BID PROPOSAL

Date: October 27, 2025

City of Casa Grande
Community Development Division
510 E. Florence Blvd.
Casa Grande, AZ 85122

Project Owner: Betty Jean Edwards
Project Address: 1133 East 5th Street, Casa Grande, AZ 85122

The undersigned hereby acknowledges they have been in receipt of the following documents as attached/provided:

1. **Approved Rehabilitation Plan Set and Scope of Work**

The undersigned hereby acknowledges they must:

1. **Complete a walk through property inspection on Monday, November 24, 2025 at 10:00 a.m.**
2. **Comply with City of Casa Grande Permit Requirements:**
    a. **Residential Construction Permit**
3. **Be register with SAM.gov**
4. **Provide proof of current liability insurance**

Further, I/We have studied and do thoroughly understand the above documents and have personally inspected the above referenced premises and to the best of my knowledge, the documents are complete, and complementary to the requirements of the work to be performed.

Deadline date to submit a sealed Bid Proposal is **Monday, December 8, 2025 at 10:00 a.m.** The Bid Proposal must be submitted in a sealed envelope to the Community Development Division at 510 E. Florence Blvd., Casa Grande, AZ 85122.

The project will not exceed **16** calendar weeks from the Notice of Proceed date.
The Contractor proposes to accomplish the aforementioned work for the sum of $ _____.

All bids received will be graded not only on price but such factors as: timelines for delivery, transportation cost, past performance, and ability to perform.

Penalty Clause: In the event that the Contractor exceeds the allowed time for completion, an amount of $75.00 per day will be assessed and deducted from the final payment as liquidated damages.

CONTRACTOR NAME _____

ADDRESS _____

_____

TELEPHONE # _____

Contractor Signature **Date**

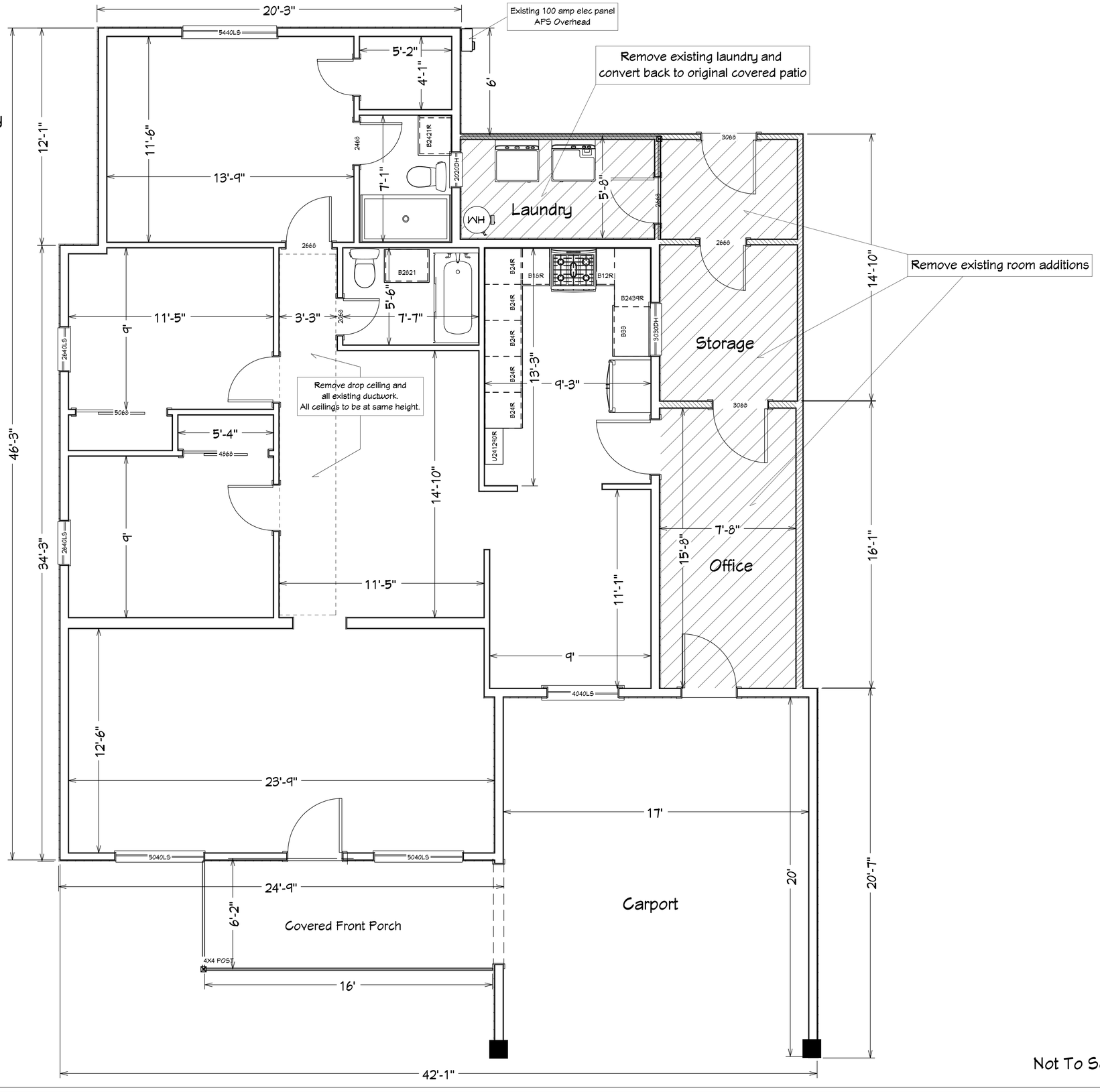
HOMEOWNERS ACCEPTANCE:

As evidenced by his/her signature the undersigned homeowner(s) acknowledges that, having been given an opportunity to freely select a Contractor, you have been awarded the contract at the price of $_____.

Owner Signature: _____ **Date:** _____

ALL WORK MUST ADHERE TO
ALL LOCALLY ADOPTED CODES
ALL DIMENSION ARE APPROX MUST BE FIELD VERIFIED
OBTAIN BUILDING PERMIT BEFORE WORK COMMENCES

Demolition and Cleanup:
Remove all trash and construction debris from property and dispose of in approved manner



Not To Scale

REVISION TABLE

NUMBER	DATE	REVISED BY	DESCRIPTION

Existing Layout
Demo Plan

Edwards Home
1133 East 5th Street

DRAWINGS PROVIDED BY:
City Of Casa Grande
By: Don Toller
P: 520-251-2534
donald_toller@casagrandeaz.gov

DATE:
11/5/2025

SCALE:

SHEET:
A-1

GENERAL NOTES

1. The Contractor shall verify all Dimensions and Conditions before construction begins, and shall report any errors or discrepancies to the designer in writing before proceeding
2. Do not scale Dimensions. Use written dimensions or where no dimensions are given, builder shall consult the designer for clarifications before proceeding with work.

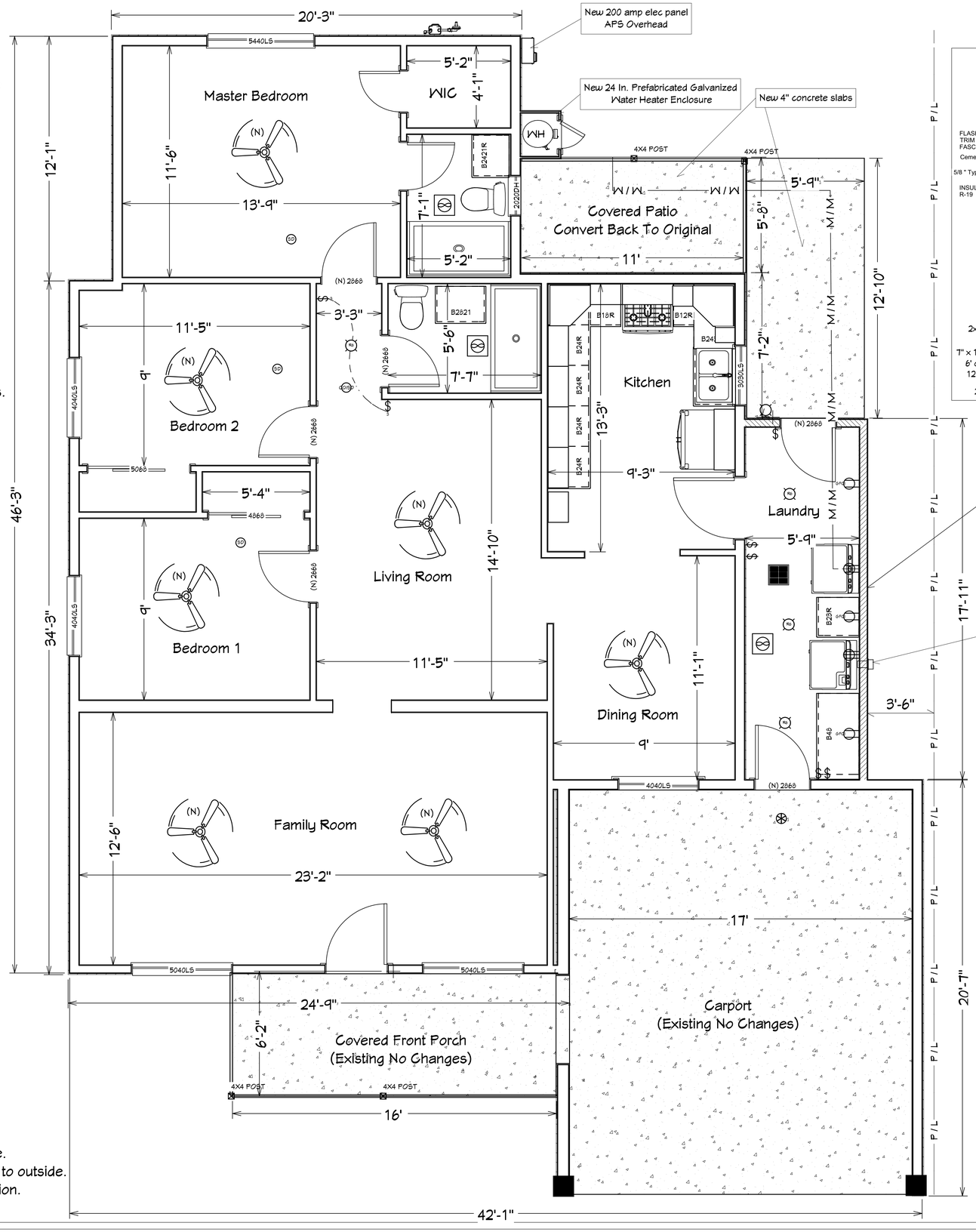
Smoke Detectors:
Install smoke and c/o detectors
Install U.L. listed smoke detector(s) wired in house circuitry in all bedrooms and hallways
in approved locations per Building Department.
All Smoke/ carbon Detectors To Be No More Than 12" From Ceiling and No less Than 3'-0" From Duct Openings
Must be Permanently Hard-Wired and Interconnected with Battery Backup

