U.S. Department of Housing and Urban Development
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Environmental Assessment
Determinations and Compliance Findings for HUD-Assisted Projects
24 CFR Part 58

This is a suggested format that may be used by Responsible Entities to document completion of an Environmental Assessment.

Project Information

Project Name:	Tahiti Apartment Homes (formerly Tahiti Motel)
Responsible Entity:	**OC Housing & Community Development**
Grant Recipient (if different than Responsible Entity):	
State/Local Identifier:	CA/059
Preparer:	Liza Santos, OC Housing and Community Development
Certifying Officer Name and Title:	Julia Bidwell, Director OC Housing & Community Development
Consultant (if applicable):	Jonathan Rigg, Dudek 1 SW Columbia Street, Suite 1500 Portland, Oregon 97258 503.956.1444
Direct Comments to:	Liza Santos, liza.santos@occr.ocgov.com

Project Location:
The Tahiti Apartment Homes Project (referred to throughout this Environmental Assessment as the proposed project, proposed development, or project) is located at 11850 Beach Boulevard, in the City of Stanton, Orange County, California (refer to Attachment 1, Project Location). The project site is approximately 1.43 acres, which includes an adjacent City-owned vacant parcel that would be redeveloped with a new community room and incorporated into the project. The existing Tahiti Motel building is approximately 23,000 square feet. The project is located on Assessor's Parcel Number 131-241-12. The project site has a General Plan Land Use Designation of General Mixed Use, which allows for transitional and supportive housing. The properties immediately surrounding the project site consist of mixed residential and commercial uses. Beach Boulevard borders the western project boundary.

Description of the Proposed Project [24 CFR 50.12 & 58.32; 40 CFR 1508.25]**:**

The proposed affordable housing development is a partnership between Jamboree Housing Corporation, Orange County (County), the City of Stanton (City), and the State Housing and Community Development Homekey program. The Homekey program provides critically needed housing units for people experiencing homelessness throughout the state. Specifically, this program was designed as part of the state's response to protecting individuals experiencing homelessness who were impacted by COVID-19. As a Homekey Tier One project, the Tahiti Motel is currently operating as interim housing for individuals who are experiencing homelessness or who are at risk of homelessness and who are impacted by the pandemic.

The 1.43-acre proposed project would convert the existing Tahiti Motel, previously operated by RR TOG II LLC, into a 60-unit residential building with a one-bedroom manager's unit. Residential units would consist of studios with kitchenettes reserved for individuals experiencing homelessness earning 30% area median income or below. With the exception of the manager's apartment, all units at the proposed development would be reserved as permanent supportive housing apartments. The current Tahiti Motel site also encompasses an office space, laundry room, parking areas, a pool area, and associated landscaping. Conversion of the Tahiti Motel into affordable housing would occur in two phases. Phase one, the current operational stage for the proposed project, involves transitioning the Tahiti Motel into interim housing for individuals experiencing homelessness. Phase two would involve converting the interim housing into permanent supportive housing through substantial rehabilitation of existing facilities so that residents can enjoy residential amenities, landscape improvements, and supportive services.

Residents would be provided with access to social services through Jamboree Housing Corporation's Community Impact team, Housing with Heart (HWH), as well as the Homekey program. HWH would staff 1.5 full-time supportive service coordinators and 0.5 supportive service case managers on site to provide care coordination, direct service delivery, and provide case management support.

Services provided to residents are aimed at recovery and wellness. The new community center to be constructed on an adjacent vacant parcel owned by the City of Stanton would facilitate a

supportive environment where HWH and other contracted service providers could offer life skill services, hold meetings, and organize community events. A supportive services team would also provide residents with information about available services and programs, help them access programs through referrals, coordinate social and supportive services to be provided on site, and leverage community resources for events. Services would further include case management; life skills training (cooking skills, healthy eating, and money management); substance abuse counseling and treatment; and connections to community resources, such as health care providers. Because the goal for on-site services is to assist in stabilizing residents, the case management team for the proposed project would link residents to expanded community services and opportunities for engagement, as well as re-integration opportunities through vocational, educational, and volunteer programs. Residents in units funded by the Orange County Mental Health Services Act would be supported by Orange County Health Care Agency's Adult and Older Adult Behavioral Health to receive access to services promoting wellness and recovery for adults with mental illness who are experiencing homelessness. Each of these persons would have a dedicated personal services coordinator to manage their case and assist them with reaching their goals. Workshops available to residents would cover topics ranging from resume building, anger management, and nutrition, to arts and crafts and cleaning. Community events organized by the HWH team would include game nights, move nights, a community garden, and winter holiday party, among others. Residents would also have the opportunity to contribute program ideas and provide feedback to social service providers through monthly community meetings, a resident committee, and resident satisfaction surveys.

