



Environmental Concepts Inc.

1115 Strand Street – Suite 2E, Christiansted, St. Croix, USVI 00820 - 340-771-0550 & 340-778-3221 - encon@mail.com

Mr. Jerry Traino, AIA REWC
Novus Architects
6346 Smith Bay
St. Thomas, VI 00802

June 9, 2022

**Ref: Lead based paint and asbestos testing – demolition purposes
WTJX Buildings (6 structures) in St. Thomas**

Dear Mr. Traino,

It is our pleasure to supply you with the results of the asbestos and lead based paint inspection at the above mentioned location performed on May 24-26, 2022, by Maxcess Armantrading, certified asbestos and lead based paint supervisor. Fifty (50) potential asbestos containing materials were analyzed. Thirty-nine (39) paint chips were also analyzed for lead. All samples were analyzed by EMSL Analytical Laboratories in Cinnaminson, New Jersey. The asbestos samples were analyzed using the PLM Method and the lead samples were analyzed using the AAS by Flame Method.

Asbestos:

Federal asbestos standards are set at a maximum concentration of one (1) percent, any asbestos concentration below this level does not fall under the current Federal asbestos laws.

**Our inspection did detect asbestos above Federal Standards
Battery Room Floor Tile in the Vitelco Building contains asbestos**

Lead based paint:

Federal asbestos standards are set at a maximum concentration of one half (0.5) percent by weight, any lead concentration below this level does not fall under the current Federal lead based paint laws.

Our inspection did not detect lead based paint above Federal Standards

We thank you for giving us the opportunity to perform this inspection for you and if you have any questions concerning this or any other environmental issue, please do not hesitate to contact us at 771-0550 or 778-3221.

Sincerely,

Dr. John Verstraaten, president

John Verstraaten, Ph.D., CMRS
Certified Microbial Remediation Specialist



“INTEGRITY IN INDOOR AIR QUALITY”

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EMSL Analytical, Inc.

200 Route 130 North Cinnaminson, NJ 08077

Tel/Fax: (800) 220-3675 / (856) 786-5974

<http://www.EMSL.com> / cinnasblab@EMSL.com

EMSL Order: 042212656
Customer ID: ECI50A
Customer PO:
Project ID:

Attention: Maxcess Armantrading Environmental Concepts, Inc. (ENCON) 1115 Strand Street - Suite 2E Christiansted, St. Croix, 00820	Phone: (340) 771-0550 Fax: (815) 550-1134 Received Date: 06/01/2022 11:35 AM Analysis Date: 06/04/2022 Collected Date:
Project: Development Coord. Building - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands, 00820	

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A 042212656-0001	Floor Tile Throughout - Floor Tile - Maroon	Gray/Tan Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
1B 042212656-0002	Floor Tile Throughout - Mastic	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
2 042212656-0003	Mastic - Mastic	Tan Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

Analyst(s)
Keishla Vazquez Caraballo (3)

Samantha Rundstrom, Laboratory Manager
or Other Approved Signatory

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. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. The above analyses were performed in general compliance with Appendix E to Subpart E of 40 CFR (previously EPA 600/M4-82-020 "Interim Method") but augmented with procedures outlined in the 1993 ("final") version of the method. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Non-friable organically bound materials present a problem matrix and therefore EMSL recommends gravimetric reduction prior to analysis. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Estimation of uncertainty is available on request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

Initial report from: 06/04/2022 13:21:45

042212656



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Chain of Custody / Analysis Request Form

Project Name: Development Coord. Building - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022

Name of inspector: Maxcess Armantrading

Asbestos PLM Bulk - EPA 600

Nbr	Description Location	Material	Color
1A	Floor Tile throughout	Floor tile	maroon
1B		Mastic	
2	Mastic	mastic	

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

EMail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

Chalen USPS 6/1/22 11:35



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

EMSL Order:	202205098
CustomerID:	ECI50A
CustomerPO:	
ProjectID:	

Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/26/2022

Project: **Development Coordinator Building - WTJX TV Station****Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)***

