



# Healthy Habitat.org

Caring for the places we live, work, and play.

# Radon and the Real Estate Transaction

# Continued Education Instructor

Brian Denne

## Credentials

Healthy  
Habitat.org



-Executive  
Director of  
Operations and  
Development.

Home  
Energy  
Score.com



-Founder / Owner  
-Certified Energy  
Assessor

General  
Contractor



-Contractor since 1995  
-President of the  
Portland Metropolitan  
Chapter of International  
Association of Certified  
Home Inspectors

Home  
Performance



-Board of Directors  
- President of the  
Home Performance  
Guild of Oregon

Healthy Habitat.org is an Oregon 501(c)3 Nonprofit organization

## What is Radon

The negative health effects associated with Radon.

## Radon Testing

How Radon enters our homes.  
Testing methods and the removal process.

## Broker's Obligations

The Realtor's responsibility and best practices.

## Radon in our Homes

How abundant is Radon in Portland.

## Cost and Contractors

The costs associated with Radon Testing and Mitigation.  
Where to find the right Contractor for your Transaction.



What is Radon?

## What is Radon?

A radioactive gaseous element produced by the decay of radium. It is colorless, odorless, tasteless, and naturally occurring.

Entry into our homes takes place through concrete slabs, crawlspace, and basements. Items such as cracks in the foundation and sump pump pits allow for even greater possibility for exposure.



### One of the Leading cause of Lung Cancer

According to the World Health Organization (W.H.O.)



### Located nearly everywhere

Found in soils, rock, and water throughout the world.



### Radiation Particles

Once in the lungs, these particles release radiation and damage the surrounding tissue.



### 4 pCi/L is the “Take Action Level”

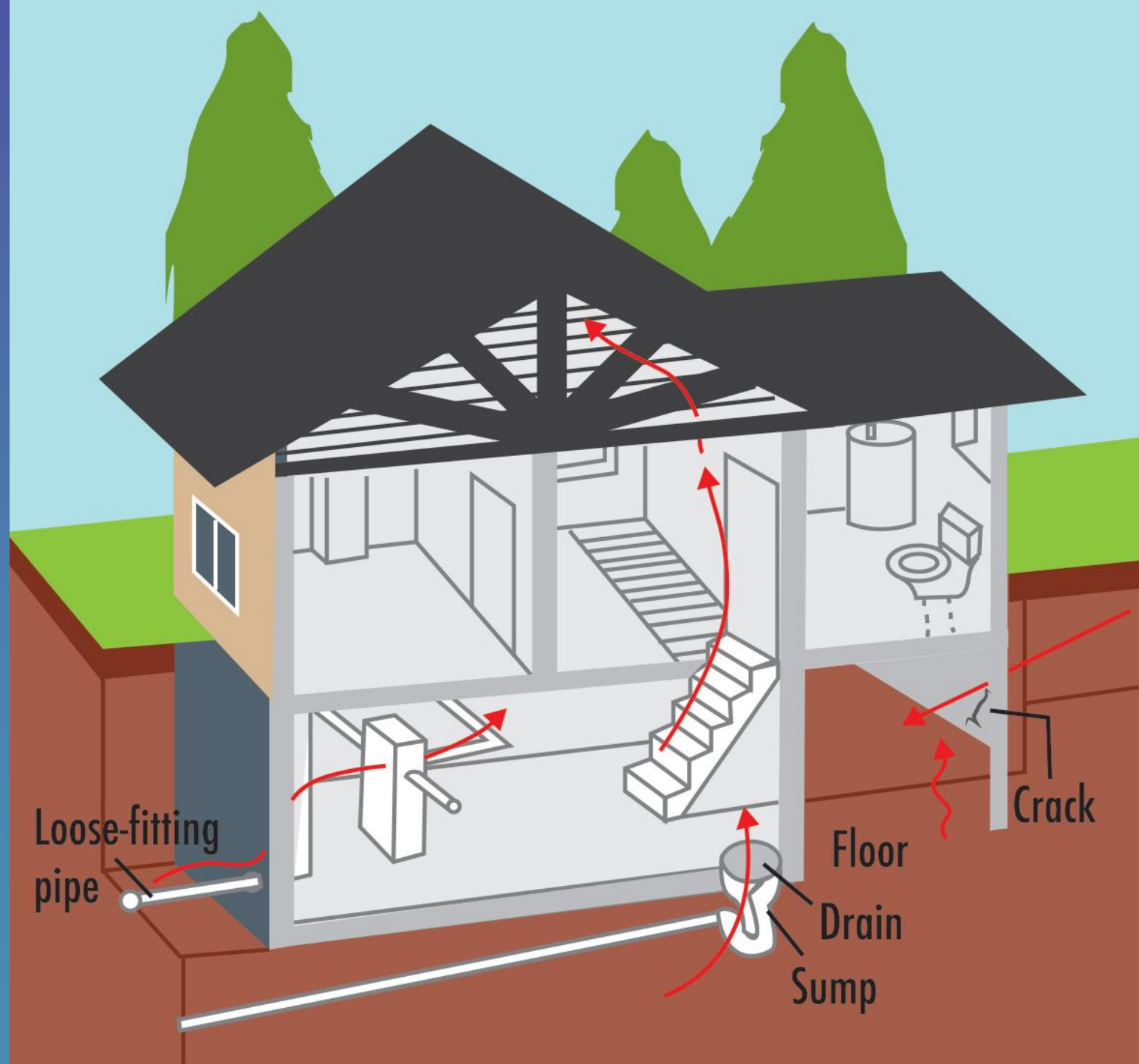
Measured in picoCuries per liter (pCi/L), the Environmental Protection Agency states that a measurement of 4 warrants a “take action level” where mitigation should take place.

**Note; there is no level of Radon that is considered safe.**

What is Radon?

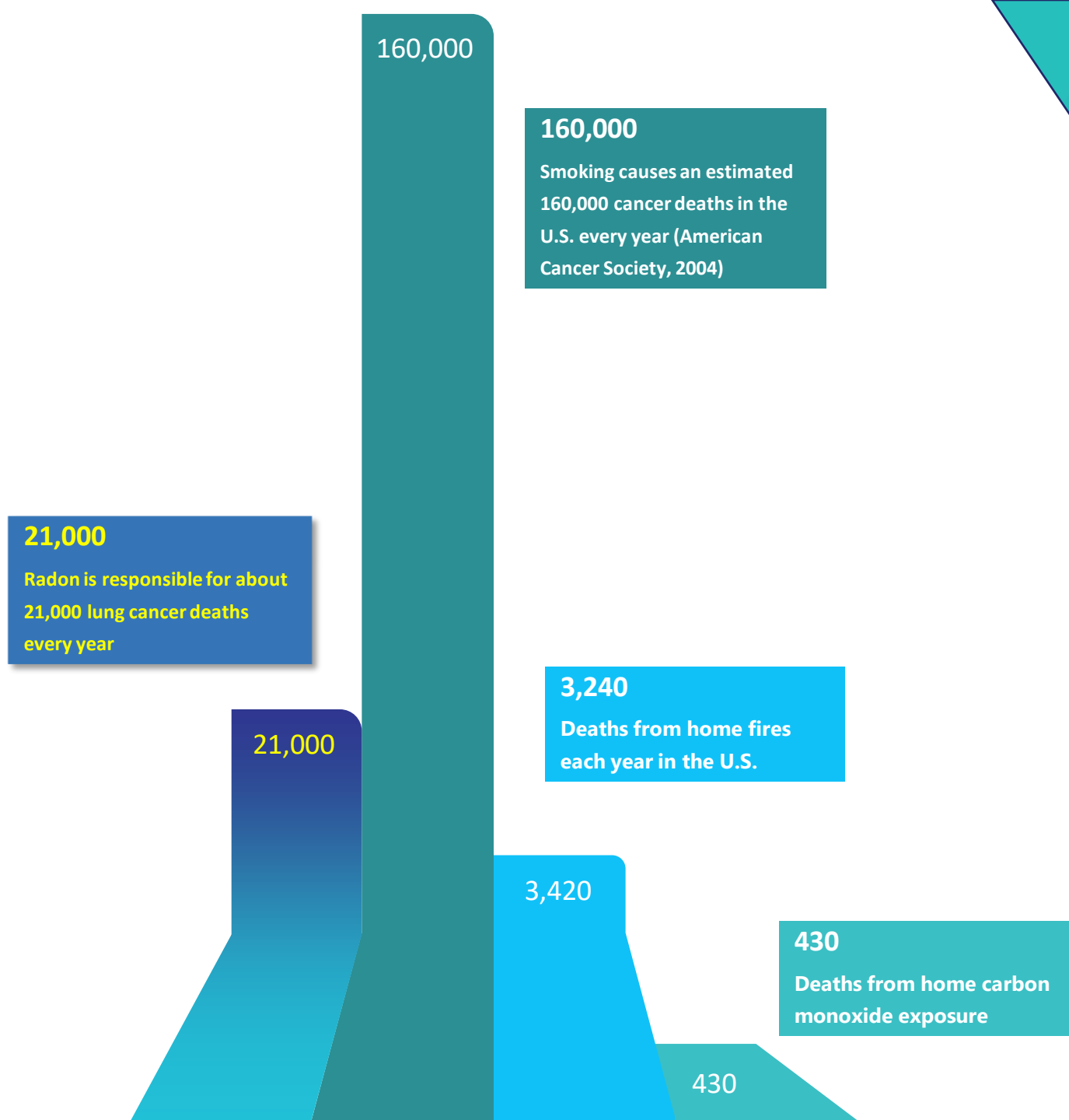
## How does Radon enter our homes?