Supportive services staff would coordinate with health providers and link residents to off-site services when on-site services are lacking. Services that cannot be coordinated to occur on premises would require transportation assistance by the case management staff to ensure that residents can reach needed services regardless of limitations. The project site is also located near off-site amenities, such as public transit, public parks, a library, a grocery store, and a medical clinic and pharmacy.

Statement of Purpose and Need for the Proposal [40 CFR 1508.9(b)]:

As demand increases for Orange County services, and the County's population increases, the need for additional housing and access to government services has also increased.

The proposed project's objectives are as follows:

- Create new affordable, safe, attractive, and service-enriched residences for low-income individuals.
- Create a community that fits into and improves the existing neighborhood in style, texture, scale, and relation to the street.

Existing Conditions and Trends [24 CFR 58.40(a)]:

According to the Phase I Environmental Site Assessment (ESA) completed by Barr & Clark Independent Environmental Testing in December 2018, the project site is currently occupied by the existing two-story Tahiti Motel building, one-story laundry room, and an adjacent vacant lot. The motel contains an office space, laundry room, and motel rooms, and the remainder of the site consists of asphalt-paved parking areas and drives, a pool area, and associated landscaping. Historical photographs of the area reveal the project site was a vacant lot until 1960, when the Tahiti Motel building was constructed. Areas adjacent to the project site are developed with commercial and residential uses, as follows:

- North: Residential properties (multi-family)
- South: Car dealership and residential properties (single and multi-family)
- East: Residential properties (single and multi-family)
- West: Beach Boulevard, an auto repair building, and a retail strip building

Funding Information

Grant Number	HUD Program	Funding Amount
	59 Project Based Vouchers	$18,478,800 (estimated 20-year amount)

Estimated Total HUD Funded Amount: $18,478,800

Estimated Total Project Cost (HUD and non-HUD funds) [24 CFR 58.32(d)]**: $26,102,464**

Compliance with 24 CFR 50.4, 58.5, and 58.6 Laws and Authorities

Record below the compliance or conformance determinations for each statute, executive order, or regulation. Provide credible, traceable, and supportive source documentation for each authority. Where applicable, complete the necessary reviews or consultations and obtain or note applicable permits of approvals. Clearly note citations, dates/names/titles of contacts, and page references. Attach additional documentation as appropriate.

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	**Are formal compliance steps or mitigation required?**	**Compliance Determinations**
STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 50.4 and 58.6		
Airport Hazards 24 CFR Part 51 Subpart D	Yes No ☐ ☒	The project site is not located adjacent to any military or municipal airports. The nearest municipal airport is John Wayne Airport, located approximately 10.65 miles southeast of the project site (see Attachments 2 and 3; see Environmental Review Record [ERR] 1). The army airfield located at Joint Forces Training Base Los Alamitos is the nearest military airport, situated approximately 3.16 miles west of the project site (see Attachment 3).
Coastal Barrier Resources Coastal Barrier Resources Act, as amended by the Coastal Barrier Improvement Act of 1990 [16 USC 3501]	Yes No ☐ ☒	The Coastal Barrier Resources Act does not apply to this project because no coastal barrier resources protected under this policy occur in California (see Attachment 4). In addition, because the proposed residential project is located approximately 6.90 miles from the coast, it is unlikely to affect coastal resources (USFWS 2019).
Flood Insurance Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994 [42 USC 4001-4128 and 42 USC 5154a]	Yes No ☐ ☒	The Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map indicates that the project site does not occur on a floodplain. According to the map, the project site is in Zone X, an area that has a 0.2% annual chance flood hazard (areas of 1% annual chance flood with average depth less than 1 foot or with drainage areas of less than 1 square mile) (FEMA 2012) (FIRM Panel 06059 C0136J Effective December 2009; see Attachment 5; see ERR 2).