<i>Client Sample Description</i>	<i>Lab ID</i>	<i>Collected</i>	<i>Analyzed</i>	<i>Weight</i>	<i>Lead Concentration</i>
1	202205098-0001	5/26/2022	6/3/2022	0.2518 g	<0.0080 % wt
Site: Inner Wall -- Cream					
2	202205098-0002	5/26/2022	6/3/2022	0.2614 g	<0.0080 % wt
Site: Exterior Wall - Cream					
3	202205098-0003	5/26/2022	6/3/2022	0.2741 g	<0.0080 % wt
Site: Base Paint Wall					

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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* Analysis following Lead in Paint by EMSL SOP/Determination of Environmental Lead by FLAA. Reporting limit is 0.008% wt based on the minimum sample weight per our SOP. "<" (less than) result signifies the analyte was not detected at or above the reporting limit. Measurement of uncertainty is available upon request. Definitions of modifications are available upon request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 12:43:59

DCB

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Chain of Custody / Analysis Request Form

Project Name: Development Coordinator Building - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022

Name of inspector: Maxcess Armantrading

Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Inner Wall	Paint chip	cream
2	EXTERIOR Wall	Paint chip	cream
3	Base Paint Wall	Paint chip	burgundy

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

E-Mail: encon@mail.com

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200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

6-01-22 Max



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EMSL Order: 042212539
Customer ID: ECI50A
Customer PO:
Project ID:

Attention: Maxcess Armantrading Environmental Concepts, Inc. (ENCON) 1115 Strand Street - Suite 2E Christiansted, St. Croix, 00820	Phone: (340) 771-0550 Fax: (815) 550-1134 Received Date: 06/01/2022 11:25 AM Analysis Date: 06/04/2022 Collected Date:
Project: Diesel Tank Building - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands, 00820	

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1		White/Red Non-Fibrous Homogeneous	10% Synthetic	90% Non-fibrous (Other)	None Detected
042212539-0001					

Analyst(s)
Keishla Vazquez Caraballo (1)

Samantha Rundstrom, Laboratory Manager
or Other Approved Signatory

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Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

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Chain of Custody / Analysis Request Form

Project Name: Diesel Tank Building - WTJX TV Station

Page: 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022

Name of inspector: Maxcess Armantrading

Asbestos PLM Bulk - EPA 600

Nbr	Description Location	Material	Color
1			

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

EMail: encon@mail.com

Chalera USPS 6/1/22 @ 11²⁵

EMSL Analytical

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Maxcess Armantrading



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EMSL Order:	202205105
CustomerID:	ECI50A
CustomerPO:	
ProjectID:	

Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/26/2022

Project: Diesel Tank Shed - WTJX TV Station

Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)*

<i>Client Sample Description</i>	<i>Lab ID</i>	<i>Collected</i>	<i>Analyzed</i>	<i>Weight</i>	<i>Lead Concentration</i>
1	202205105-0001	5/26/2022	6/2/2022	0.2858 g	0.22 % wt
Site: Exterior - Maroon					
2	202205105-0002	5/26/2022	6/2/2022	0.2791 g	<0.0080 % wt
Site: Roof - Maroon					

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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* Analysis following Lead in Paint by EMSL SOP/Determination of Environmental Lead by FLAA. Reporting limit is 0.008% wt based on the minimum sample weight per our SOP. "<" (less than) result signifies the analyte was not detected at or above the reporting limit. Measurement of uncertainty is available upon request. Definitions of modifications are available upon request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 12:40:31

DTS

202205105



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Chain of Custody / Analysis Request Form

Project Name: Diesel Tank Shed - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022

Name of inspector: Maxcess Armantrading

Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Exterior	Paint chip	maroon
2	Roof	Paint chip	maroon

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office
Billing to Florida Office

EMail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

6-01-22 11am



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EMSL Order: 042212537

Customer ID: ECI50A

Customer PO:

Project ID:

Attention: Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820

Phone: (340) 771-0550

Fax: (815) 550-1134

Received Date: 06/01/2022 11:25 AM

Analysis Date: 06/04/2022

Collected Date:

Project: Facilities Coordinator Trailer - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands, 00820

