



October 4, 2023

Mr. David Zeck, CEFM
Facilities Manager
Franklin Township Board of Education
3228 Coles Mill Rd.
Franklinville, NJ 08322

RE: Indoor Air Quality Inspection Report – August 2023
Main Road Elementary School
Epic Project No. 23-2269

Dear Mr. Zeck:

Epic Environmental Services, LLC (Epic) was retained by the Franklin Township Board of Education (District) to perform indoor air quality inspections for five randomly selected areas at the Main Road Elementary School. The inspections consisted of visual observations and the collection of temperature and relative humidity data. Additionally, samples for airborne mold spores were collected in the inspection areas.

The visual inspections focused on signs of moisture, water intrusion, and visible mold growth.

Temperature and relative humidity data were compared to current New Jersey Indoor Air Quality and industry standards.

Epic Environmental performed the inspections on August 28, 2023.

Acceptable Temperature and Relative Humidity Criteria

Acceptable Indoor Temperature Range:	68° - 79° Fahrenheit
Ideal Relative Humidity Range:	30-60%

The following rooms/areas were inspected:

Room 3, Cafe, Room 36, Room 21, Room 60

Observations, Comments, and Recommendations

Weather Conditions: Cloudy/Cool, 73° Fahrenheit, 86% Relative Humidity

Room 3

No visible mold was observed.
No evidence of recent water intrusion was observed.
Relative humidity was within the ideal range (52%). Temperature was within the acceptable range.
Airborne mold spore concentrations were near or below outside (background) concentrations.
No action required at this time.

Cafe

No visible mold was observed.
No evidence of recent water intrusion was observed.
Relative humidity was within the ideal range (60%). Temperature was within the acceptable range.
Airborne mold spore concentrations were near or below outside (background) concentrations.
No action required at this time.

Room 36

No visible mold was observed.
No evidence of recent water intrusion was observed.
Relative humidity was within the ideal range (59%). Temperature was within the acceptable range.
Airborne mold spore concentrations were near or below outside (background) concentrations.
No action required at this time.

Room 21

Mold was observed on wooden cabinets.
No evidence of recent water intrusion was observed.
Relative humidity was above the ideal range (65%). Temperature was within the acceptable range.
Airborne mold spore concentrations were near or below outside (background) concentrations.
Recommendations to clean affected areas with mold-resistant cleaning products were made to the district.

Room 60

No visible mold was observed.
No evidence of recent water intrusion was observed.
Relative humidity was within the ideal range (59%). Temperature was within the acceptable range.
Airborne mold spore concentrations were near or below outside (background) concentrations.
No action required at this time.

Air Sample Results

Air samples were collected in each inspection area. Airborne mold spore concentrations were near or below background (outside) concentrations in all areas.

See Sample Data Summary

Conclusions and General Recommendations

- Assure steps are taken to maintain a maximum relative humidity concentration of 60% during the summer months. This will reduce the overall probability of triggering mold activity.

Please do not hesitate to contact me at 856-205-1077 should you have any questions.

An invoice for the completed project is enclosed.

Regards,



Timothy Eberts
Senior Project Manager
Epic Environmental Services, LLC



James Eberts
President
Epic Environmental Services, LLC

Sample Data Summary Air Sampling

Air Samples

August 28, 2023

Air Sample Location	Airborne Mold Concentrations (spores/m ³)	
	Total	Individual Mold Concentrations
Room 3	1760	Ascospores 80
		Basidiospores 1000
		Cladosporium 600
		Myxomycetes 40
		Rust 40
Cafe	780	Ascospores 200
		Basidiospores 500
		Cladosporium 80
Room 36	1700	Basidiospores 1500 Cladosporium 200
Room 21	1680	Basidiospores 1600 Cladosporium 80
Room 60	1700	Basidiospores 1700
Outside	9060	Alternaria 80
		Ascospores 1800
		Aspergillus/Penicillium 200
		Basidiospores 5800
		Cladosporium 500
		Ganoderma 600
		Torula 80