Radon typically moves up through the ground to the air above, and into your home through cracks and other holes in the foundation. Once inside it is possible for Radon to be trapped in the house.



# How does Radon compare?

As household threat, how does Radon compare to other causes of death in the United States?



**160,000**  
Smoking causes an estimated 160,000 cancer deaths in the U.S. every year (American Cancer Society, 2004)

**21,000**  
Radon is responsible for about 21,000 lung cancer deaths every year

**3,240**  
Deaths from home fires each year in the U.S.

**430**  
Deaths from home carbon monoxide exposure

- ✓ Smoke Detector
- ✓ Carbon Monoxide Alarm
- ? Radon Detection Device

Source: IBRC, using data from the Environmental Protection Agency, the Centers for Disease Control and Prevention, The Mesothelioma Center, and the U.S. Fire Administration

# — How to test for Radon

There are 3 standardized ways to test for Radon...



Short Term  
(Passive)



Long Term  
(Passive)



Continuous  
Monitoring  
(Active)







— Continuous Monitoring Devices

## 48 Hr. Testing & Immediate Results

- Perfect for Real Estate Inspection Periods
- Non-Intrusive for PRE-Listing Testing
- Hourly Report with time stamping
- **Our devices have Motion Detection to ensure that the device is not tampered with during testing.**

# Testing Conditions

For accurate results, the following conditions need to be met when testing for Radon.

## 12 Hrs. before...

The home should have closed conditions 12 hour before monitoring begins. Closed doors, window, etc.... Only normal entry/exiting of the house.

## During testing...

Closed conditions must take place during the 48 hours of testing. Normal use of the furnace and air conditioning is allowed.

## ...During testing

Fireplaces, window fans, and wood stoves are not to be used. They affect the internal air pressure of the home.

## ...No touching

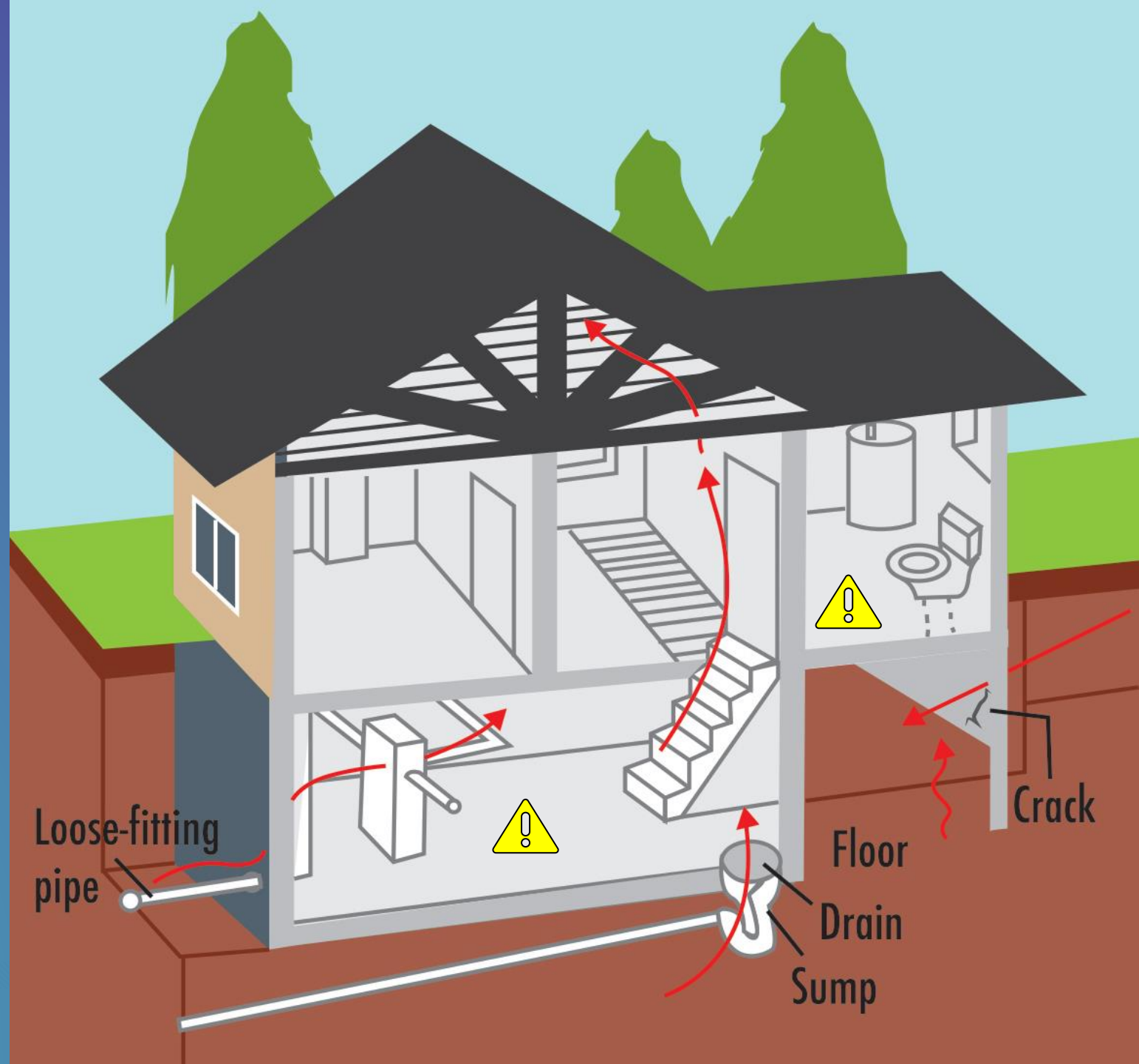
The equipment must not be moved, or touched, during the test. If so, tampering indicators will be seen on the report.

What is Radon?

## Placement of the equipment

Radon testing equipment is placed in the **lowest LIVABLE level of the home... that is the lowest level of the home that is used, or could be used, as a living space.**

Detection devices should be placed above 20 inches from the floor, 4 inches away from other objects, 1 foot away from exterior walls, and 36 inches away from openings that lead to the outside such as doors and windows.



Radon Results

# Reading your Radon Report

Detailed reports are emailed to you, and your client, that are easy to read and guide you through the next steps to take.



# Radon Report



HealthyHabitat.org

Caring for the places we live, work, and play.

A Nonprofit 501(c)(3) organization

**RADON REPORT**

**0.2 Pci/L**

Your Average Radon Reading  
In Measured Volume

## PROFILE

### ADDRESS:

16250 NW Johnson St.  
Portland, OR 97229

### REPORT CREATED FOR:

Thomas Smith

### CODE:

B/S/R/C

### REPORT NUMBER:

27000071632018083119401

### REPORT DATE:

08/31/18

### SERIAL NUMBER:

2700007163

### MEASUREMENT START DATE:

08/28/18

### MEASUREMENT END DATE:

08/30/18

### LOCATION OF EQUIPEMENT:

Basement

### MEASUREMENT BY:

Brian Denne  
Healthy Habitat.Org

### PHONE:

503.330.1514

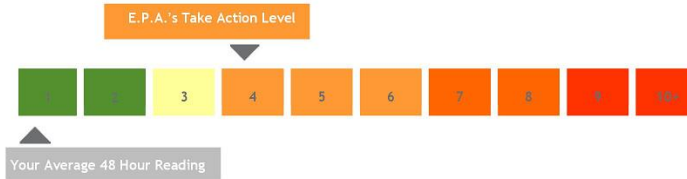
### EMAIL:

info@healthyhabitat.org

### CCB LICENSE #:

224451

*Flipover to learn  
more about reducing  
Radon levels for this  
property!*



### Notice regarding Radon measurement levels:

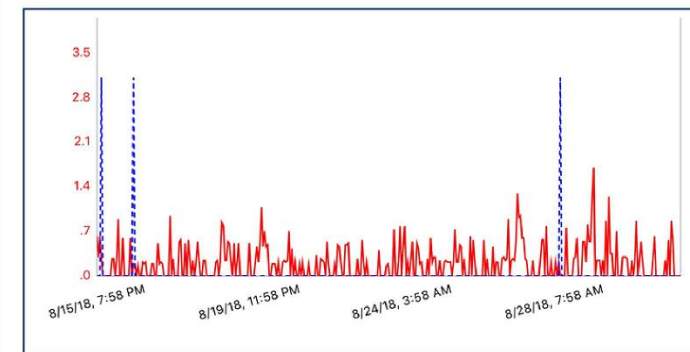
The Environmental Protection Agency's (E.P.A.) recommended "Take Action Level" is 4.0 pCi/L and above. At this level, or above this level, it is recommended that you take immediate steps towards reducing the Radon present in the building. The average indoor Radon level is estimated at about 1.3 pCi/L, and roughly 0.4 pCi/L of radon is normally found in the outside air. Note that Radon levels below 4 pCi/L still pose a risk, and that the E.P.A. has stated that there is no true safe levels of Radon, and that you may want to consider reducing Radon levels in a building that has measured readings between 2 and 4 pCi/L.