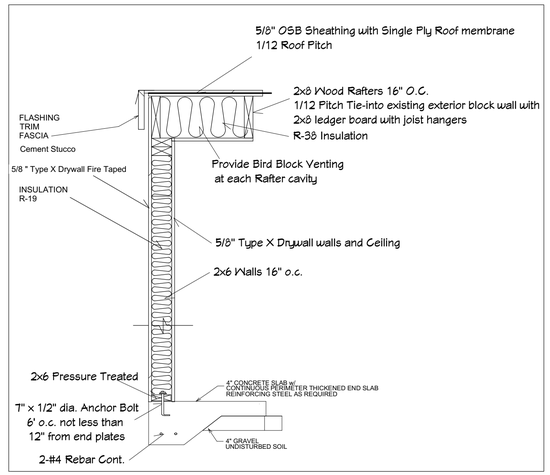
Electrical Notes (See Scope of Work)
All Work to Conform to Adopted NEC

1. New Electrical Service to Be 200 Amps. APS Overhead
2. Provide approved ground rods. Bond/ground water and gas.
3. All Outlets in Bath and Kitchen within to be GFIC
4. 2 Or More 20 Amp Circuits for Small Appliances in kitchen
5. 20 Amp Dedicated Circuit for Laundry.
6. 15 Amp Dedicated Circuit for Refrigerator
7. Provide Smoke/ carbon detector per code
8. Provide 50 Amp Circuit HVAC Roof Unit
9. Provide 30 Amp 220v. dryer circuit
10. Provide Front Door Bell if missing
11. Arc Fault protection per code
12. Outdoor lighting must be fully shielded
13. Verify location of new lights, outlets and switches with GC and Rehabilitation Specialist

Plumbing: (See Scope of Work)
All work shall conform to adopted UPC.
-See plan for all new plumbing fixture location
-Anti scold valves to be installed
-Relocate water supply lines to new laundry room and WH
-Relocate drain line to new laundry room.
-Remove and reinstall fixtures in mast. bath for new flooring
-Install ADA approved water saver toilet. Hall & Mast. bath
-Install hall shower complete with fiberglass base,faucets, and handheld showerhead
-Install new stainless steel double kitchen sink with faucet.
Water heater: (see plan)
-Install new NG 40 gallon with new exterior enclosure.
-Relocate gas pipe to new WH location
-Install new sewer line from home to City tie-in at alley. Verify location and pipe sizing.
-Provide two-way clean-outs as required by code
-Scope and clean all interior waste lines for proper flow.

HVAC (Per AZEM Recommendations)
See Scope Of Work
-Remove existing duct system and install new R-8 return and supply duct system per Manual D with OBD supply registers. New filter return frames to be bar type. Install new supply duct to laundry.
-Provide (12) RA filters upon completion.
- Connect all ducting to existing NG roof top package unit.
-Perform duct blaster test for new duct system.
-Install pressure relief for (3) bedrooms.
-Install new ASHRAE exhaust fan in hall bath. Duct to outside.
-Install new exhaust fan in mast bath and laundry room. Duct to outside.
-Perform air balance test prior to final inspection and completion.





Wall Section Detail
New Room Addition
1-HR Fire Rated Exterior Wall

ALL WORK MUST ADHERE TO
ALL LOCALLY ADOPTED CODES
ALL DIMENSION ARE APPROX MUST BE FIELD VERIFIED
OBTAIN BUILDING PERMIT BEFORE WORK COMMENCES

APPLICABLE CODES, LAWS AND REGULATIONS
2018 INTERNATIONAL BUILDING CODE (IBC)
2018 INTERNATIONAL RESIDENTIAL CODE (IRC)
2017 NATIONAL ELECTRICAL CODE (NEC)
2019 CASA GRANDE BUILDING AND TECHNICAL and ADMINISTRATIVE CODE

Not To Scale

REVISION TABLE

NUMBER	DATE	REVISED BY	DESCRIPTION

New Layout

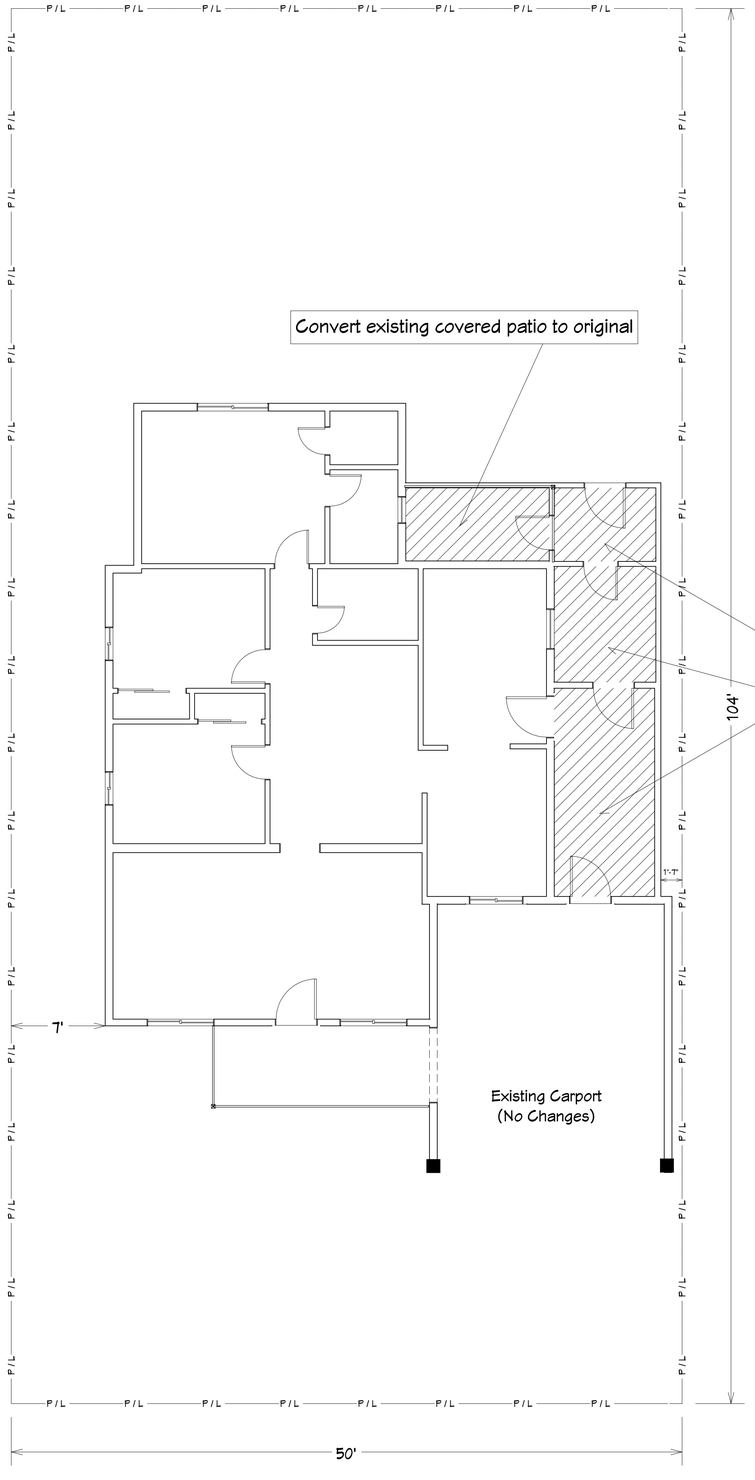
Edwards Home
1133 East 5th Street

DRAWINGS PROVIDED BY:
City Of Casa Grande
By: Don Toller
P: 520-251-2584
donald_toller@casagrandeaz.gov