- Total mold counts found in **green** indicate a total airborne mold level NEAR or BELOW the outside (background) level.
- Total mold counts found in **red** indicate a total airborne mold level significantly ABOVE the outside (background) level, and may be an indicator of active mold growth.
- Individual molds listed in **green** indicate an individual airborne mold level NEAR or BELOW outside the (background) level.
- Individual molds listed in **purple** were not found in the background sample, but not considered evidence of a water/moisture issue or active mold growth.
- Individual molds listed in **red** indicate an individual airborne mold level significantly ABOVE the outside (background) level, and may be an indicator of active mold growth in the area.

Airborne mold spore concentrations were near or below background (outside) concentrations.



EMSL Analytical, Inc.

200 Route 130 North Cinnaminson, NJ 08077

Tel/Fax: (800) 220-3675 / (856) 786-0262

<http://www.EMSL.com> / cinnmicrolab@emsl.com

EMSL Order: 372313511

Customer ID: EPIC62

Customer PO: 23-2269

Project ID:

Attention: James Eberts
Epic Environmental Services, LLC
80 Fork Bridge Road
Pittsgrove, NJ 08318

Phone: (856) 205-1077
Fax: (856) 205-0413
Collected Date: 08/28/2023
Received Date: 08/28/2023
Analyzed Date: 09/05/2023

Project: Main Rd ES IAQ

Test Report: Micro-5(™) Analysis of Fungal Spores & Particulates by Optical Microscopy (Methods MICRO-SOP-201, ASTM D7391)

Lab Sample Number:	372313511-0001			372313511-0002			372313511-0003		
Client Sample ID:	M-01			M-02			M-03		
Volume (L):	25			25			25		
Sample Location:	Outside			Room 3			Cafe		
Spore Types	Raw Count	Count/m ³	% of Total	Raw Count	Count/m ³	% of Total	Raw Count	Count/m ³	% of Total
Alternaria (Ulocladium)	2*	80*	0.9	-	-	-	-	-	-
Ascospores	23	1800	19.9	1	80	4.5	2	200	25.6
Aspergillus/Penicillium	3	200	2.2	-	-	-	-	-	-
Basidiospores	72	5800	64	13	1000	56.8	6	500	64.1
Bipolaris++	-	-	-	-	-	-	-	-	-
Chaetomium++	-	-	-	-	-	-	-	-	-
Cladosporium	6	500	5.5	7	600	34.1	1	80	10.3
Curvularia	-	-	-	-	-	-	-	-	-
Epicoccum	-	-	-	-	-	-	-	-	-
Fusarium++	-	-	-	-	-	-	-	-	-
Ganoderma	7	600	6.6	-	-	-	-	-	-
Myxomycetes++	-	-	-	1*	40*	2.3	-	-	-
Pithomyces++	-	-	-	-	-	-	-	-	-
Rust	-	-	-	1*	40*	2.3	-	-	-
Scopulariopsis/Microascus	-	-	-	-	-	-	-	-	-
Stachybotrys/Memnoniella	-	-	-	-	-	-	-	-	-
Unidentifiable Spores	-	-	-	-	-	-	-	-	-
Zygomycetes	-	-	-	-	-	-	-	-	-
Paecilomyces++	-	-	-	-	-	-	-	-	-
Torula++	1	80	0.9	-	-	-	-	-	-
Total Fungi	114	9060	100	23	1760	100	9	780	100
Hyphal Fragment	-	-	-	-	-	-	-	-	-
Insect Fragment	-	-	-	-	-	-	-	-	-
Pollen	3	200	-	-	-	-	-	-	-
Analyt. Sensitivity 600x	-	80	-	-	80	-	-	80	-
Analyt. Sensitivity 300x	-	40*	-	-	40*	-	-	40*	-
Skin Fragments (1-4)	-	1	-	-	2	-	-	2	-
Fibrous Particulate (1-4)	-	2	-	-	1	-	-	1	-
Background (1-5)	-	2	-	-	2	-	-	2	-

++ Includes other spores with similar morphology; see EMSL's fungal glossary for each specific category.