### DETAILED MEASUREMENT DATA:

	Min	Max	Average
Radon [pCi/L]	0.0	1.7	0.2
Temperature [°F]	65.5	79.2	70.2
Humidity [%rH]	43	56	49
Pressure [kPa]	100.57	101.94	101.19

### RADON MEASURED / MOTION EVENTS:

■ Radon [pCi/L] ■ Motion events (dotted line)



What is Radon?

## What was the E.P.A.'s "Take Action" Number?

A radioactive gaseous element produced by the decay of radium. It is colorless, odorless, tasteless, and naturally occurring.

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# 4 picoCuries pCi/L

#### *Definition of Curie Unit;*

*This is approximately the amount of radioactivity emitted by one gram (1 g) of radium-226. The **unit** is named after Pierre **Curie**, a French physicist.*

*A **picocurie** is one trillionth of a curie*

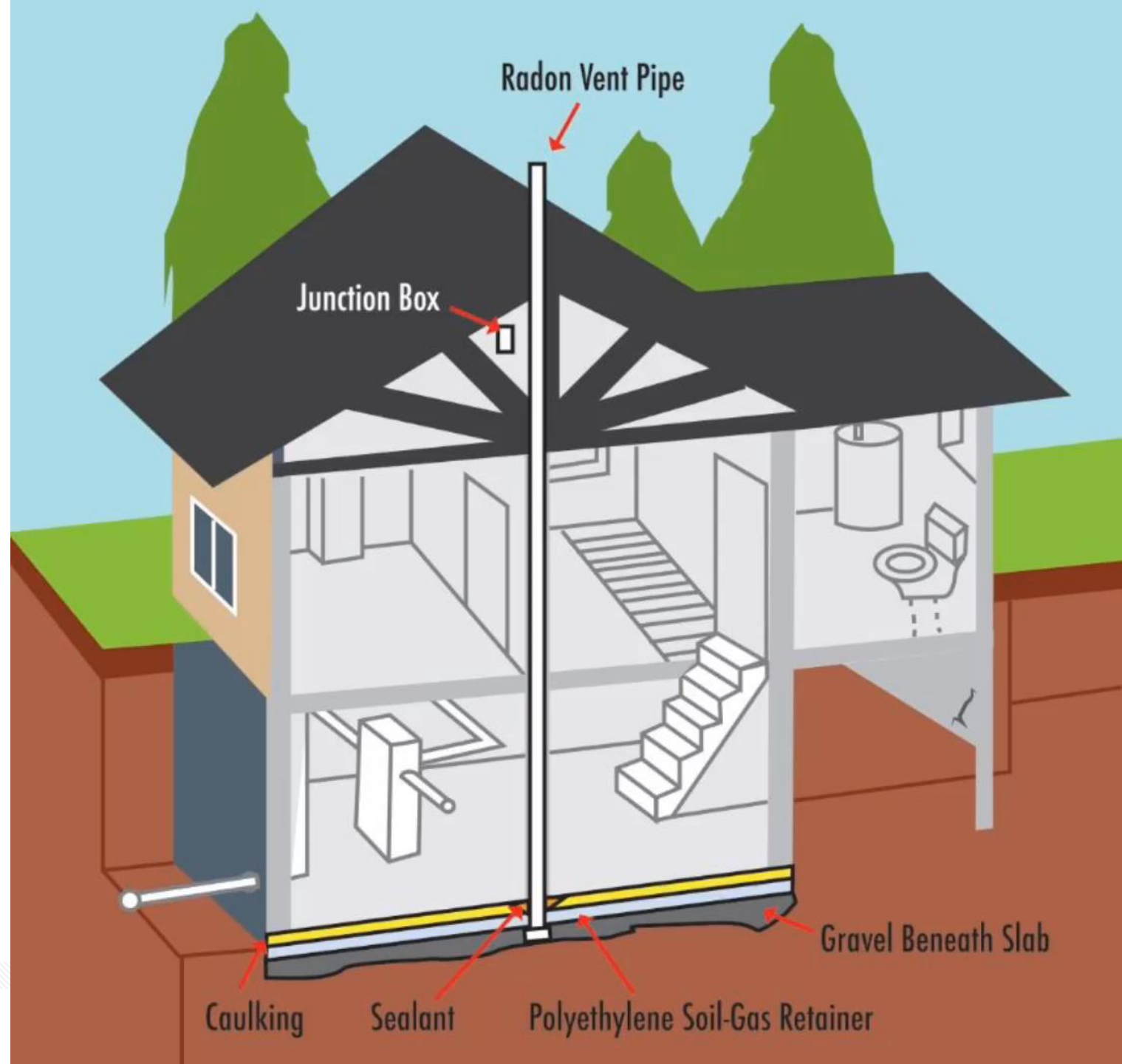


The Removal Process

## Radon Mitigation by use of **Passive System**

**A New Construction Passive Radon Mitigation System.** Reduces Radon gas by ventilating the soil without the use of a powered vent fan.

In 2011 Oregon passed legislation which established requirements for “Radon Resistant New Construction” stating that new residential and multi-family structures must have passive radon mitigation system installed that meets EPA standards.

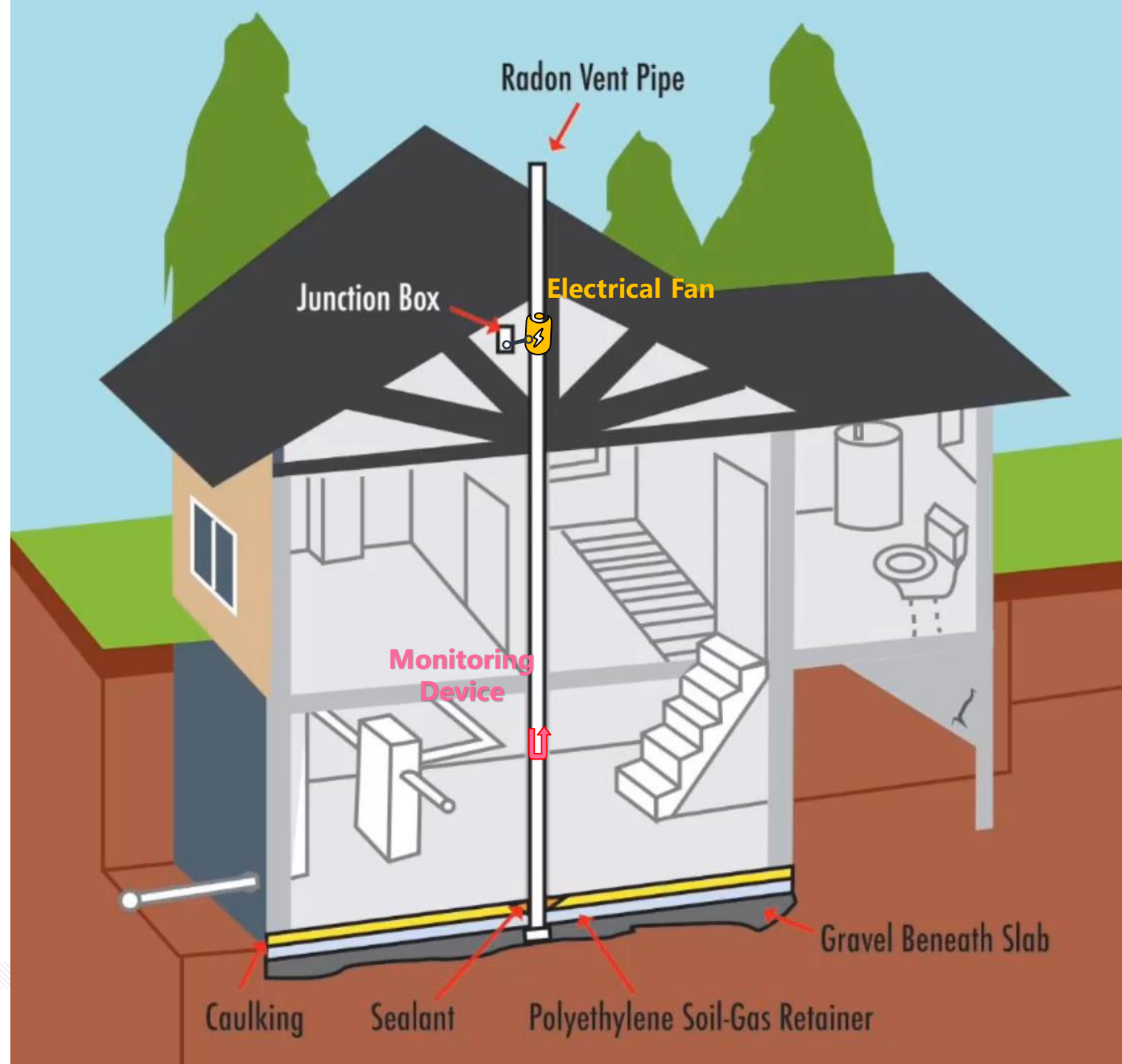




The Removal Process

## Radon Mitigation by use of **Active System**

An **Active System for Existing Homes** will have similar components to the passive system, but also have an **Electrical Fan** (installed either inside or outside of the home), a **Monitoring Device** to continuously read Radon measurements (installed inside of the home), and a **PVC pipe hole in the Slab Floor (sealed)** to pull Radon from under the home's foundation (installed in the low point of the home).

