditions, dustiness, outside air exchange rates, and other factors.

Penicillium/Aspergillus types: Penicillium and Aspergillus are among the most common molds found growing both indoors and outdoors (even in relatively clean, mold-growth-free, indoor environments). Levels vary based upon activity levels, dustiness, weather conditions, outside air exchange rates, and other factors.

Stachybotrys and other marker types: Certain types of mold, such as Aureobasidium, Chaetomium, Fusarium, Trichoderma, and Ulocladium, are generally found in very low numbers outdoors. Consequently their presence indoors, even in relatively low numbers, is often an indication that these molds are originating from growth indoors. When present, these mold types are often the clearest indicator of a mold problem.

Others: Molds in the "Others" category are generally found outdoors in moderate numbers, and are therefore not considered markers of indoor growth.

† A "Version" indicated by "-x" after the Lab ID# with a value greater than 1 indicates a sample with amended data. The revision number is reflected by the value of "x".

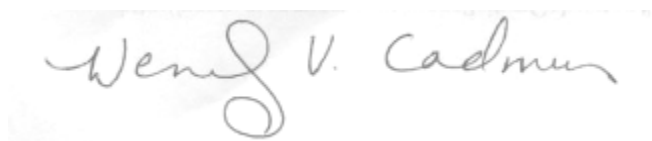
‡ Background debris is an indication of the amounts of non-biological particulate matter present on the slide (dust in the air) and is graded from 1 to 4 with 4 indicating the largest amount.

The analytical sensitivity is the spores/m³ divided by the raw count, expressed in spores/m³. The limit of detection is the analytical sensitivity (in spores/m³) multiplied by the sample volume (in liters) divided by 1000 liters.

§ Total has been rounded to two significant figures to reflect analytical precision.

Please contact me if you have any questions on information in this report.

Very truly yours,

A handwritten signature in cursive script that reads "Wendy V. Cadmus". The signature is written in dark ink on a light-colored background.

Wendy V. Cadmus

Texas Licensed Mold Assessment Consultant, License #MAC 1055

B.S. Natural Sciences, University of Texas, Austin

MBA, Rice University

Cadmus Environmental

Office | 713.252.8549

E-Mail | wendy@cadmusenvironmental.com

Web | www.CadmusEnvironmental.com