Vincent Iuzzolino, M.S., Laboratory Director
or other Approved Signatory

No discernable field blank was submitted with this group of samples.

Skin Fragment and Fibrous Particulate ratings are based on the percent of non-fungal material they represent: 1 (1-25%), 2 (26-50%), 3 (51-75%), or 4 (76-100%). Background ratings are based on the total area covered by non-fungal particles: 1 (1-25%), 2 (26-50%), 3 (51-75%), 4 (76-99%), or 5 (100%; overloaded, prohibiting accurate detection and quantification). High levels of background will obscure spores and other particulates, leading to underestimation. Present = Spores detected on overloaded samples. Results are not blank corrected unless otherwise noted. The detection limit is equal to one fungal spore, structure, pollen, fiber particle or insect fragment. "*" Denotes particles found at 300X. "-" Denotes not detected. Due to method stopping rules, raw counts in excess of 100 are extrapolated based on the percentage analyzed. EMSL maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL. EMSL bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. When the information supplied by the customer can affect the validity of the result, it will be noted on the report.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ AIHA LAP, LLC-EMLAP Accredited #100194

Initial report from: 09/05/2023 11:00 AM

For information on the fungi listed in this report, please visit the Resources section at www.emsl.com



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Project: Main Rd ES IAQ

Test Report: Micro-5™ Analysis of Fungal Spores & Particulates by Optical Microscopy (Methods MICRO-SOP-201, ASTM D7391)

Lab Sample Number:	372313511-0004			372313511-0005			372313511-0006		
	Client Sample ID:	M-04		M-05		M-06			
Volume (L):	25			25		25			
Sample Location:	Room 36			Room 21		Room 60			
Spore Types	Raw Count	Count/m³	% of Total	Raw Count	Count/m³	% of Total	Raw Count	Count/m³	% of Total
Alternaria (Ulocladium)	-	-	-	-	-	-	-	-	-
Ascospores	-	-	-	-	-	-	-	-	-
Aspergillus/Penicillium	-	-	-	-	-	-	-	-	-
Basidiospores	19	1500	88.2	20	1600	95.2	21	1700	85
Bipolaris++	-	-	-	-	-	-	-	-	-
Chaetomium++	-	-	-	-	-	-	-	-	-
Cladosporium	2	200	11.8	1	80	4.8	-	-	-
Curvularia	-	-	-	-	-	-	-	-	-
Epicoccum	-	-	-	-	-	-	-	-	-
Fusarium++	-	-	-	-	-	-	-	-	-
Ganoderma	-	-	-	-	-	-	-	-	-
Myxomycetes++	-	-	-	-	-	-	-	-	-
Pithomyces++	-	-	-	-	-	-	-	-	-
Rust	-	-	-	-	-	-	-	-	-
Scopulariopsis/Microascus	-	-	-	-	-	-	-	-	-
Stachybotrys/Memnoniella	-	-	-	-	-	-	-	-	-
Unidentifiable Spores	-	-	-	-	-	-	-	-	-
Zygomycetes	-	-	-	-	-	-	-	-	-
Paecilomyces++	-	-	-	-	-	-	4	300	15
Torula++	-	-	-	-	-	-	-	-	-
Total Fungi	21	1700	100	21	1680	100	25	2000	100
Hyphal Fragment	-	-	-	-	-	-	1*	40*	-
Insect Fragment	-	-	-	-	-	-	-	-	-
Pollen	-	-	-	-	-	-	-	-	-
Analyt. Sensitivity 600x	-	80	-	-	80	-	-	80	-
Analyt. Sensitivity 300x	-	40*	-	-	40*	-	-	40*	-
Skin Fragments (1-4)	-	2	-	-	2	-	-	2	-
Fibrous Particulate (1-4)	-	1	-	-	1	-	-	1	-
Background (1-5)	-	2	-	-	2	-	-	2	-

++ Includes other spores with similar morphology; see EMSL's fungal glossary for each specific category.