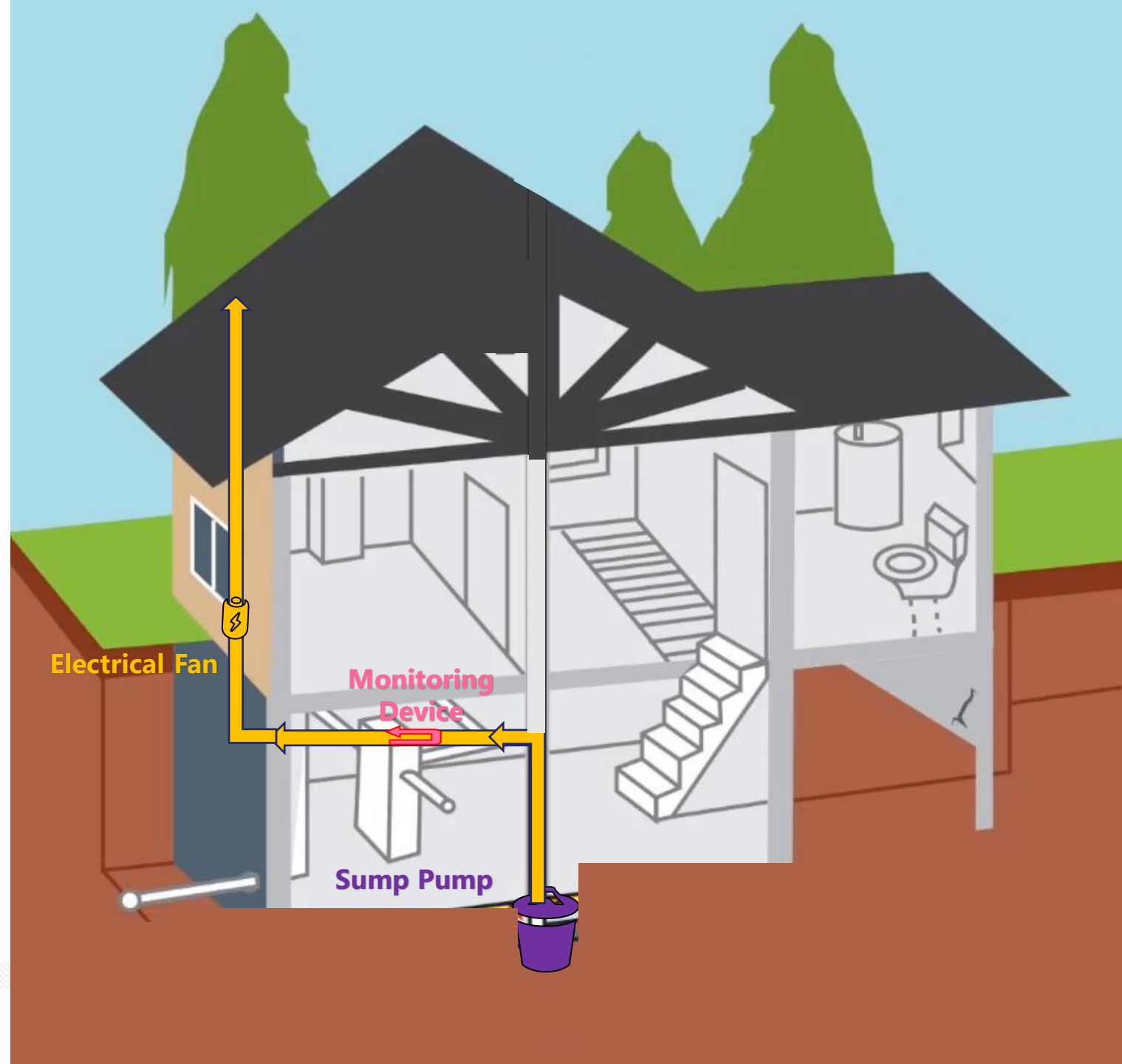


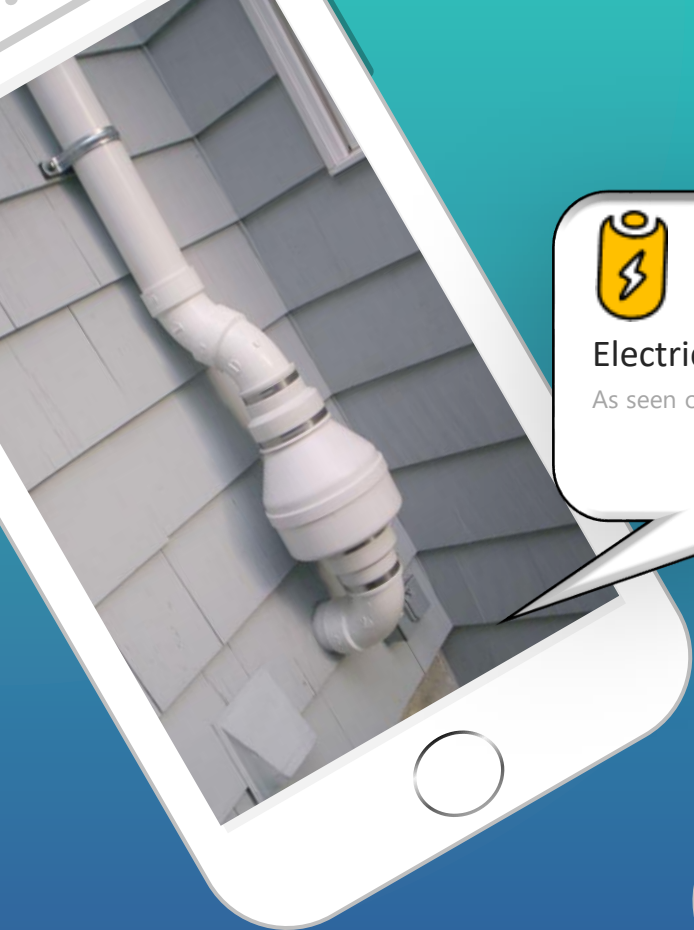
The Removal Process


## Common Practice Pacific Northwest Active System

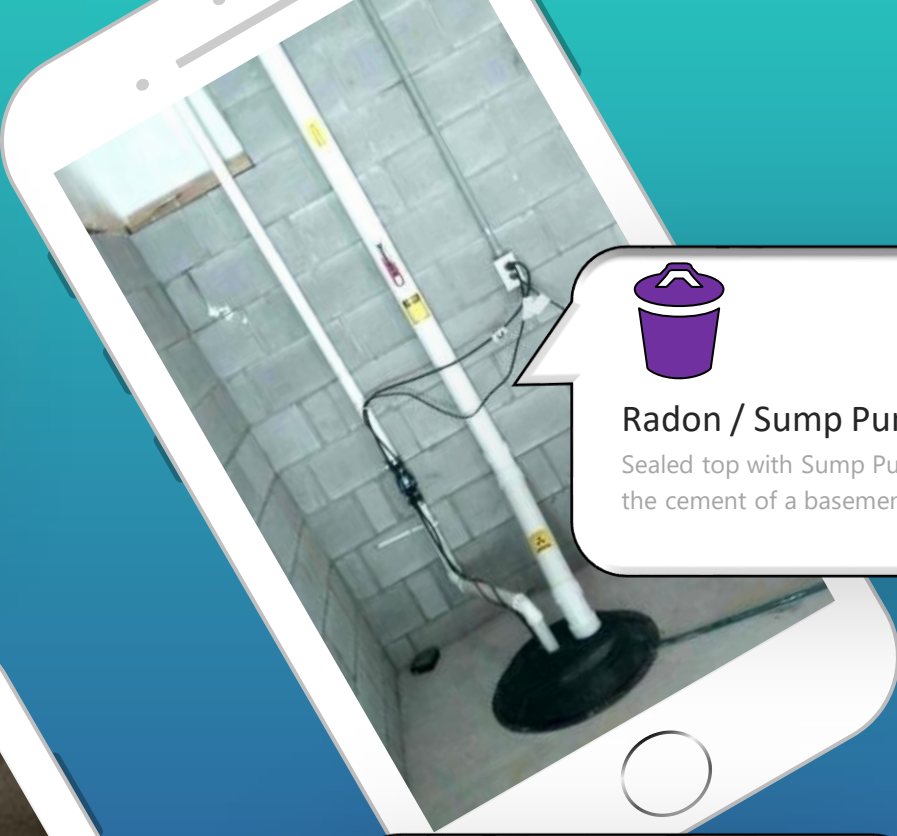
Electric fans of most piping is installed on the exterior of the property in Existing Homes.

