



Aladdin Environmental LLC

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John Spalten – Texas Mold Assessment Consultant MAC0383

October 28, 2008

San Antonio Housing Authority
Attn: Edward Pape, Mirasol Project Manager
459 Precious Street
San Antonio, TX 78237

Re: 115 Villa Arboles, San Antonio, TX

Dear Mr. Pape:

Aladdin Environmental is pleased to submit this environmental evaluation on the above residence located at 115 Villa Arboles, San Antonio, TX. This limited evaluation was performed on October 24th, 2008. We have observed the standard of care generally exercised by the profession under similar circumstances and conditions to complete this report.

Mold spores are common in indoor environments. It is not the presence of molds in indoor air that is cause for concern. However, the amplification and dissemination of fungal spores in elevated levels can decrease indoor air quality and lead to adverse health effects.

On the following page, are the samples taken along with any observations and/or suggestions. Based on observations there is evidence of possible water intrusion and minor areas of possible microbial growth. The lab results show the air sample in the Hall at the Bedrooms to be within an acceptable level, but the Kitchen/Living area to be slightly elevated with *Aspergillus/Penicillium* type spores. The actual report provided by the lab is included as well.

The indoor air quality evaluation observations and testing results detailed in this report are for a single sampling episode. Any changes in ambient conditions may have an effect on future conditions. Moisture control is the key to mold control.

We appreciate the opportunity to perform this service for you. Please contact me if you have any further questions.

Sincerely,

John Spalten
MAC0383

Enc: Lab Report

Analyses of the laboratory samples taken along with observations and/or suggestions are as follows:

Air Samples

A1 – Outside

- Sample taken for comparison.

A2 – Living @ Kitchen

- Lab results show counts of several types of mold, all lower than the outside counts with the exception of *Aspergillus/Penicillium*, which is higher than the outside sample. The overall count is much lower than the outside count.

A3 – Hall @ Bedrooms

- Lab results show counts of several types of mold, but all similar or lower, or within a reasonable variance, than the outside counts. The overall count is much lower than the outside count.

Swab Samples

S1 – Master Bath – baseplate

- A swab sample was taken of a discoloration on the baseplate between the two bathrooms. Lab results indicate a “medium” spore count of *Aspergillus/Penicillium* and *Cladosporium* type spores.

General Recommendations and/or Observations

- Inspected areas throughout the house. The house was vacant and undergoing reconstruction.
- Walls were checked around plumbing fixtures, windows and other possible moisture sources using a moisture meter and all readings were normal, with the exception of the baseplate between the two bathrooms.
- The lower portion of sheetrock wall was open between the two bathrooms. A fan was in place to expedite drying.
 - Recommend the baseplate be cleaned & sanitized.

The area can be retested once the recommended work is accomplished.



Master Bath - baseplate



Kitchen