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A <i>042212537-0001</i>	West Room - Floor Tile - White	Tan Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
1B <i>042212537-0002</i>	West Room - Mastic	Tan Non-Fibrous Heterogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
<i>Result includes a small amount of inseparable attached material</i>					
2 <i>042212537-0003</i>	Inner-wall - Drywall - Gray	Gray Fibrous Homogeneous	10% Cellulose	90% Non-fibrous (Other)	None Detected
3A <i>042212537-0004</i>	Conference Room - Floor Tile - Cream	Beige Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
3B <i>042212537-0005</i>	Conference Room - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4-Drywall <i>042212537-0006</i>	Drop Ceiling - Drywall	Brown/Gray Fibrous Homogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
4-Texture <i>042212537-0006A</i>	Drop Ceiling - Texture	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
5 <i>042212537-0007</i>	Wall Insulation	Pink Fibrous Homogeneous	90% Min. Wool	10% Non-fibrous (Other)	None Detected

Analyst(s)

Keishla Vazquez Caraballo (8)

Samantha Rundstrom, Laboratory Manager
or Other Approved Signatory

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Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

Initial report from: 06/04/2022 13:11:56

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Chain of Custody / Analysis Request Form

Project Name: Facilities Coordinator Trailer - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022 Name of inspector: Maxcess Armantrading

O Asbestos PLM Bulk - EPA 600

Nbr	Description Location	Material	Color
1A	West Room	Floor tile	white
1B		Mastic	
2	Inner-wall	Drywall	gray
3A	Conference Room	Floor tile	cream
3B		Mastic	
4	Drop ceiling	drywall	gray
5	Wall Insulation		

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

Email: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

Chalem USPS 6/1/22 11²⁵
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<http://www.EMSL.com>cinnaminsonleadlab@emsl.com

EMSL Order:	202205094
CustomerID:	ECI50A
CustomerPO:	
ProjectID:	

Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/24/2022

Project: **Facility Coordinator Trailer - WTJX TV Station****Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)***

<i>Client Sample Description</i>	<i>Lab ID</i>	<i>Collected</i>	<i>Analyzed</i>	<i>Weight</i>	<i>Lead Concentration</i>
1A	202205094-0001A	5/24/2022	6/6/2022	0.2757 g	<0.0080 % wt
Site: Deck					
2A	202205094-0002A	5/24/2022	6/6/2022	0.2959 g	<0.0080 % wt
Site: East Entry Door					

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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* Analysis following Lead in Paint by EMSL SOP/Determination of Environmental Lead by FLAA. Reporting limit is 0.008% wt based on the minimum sample weight per our SOP. "<" (less than) result signifies the analyte was not detected at or above the reporting limit. Measurement of uncertainty is available upon request. Definitions of modifications are available upon request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 15:56:15

T

202205094



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Chain of Custody / Analysis Request Form

Project Name: Facility Coordinator Trailer - WTJX TV Station **Page:** 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022

Name of inspector: Maxcess Armantrading

Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Deck	Paint chip	orange
2	East Entry Door	Paint chip	cream

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

EEmail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

6-01-22 11am



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

EMSL Order:	202205096
CustomerID:	ECI50A
CustomerPO:	
ProjectID:	

Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/26/2022

Project: **Garage Building WTJX Tv Station****Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)***

<i>Client Sample Description</i>	<i>Lab ID</i>	<i>Collected</i>	<i>Analyzed</i>	<i>Weight</i>	<i>Lead Concentration</i>
1	202205096-0001	5/26/2022	6/2/2022	0.2890 g	<0.0080 % wt
Site: Center Entry Wall - Turquoise					
2	202205096-0002	5/26/2022	6/2/2022	0.2617 g	<0.0080 % wt
Site: South Wall - White					
3	202205096-0003	5/26/2022	6/2/2022	0.2748 g	<0.0080 % wt
Site: Exterior Bottom Base - Orange					
4	202205096-0004	5/26/2022	6/2/2022	0.2817 g	<0.0080 % wt
Site: Exterior Wall - Cream					

The QC sample duplicate RPD result for Lead was outside of the method control limits.