These systems still contains the **Electrical Fan and PVC piping**, the interior installed **Monitoring Device**, and a for wetter basements a **Sump Pump** device may already be installed in which the Radon PVC Pipe can also be connected to that same location.






  
**Electrical Fan**  
As seen on the exterior of a home.



  
**Radon / Sump Pump**  
Sealed top with Sump Pump under the cement of a basement.



  
**Monitoring Gauge**  
Connected to the PVC pipeline.

# What are the Broker's responsibilities regarding Radon testing?

## Realtor<sup>®</sup> Guide for OREF Residential Real Estate Sales Agreement

**SECTION 11 "INSPECTIONS/ENVIRONMENTAL HEALTH CONCERNS"** -... Licensee should recommend professional inspection in all cases; if buyer waives, note in file that it was contrary to recommendation. If parties agrees to repairs, Inspection Period terminates automatically. Note, invasive testing, (including **radon**) or removal (e.g. soil ) requires seller advance consent.

----2018 by OREF



### Seller's Disclosure Document

Professional Inspection Recommendations List



### Buyer's Disclosure Document

Professional Inspection Recommendations List



### OR. Association of Realtor Property Seller Advisory

Environmental hazards include everything from expansive soils to landslides to forest fires, tsunamis, floods and earthquakes.

Environmental hazards can also include indoor air quality (e.g., **radon**, mold, or carbon monoxide) and hazardous materials, like asbestos. Environmental hazards known to the seller must be disclosed to all buyers.



# What are the Broker's responsibilities regarding Radon testing?

## Realtor<sup>®</sup> Guide for OREF Residential Real Estate Sales Agreement

### RADON HAZARDS AND METHODS FOR TESTING AND MITIGATION

#### 105.848 Radon information for potential buyers of one and two family dwellings.

(1) The Real Estate Agency shall provide information to alert potential buyers of one and two family dwellings to issues concerning radon in the dwellings. The information may include, but need not be limited to, radon hazard potential and methods of testing for and mitigating radon. The agency may collaborate with public or private entities to provide the information.

----2018 by OREF



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- 164 from fire, wind, floods, beach movements, earthquake, expansive soils or landslides?  Yes  No  Unknown
- 165 D. Is the property in a designated floodplain?  Yes  No  Unknown
- 166 E. Is the property in a designated slide or other geologic hazard zone?  Yes  No  Unknown
- 167 \*F. Has any portion of the property been tested or treated for asbestos, formaldehyde, radon, gas,  
168 lead-based paint, mold, fuel or chemical storage tanks or contaminated soil or water?  Yes  No  Unknown
- 169 G. Are there any tanks or underground storage tanks (e.g., septic, chemical, fuel, etc.) on the property?  Yes  No  Unknown
- 170 H. Has the property ever been used as an illegal drug manufacturing or distribution site?  Yes  No  Unknown
- 171 \*If yes, was a Certificate of Fitness issued?  Yes  No  Unknown

172 **9. FULL DISCLOSURE BY SELLER(S)**

- 173 \*A. Are there any other material defects affecting this property or its value that
- 174 a prospective buyer should know about?  Yes  No
- 175 If yes, describe the defect on attached sheet and explain the frequency and extent of the problem and any insurance claims, repairs or remediation?

**VERIFICATION**

176 The foregoing answers and attached explanations (if any) are complete and correct to the best of my/our knowledge and I/we have received a copy of this disclosure  
177 statement. I/we authorize my/our agents to deliver a copy of this disclosure statement to all prospective buyers of the property or their agents.

178 Seller \_\_\_\_\_ Date \_\_\_\_\_ ← Seller \_\_\_\_\_ Date \_\_\_\_\_ ←

**II. BUYER'S ACKNOWLEDGMENT:**

- 181 A. As buyer(s), I/we acknowledge the duty to pay diligent attention to any material defects that are known to me/us or can be known by me/us by utilizing  
182 diligent attention and observation.
- 183 B. Each buyer acknowledges and understands that the disclosures set forth in this statement and in any amendments to this statement are made only by  
184 the seller and are not the representations of any financial institution that may have made or may make a loan pertaining to the property, or that may  
185 have or take a security interest in the property, or of any real estate licensee engaged by the seller or buyer. A financial institution or real estate  
186 licensee is not bound by and has no liability with respect to any representation, misrepresentation, omission, error or inaccuracy contained in another  
187 party's disclosure statement required by this section or any amendment to the disclosure statement.
- 188 C. Buyer (which term includes all persons signing the "Buyer's Acknowledgment" portion of this disclosure statement below) hereby acknowledges receipt  
189 of a copy of this disclosure statement (including attachments, if any) bearing seller's signature(s).

190 DISCLOSURES, IF ANY, CONTAINED IN THIS FORM ARE PROVIDED BY THE SELLER ON THE BASIS OF SELLER'S ACTUAL KNOWLEDGE OF  
191 THE PROPERTY AT THE TIME OF DISCLOSURE. IF THE SELLER HAS FILLED OUT SECTION 2 OF THIS FORM, YOU, THE BUYER, HAVE FIVE  
192 BUSINESS DAYS FROM THE SELLER'S DELIVERY OF THIS DISCLOSURE STATEMENT TO REVOKE YOUR OFFER BY DELIVERING YOUR  
193 SEPARATE SIGNED WRITTEN STATEMENT OF REVOCATION TO THE SELLER DISAPPROVING THE SELLER'S DISCLOSURE UNLESS YOU  
194 WAIVE THIS RIGHT AT OR PRIOR TO ENTERING INTO A SALE AGREEMENT.

195 **BUYER HEREBY ACKNOWLEDGES RECEIPT OF A COPY OF THIS SELLER'S PROPERTY DISCLOSURE STATEMENT.**

196 Buyer \_\_\_\_\_ Date \_\_\_\_\_ ← Buyer \_\_\_\_\_ Date \_\_\_\_\_ ←

197 Agent receiving disclosure statement on buyer's behalf to sign and date:



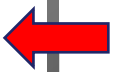
**Seller's Disclosure Document**  
Professional Inspection Recommendations List



**Buyer's Disclosure Document**  
Professional Inspection Recommendations List



**OR. Association of Realtor Property Seller Advisory**  
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**Use of Experts:** There are a great many decisions to be made and things to consider when purchasing real property. Although I can advise you on the business aspects of real property transactions, I cannot give you legal, tax, or other "home expert" advice or be responsible for inspecting or determining the physical condition of the property, its systems or potential defects. You are advised to seek the assistance of other professionals, like home inspectors, engineers, land use consultants, lawyers, accountants and so forth on matters related to the transaction that are beyond my expertise as a real estate licensee.

Any inspection services recommended by Buyer's Realtor are not to be implied as warranty as to the quality or thoroughness of their work or services. Inspectors recommended by Buyer's Realtor have been used by many past clients, and come recommended because of their past performance and service to clients only. Buyer understands that some home inspectors have a limitation of liability in their inspection agreement only to the extent of the fee paid. Buyer is not limited to using the inspectors recommended Buyer's Realtor.

**Professional Inspection Recommendations:**

- |                               |              |                           |
|-------------------------------|--------------|---------------------------|
| -Home Inspection/pest/dry rot | -Land Survey | -Septic/Sewer Scope       |
| -Exterior Siding              | -Mold/Mildew | -Underground Sprinklers   |
| -Fireplace/Chimney            | -Radon       | -Underground Storage Tank |
| -Geotechnical                 | -Roof        | - Water (if well used)    |

**Radon Gas Testing**

The United States Environmental Protection Agency and the Surgeon General of the United States have recommended that all houses should be tested for radon. For more information on radon testing call the National Radon Information Line at 1-800-767-7236. You should decide prior to signing your contract whether or not you would like to test for radon so that your satisfaction with the test results is a condition of the contract.



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**Buyer's Disclosure Document**

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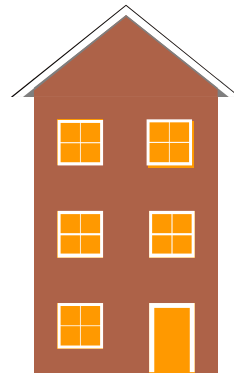
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# — How common is Radon in the Portland Area?