Vincent Iuzzolino, M.S., Laboratory Director
 or other Approved Signatory

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Initial report from: 09/05/2023 11:00 AM

For information on the fungi listed in this report, please visit the Resources section at www.emsl.com



EMSL ANALYTICAL, INC.
LABORATORY • PRODUCTS • TRAINING

Microbiology Chain of Custody Form

EMSL Order Number / Lab Use Only

372313511

EMSL Analytical, Inc.
200 Route 130 North

Cinnaminson, NJ 08077
PHONE: 1-800-220-3675
EMAIL: c@emsl.com

If Bill-To is the same as Report-To leave this section blank. Third-party billing requires written authorization.

Customer Information	Customer ID:			Billing Information	Billing ID:		
	Company Name: Epic Environmental Services, LLC				Company Name: Epic Environmental Services, LLC		
	Contact Name: James Eberts				Billing Contact: James Eberts		
	Street Address: 80 Fork Bridge Road				Street Address: 80 Fork Bridge Road		
	City, State, Zip: Pittsgrove NJ 08318 Country: US				City, State, Zip: Pittsgrove NJ 08318 Country: US		
	Phone: 856-205-1077				Phone: 856-205-1077		
Email(s) for Report: jeberts@epicenviro.com			Email(s) for Invoice:				

Project Information			
Project Name/No: <u>Main RD PS IAQ</u>		Purchase Order: <u>23-2269</u>	
EMSL LIMS Project ID: (If applicable, EMSL will provide)	State Samples Collected: <u>NJ</u>	Zip Code Samples Collected:	State of Connecticut (CT) must select project location: <input type="checkbox"/> Commercial (Taxable) <input type="checkbox"/> Residential (Non-taxable)
Sampled By Name: <u>Timothy Eberts</u>	Sampled By Signature:		No. of Samples in Shipment: <u>6</u>

Sterile/Sodium Thiosulfate Preserved Bottle Used: Biocide Used in Source (specify)

Public Water Supply Samples: Note: All results may automatically be reported to DOH if required by State.

Turn-Around-Time (TAT) Please call ahead for large projects and/or turnaround times 6 Hours or Less. *32 Hour TAT available for select tests only, samples must be submitted by 11:30am.

3 Hour 6 Hour 24 Hour 32* Hour 48 Hour 72 Hour 96 Hour 1 Week 2 Week

MICROBIOLOGY TEST CODES			
M001 Air-O-Cell	M174 MoldSnap	M012 Pseudomonas aeruginosa (P/A***)	M115 Sewage Screen - Water (P/A***)
M030 Micro 5	M032 Allergenco-D	M024 Pseudomonas aeruginosa (MFT*)	M116 Sewage Screen - Water (MPN**)
M041 Fungal Direct Examination		M015 Heterotrophic Plate Count	M117 Sewage Screen - Swab (P/A***)
M169 Pollen ID & Enumeration		M017 Total Coliform & E. Coli (Colilert P/A***)	M013 Sewage Screen - Swab (MFT*)
M280 Dust Characterization Level-1		M018 Total Coliform & E. Coli (MFT*)	M730 Methicillin-resistant Staph. aureus (MRSA)
M281 Dust Characterization Level-2		M114 Total Coliform & E. Coli Enumeration (Colilert MPN**)	M031 Rapid-growing non-TB Mycobacteria Detection & Enumeration
M005 Viable Fungi-Air Samples (Genus ID & Count)		M019 Fecal Coliform (MFT*)	M014 Endotoxin Analysis
M006 Viable Fungi-Air Samples (Includes Penicillium, Aspergillus, Cladosporium, Stachybotrys Species ID & Count)		M020 Fecal Streptococcus (MFT*)	M044 Group Allergen (Cat, Dog, Cockroach, Dust Mite)
M007 Culturable Fungi-Surface Samples (Genus ID & Count)		M029 Enterococci (MFT*)	M095 Bacteroides
M008 Culturable Fungi-Surface Samples (Includes Penicillium, Aspergillus, Cladosporium, Stachybotrys Species ID & Count)		M129 Enterococci (Enterolert P/A***)	Other - See Analytical Price Guide for Test Code
M009 Bacteria Culture Gram Stain & Count		M180 Real Time qPCR-ERMI 36 Panel	Legionella Analysis Please use EMSL Legionella COC
M010 Bacteria Count & ID - 3 Most Prominent		M025 Sewage Screen - Water (MFT*)	
M011 Bacteria Count & ID - 5 Most Prominent			

