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December 19, 2018

Public Housing Agency of the City of St. Paul
555 Wabasha Street North, Suite 400
St. Paul, Minnesota 55102

Attn: Ka Yang
PHA Project Leader

651-292-6089

Subject: Lead Risk Assessment
Roosevelt Homes (MN1-2) and Community Center
St. Paul, Minnesota
PSI Project No. 06731050-3

Dear Mr. Yang:

On October 2, 3, 4, 10, 11 and 12 2018, Mr. John Lynch and Mr. Jacob Frahm of Professional Service Industries, Inc. (PSI), an Intertek company, conducted a lead risk assessment at the above multi-family housing development. Mr. Lynch and Mr. Frahm are certified Risk Assessors through the Minnesota Department of Health. The current owner of this property is the Public Housing Agency of the City of St. Paul (PHA).

Were Lead-Based Paint (LBP) Hazards discovered at this development?

Yes No

A lead-based paint hazard is any of the following:

- LBP on a friction surface subject to abrasion and where the dust levels on the nearest horizontal surface (sill or floor) exceed the floor or window levels shown below;
- LBP damaged by impact;
- LBP showing evidence of teeth marks; or
- Any other deteriorated LBP.

Based on the HUD Guidelines, the following lead hazards were identified:

ADDRESS #	ROOM #	COMPONENT	LOCATION	SUBSTRATE	COLOR	CONDITION
NONE						

NOTE: X = not along a wall

None of the components with deteriorated paint tested were found to contain lead at greater than or equal to 1.0 mg/cm². Detailed XRF testing results are contained in Section A-1 of this report.





Were Lead Dust Hazards discovered at this development?

Yes No

A lead-dust hazard is surface dust exceeding the levels shown below on one or more of the following components:

- Floors: 40µg/Square Foot
- Window Sills: 250µg/Square Foot
- Window Troughs 400µg/Square Foot

Dust sample results location: Section A-2. Hazard recommendations: Section A-3

The average dust level for each category was determined to be:

	FLOOR	STAIRS	WINDOW SILLS	WINDOW TROUGHS
MN1-2	15 µg/SqFt	10 µg/SqFt	6.5 µg/SqFt	NA
COMMUNITY CENTER	10 µg/SqFt	NA	7.18 µg/SqFt	NA

NA = Not Applicable

The slider windows found at the subject property did not have a trough and therefore no trough samples were collected.

None of the individual dust wipe samples was found to contain lead dust above the respective regulatory standards.

ADDRESS #	ROOM #	COMPONENT	LEAD
None			

Were Lead Soil Hazards discovered at this residence?

Yes No

A soil-lead hazard is bare soil containing 100 µg/g (micrograms per gram) in composited samples collected from the bare soil areas around the drip-line of the house or in the rest of the yard. Soil sample results are located in Section A-2 of this report. Hazard information and recommendations are located in Section A-3.

One of the soil samples collected for this assessment exceeded the soil-lead hazard standard.

SAMPLE NO.	ADDRESS	LOCATION	BARE/COVERED	RESULT UG/G
1148-S-DS	1148 Suponick Ln	Drip Line	BARE	670

None of the soil samples for each individual play area were above the soil-lead hazard of 100 ug/g.

The average lead soil level for each category within the apartment complex was determined to be:

DRIP LINE	BARE SOIL	PLAY AREA
76 ug/g	37 ug/g	20.5 ug/g

The simplest way to reduce lead exposures is through regular washing of hands, toys, and horizontal surfaces in the home with a liquid hand soap or dish soap and water. It is highly recommended that disposable cleaning materials be used to wash surfaces, so as not to re-contaminate them with a used mop or cloth. A guide to reducing lead hazards in the home is included in Section C of this report. Other ways of reducing lead hazards within the home include taking shoes off before entering living areas, letting water run prior to drinking or



cooking, covering exposed soil with plant materials, and vacuuming with a High Efficiency Particulate Air (HEPA) filtered vacuum.

For more information regarding lead poisoning and prevention, contact your local health department or the National Lead Information Center (800-424-LEAD (5323)). Contact the Minnesota Department of Health Lead Program at (651) 201-4620 for information regarding lead hazard remediation or selection of qualified lead professionals. Additional Information is also available on the internet at www.health.state.mn.us/topics/lead/index.html

The purpose of this lead-based paint investigation was to identify painted and varnished surfaces for the presence of lead exceeding the regulatory level and to evaluate the property for the location, type and severity of existing or potential health hazards associated with lead-based paint in tenant and public accessible areas, and then develop recommendations for remediation of those hazards. The following report details the results of the assessment.

The findings of this report must be provided to each new lessee (tenant) or purchaser of this property under Federal law (24 CFR part 35 and 40 CFR part 745) before they become obligated under a lease or sales contract. The complete report must also be provided to purchasers and made available to tenants. Landlords (lessors) and sellers are also required to distribute an educational pamphlet approved by the U.S. Environmental Protection Agency (EPA), entitled *Protect Your Family from Lead in Your Home*, and include standard warning language in their leases or sales contracts to ensure that parents have the information they need to protect their children from lead-based paint hazards.

For more information regarding your obligations under federal lead-based paint regulations, contact the Minnesota Department of Health Lead Program at 651-201-4620.

We share your concern for the safety and well-being of your family or tenants and you are invited to call us at 651-646-8148 with any questions you may have concerning this report or your needs for additional guidance.

Sincerely,
Professional Service Industries, Inc.

A handwritten signature in blue ink that reads "Jacob Frahm".

Jacob Frahm, MDH Risk Assessor No. LR3835

A handwritten signature in blue ink that reads "John Lynch".

John Lynch, MDH Risk Assessor No. LR4182

A handwritten signature in blue ink that reads "Michael Tjaden".

Michael Tjaden
Principal Consultant