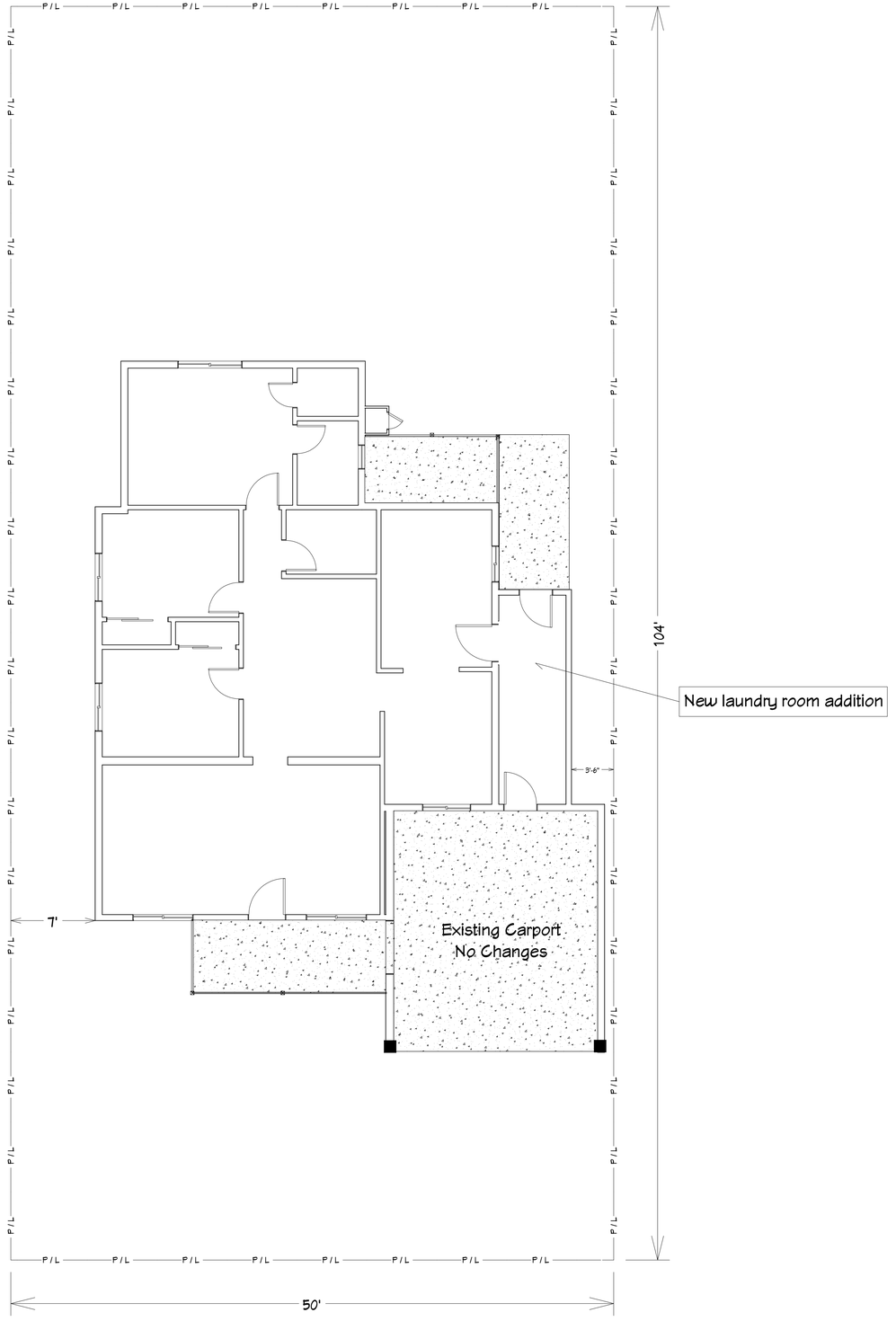
DATE: 11/5/2025

SCALE:

SHEET: A-2



Existing Site Plan



New Site Plan

REVISION TABLE

NUMBER	DATE	REVISED BY	DESCRIPTION

Site Plans

Edwards Home
1133 East 5th Street

DRAWINGS PROVIDED BY:
City Of Casa Grande
By: Don Toller
P: 520-251-2554
donald_toller@casagrandeaz.gov

DATE:
11/5/2025

SCALE:

SHEET:
A-3

Scope Of Work

General: Rehabilitation for a single-family residence.
ALL WORK MUST ADHERE TO ALL LOCALLY ADOPTED CODES
ALL DIMENSIONS ARE APPROX MUST BE FIELD VERIFIED
OBTAIN BUILDING PERMIT BEFORE WORK COMMENCES

Exterior:

Demolition and Cleanup:
Remove west side room additions, including all concrete. (per plan)
Remove all trash and construction debris from property and dispose in an approved manner.

Landscaping:
All Landscaping must be preserved to the extent that it is practical to perform the construction task described here and to preserve and protect all plants not in building pad.

Termite Treatment by an Arizona Licensed Contractor:
Treat termites and provide certificate with a one (1) year warranty with option for owner to renew.

Windows:
Remove and replace all windows with new double-plane insulated vinyl window units.Jen-Weld or equal. (2) existing bedroom windows need to be enlarged to meet code. (per plan)

Doors:
Install (2) new steel insulated exterior doors at new laundry room addition.
Install (2) new steel security screen doors at new laundry room addition.

Painting:
Prep and repair all exterior surfaces including walls, trim, soffits, fascia. Repair and replace any damaged wood as required. Re-stucco areas to match consistency of the home. Color selection by homeowner. One Color for base surfaces and one color for all trim.

Exterior:
Repair and waterproof damage areas of the stucco walls.
Re-work back covered patio to original condition. Remove all electrical and plumbing from laundry area and relocate to new room addition.
Replace any rafters, posts or beams as needed upon discovery.
Remove and re-pour new concrete slab at back covered patio.
Install new 4" thick concrete sidewalk from new room addition to back covered patio. (per plan)

Lighting:
Install new exterior wall mount lighting fixtures at front and back doors.

Roofing:
Remove and replace all roofing down to decking on home, carport and new room addition.
Shingle areas to receive synthetic underlayment, 30yr dimensional shingles (TAMKO or equal), new pipe jacks, flashing and drip edging. Provide warranties.
Low slope areas to receive self-adhering modified bitumen membrane. New metal drip edging.

Electrical:
Install new 200-amp electrical service panel to replace 100-amp panel. Verify location and panel specs with APS.
Remove all old and abandoned electrical wiring, cable, conduit and boxes to meet code.

Plumbing:
Install new main sewer line from home to existing tie-in at alley. Verify location and pipe sizing. Install new two-way clean outs near home. Scope and clean all waste lines from inside of home to new sewer line for proper function and flow. Relocate all plumbing waste and water lines from existing laundry room to new room addition. Connect laundry waste line to new sewer line. Trench as required.

Interior – Living Room:

Electrical:
Install new ceiling fan/light. Replace switches to operate fan and light separately. Check all switches and outlets for proper function.
Flooring:
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
Color selection by homeowner. (3-samples provided by GC) Flooring throughout home to be one color.
Walls and Ceiling:
Skim coat walls and ceiling. Apply texture to match consistency of home. Prep seal and paint walls, ceilings and trim.

Interior – Kitchen:

Cabinets:
Existing cabinets and countertops to remain. Repair (1) damaged cabinet. (protect during construction)
Appliances:
Existing appliances to remain.
Electrical:
Install GFCI electrical outlets per code. Check all electrical for proper function.
Plumbing:
Install new stainless steel double kitchen sink with faucet (Delta or equal).
Check all plumbing for proper function.
Flooring:
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)
Walls and Ceiling:
Skim coat walls and ceiling. Apply texture to match consistency of home. Prep seal and paint walls, ceilings and trim.