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 12:48:42

G

202205096



Environmental Concepts Inc.

1115 Strand Street - Suite 2E, Christiansted, St. Croix, USVI 00820 - 340-771-0550 & 340-778-3221 - encon@mail.com

Chain of Custody / Analysis Request Form

Project Name: Garage Building - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022

Name of inspector: Maxcess Armantrading

Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Center Entry Wall	Paint chip	turquoise
2	South Wall	Paint chip	white
3	Exterior Bottom Base	Paint chip	orange
4	EXTERIOR WALL	PAINT CHIP	CREAM

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office
Billing to Florida Office

E-Mail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

6-01-22 11am



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200 Route 130 North Cinnaminson, NJ 08077

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<http://www.EMSL.com> / cinnasblab@EMSL.com

EMSL Order: 042212658

Customer ID: ECI50A

Customer PO:

Project ID:

Attention: Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820

Phone: (340) 771-0550

Fax: (815) 550-1134

Received Date: 06/01/2022 11:25 AM

Analysis Date: 06/04/2022 - 06/05/2022

Collected Date:

Project: Main Building - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands, 00820

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A 042212658-0001	Entrance - Floor Tile - Tan	Tan Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
1B 042212658-0002	Entrance - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
2A 042212658-0003	NW Back Office - Floor Tile - Tan	Tan Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
2B 042212658-0004	NW Back Office - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

Analyst(s)

Keishla Vazquez Caraballo (2)

Quynh Vu (2)

Samantha Rundstrom, Laboratory Manager
or Other Approved Signatory

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Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

Initial report from: 06/05/2022 08:18:44

M.B.

042212658

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Chain of Custody / Analysis Request Form

Project Name: Main Building - WTJX TV Station

Page: 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022

Name of inspector: Maxcess Armantrading

Asbestos PLM Bulk - EPA 600

Nbr	Description Location	Material	Color
1A	Entrance	Floor tile	tan
1B		Mastic	
2A	NW Back Office	Floor tile	tan
2B		Mastic	

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office
Billing to Florida Office

Email: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

M. Armantrading
Maxcess Armantrading

Chalen USPS 6/1/22 11²⁸

49



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

EMSL Order:	202205100
CustomerID:	ECI50A
CustomerPO:	
ProjectID:	

Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/26/2022

Project: **Main Building. Building - WTJX TV Station****Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)***

<i>Client Sample Description</i>	<i>Lab ID</i>	<i>Collected</i>	<i>Analyzed</i>	<i>Weight</i>	<i>Lead Concentration</i>
1 Site: Hallway - Cream	202205100-0001	5/26/2022	6/2/2022	0.2841 g	<0.0080 % wt
2 Site: Corner Column - Cream	202205100-0002	5/26/2022	6/2/2022	0.2575 g	<0.0080 % wt
3 Site: Deck Benches - Green	202205100-0003	5/26/2022	6/2/2022	0.2578 g	<0.0080 % wt
4 Site: Deck Railing - Maroon	202205100-0004	5/26/2022	6/2/2022	0.2608 g	<0.0080 % wt
5 Site: Deck Floor - Orange	202205100-0005	5/26/2022	6/2/2022	0.2639 g	<0.0080 % wt
6 Site: Deck COLUMNS - Cream	202205100-0006	5/26/2022	6/2/2022	0.2607 g	<0.0080 % wt
7 Site: Generator Room - Brown	202205100-0007	5/26/2022	6/2/2022	0.2657 g	<0.0080 % wt

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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* Analysis following Lead in Paint by EMSL SOP/Determination of Environmental Lead by FLAA. Reporting limit is 0.008% wt based on the minimum sample weight per our SOP. "<" (less than) result signifies the analyte was not detected at or above the reporting limit. Measurement of uncertainty is available upon request. Definitions of modifications are available upon request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 12:43:20

M.S.