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 50.4 & 58.5		
Clean Air Clean Air Act, as amended, particularly section 176(c) & (d); 40 CFR Parts 6, 51, 93	Yes ☒ No ☐	The proposed project falls under the jurisdiction of the South Coast Air Quality Management District (SCAQMD) within the South Coast Air Basin. The SCAQMD, according to the U.S. Environmental Protection Agency, is currently in a nonattainment zone for federal ozone (8-hour ozone) and particulate matter from greenhouse gasses (fine particulate matter [$PM_{2.5}$]). Federal ozone in Orange County has been classified as extreme, and $PM_{2.5}$ has been classified as moderate (EPA 2020a). To meet Housing and Urban Development (HUD) air quality guidelines, the proposed project must follow the State Implementation Plan, which describes how an area will meet national and ambient air quality standards. State Implementation Plan guidelines require the proposed project to keep its criteria pollutant emissions below SCAQMD's significance thresholds (SCAQMD. 2019). The project site's location close to public transportation is consistent with regional efforts to improve transit availability and would reduce the amount of emissions ($PM_{2.5}$) associated with motor vehicle travel. By developing affordable housing consistent with the growth anticipated by the General Plan and existing zoning and land use designations, the proposed project is in compliance with the Regional Air Quality Strategy, State Implementation Plan, and Air Quality Management Plan for this locality. Air quality at the project site could be negatively impacted by fugitive dust (coarse

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		particulate matter [PM_{10}]) and other particulate air pollutants ($PM_{2.5}$) released during construction-related activities, such as land clearing or grading. Exhaust emissions (oxides of nitrogen [NO_x] and carbon monoxide [CO]) released by heavy construction vehicles could also temporarily impact air quality. Adverse impacts to air quality during construction would be managed by implementing mitigation measures for fugitive dust control in compliance with SCQAMD Rule 403. This guideline identifies measures to reduce fugitive dust that are required to be implemented at all construction sites within the South Coast Air Basin (SCAQMD 2005) (**Mitigation Measure 1**). The California Emissions Estimator Model (CalEEMod) was used to estimate annual criteria air pollutant emissions during the construction and operational phases for the proposed project. Pollutant estimates, including for $PM_{2.5}$, PM_{10}, NO_x, and CO, found that all would be below de minimis thresholds during the construction and operational phases. Daily emissions from the proposed project would not exceed the SCAQMD's regional construction or operation emissions thresholds (see Attachment 6; see ERR 3).
Coastal Zone Management Coastal Zone Management Act, sections 307(c) & (d)	Yes ☐ No ☒	No adverse impacts to California's designated coastal zones would occur as a result of the proposed development. The project site is located about 6.90 miles from the Pacific Ocean and does not exist within a Coastal Zone (CCC 2019), as defined by the California Coastal Act (Public Resources Code, Division 20, Section 3000 et seq.)(see Attachment 7; see ERR 4).
Contamination and Toxic Substances	Yes ☒ No ☐	A Phase I ESA conducted by Barr & Clark Independent Environmental Testing in

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
24 CFR Part 50.3(i) & 58.5(i)(2)		December 2018 found no recognized environmental conditions, historical recognized environmental conditions, or controlled recognized environmental conditions on the project site. No hazardous materials or petroleum products were observed during the site reconnaissance. A review of Environmental Database Report (EDR) records for the project site did not reveal any underground storage tanks or aboveground storage tanks for the parcel. Underground storage tanks and aboveground storage tanks were also not observed during the site reconnaissance. A single pole-mounted transformer, owned and operated by Southern California Edison, was observed on site. The transformer appeared to be in good condition and lacked signs of staining or leakage. The transformer was not labeled indicating PCB content. As a result, the transformer is not expected to represent a significant environmental concern. Additional PCB-containing equipment was not observed on site. Because the building currently occupying the project site was constructed in 1960, it could possibly contain asbestos-containing materials (ACMs) and/or lead-based paint (LBP). In accordance with Occupational Safety and Health Administration (OSHA) regulation 29 Code of Federal Regulations (CFR) 1926.1101, all materials not appropriately tested in a building constructed prior to 1981 are "presumed asbestos-containing materials." Separate reports evaluating the presence of ACMs and LBPs on the project site were completed by Barr & Clark in November 2018. Testing for ACMs was conducted in accordance with rules and regulations outlined by California OSHA, SCAQMD Rule 1403, and the