Interior – Hall:

Remove drop celling and ductwork. Raise to match ceiling height of home. Relocate electrical as needed. Install new drywall ceiling to match existing home finish.
Install new smoke/co detector per code requirement.
Install new recessed ceiling light fixture with 3-way switch.
Skim coat walls and ceiling. Apply texture to match consistency of home. Prep seal and paint walls, ceilings and trim.
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)

Interior – 1st Bedroom:

Enlarge existing window to a 48"x48" slider. (per plan)
Install smoke detector per code requirement.
Install new ceiling fan/light. Replace switches to operate fan and light separately. Check all switches and outlets for proper function.
Install new closet doors.
Skim coat walls and ceiling. Apply texture to match consistency of home. Prep seal and paint walls, ceilings and trim.
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)

Interior – 2nd Bedroom:

Enlarge existing window to a 48"x48" slider. (per plan)
Install smoke detector per code requirement.
Install new ceiling fan/light. Replace switches to operate fan and light separately. Check all switches and outlets for proper function.
Install new closet doors.
Skim coat walls and ceiling. Apply texture to match consistency of home. Prep seal and paint walls, ceilings, trim and doors.
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)

REVISION TABLE

NUMBER	DATE	REVISED BY	DESCRIPTION

Edwards Home
1133 East 5th Street

DRAWINGS PROVIDED BY:
City Of Casa Grande
By: Don Toller
P: 520-251-2564
donald_toller@casagrandeaz.gov

DATE:
11/5/2025

SCALE:

SHEET:
A-4

Interior – Master Bedroom:

Widen existing door to bedroom with new 32" wide to match existing.
Install new smoke detector per code requirement.
Install new ceiling fan/light. Replace switches to operate fan and light separately. Check all switches and outlets for proper function.
Prep and paint walls, ceiling, trim and doors.
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)

Interior – Master Bathroom:

Remove and reinstall vanity and sink for install of new flooring.
Install new mirror with new light fixture (turn down type centered over mirror)
Install new ADA height toilet.
Install new fold-up loop grab bar next to toilet. Provide solid wood backing.
Prep seal and paint walls, ceiling, trim and doors.
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)
Install new GFCI electrical outlet.
Install new exhaust fan. Per AZEM requirements.

Interior – Hall Bathroom:

Widen existing door to bedroom with new 32" wide to match existing.
Remove existing tub and shower surround, wall tile and drywall down to the framing.
Install new fiberglass shower base.(connect to existing drain)
Install new shower valve with handheld option. Delta or equal.
Install new Durarock or water resident drywall on walls and prep for tile.
Install tile on walls for shower enclosure. Provide soap niche.
(Owner to select from 3 samples provided by GC.)
Remove existing sink/vanity and install new vanity with the top, sink and faucet.
Install new ADA height toilet. Install ADA Grab bars in shower area.
New exhaust fan per AZEM requirements.
Install GFCI electrical outlet.
Install new light over mirror.
Skim coat walls and ceiling. Apply texture to match consistency of home. Prep seal and paint walls, ceiling, trim and doors.
Install new mirror, towel bars, TP holder.
Remove existing flooring and baseboard, prep and install new vinyl plank flooring and baseboard.
(color to match throughout)

Laundry Room:

Construct new laundry room per plan. Floor height to match existing home.
Install new cabinets and countertops per layout.
Install (3) new recessed ceiling lights with 3-way switching.
Install (2) new steel insulated exterior doors with security screen doors.
Install new 5/8 in. drywall on walls and ceiling finished and textured to match home per plan.
Relocated plumbing for washer to new location per plan.
Relocated 220v. outlet for dryer per plan.
Install new dryer vent thru wall to outside.
Install new exhaust fan with separate switch.
Install new HVAC supply vent per plan.
Install new GFCI outlets per plan.
Install new exterior lights per plan.
Prep seal and paint walls, ceiling, trim and doors.
Install new vinyl plank flooring and baseboard.
(color to match throughout)

General Notes:

Install new 200 AMP electrical service panel per APS requirements.
AFCI outlets in bedrooms, living room, hall, and dining room. Required per code.
Remove existing flooring and prep for new. Install new vinyl plank flooring throughout house. Contractor to provide 3 samples for homeowner. (color to match throughout)
Install new baseboards in areas where floors were replaced.
Repair all cracks on walls and ceilings and skim coat. Re-texture to match consistency of home.
Repaint entire interior of home. walls, ceilings, doors, and trim.
(wall color selection by homeowner one color throughout). Ceilings to be painted flat white. All doors and trim to be painted white semigloss.
Install new sewer line to main connection in alley. Verify size and location of new line.
Install new 40 gal. NG water heater with new exterior prefabricated enclosure.

Based on the energy audit provided by AZEM, the following energy upgrades/modifications are recommended and to be included in this scope of work:

Insulation:
Install dormer vents as needed. Remove all debris from attic. Enclose all open electrical and flag all boxes. Air seal all top plates. Dam, insulate and weather strip attic access cover. Install R-38 insulation in attic.

HVAC:
Remove existing duct system and install new R-8 flex return and supply duct system per Manual D with OBD supply registers. New filter return frames to be bar type.
Provide (12) RA filters upon completion.
Connect all ducting to existing NG roof top package unit.
Perform duct blaster test for new duct system.
Install pressure relief for (3) bedrooms. Above door or Tamarack vents in the doors.
Install new ASHRAE exhaust fan in hall bath. Duct to outside.
Install new exhaust fan in master bath. Duct to outside.
Perform air balance test prior to final inspection and completion.

Lighting:
Upgrade the lighting system to LED bulbs.

REVISION TABLE

NUMBER	DATE	REVISED BY	DESCRIPTION

Edwards Home
1133 East 5th Street

DRAWINGS PROVIDED BY:
City Of Casa Grande
By: Don Toller
P: 520-251-2564
donald_toller@casagrandeaz.gov

DATE:
11/5/2025

SCALE:

SHEET:
A-5

RiskNomics
Economically Managing Risk

Lead-Based Paint Inspection and Risk Assessment Report

Prepared for:

City of Casa Grande

Housing Department
510 East Florence Boulevard
Casa Grande, Arizona 85122

Property:

Edwards Residence

1133 E. 5th Street
Casa Grande, Arizona

Inspection Date: August 29, 2025

Christian Matecki
EPA Risk Assessor: LBP-R-124460-3

Project #25RN1801

7145 S. Buffalo Drive, #C105
Las Vegas, Nevada 89113
480-315-1100

TABLE OF CONTENTS

SCOPE OF INSPECTION

1. Building Information

A lead-based paint inspection and risk assessment were performed at 1133 E. 5th Street in Casa Grande, Arizona. This property is a single-family home with an unknown construction date.

2. Training

The inspection and assessment activities were conducted by Christian Matecki (Certification # LBP-R-124460-3), a U.S. EPA-certified Risk Assessor in the State of Arizona. Mr. Matecki has been trained in the use, calibration and maintenance of the XRF, along with the principals of radiation safety.

3. Equipment

The inspection was performed by RiskNomics using a Niton XLp 300, Serial #108531.

4. Methodologies

Visual Assessment

Accessible building components were visually assessed using methodologies presented in the HUD Guidelines (Chapter 5). RiskNomics inspection was non-destructive in nature, and no demolition of building components was conducted in order to access hidden materials. RiskNomics makes no warranty as to the possible existence or absence of LBP in inaccessible locations.

The visual assessment identifies deteriorating painted surfaces, painted surfaces that are impact joints or subject to friction, and painted surfaces on which a child may have chewed.

XRF Sampling

The LBP inspection was conducted using a Niton XLp 300 lead paint analyzer. XRF is a common analytical technique used to quantitatively measure the concentration level of elements in solid materials. XRF used for lead detection is defined as exciting an atom with X-rays causing the excited atom to emit its characteristic X-rays. RMD implements the XRF technique by using a sealed radioactive source of Cobalt 57.

XRF testing was performed on random testing combinations, except for interior walls, where 1-4 readings were taken. A testing combination is characterized by the room equivalent, the component type, and the substrate. A room equivalent is an identifiable part of a residence or building (e.g., room, foyer, house exterior, etc.). In addition, Wall “A” or “1” in each room is the wall where the front entrance door opening is located (or aligned with street). Going

clockwise and facing Wall "A" or "1", Wall "B" or "2" will always be to your right, Wall "C" or "3" directly to the rear and Wall "D" or "4" to the left. Doors, windows and closets are designated as left, center or right depending on their location on the wall. The HUD standard for lead-based paint is 1.0 mg/cm^2.

Descriptions of the testing combinations and the XRF results were recorded in the field.

Calibration checks were performed in the field prior to the start of testing, and following the completion of testing in the residence. Calibration checks are performed by using a painted block or film of known lead content, as close to 1.0 mg/cm^2 as possible. Three (3) readings are taken on the paint film to determine if the machine is reading within the specified tolerances.

Dust Wipe Sampling

Dust samples were collected from areas that are likely to be contacted by young children, areas of high traffic, and high friction areas. All wipe samples were collected following using the sampling procedure described in the HUD Guidelines, Chapter 5.

The samples were collected using sample media compliant with ASTM E1793-03 (Standard Specification for Wipe Sampling Materials for Lead in Surface Dust). The wiping technique consisted of wiping the sample area in an "S"-shaped pattern while trying to achieve as close to 100% coverage as possible. The inspector then folded the wipe in half and an additional wipe of the area was performed at ninety degrees to the initial wipe. The sample was then placed in an appropriately labeled container.

All wipe samples were analyzed for lead dust using Flame Atomic Absorption Spectroscopy techniques by Accurate Analytical Testing, Inc. in Romulus, Michigan. Dust samples were analyzed utilizing NIOSH Method 7082.