202205100



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Chain of Custody / Analysis Request Form

Project Name: Main Building. Building - WTJX TV Station **Page:** 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022

Name of inspector: Maxcess Armantrading

O Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Hallway Wall	Paint chip	cream
2	Corner Column	Paint chip	cream
3	Deck Benches	Paint chip	green
4	Deck Railing	Paint chip	maroon
5	Deck Floor	Paint chip	orange
6	Deck Columns	Paint chip	<i>CRM CREAM</i>
<i>7</i>	<i>GENERATOR RM</i>	<i>PAINT CHIP</i>	<i>BROWN</i>

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

E-Mail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading
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EMSL Order: 042212548

Customer ID: ECI50A

Customer PO:

Project ID:

Attention: Maxcess Armantrading
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1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820

Phone: (340) 771-0550

Fax: (815) 550-1134

Received Date: 06/01/2022 11:25 AM

Analysis Date: 06/06/2022

Collected Date:

Project: Main Building Studio - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands, 00820

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A 042212548-0001	South West - First Floor - Floor Tile - White	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
1B 042212548-0002	South West - First Floor - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
2A 042212548-0003	South East - First Floor - Floor Tile - White	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
2B 042212548-0004	South East - First Floor - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
3A 042212548-0005	Studio - First Floor - Floor Tile - Cream	Beige Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
3B 042212548-0006	Studio - First Floor - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4A 042212548-0007	Hallway - First Floor - Floor Tile - White	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4B 042212548-0008	Hallway - First Floor - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
5A 042212548-0009	Stairs - Floor Tile - White	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
5B 042212548-0010	Stairs - Mastic	Brown Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
6 042212548-0011	NW Attic - Insulation	Yellow Fibrous Homogeneous	95% Glass	5% Non-fibrous (Other)	None Detected
7-Drywall 042212548-0012	NW Attic - Drywall - Gray	Gray Fibrous Homogeneous	20% Cellulose	80% Non-fibrous (Other)	None Detected
7-Drywall 2 042212548-0012A	NW Attic - Drywall - Gray	White Fibrous Homogeneous	10% Cellulose	90% Non-fibrous (Other)	None Detected
8A 042212548-0013	Restroom - Wall Tile - White	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
8B 042212548-0014	Restroom - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
9A 042212548-0015	Kitchen - Floor Tile - Off-white	Beige Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

Initial report from: 06/06/2022 16:42:20



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200 Route 130 North Cinnaminson, NJ 08077

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EMSL Order: 042212548
Customer ID: ECI50A
Customer PO:
Project ID:

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
9B	Kitchen - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
042212548-0016					

Analyst(s) _____
 Rachel Irwin (17)

 Samantha Rundstrom, Laboratory Manager
 or Other Approved Signatory

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Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

Initial report from: 06/06/2022 16:42:20

042212537



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Chain of Custody / Analysis Request Form

Project Name: Facilities Coordinator Trailer - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022 Name of inspector: Maxcess Armantrading

O Asbestos PLM Bulk – EPA 600

Nbr	Description Location	Material	Color
1A	West Room	Floor tile	white
1B		Mastic	
2	Inner-wall	Drywall	gray
3A	Conference Room	Floor tile	cream
3B		Mastic	
4	Drop ceiling	drywall	gray
5	Wall Insulation		

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

Email: encon@mail.com

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CINNAMINSON, NJ08077

Maxcess Armantrading

Chalem USPS 6/1/22 11²⁵
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cinnaminsonleadlab@emsl.com

EMSL Order:	202205102
CustomerID:	ECI50A
CustomerPO:	
ProjectID:	

Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/26/2022

Project: **Studio - WTJX TV Station**

Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)*

Client Sample Description	Lab ID	Collected	Analyzed	Weight	Lead Concentration
1 Site: Road Curve - Yellow	202205102-0001	5/26/2022	6/2/2022	0.2574 g	<0.0080 % wt
2 Site: Exterior Wall - Cream	202205102-0002	5/26/2022	6/2/2022	0.2637 g	<0.0080 % wt
3 Site: 1st Floor Interior Wall - Maroon	202205102-0003	5/26/2022	6/2/2022	0.2792 g	<0.0080 % wt
4 Site: 1st Floor Interior Wall NE - Gray	202205102-0004	5/26/2022	6/2/2022	0.2703 g	<0.0080 % wt
5 Site: 1st Floor Hallway - Cream	202205102-0005	5/26/2022	6/2/2022	0.2699 g	<0.0080 % wt
6 Site: High Beams 1st Floor - Maroon	202205102-0006	5/26/2022	6/2/2022	0.2647 g	0.067 % wt
6 Site: High Beams 1st Floor - Maroon	202205102-0006A	5/26/2022	6/3/2022	0.1681 g	0.20 % wt
7 Site: NW Room 2nd Floor - Cream	202205102-0007	5/26/2022	6/2/2022	0.2582 g	<0.0080 % wt
8 Site: SW Room - 2nd Floor - Lilac	202205102-0008	5/26/2022	6/2/2022	0.2524 g	<0.0080 % wt
9 Site: Hallway 2nd Floor - Cream	202205102-0009	5/26/2022	6/2/2022	0.2831 g	<0.0080 % wt
10 Site: East Room Center	202205102-0010	5/26/2022	6/2/2022	0.2737 g	<0.0080 % wt
11 Site: Door Jamb - Gray	202205102-0011	5/26/2022	6/2/2022	0.2738 g	<0.0080 % wt
12 Site: Kitchen Wall - Blue	202205102-0012	5/26/2022	6/2/2022	0.1244 g	<0.016 % wt

The QC sample duplicate RPD result for Lead was outside of the method control limits.

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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* Analysis following Lead in Paint by EMSL SOP/Determination of Environmental Lead by FLAA. Reporting limit is 0.008% wt based on the minimum sample weight per our SOP. "<" (less than) result signifies the analyte was not detected at or above the reporting limit. Measurement of uncertainty is available upon request. Definitions of modifications are available upon request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 12:45:57



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Chain of Custody / Analysis Request Form

Project Name: Studio - WTJX TV Station

Page: 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022

Name of inspector: Maxcess Armantrading

O Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Road Curve	Paint chip	yellow
2	Exterior Wall	Paint chip	cream
3	1 st floor interior Wall	Paint chip	maroon
4	1 st floor interior wall NE	Paint chip	gray
5	1 st floor hallway	Paint chip	cream
6	High beams 1 st floor	Paint chip	maroon
7	NW Room 2 nd floor	Paint chip	cream
8	SW Room - 2 nd floor	Paint chip	lilac
9	Hallway 2 nd floor	Paint chip	cream
10	East Room Center	Paint chip	
11	Door Jamb	Paint chip	gray
12	Kitchen wall	Paint chip	blue

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

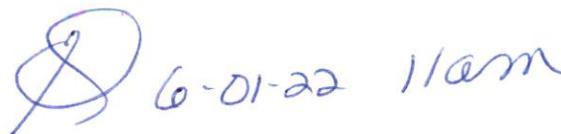
Billing to Florida Office

E-Mail: encon@mail.com

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6-01-22 11am



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EMSL Order: 042212537

Customer ID: ECI50A

Customer PO:

Project ID:

Attention: Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820

Phone: (340) 771-0550

Fax: (815) 550-1134

Received Date: 06/01/2022 11:25 AM

Analysis Date: 06/04/2022

Collected Date:

Project: Facilities Coordinator Trailer - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands, 00820

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
1A <i>042212537-0001</i>	West Room - Floor Tile - White	Tan Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
1B <i>042212537-0002</i>	West Room - Mastic	Tan Non-Fibrous Heterogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
<i>Result includes a small amount of inseparable attached material</i>					
2 <i>042212537-0003</i>	Inner-wall - Drywall - Gray	Gray Fibrous Homogeneous	10% Cellulose	90% Non-fibrous (Other)	None Detected
3A <i>042212537-0004</i>	Conference Room - Floor Tile - Cream	Beige Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
3B <i>042212537-0005</i>	Conference Room - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4-Drywall <i>042212537-0006</i>	Drop Ceiling - Drywall	Brown/Gray Fibrous Homogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
4-Texture <i>042212537-0006A</i>	Drop Ceiling - Texture	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
5 <i>042212537-0007</i>	Wall Insulation	Pink Fibrous Homogeneous	90% Min. Wool	10% Non-fibrous (Other)	None Detected