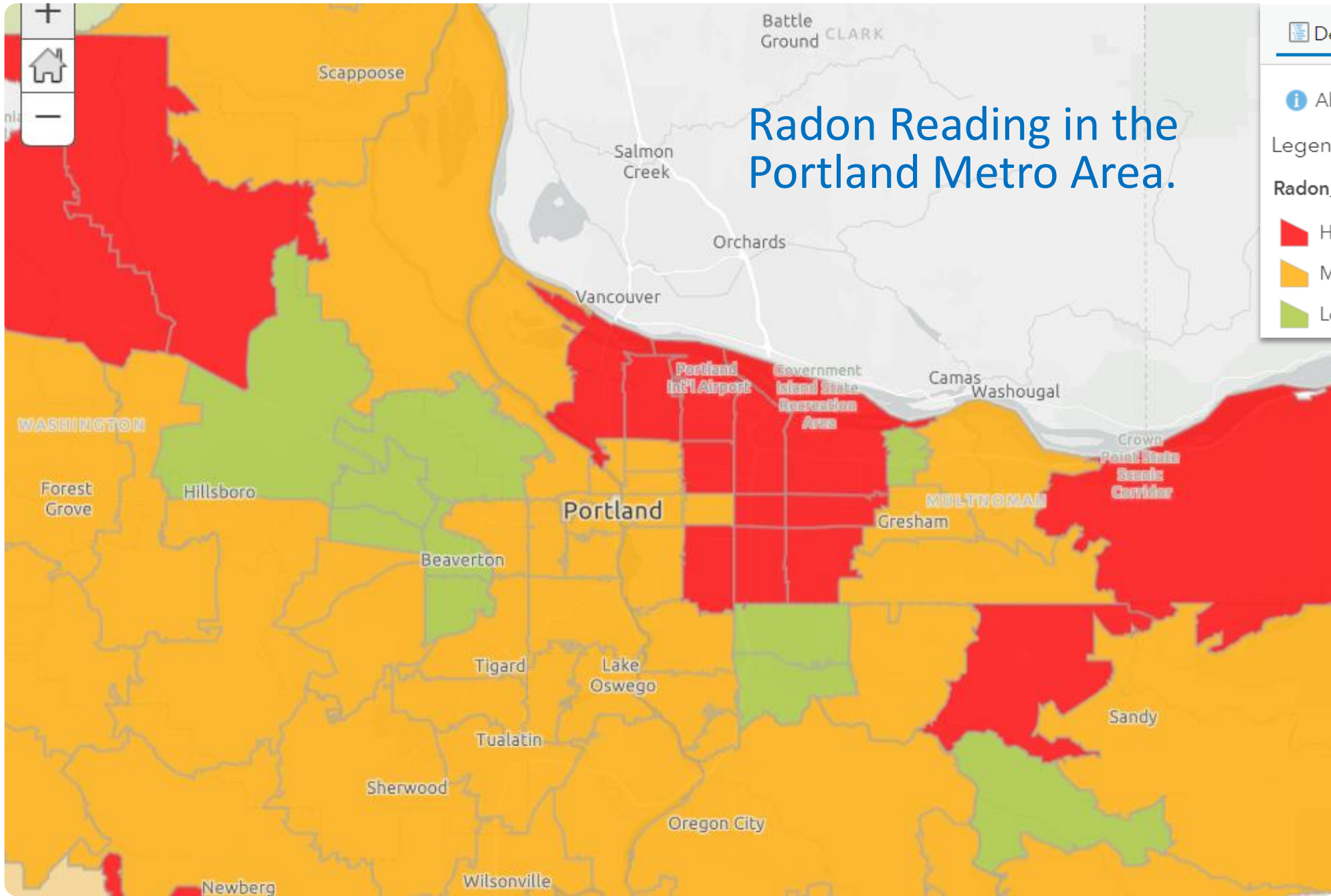
In our area 1 in 4 homes have Radon Gas levels at, or above, the "take action" level.

Can you guess which house below contains Radon?





# Radon Reading in the Portland Metro Area.



Details | Basemap

About | Content | Legend

Legend

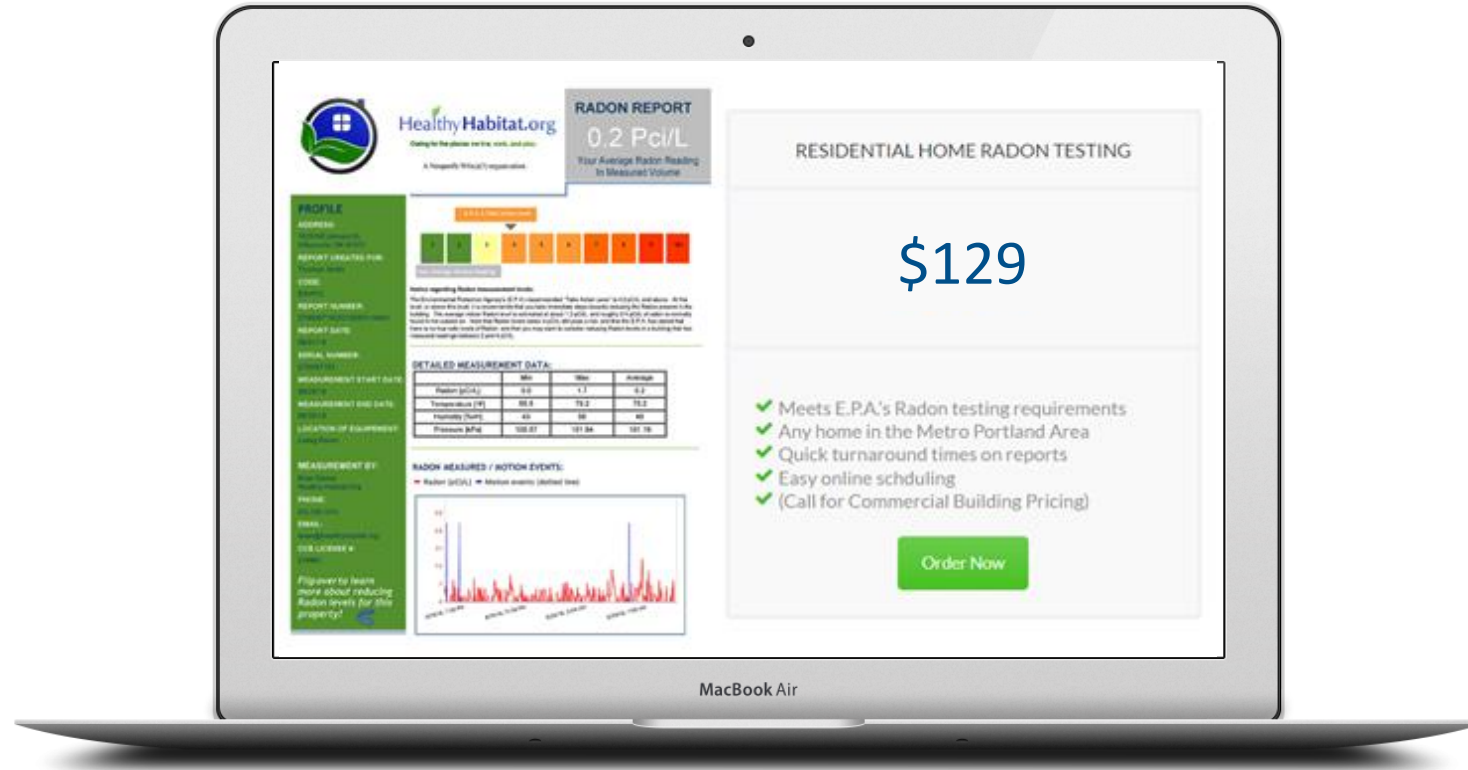
Radon\_online\_2017ed

- High
- Moderate
- Low

Moderate Levels range on average between 2 to 4 pCi≠/L

# Testing and Mitigation

Selecting the right company is the first step toward Radon  
Testing and Mitigation



## Radon Testing Rate of only \$129 from Healthy Habitat.org

- Easy scheduling
- Plenty of calendar availability
- Results the day after the machine is picked up