Per 40 CFR 227(h), a dust-lead hazard is present in a residential dwelling or child occupied facility:

(i) On floors and interior window sills when the weighted arithmetic mean lead loading for all single surface or composite samples of floors and interior window sills are equal to or greater than 5 µg/ft^2 for floors and 40 µg/ft^2 for interior window sills, respectively;

(ii) On floors or interior window sills in an unsampled residential dwelling in a multi-family dwelling, if a dust-lead hazard is present on floors or interior window sills, respectively, in at least one sampled residential unit on the property; and

(iii) On floors or interior window sills in an unsampled common area in a multi-family dwelling, if a dust-lead hazard is present on floors or interior window sills, respectively, in at least one sampled common area in the same common area group on the property.

Soil Sampling

Soil samples were collected from each bare soil area that was greater than 9 square feet, in accordance with HUD Guidelines at Chapter 5. Within each of the sample locations, a number of small soil samples were collected to create composite soil sample for each sample location. Samples are collected at varying locations on the property to identify potential sources of lead-affected soils that are accessible by children. Composite soil samples are collected where there is bare soil along building driplines, children's play areas, and other bare soil areas. Driplines are bare soil areas adjacent to buildings where precipitation (rain, snow, etc.) has come in contact with the roof or exterior surface and dripped into the bare/exposed soil.

Per 40 CFR 745.65(c), a soil-lead hazard from lead-based paint is present when a play area sample of bare soil is equal to or greater than 400 parts per million (ppm); or in the rest of the yard (i.e., non-play areas) when the bare soil sample is equal to or greater than 1,200 ppm.

Soil samples were analyzed for lead using Flame Atomic Absorption Spectroscopy techniques by Accurate Analytical Testing, Inc. in Belleville, Michigan utilizing EPA SW-846 and 3050B Method.

Paint Condition Survey and Lead Based Paint Hazards

HUD and EPA have provided specific definitions for the terms *deteriorated paint, intact paint,* and *de minimis (small or minimal) levels* when these terms are used to describe surface coating conditions and areas. *De minimis* is defined in the table below, HUD Definitions. *Deteriorated paint* is defined as "any interior or exterior paint, or other coating, that is peeling, chipping, chalking, or cracking; or any paint or coating located on an interior or exterior surface or fixture that is otherwise damaged or separated from the substrate." **The definitions of *deteriorated paint, intact paint,* and *de minimis levels,* listed below, are most typically associated with surface conditions only**. To aid in the interpretation of the paint condition information, refer to the following HUD definitions and criteria for specific interior and exterior surfaces.

HUD/EPA definitions for *intact paint, deteriorated paint* and *de minimis levels of deteriorated paint* are explained below. HUD uses the phrase "significant deterioration" to refer to amounts of deterioration greater than the *de minimis* levels. Similarly, "significant disturbance" refers to amounts of disturbance, such as in a large rehabilitation project, greater than the *de minimis* levels.

Table – HUD Definitions		
Building Component(s)	**Intact Paint**	***De minimis* (small or minimal) Levels of Deteriorated Paint**
Exterior components with large surface areas (siding, etc.)	Entire surface is intact	Deteriorated paint on less than or equal to 20 square feet (ft^2) of exterior surfaces
Interior components with large surface areas (walls, ceilings, etc.)	Entire surface is intact	Deteriorated paint is observed at less than or equal to 2 ft^2 of surface in any one interior room or space
Component types with small surface areas (soffits, baseboards, trim, etc.)	Entire surface is intact	Deteriorated paint is observed at less than or equal to 10% of the total surface area of a component type with a small surface area
Note: See 24 CFR 35.1350(d)(1)-(3) for complete information on *de minimis* (small or minimal) levels.		

Paint conditions and exact locations of paint deterioration for specific, tested dwelling units, common areas, and the exterior are reported in this document at Appendix C.

Areas and components coated with lead-based paint that are currently *intact* do not constitute a lead hazard if the components do not represent a friction or impact surface (e.g., the windowsill, or wall). However, the Owner must be certain to follow the operations and maintenance plan and to use lead-safe work practices when dealing with any surfaces that are known or assumed to contain lead-based paint.

Results of Inspection

Location: 1133 E. 5th Street, Casa Grande, Arizona

1. XRF Findings

In accordance with federal guidelines[1], RiskNomics sampled a representative number of areas within the subject residence for the presence of lead-based paint. Based on the results of this representative testing, RiskNomics identified lead-based paint on the following components:

None of the components tested indicated the presence of Lead-Based Paint.

2. Dust Lead Hazard Findings

Dust-wipe samples were collected in accordance with HUD protocols. These protocols include the submission of blank samples for analysis at the rate of one per twenty (20) wipe samples.

No dust lead hazards were identified at this property.

The HUD standards for lead dust are as follows:

Floors	5 ug/ft2
Window Sills	40 ug/ft2

3. Soil Lead Hazard Findings

Composite soil samples were collected in accordance with HUD protocols, described in the HUD Guidelines at Chapter 5. One (1) composite soil sample was collected at this property. A composite sample is a sample containing soil from a stated number of locations mixed together to form a composite sample. The sample was collected from bare soil areas along the dripline.

No soil lead hazards were identified at this property.

[1] HUD Guidelines for the Evaluation and Control of Lead Based Paint Hazards in Housing, Revised 2012.

Lead-Based Paint Hazard Control Plan

A Lead-Based Paint Hazard Control Plan is not necessary for this property as no lead-based paint was identified at the time of this inspection.

1. Conditions and Limitations — DISCLAIMER

RiskNomics (the Preparer) has performed this lead-based paint inspection in a thorough and professional manner consistent with commonly accepted industry standards. The Preparer cannot guarantee, and does not warrant, that this evaluation has identified all adverse environmental factors and/or conditions affecting this property on the date of the evaluation.

The results reported, and conclusions reached by the Preparer are solely for the benefit of the Owner and residents. The results and opinions in this report, based solely on the conditions found at the property on the date of the evaluation, are valid only on that date. The Preparer assumes no obligation to advise the client of any changes in any real or potential lead-based paint hazards at this residence beyond the date of the property evaluation.

2. Disclosure Responsibility

A copy of this summary must be provided to new lessees (tenants) and purchasers 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 new purchasers and it must be made available to new tenants. Landlords (lessors) and sellers are also required to distribute an educational pamphlet 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.

The Occupational Safety and Health Administration (OSHA) Lead in Construction Standard states that "negative" readings, i.e. those below the HUD/EPA definition of what constitutes LBP (1.0 mg/cm^2), **DO NOT** relieve contractors from performing exposure assessments (personal air monitoring) on the their employees per the OSHA Lead Standard, and should not be interpreted as lead is not present. Although a reading may indicate "negative", airborne lead concentrations still may exceed the OSHA Action Level or the OSHA Permissible Exposure Limit (PEL) depending on the work activity.

APPENDIX A

XRF FIELD DATA

XRF Data Table

Sample #	Room Name	Side	Component	Substrate	Cond.	Color	Pb/mg cm2	Results
1	CALIBRATION						0.99	Positive
2	CALIBRATION						0.99	Positive
3	CALIBRATION						1	Positive
4	FRONT ROOM	A	WALL	DRYWALL	INTACT	WHITE	0.04	Negative
5	FRONT ROOM	B	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
6	FRONT ROOM	C	WALL	DRYWALL	INTACT	PINK	0.03	Negative
7	FRONT ROOM	D	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
8	FRONT ROOM	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
9	FRONT ROOM	A	DOOR	WOOD	INTACT	WHITE	0.03	Negative
10	FRONT ROOM	A	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
11	FRONT ROOM	A	BASEBOARD	WOOD	INTACT	WHITE	0.04	Negative
12	LIVING RM	A	WALL	BRICK	INTACT	WHITE	0.03	Negative
13	LIVING RM	B	WALL	BRICK	INTACT	WHITE	0.03	Negative
14	LIVING RM	C	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
15	LIVING RM	D	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
16	LIVING RM	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
17	LIVING RM	A	DOOR JAMB	WOOD	INTACT	WHITE	0.03	Negative
18	LIVING RM	B	DOOR	WOOD	INTACT	WHITE	0.03	Negative
19	LIVING RM	B	DOOR CASING	WOOD	INTACT	WHITE	0.04	Negative
20	LIVING RM	B	BASEBOARD	WOOD	INTACT	WHITE	0.03	Negative
21	BEDROOM 1	A	WALL	DRYWALL	INTACT	PURPLE	0.04	Negative
22	BEDROOM 1	B	WALL	DRYWALL	INTACT	PURPLE	0.03	Negative
23	BEDROOM 1	C	WALL	DRYWALL	INTACT	PURPLE	0.03	Negative
24	BEDROOM 1	D	WALL	DRYWALL	INTACT	PURPLE	0.03	Negative
25	BEDROOM 1	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
26	BEDROOM 1	B	WINDOW CASING	WOOD	INTACT	PURPLE	0.05	Negative
27	BEDROOM 1	D	DOOR	WOOD	INTACT	WHITE	0.03	Negative
28	BEDROOM 1	D	DOOR CASING	WOOD	INTACT	PURPLE	0.03	Negative
29	BEDROOM 1	C	CLOSET SHELF	WOOD	INTACT	WHITE	0.03	Negative
30	BEDROOM 1	C	CLOSET SHELF SUPPORT	WOOD	INTACT	WHITE	0.03	Negative
31	BEDROOM 2	A	WALL	BRICK	INTACT	BROWN	0.03	Negative
32	BEDROOM 2	B	WALL	BRICK	INTACT	BROWN	0.03	Negative
33	BEDROOM 2	C	WALL	BRICK	INTACT	BROWN	0.03	Negative
34	BEDROOM 2	D	WALL	BRICK	INTACT	BROWN	0.03	Negative
35	BEDROOM 2	A	CEILING	DRYWALL	INTACT	BROWN	0.03	Negative
36	BEDROOM 2	A	CLOSET SHELF	WOOD	INTACT	WHITE	0.03	Negative
37	BEDROOM 2	A	CLOSET SHELF SUPPORT	WOOD	INTACT	WHITE	0.04	Negative