Analyst(s)

Keishla Vazquez Caraballo (8)

Samantha Rundstrom, Laboratory Manager
or Other Approved Signatory

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Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

Initial report from: 06/04/2022 13:11:56

042212537



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2022 JUN -1 A 11:59

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Chain of Custody / Analysis Request Form

Project Name: Facilities Coordinator Trailer - WTJX TV Station Page: 1 of 1

Address: Hay Piece Hill - St. Thomas , US Virgin Islands 00820

Date: May 24-26 , 2022

Name of inspector: Maxcess Armantrading

O Asbestos PLM Bulk - EPA 600

Nbr	Description Location	Material	Color
1A	West Room	Floor tile	white
1B		Mastic	
2	Inner-wall	Drywall	gray
3A	Conference Room	Floor tile	cream
3B		Mastic	
4	Drop ceiling	drywall	gray
5	Wall Insulation		

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office

Billing to Florida Office

Email: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

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EMSL Order: 042212610

Customer ID: ECI50A

Customer PO:

Project ID:

Attention: Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820

Phone: (340) 771-0550

Fax: (815) 550-1134

Received Date: 06/01/2022 11:25 AM

Analysis Date: 06/06/2022

Collected Date: 05/24/2022

Project: Vitelco Building - WTJX TV Station / Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Test Report: Asbestos Analysis of Bulk Materials via EPA 600/R-93/116 Method using Polarized Light Microscopy

Sample	Description	Appearance	Non-Asbestos		Asbestos % Type
			% Fibrous	% Non-Fibrous	
1 042212610-0001	A.C Duct - Joint	Silver/Yellow Fibrous Homogeneous	20% Cellulose 60% Glass	20% Non-fibrous (Other)	None Detected
2 042212610-0002 Sample is ceiling tile.	A.C Duct - Mastic	Gray/White Fibrous Homogeneous	50% Cellulose 30% Min. Wool	20% Non-fibrous (Other)	None Detected
3 042212610-0003	Ceiling Insulation - Insulation	Tan/White Fibrous Homogeneous	95% Glass	5% Non-fibrous (Other)	None Detected
4A 042212610-0004	Battery Room - Floor Tile	Tan Non-Fibrous Homogeneous		98% Non-fibrous (Other)	2% Chrysotile
4B-Mastic 042212610-0005	Battery Room - Mastic	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
4B-Leveling Compound 042212610-0005A	Battery Room - Leveling Compound	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
5A 042212610-0006	Battery Room - Cove	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
5B 042212610-0007	Battery Room - Mastic	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
6 042212610-0008	Southwest Wall - Insulation	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

Analyst(s)

Quynh Vu (9)

Samantha Rundstrom, Laboratory Manager
or Other Approved Signatory

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. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and method specifications unless otherwise noted. The above analyses were performed in general compliance with Appendix E to Subpart E of 40 CFR (previously EPA 600/M4-82-020 "Interim Method") but augmented with procedures outlined in the 1993 ("final") version of the method. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST or any agency of the federal government. Non-friable organically bound materials present a problem matrix and therefore EMSL recommends gravimetric reduction prior to analysis. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample. Estimation of uncertainty is available on request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NVLAP Lab Code 101048-0, AIHA-LAP, LLC-IHLAP Lab 100194, NJ DEP 03036, PA ID# 68-00367, LA #04127

Initial report from: 06/06/2022 14:55:27

V. Bldg

042212610



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Chain of Custody / Analysis Request Form

Project Name: Vitelco Building - WTJX TV Station **Page:** 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022 **Name of inspector:** Maxcess Armantrading

O Asbestos PLM Bulk - EPA 600

Nbr	Description Location	Material	Color
1	A/C Duct	joint	
2	A/C Duct	mastic	
3	Ceiling Insulation	Insulation	
4A 4B	Battery Room	Floor tile Mastic	cream
5A 5B	Battery Room	Cove Mastic	
6	SW Wall	Insulation	

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office
Billing to Florida Office

EMail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

Chelene USPS 6/1/22 11²⁵



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Serving the Virgin Islands for over 25 years

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EMSL Analytical, Inc.