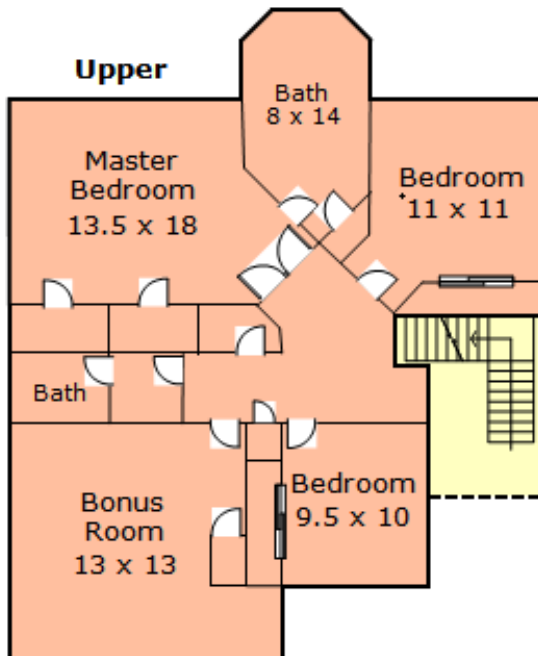
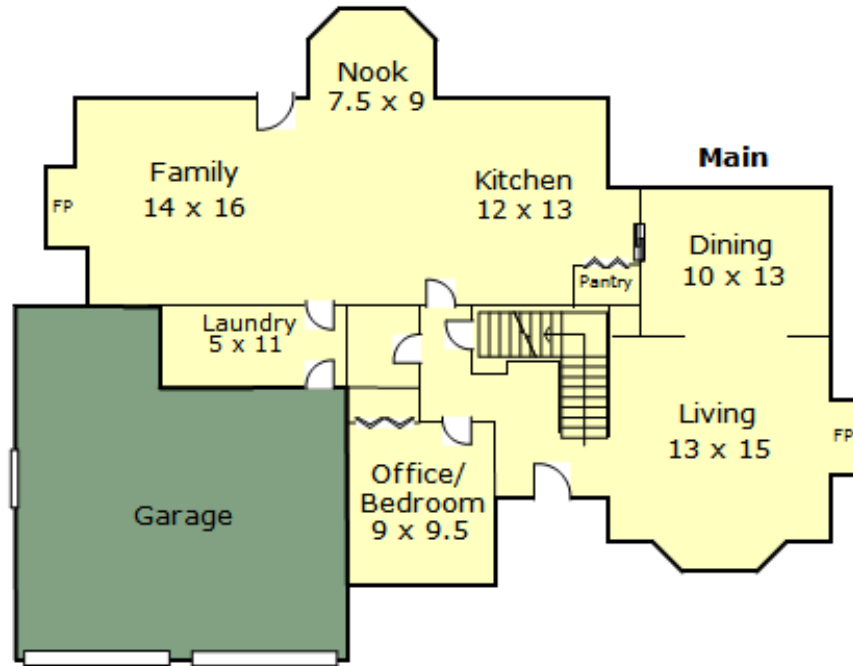
# Healthy Habitat.org

Caring for the places we live, work, and play.

- Floor Plans
- Radon Testing
- Asbestos Surveys
- Home Energy Scores
- Water Quality Testing
- Lead-Based Paint Testing

# (BASIC FLOOR PLAN)

15730 SW Warren Dr. Beaverton, OR 97007



Main	1331 Sq. Ft.
Upper	1224 Sq. Ft.
<b>Total Area</b>	<b>2555 Sq. Ft.</b>

Garage	484 Sq. Ft.
--------	-------------

Measurement provided by:



503-330-1514

**John Doe, Broker Licensed in OR**  
**Phone:** 503-555-5555  
**Email:** Johndoe@NWHomeRealty.com

**Northwest Home Realty**  
 1900 NW 167<sup>th</sup> Pl. Ste 110  
 Beaverton, OR. 97006

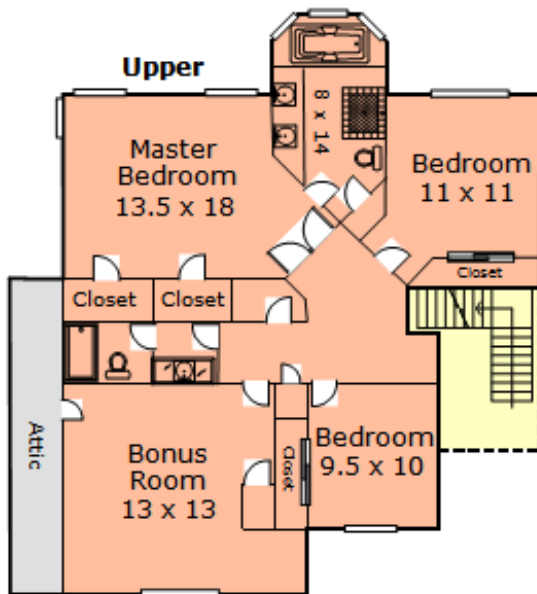
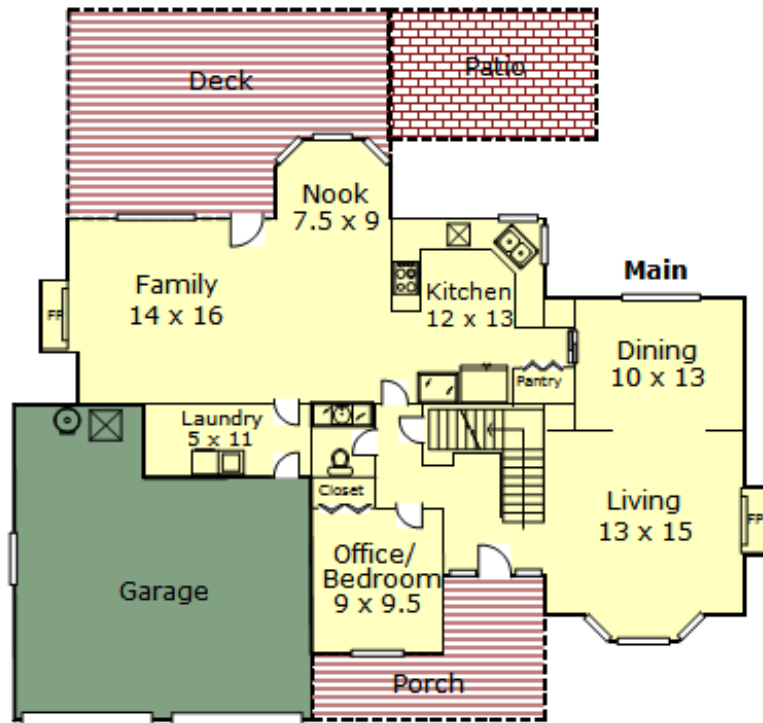
*Each office is Independently owned & Operated*



**Disclaimer:** Note this floor plan is for marketing purposes and is to be used as guide only. Stairwell(s) reflect areas that might appear twice on the floor plan, and measurements may have been altered to represent stairwells from being counted multiple times in the overall footage count. All parties involved with this real estate transaction should verify for themselves all measurements prior to the listing or sale of the property.

# (DELUXE FLOOR PLAN)

15730 SW Warren Dr. Beaverton, OR 97007



Main	1331 Sq. Ft.
Upper	1224 Sq. Ft.
<b>Total Area</b>	<b>2555 Sq. Ft.</b>

Garage	484 Sq. Ft.
--------	-------------

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503-330-1514

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**Northwest Home Realty**  
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 Beaverton, OR. 97006

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THIS HOME'S SCORE **4** OUT OF 10

THIS HOME'S ESTIMATED ENERGY COSTS

**\$1,873** PER YEAR

### HOME PROFILE

**LOCATION:**  
3163 NE Regents Dr  
Portland, OR 97212

**YEAR BUILT:**  
1915

**HEATED FLOOR AREA:**  
2,975 sq.ft.

**NUMBER OF BEDROOMS:**  
5

### ASSESSMENT

**ASSESSMENT DATE:**  
12/02/2020

**SCORE EXPIRATION DATE:**  
12/02/2028

**ASSESSOR:**  
Brian Denne  
HomeEnergyScore.com /  
HealthyHabitat.org

**PHONE:**  
503-330-1514

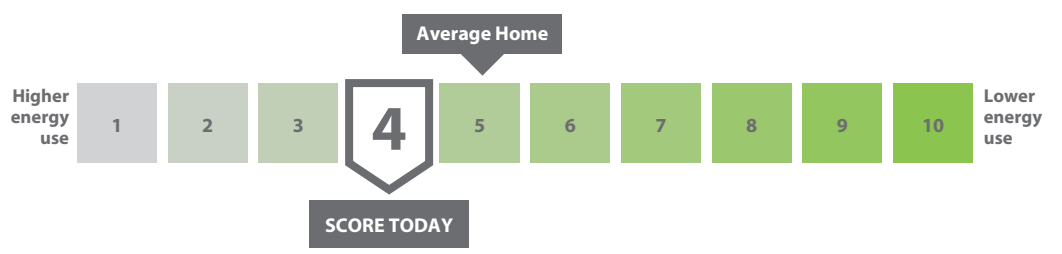
**EMAIL:**  
Brian@  
HealthyHabitat.org

**LICENSE #:**  
224451

*Flip over to learn how to improve this score and use less energy!*



### Home Energy Score



Official Assessment | ID# 327710

The Home Energy Score is a national rating System developed by the U.S. Department of Energy. The Score reflects the estimated energy use of a home based upon the home's structure and heating, cooling, and hot water systems. The average score is a 5. Learn more at [HomeEnergyScore.gov](http://HomeEnergyScore.gov).