Sample #	Room Name	Side	Component	Substrate	Cond.	Color	Pb/mg cm2	Results
38	BEDROOM 2	D	DOOR	WOOD	INTACT	WHITE	0.03	Negative
39	BEDROOM 2	D	DOOR CASING	WOOD	INTACT	BROWN	0.03	Negative
40	BEDROOM 3	A	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
41	BEDROOM 3	B	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
42	BEDROOM 3	C	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
43	BEDROOM 3	D	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
44	BEDROOM 3	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
45	BEDROOM 3	A	DOOR	WOOD	INTACT	BEIGE	0.03	Negative
46	BEDROOM 3	A	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
47	BEDROOM 3	D	CLOSET SHELF	WOOD	INTACT	WHITE	0.03	Negative
48	BEDROOM 3	D	CLOSET SHELF SUPPORT	WOOD	INTACT	WHITE	0.03	Negative
49	BATHROOM 2	A	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
50	BATHROOM 2	B	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
51	BATHROOM 2	C	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
52	BATHROOM 2	D	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
53	BATHROOM 2	A	CEILING	DRYWALL	INTACT	GRAY	0.03	Negative
54	BATHROOM 2	B	DOOR	WOOD	INTACT	VARNISH	0.03	Negative
55	BATHROOM 2	B	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
56	BATHROOM 2	B	BASEBOARD	WOOD	INTACT	WHITE	0.03	Negative
57	BATHROOM 1	A	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
58	BATHROOM 1	B	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
59	BATHROOM 1	C	WALL	DRYWALL	INTACT	GRAY	2.49	Negative
60	BATHROOM 1	D	WALL	DRYWALL	INTACT	GRAY	0.03	Negative
61	BATHROOM 1	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
62	BATHROOM 1	A	CROWN MOLDING	WOOD	INTACT	WHITE	0.03	Negative
63	BATHROOM 1	B	DOOR	WOOD	INTACT	WHITE	0.04	Negative
64	BATHROOM 1	B	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
65	BATHROOM 1	C	CABINET DOOR	WOOD	INTACT	WHITE	0.03	Negative
66	BATHROOM 1	C	CABINET BASE	WOOD	INTACT	WHITE	0.03	Negative
67	DINING ROOM	A	WALL	PLASTER	INTACT	WHITE	0.03	Negative
68	DINING ROOM	B	WALL	BRICK	INTACT	WHITE	0.03	Negative
69	DINING ROOM	B	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
70	DINING ROOM	C	WALL	DRYWALL	INTACT	WHITE	0.04	Negative
71	DINING ROOM	D	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
72	DINING ROOM	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
73	DINING ROOM	B	BASEBOARD	WOOD	INTACT	WHITE	0.03	Negative
74	KITCHEN	A	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
75	KITCHEN	B	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
76	KITCHEN	C	WALL	DRYWALL	INTACT	WHITE	0.03	Negative
77	KITCHEN	D	WALL	DRYWALL	INTACT	WHITE	0.03	Negative

Sample #	Room Name	Side	Component	Substrate	Cond.	Color	Pb/mg cm2	Results
78	KITCHEN	A	CEILING	DRYWALL	INTACT	WHITE	0.04	Negative
79	KITCHEN	A	BASEBOARD	WOOD	INTACT	WHITE	0.03	Negative
80	KITCHEN	B	CABINET DOOR	WOOD	INTACT	VARNISH	0.04	Negative
81	KITCHEN	B	CABINET BASE	WOOD	INTACT	VARNISH	0.03	Negative
82	KITCHEN	D	DOOR	WOOD	INTACT	WHITE	0.03	Negative
83	KITCHEN	D	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
84	OFFICE	A	WALL	DRYWALL	INTACT	BLUE	0.03	Negative
85	OFFICE	B	WALL	DRYWALL	INTACT	BLUE	0.05	Negative
86	OFFICE	C	WALL	DRYWALL	INTACT	BLUE	0.03	Negative
87	OFFICE	D	WALL	DRYWALL	INTACT	BLUE	0.03	Negative
88	OFFICE	A	CEILING	DRYWALL	INTACT	BLUE	0.03	Negative
89	OFFICE	A	DOOR	WOOD	INTACT	WHITE	0.03	Negative
90	OFFICE	A	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
91	OFFICE	A	BASEBOARD	WOOD	INTACT	WHITE	0.03	Negative
92	STORAGE	A	WALL	WOOD	INTACT	BLUE	0.03	Negative
93	STORAGE	B	WALL	PLASTER	INTACT	BLUE	0.03	Negative
94	STORAGE	B	WALL	WOOD	INTACT	BLUE	0.03	Negative
95	STORAGE	C	WALL	DRYWALL	INTACT	BLUE	0.03	Negative
96	STORAGE	D	WALL	DRYWALL	INTACT	BLUE	0.04	Negative
97	STORAGE	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
98	STORAGE	A	DOOR	METAL	INTACT	BLACK	0.03	Negative
99	STORAGE	A	DOOR JAMB	METAL	INTACT	BLACK	0.03	Negative
100	STORAGE	B	DOOR	WOOD	INTACT	WHITE	0.03	Negative
101	STORAGE	B	DOOR CASING	WOOD	INTACT	WHITE	0.03	Negative
102	LAUNDRY	A	CEILING	WOOD	INTACT	WHITE	0.03	Negative
103	LAUNDRY	D	DOOR	WOOD	INTACT	WHITE	0.03	Negative
104	EXTERIOR	A	WALL	PLASTER	INTACT	BEIGE	0.03	Negative
105	EXTERIOR	A	WALL	DRYWALL	INTACT	BEIGE	0.03	Negative
106	EXTERIOR	A	WALL	WOOD	INTACT	BEIGE	0.03	Negative
107	EXTERIOR	A	DOOR	METAL	INTACT	BLACK	0.03	Negative
108	EXTERIOR	A	DOOR JAMB	METAL	INTACT	BLACK	0.03	Negative
109	EXTERIOR	A	BEAM	WOOD	INTACT	WHITE	0.03	Negative
110	EXTERIOR	A	POST	PLASTER	INTACT	WHITE	0.03	Negative
111	EXTERIOR	A	CEILING	DRYWALL	INTACT	WHITE	0.03	Negative
112	EXTERIOR	A	FASCIA	WOOD	POOR	GREEN	0.03	Negative
113	EXTERIOR	A	GABLE	WOOD	INTACT	GREEN	0.03	Negative
114	EXTERIOR	B	WALL	PLASTER	INTACT	WHITE	0.03	Negative
115	EXTERIOR	C	WALL	PLASTER	INTACT	BEIGE	0.03	Negative
116	EXTERIOR	D	WALL	WOOD	INTACT	BEIGE	0.03	Negative
117	CALIBRATION						1.1	Positive

Sample #	Room Name	Side	Component	Substrate	Cond.	Color	Pb/mg cm2	Results
118	CALIBRATION						1	Positive
119	CALIBRATION						1	Positive

PERFORMANCE CHARACTERISTIC SHEETS

An XRF Performance Characteristic Sheet defines acceptable operating specifications and procedures for each model of X-Ray Fluorescence (XRF) lead-based paint analyzer. The make/brand and the model number for each XRF used in this lead-based paint inspection are listed in this report in Appendix C-3, XRF Calibration Documentation. The lead-based paint inspector was required to follow the XRF Performance Characteristic Sheet for the inspection activities described in this report.

The Performance Characteristic Sheet for most XRF models is posted on the U.S. Department of Housing and Urban Development's Office of Healthy Homes and Lead Hazard Control website, specifically, on the web page for the HUD *Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing*. (When this lead evaluation report was written, the web page was www.hud.gov/offices/lead/guidelines/hudguidelines/index.cfm.) HUD has determined that the information provided in the Performance Characteristic Sheets it has posted to its website is acceptable when used as guidance in conjunction with Chapter 7, Lead-Based Paint Inspection, of HUD's *Guidelines*.

Readers interested in the operating specifications and procedures for the XRF(s) used can download the Performance Characteristic Sheet(s) from the web page above, or they can obtain the sheet(s) from the National Lead Information Clearinghouse, at 800-424-LEAD (toll-free). Persons with hearing or speech impediments may access the above telephone number via TTY by calling the toll-free Federal Information Relay Service at (800) 877-8339.