200 Route 130 North, Cinnaminson, NJ 08077

Phone/Fax: (856) 303-2500 / (856) 786-5974

<http://www.EMSL.com>

cinnaminsonleadlab@emsl.com

EMSL Order: 202205103

CustomerID: ECI50A

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Attn: **Maxcess Armantrading
Environmental Concepts, Inc. (ENCON)
1115 Strand Street - Suite 2E
Christiansted, St. Croix, 00820**

Phone: (340) 771-0550
Fax: (815) 550-1134
Received: 6/1/2022 11:00 AM
Collected: 5/26/2022

Project: **Vitelco Building - WTJX TV Station**

Test Report: Lead in Paint Chips by Flame AAS (SW 846 3050B/7000B)*

<i>Client Sample Description</i>	<i>Lab ID</i>	<i>Collected</i>	<i>Analyzed</i>	<i>Weight</i>	<i>Lead Concentration</i>
1A Site: Inner Wall - Cream	202205103-0001A	5/26/2022	6/6/2022	0.2757 g	0.053 % wt
2A Site: Center Interior Wall - Cream	202205103-0002A	5/26/2022	6/6/2022	0.2506 g	<0.0080 % wt
3A Site: North Center Wall - Cream	202205103-0003A	5/26/2022	6/6/2022	0.2515 g	<0.0080 % wt
4A Site: Battery Room Door Jamb - Cream	202205103-0004A	5/26/2022	6/6/2022	0.2587 g	<0.0080 % wt
5A Site: Battery Room - Wall - Blk/Cream	202205103-0005A	5/26/2022	6/6/2022	0.2703 g	<0.0080 % wt
6A Site: Exterior Wall - Red/Blk	202205103-0006A	5/26/2022	6/6/2022	0.1433 g	<0.014 % wt
7A Site: Entry Door Jamb - Cream	202205103-0007A	5/26/2022	6/6/2022	0.2682 g	<0.0080 % wt
8A Site: Railing - Red	202205103-0008A	5/26/2022	6/6/2022	0.2562 g	0.020 % wt
9A Site: Satellite Wall - Black	202205103-0009A	5/26/2022	6/6/2022	0.2689 g	0.045 % wt

Owen Mckenna, Lead Laboratory Director
or other approved signatory

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* Analysis following Lead in Paint by EMSL SOP/Determination of Environmental Lead by FLAA. Reporting limit is 0.008% wt based on the minimum sample weight per our SOP. "<" (less than) result signifies the analyte was not detected at or above the reporting limit. Measurement of uncertainty is available upon request. Definitions of modifications are available upon request.

Samples analyzed by EMSL Analytical, Inc. Cinnaminson, NJ NELAP Certifications: NJ 03036, NY 10872, PA 68-00367, AIHA-LAP, LLC ELLAP 100194, A2LA 2845.01

Initial report from 06/06/2022 15:57:23

V. Blad

202205103



Environmental Concepts Inc.

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Chain of Custody / Analysis Request Form

Project Name: Vitelco Building - WTJX TV Station **Page:** 1 of 1

Address: Hay Piece Hill - St. Thomas, US Virgin Islands 00820

Date: May 24-26, 2022

Name of inspector: Maxcess Armantrading

O Lead Paint by AAS

Nbr	Description Location	Material	Color
1	Inner Wall	Paint chip	cream
2	Center Interior Wall	Paint chip	cream
3	North Center Wall	Paint chip	cream
4	Battery Room Door Jamb	Paint chip	cream
5	Battery Room Wall	Paint chip	Blk/cream
6	Exterior Wall	Paint chip	Red/blk
7	Entry Door jamb	Paint chip	cream
8	Railing	Paint chip	red
9	Satellite Wall	Paint chip	black

TAT: 72 hours

Delivery Method: US Mail - Express

Send Results to: Florida Office
Billing to Florida Office

E-Mail: encon@mail.com

EMSL Analytical
200 Route 130 North
CINNAMINSON, NJ08077

Maxcess Armantrading

6-01-22 11am



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