### HOW MUCH ENERGY IS THIS HOME LIKELY TO USE?

**Electric:** 10,665 kWh/yr. .... \$1,280  
**Natural Gas:** 599 therms/yr. .... \$593  
**Other:** ..... \$0  
**Renewable Generation:** ..... (\$0)

**TOTAL ENERGY COSTS PER YEAR \$1,873**

**How much renewable energy does this home generate?**  
\_\_\_\_ kWh/yr

### THIS HOME'S CARBON FOOTPRINT:



What should my home's carbon footprint be? Between now and 2030, Portlanders should reduce carbon pollution per household to 3 metric tons per year to reach our climate goals.

- Actual energy use and costs may vary based on occupant behavior and other factors.
- Estimated energy costs were calculated based on current utility prices (\$0.12/kwh for electricity; \$0.99/therm for natural gas; \$2.58/gal for heating oil; \$2.21/gal for propane).
- Carbon footprint is based only on estimated home energy use. Carbon emissions are estimated based on utility and fuel-specific emissions factors provided by the OR Department of Energy.
- Relisting 2-7 years after the assessment date requires a free reprint of the Report from [us.greenbuildingregistry.com](http://us.greenbuildingregistry.com) to update energy and carbon information.
- **This report meets Oregon's Home Energy Performance Score Standard and complies with Portland City Code Chapter 17.108.**



## Lead Paint Testing Report Tested Positive for Lead

### PROPERTY PROFILE

**ADDRESS:**

16250 NW Johnson St.  
Portland, OR 97229

**REPORT CREATED FOR:**

Thomas Smith  
Phone: 503-246-0487  
Email:  
Thomas.Smith@Cenlink.net

**CODE:**

B/S/R/C

**TESTING DATE:**

08/28/18

**TYPE/USE OF PROPERTY:**

Residential Detached Home

**AREA SQUARE FOOTAGE:**

1,872 SQ. FT.

**NUMBER OF FLOORS BEING TESTED:**

1

**INTERIOR AND/OR EXTERIOR:**

Exterior Testing only

**REASON FOR TESTING:**

Newly Purchased Home

**REPORT CREATED BY:**

Brian Denne  
Healthy Habitat.Org

**PHONE:**

503.330.1514

**EMAIL:**

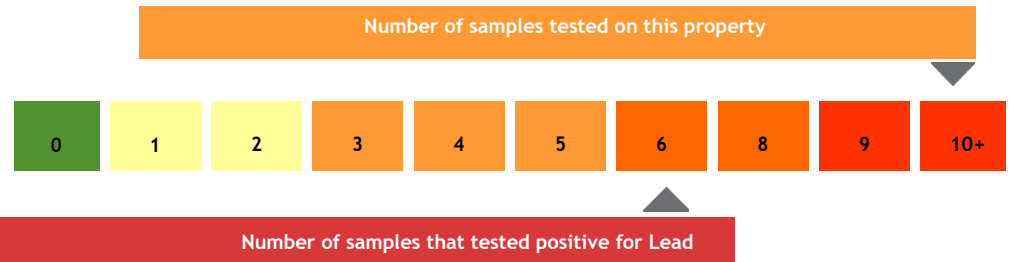
info@healthyhabitat.org

**CCB LICENSE #:**

224451



*Flipover to learn more about removing /abating Lead from this property!*



### What is Lead-Based Paint?

Lead-Based Paint, commonly referred to as Lead Paint, is a paint (or paint like material) that contains lead which was added during the manufacturing of the product. Prior to 1978 most manufactures of Paints (and some varnish/stain products) added Lead to these materials to accelerate the dry time, increase the products durability, and aid in the resistance to moisture and color loss.

However, from 1978 onward the United States has restricted the use of Lead in our household paints due to the fact that the metal is highly toxic and the dust from these paints can be ingested, or inhaled, causing damage to the brain and vital organs. The vast majority it of homes build prior to 1978 do contain lead based paint.

### DOCUMENTS ATTACHED TO THIS REPORT INCLUDE:

- A List of Collected Material Samples and their results
- A Test Kit and Swab Identification Number for each sample tested
- Recommendations and response action if Lead was detected
- Detailed description of any limitations of the Lead-Based Paint Testing, or inaccessible areas at the time of the testing
- A Copy of the L.R.R.P. Certificate from the individual who performed the Lead-Based Paint Testing
- Photos of areas tested, and locations on the property were Lead is found to be present

Results Overview	
Number of different samples tested at this location	10
Number of samples that tested positive for Lead	6
Further Action Recommended	YES





### PROPERTY PROFILE

**ADDRESS:**

16250 NW Johnson St.  
Portland, OR 97229

**REPORT CREATED FOR:**

Thomas Smith  
Phone: 503-246-0487  
Email:

Thomas.Smith@Cenlink.net

**CODE:**

B/S/R/C

**SURVEY DATE:**

08/28/18

**TYPE/USE OF PROPERTY:**

Residential Detached Home

**AREA SQUARE FOOTAGE:**

1,872 SQ. FT.

**NUMBER OF FLOORS UNDER CONSTRUCTION:**

1

**CONSTRUCTION BEGINS ON:**

09/12/2018

**PURPOSE OF THE SURVEY:**

Renovation

**SURVEY CREATED BY:**

Brian Denne  
HealthyHabitat.Org

**PHONE:**

503.330.1514

**EMAIL:**

infor@healthyhabitat.org

**CCB LICENSE #:**

224451



*Flipover to learn more about removing Asbestos from this property!*

Number of different materials that tested Positive for Asbestos



Number of rooms that tested Positive for Asbestos

#### What is Asbestos?

Asbestos is the name given to a number of naturally-occurring fibrous minerals that are very strong, heat-resistant and extremely durable. Because of these properties, asbestos has been used in construction materials to make items such as roofing shingles, ceiling and floor tiles, insulation, adhesives, cement siding, sheetrock, vinyl materials, and much more.

#### FURTHER REQUIRED DOCUMENTS NEEDED FOR THIS PROJECT:

Document Name	Required	Provide by	Deliver to
Asbestos Survey Report	Yes	HealthHabitat.org	Property Owner or Improvement Contractor
ASN 1 DEQ Notification	Yes	Property Owner, Operator, or Abatement Contractor	Oregon State Department of Environmental Quality
ASN 6 DEQ Notification	No	N/A	N/A
ASN 8 DEQ Notification	No	N/A	N/A

#### DOCUMENTS ATTACHED TO THIS REPORT INCLUDE:

- List of Collected Material Samples and Results
- The Completed Chain of Custody for the Materials
- A complete Copy of the Laboratory Report including:
  - Laboratory Name, Address, Phone Number, Analyst's Name
  - Unique Sample Identification Number
- Recommendations and response action (if the property contains Asbestos)
- Detailed description of any limitations of the Asbestos Survey, or inaccessible areas at the time of the Survey
- Certificate of the Accredited Asbestos Inspector who performed the Survey
- Sketch of area under construction, and location of found Asbestos Materials



### PROPERTY PROFILE

**ADDRESS:**

1625 NW Johnson St.  
Wilsonville, OR 97070

**REPORT CREATED FOR:**

Thomas Smith  
Phone: 971-246-0487  
Email:  
Thomas.Smith@Cenlink.net

**CODE:**

Choose an item.

**COLLECTION DATE:**

08/28/18

**TYPE/USE OF PROPERTY:**

Residential Detached Home

**YEAR BUILT:**

1953

**PURPOSE OF THE REPORT:**

Property Inspection

**SAMPLE COLLECTED BY:**

Brian Denne  
Healthy Habitat.Org  
503.330.1514

**PHONE:**

503.330.1514

**EMAIL:**

brian@healthyhabitat.org

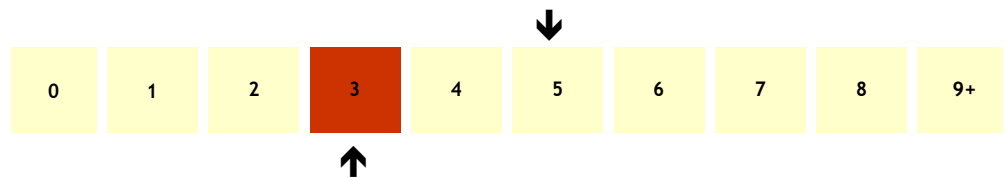
**CCB LICENSE #:**

216961

*Flipover to learn more about LEAD AND COPPER levels in the Potable Drinking Water supply from this property!*



Number of different samples collected at this location



Number of samples that tested above the recommended Take Action Level

	Household Tap Water		Well Water Testing
	Includes the following: Coliform Bacteria, Arsenic, pH Levels, Nitrate, Iron, Hardness, Manganese, Total Dissolved Solids, Silica, Lead, Sodium		Includes the following: Coliform Bacteria, Arsenic, Nitrate

### DOCUMENTS ATTACHED TO THIS REPORT INCLUDE:

- List of Collected Material Samples and Results
- The Completed Chain of Custody for the Materials
- A complete Copy of the Laboratory Report including:
  - Laboratory Name, Address, Phone Number, Analyst's Name
- Recommendations and response action (if Lead or Copper are found present)

### Results Overview

Number of samples that tested above the recommended Take Action Level	3
Further Action Recommended	YES