Sample #	Sample Location/Description	Sample Type (Matrix)	Potable / Non-Potable (Only for Water)	Test Code	Volume/Area	Date / Time Collected	Temperature (Lab Use Only)
Example: Sample 1	Kitchen	Water	Potable	M017	1,000 ml	1/1/2021 3:30pm	
M-01	Outside	AIR		M030	25L	8/29/23 0911	
M-02						0920	
M-03						0927	
M-04						0934	
M-05						0941	
M-06						0948	

Special Instructions and/or Regulatory Requirements (Sample Specifications, Processing Methods, Limits of Detection, etc.)

Method of Shipment:		Sample Condition Upon Receipt:	
Relinquished by:	Date/Time: <u>8/29/23 1706</u>	Received by: <u>Shawna DB</u>	Date/Time: <u>8/29/23 1340</u>
Relinquished by:	Date/Time:	Received by:	Date/Time:

Controlled Document - COC-34 Micro R13 03/02/2021 AGREE TO ELECTRONIC SIGNATURE (By checking, I consent to signing this Chain of Custody document by electronic signature.)

EMSL Analytical, Inc.'s Laboratory Terms and Conditions are incorporated into this Chain of Custody by reference in their entirety. Submission of samples to EMSL Analytical, Inc. constitutes acceptance and acknowledgment of all terms and conditions by Customer.



AIHA Laboratory Accreditation Programs, LLC
acknowledges that
EMSL Analytical, Inc.
200 Route 130 North Cinnaminson, NJ 08077
Laboratory ID: LAP-100194

along with all premises from which key activities are performed, as listed above, has fulfilled the requirements of the AIHA Laboratory Accreditation Programs (AIHA LAP), LLC accreditation to the ISO/IEC 17025:2017 international standard, General Requirements for the Competence of Testing and Calibration Laboratories in the following:

LABORATORY ACCREDITATION PROGRAMS

<input checked="" type="checkbox"/>	INDUSTRIAL HYGIENE	Accreditation Expires: January 01, 2025
<input checked="" type="checkbox"/>	ENVIRONMENTAL LEAD	Accreditation Expires: January 01, 2025
<input checked="" type="checkbox"/>	ENVIRONMENTAL MICROBIOLOGY	Accreditation Expires: January 01, 2025
<input type="checkbox"/>	FOOD	Accreditation Expires:
<input type="checkbox"/>	UNIQUE SCOPES	Accreditation Expires:

Specific Field(s) of Testing (FoT)/Method(s) within each Accreditation Program for which the above named laboratory maintains accreditation is outlined on the attached Scope of Accreditation. Continued accreditation is contingent upon successful on-going compliance with ISO/IEC 17025:2017 and AIHA LAP, LLC requirements. This certificate is not valid without the attached Scope of Accreditation. Please review the AIHA LAP, LLC website (www.aihaaccreditedlabs.org) for the most current Scope.

Cheryl O Marton
Managing Director, AIHA Laboratory Accreditation Programs, LLC

Revision20: 06/07/2022

Date Issued: 01/01/2023