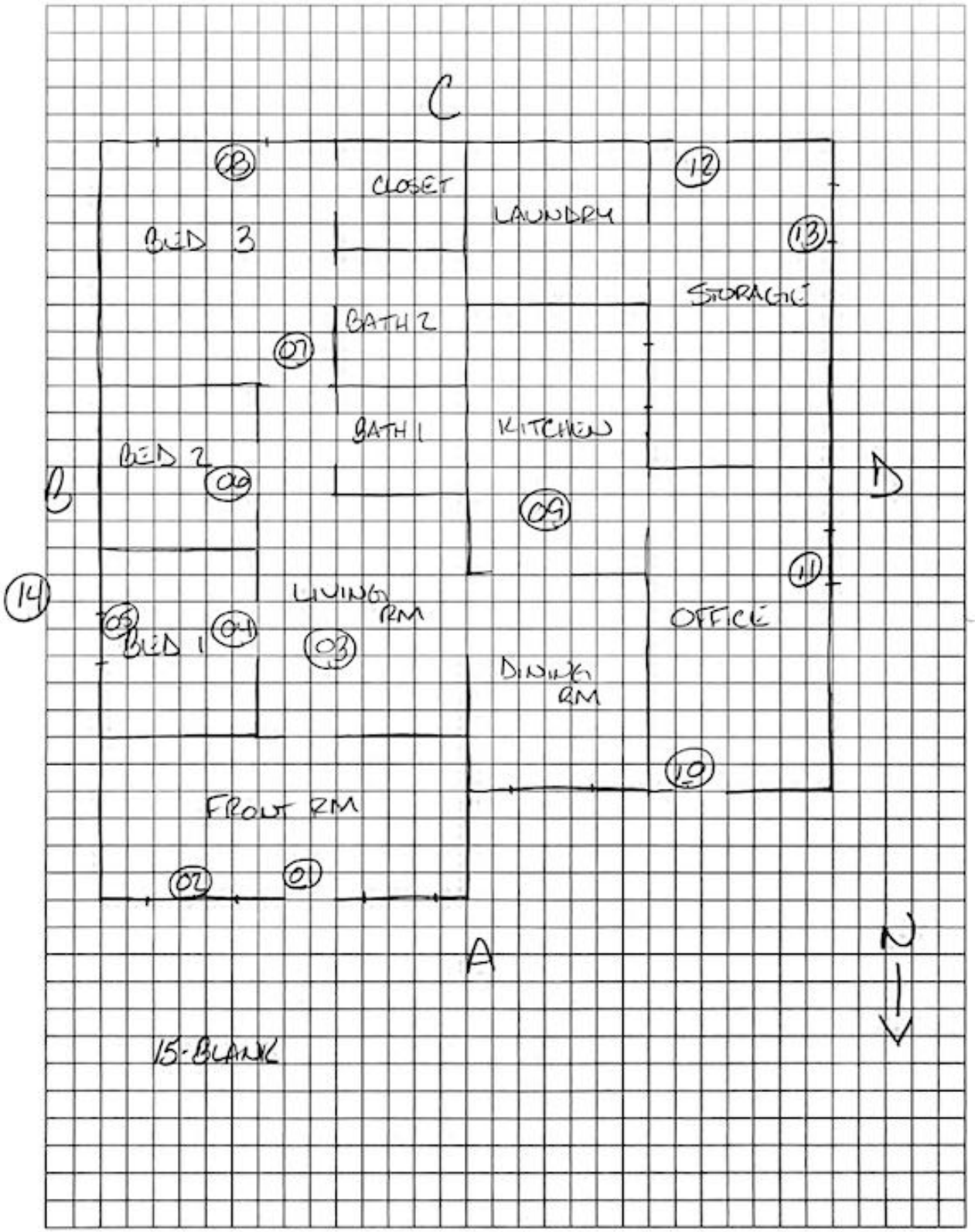
APPENDIX B

DRAWINGS and FLOOR PLANS

RiskNomics
Economically Managing Risk

Project Name: 1133 E. 5TH ST, CASA GRANDE, AZ

Project Number: 25RN1801 Date: 8/29/25 Page ____ of ____



Project Technician: _____

APPENDIX C

LABORATORY ANALYTICAL DATA

ACCURATE ANALYTICAL TESTING LLC

30105 Beverly Road
Romulus, MI 48174
Ph: 734-629-8161; Fax: 734-629-8431

Certificate of Analysis: Lead In Dust Wipe by EPA Method 7000B/NIOSH 7082*

Client : RiskNomics
7145 S Buffalo Drive Suite C105
Las Vegas, NV 89113
Attn : Christian Matecki **Email :** cmatecki@risknomicsllc.com
Phone : 832-389-6300 **Fax :** 602 881-9665 M

AAT Project : 1199934
Sampling Date : 08/29/2025
Date Received : 09/02/2025
Date Analyzed : 09/03/2025
Date Reported : 09/04/2025

Client Project : 25RN1801

Project Location : 1133 E 5TH ST CASA GRANDE AZ

Sample ID	Client Code	Sample Description	Length (inch)	Width (inch)	Area (Sq ft)	Results Lead µg/ft2 *
10744340	01	CARP FT RM F	12	12	1.00	<4.00
10744341	02	DW FT RM S	5	59	2.05	<1.95
10744342	03	CER LVG RM F	12	12	1.00	<4.00
10744343	04	CARP BED 1 F	12	12	1.00	<4.00
10744344	05	DW BED 1 S	3.5	15	0.36	<11.0
10744345	06	CARP BED 2 F	12	12	1.00	<4.00
10744346	07	CARP BED 3 F	12	12	1.00	<4.00
10744347	08	DW BED 3 S	2.5	33	0.57	<6.98
10744348	09	CER KIT F	12	12	1.00	<4.00
10744349	10	CER OFF F	12	12	1.00	<4.00
10744350	11	WD OFF S	4.5	11.75	0.37	<10.9
10744351	12	VNY STRG F	12	12	1.00	<4.00
10744352	13	WD STRG S	2	11.5	0.16	<25.0
10744354	15	VNY BED 4 F	12	12	1.00	<4.00

ND = Not Detected, N/A = Not Available, RL = Reporting Limit, Analytical Reporting Limit is 4 ug/sample. A '<' indicates the reported result is below AAT's reporting limit. For true values assume (3) significant figures. AAT internal SOP S205. The method and batch QC are acceptable unless otherwise stated. EPA Regulatory Limits: 5 ug/ft2 (Floors, Carpeted/Uncarpeted), 40 ug/ft2 (Window Sill/Stools), 100 ug/ft2 (Window Trough/Well/Ext Concrete Surfaces). HUD Grantee Regulatory Limits: 10 ug/ft2 (Interior Floors), 40 ug/ft2 (Porch Floors), 100 ug/ft2 (Window Sills), 100 ug/ft2 (Window Troughs). The laboratory operates in accord with ISO 17025 guidelines and holds limited scopes of accreditation under AIHA LAP and NY State DOH ELAP programs. These results are submitted pursuant to AAT, LLC current terms and conditions of sale, including the company's standard warranty and limitation of liability provisions. Analytical results relate to the samples as received by the lab. AAT will not assume any liability or responsibility for the manner in which the results are used or interpreted. All Quality Control requirements for the samples this report contains have been met. AAT does not blank correct reported values. Sample data apply only to items analyzed. Results are calculated with wipe dimensions supplied by client. Measurement uncertainty can be provided upon request; Measurement Uncertainty represents only Analytical Uncertainty. Reproduction of this document other than in its entirety is not authorized by AAT, LLC. * = Validated modified method. Samples are stored for 15 days following report date.

AIHA LAP- Lab ID #100986, NY State DOH ELAP -Lab ID #11864, State of Ohio- Lab ID # 10042, State of RI- Lab ID# LAO00345

Date Printed: 09/04/2025 AAT Project: 1199934

Sample ID	Client Code	Sample Description	Length (inch)	Width (inch)	Area (Sq ft)	Results Lead µg/ft2 *

Analyst Signature

Alexis Pheeney

Kaelyn Richard

ND = Not Detected, N/A = Not Available, RL = Reporting Limit, Analytical Reporting Limit is 4 ug/sample. A '<' indicates the reported result is below AAT's reporting limit. For true values assume (3) significant figures. AAT internal SOP S205. The method and batch QC are acceptable unless otherwise stated. EPA Regulatory Limits: 5 ug/ft2 (Floors, Carpeted/Uncarpeted), 40 ug/ft2 (Window Sill/Stools), 100 ug/ft2 (Window Trough/Well/Ext Concrete Surfaces). HUD Grantee Regulatory Limits: 10 ug/ft2 (Interior Floors), 40 ug/ft2 (Porch Floors), 100 ug/ft2 (Window Sills), 100 ug/ft2 (Window Troughs). The laboratory operates in accord with ISO 17025 guidelines and holds limited scopes of accreditation under AIHA LAP and NY State DOH ELAP programs. These results are submitted pursuant to AAT, LLC current terms and conditions of sale, including the company's standard warranty and limitation of liability provisions. Analytical results relate to the samples as received by the lab. AAT will not assume any liability or responsibility for the manner in which the results are used or interpreted. All Quality Control requirements for the samples this report contains have been met. AAT does not blank correct reported values. Sample data apply only to items analyzed. Results are calculated with wipe dimensions supplied by client. Measurement uncertainty can be provided upon request; Measurement Uncertainty represents only Analytical Uncertainty. Reproduction of this document other than in its entirety is not authorized by AAT, LLC. * = Validated modified method. Samples are stored for 15 days following report date.

AIHA LAP- Lab ID #100986, NY State DOH ELAP -Lab ID #11864, State of Ohio- Lab ID # 10042, State of RI- Lab ID# LAO00345

Date Printed: 09/04/2025

AAT Project: 1199934

ACCURATE ANALYTICAL TESTING LLC

30105 Beverly Road
Romulus, MI 48174
Ph: 734-629-8161; Fax: 734-629-8431

Certificate of Analysis: Lead In Soil by EPA SW-846 7000B and 3050B Method*

Client : RiskNomics
7145 S Buffalo Drive Suite C105
Las Vegas, NV 89113
Attn : Christian Matecki **Email :** cmatecki@risknomicsllc.com
Phone : 832-389-6300 **Fax :** 602 881-9665 M

Client Project : 25RN1801

Project Location : 1133 E 5TH ST CASA GRANDE AZ

AAT Project : 1199934
Sampling Date : 08/29/2025
Date Received : 09/02/2025
Date Analyzed : 09/04/2025
Date Reported : 09/04/2025

Sample ID	Client Code	Sample Description	Results Lead µg/g (PPM)	Calculated RL µg/g *
10744353	14	EXIT	39.6	13.2

Analyst Signature

Alexis Pheeney

Alexis Pheeney

K. Richard

Kaelyn Richard

ND=Not Detected, N/A=Not Available, RL=Reporting Limit, Analytical Reporting Limit= 5ug/sample. A '<' indicates the reported result is below AAT's RL. For true values assume 3 significant figures. The method/batch QC are acceptable unless otherwise stated. AAT internal sop S218. The laboratory operates in accord with ISO17025 guidelines and holds limited scopes of accreditation under AIHA LAP and NYS DOH ELAP programs. These results are submitted pursuant to AAT LLC current terms and conditions of sale, including the company's standard warranty and limitation of liability provisions. Analytical results relate to the samples as received by the lab. AAT will not assume any liability or responsibility for the manner in which the results are used or interpreted. Measurement uncertainty can be provided upon request;Measurement Uncertainty represents only Analytical Uncertainty. Reproduction of this document other than in its entirety is not permitted. AAT does not blank correct reported values. Sample data apply only to items analyzed. Samples stored for 15 days following report date. *= Validated modified method.

AIHA LAP- Lab ID #100986, NY State DOH ELAP -Lab ID #11864, State of Ohio- Lab ID # 10042, State of RI- Lab ID# LAO00345

ACCURATE ANALYTICAL TESTING LLC

30105 Beverly Road
Romulus, MI 48174
Ph: 734-629-8161; Fax: 734-629-8431

To : RiskNomics
7145 S Buffalo Drive Suite C105
Las Vegas, NV 89113

Attn : Christian Matecki
Email : cmatecki@risknomicsllc.com
Phone : 832-389-6300

Project Location : 1133 E 5TH ST CASA GRANDE AZ

AAT Project : 1199934
Client Project : 25RN1801
Date Reported : 09/04/2025

Sample	Client Code	Analysis Requested	Completed	Analyst
10744340	01	Dust Wipe	09/03/2025	Kaelyn Richard
10744341	02	Dust Wipe	09/03/2025	Kaelyn Richard
10744342	03	Dust Wipe	09/03/2025	Kaelyn Richard
10744343	04	Dust Wipe	09/03/2025	Kaelyn Richard
10744344	05	Dust Wipe	09/03/2025	Kaelyn Richard
10744345	06	Dust Wipe	09/03/2025	Kaelyn Richard
10744346	07	Dust Wipe	09/03/2025	Kaelyn Richard
10744347	08	Dust Wipe	09/03/2025	Kaelyn Richard
10744348	09	Dust Wipe	09/03/2025	Kaelyn Richard
10744349	10	Dust Wipe	09/03/2025	Kaelyn Richard
10744350	11	Dust Wipe	09/03/2025	Kaelyn Richard
10744351	12	Dust Wipe	09/03/2025	Kaelyn Richard
10744352	13	Dust Wipe	09/03/2025	Kaelyn Richard
10744353	14	Lead Soil	09/04/2025	Alexis Pheeney
10744354	15	Dust Wipe	09/03/2025	Kaelyn Richard

Reviewed By Elyse Bidle
Quality Assurance Coordinator

ACCURATE
ANALYTICAL TESTING LLC
30105 BEVERLY ROAD
ROMULUS, MICHIGAN 48174
(734) 699-LABS (5227)
FAX: (734) 699-8407
www.accurate-test.com

SUBMITTING COMPANY
RiskNomics
7145 S. Buffalo Drive, #C105
Las Vegas, NV 89113
Assessor-

PO #

CONTACT INFORMATION
Office 480-315-1100
Fax
Cell 602-881-9665
Email: aolcott@risknomicsllc.com

PROJECT NUMBER	25RN1801	**SAMPLING DATE:**	8/29/2025
PROJECT ADDRESS	1133 E. 5th St., Casa Grande, AZ		
BUILDING #		**UNIT #**	

REQUESTED ANALYSIS LEAD
SINGLE WIPE DUST (X)
COMPOSITE SOIL ( )

Request Turnaround time (please check one)
SAME DAY ( ) | 24 Hour ( )
48 Hour (X) | 3 days ( )

LAB ID	SAMPLE ID	ROOM	ROOM USAGE	S; T; F	WIPE AREA (e.g. 12 X 12)
10744340	01	CARP	FRONT RM	F	12 X 12
	02	DW	"	S	5 X 59
	03	CER	LVG RM	F	12 X 12
	04	CARP	BED 1	F	12 X 12
	05	DW	"	S	3.5 X 15
	06	CARP	BED 2	F	12 X 12
	07	CARP	BED 3	F	12 X 12
	08	DW	"	S	2.5 X 33
	09	CER	KITCHEN	F	12 X 12
	10	CER	OFFICE	F	12 X 12
	11	WD	"	S	4.5 X 11.75
	12	VNY	STORAGE	F	12 X 12
	13	WD	"	S	2 X 11.5
	14		EXT - SOIL		X

CLIENT COMMENTS

SAMPLE CONDITION

SEALS INTACT	Y	N
PRESERVATIVES	Y	N
CONTAINERS LABELED	Y	N

LAB REMARKS

AAT
112376

LAB PROJECT NUMBER 1199934

SAMPLES RELINQUISHED BY	SAMPLES RECEIVED BY	TIME		
Christian Matecki		8/29/2025	AM	PM
			AM	PM
		SEP 02 2025	AM	PM

ACCURATE
ANALYTICAL TESTING LLC
30105 BEVERLY ROAD
ROMULUS, MICHIGAN 48174
(734) 699-LABS (5227)
FAX: (734) 699-8407
www.accurate-test.com

SUBMITTING COMPANY
RiskNomics
7145 S. Buffalo Drive, #C105
Las Vegas, NV 89113
Assessor-

PO #

CONTACT INFORMATION

Office 480-315-1100
Fax
Cell 602-881-9665
Email: aolcott@risknomicsllc.com

PROJECT NUMBER	25RN1801	**SAMPLING DATE:**	8/29/2025
PROJECT ADDRESS	1133 E. 5th St., Casa Grande, AZ		
BUILDING #		**UNIT #**	

REQUESTED ANALYSIS **LEAD**
SINGLE WIPE DUST (X)
COMPOSITE SOIL ( )

Request Turnaround time (please check one)
SAME DAY ( ) | 24 Hour ( )
48 Hour (X) | 3 days ( )

LAB ID	SAMPLE ID	ROOM	ROOM USAGE	S; T; F	WIPE AREA (e.g. 12 X 12)
	15	VN4	BED 4	F	12 X 12
					X
					X
					X
					X
					X
					X
					X
					X
					X
					X
					X
					X
					X

CLIENT COMMENTS

SAMPLE CONDITION

SEALS INTACT	Y	N
PRESERVATIVES	Y	N
CONTAINERS LABELED	Y	N

LAB REMARKS

LAB PROJECT NUMBER

SAMPLES RELINQUISHED BY	SAMPLES RECEIVED BY	TIME		
Christian Matecki		8/29/2025	AM	PM
			AM	PM
			AM	PM

APPENDIX D

CERTIFICATIONS, LICENSES, AND ACCREDITATIONS

United States Environmental Protection Agency

This is to certify that

Christian R Matecki

has fulfilled the requirements of the Toxic Substances Control Act (TSCA) Section 402, and has received certification to conduct lead-based paint activities pursuant to 40 CFR Part 745.226 as:

Risk Assessor

In the Jurisdiction of:

All EPA Administered Lead-based Paint Activities Program States, Tribes and Territories

This certification is valid from the date of issuance and expires May 06, 2028

LBP-R-124460-4

Certification #

April 25, 2025

Issued On

Adrienne Priselac, Deputy Director

Land, Chemicals & Redevelopment Division