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		Asbestos School Hazard Emergency Response Act. ACMs in varying condition, ranging from good to significantly damaged, and in different concentrations were detected on the project site. Barr & Clark recommend that ACMs in damaged or significantly damaged condition be repaired or removed immediately with the assistance of a registered OSHA asbestos abatement contractor (see Attachment 8; **Mitigation Measure 2**). Testing for lead containing materials (LCMs) was conducted following Chapter 7 of HUD Guidelines for the testing and evaluation of LBP in housing. Paints and other materials possibly containing lead were collected from various materials on the interior and exterior of the Tahiti Motel. Analysis of collected samples indicated the presence of LCMs in several painted components at or above the action level. Inside the building, some of the tiled window sills and tiled showers in the bathrooms tested positive for lead. These surfaces were not painted and the lead is most likely in the glazing or the matrix of the tile itself. Exterior lead contamination was found in the bollards located in the northern section of the parking lot. Any individuals performing actions that could disturb paint on the property would be provided the results of the LBP testing report. Barr & Clark recommend that guidance provided in the mitigation measures be implemented should renovations or other potential LCM-disturbing activities occur in the future (see Attachment 9; **Mitigation Measure 3**). A visual inspection for mold and moisture intrusion was conducted by Barr & Clark during the site reconnaissance. The inspection included accessible interiors of the property and around windows and exterior doors.

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		Moisture damage and mold were observed around bathroom walls and ceilings of unit interiors. No sampling was conducted during this assessment. Barr & Clark recommend the repair of moisture-damaged and mold-affected areas, and the implementation of a Mold and Mildew Operations and Maintenance Program (see ERR 5; **Mitigation Measure 4)**.
Endangered Species Endangered Species Act of 1973, particularly section 7; 50 CFR Part 402	Yes No ☐ ☒	Due to the urban and commercial setting surrounding the project site, no federally listed special-status plant or wildlife species are expected to be present on site. Other than the dirt lot behind the project site, the site is developed and paved. Two species classified as Endangered or Threatened by the U.S. Fish and Wildlife Service (USFWS) were identified as possibly occurring on the project site: coastal California gnatcatcher (*Polioptila californica californica*) (avian species) and Ventura marsh milk-vetch (*Astragalus pycnostachyus* var. *lanosissimus*) (flowering plant species). According to USFWS's Information for Planning and Consultation (IPaC) database, although the general habitat ranges of these two species overlap with the project location, their critical habitat areas do not intersect with the project site (USFWS 2020a) (see Attachment 10). Therefore, the proposed project would not impact wildlife movement, migration, or nursery sites (see ERR 6).
Explosive and Flammable Hazards 24 CFR Part 51 Subpart C	Yes No ☐ ☒	Explosive or flammable hazardous materials would not be present at the project site, which was previously operated as a motel. The Phase I ESA conducted by Barr & Clark did not identify any hazardous materials or petroleum products in accessible interior or exterior areas of the site. Review of stored materials, such as

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		maintenance supplies, did not identify any recognized environmental conditions. According to the Phase I ESA, observations of the properties adjoining the project site did not contain any potential aboveground sources of contamination that could impact the project site. Therefore, the proposed development would not expose residents or the surrounding community to dangerous explosive or flammable hazards.
Farmlands Protection Farmland Protection Policy Act of 1981, particularly sections 1504(b) and 1541; 7 CFR Part 658	Yes No ☐ ☒	The proposed development is located in an urban setting on land designated as Urban and Built-Up Land by the California Department of Conservation. The land surrounding the project site is also classified as Urban (DOC 2016). The proposed project is located in the General Commercial, General Mixed-Use Overlay Zone. The General Mixed Use (GLMX) zone allows transitional and supportive housing as permitted by right uses. Because the proposed project would involve the renovation of an existing structure in an urban setting, the project does not threaten existing farmlands. Therefore, the proposed project complies with the Farmland Protection Policy Act (see Attachment 11).
Floodplain Management Executive Order 11988, particularly section 2(a); 24 CFR Part 55	Yes No ☐ ☒	Floodplain management would not be adversely impacted by the proposed project because the project site does not occur on a floodplain or floodway. According to FEMA Flood Insurance Rate Map Panel 06059 C0506J, the project would be in an Area of Minimal Flood Hazard (FEMA 2012) (see Attachment 5).
Historic Preservation National Historic Preservation Act of 1966, particularly sections 106 and 110; 36 CFR Part 800	Yes No ☒ ☐	The California State Historic Preservation Office (SHPO) was consulted in June 2021 to identify the presence of any known historical or cultural resources on the project site. Pursuant to 36 CFR 800.4(d), the SHPO did not find evidence

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		that any historic resources would be impacted by the proposed development. The County determined that the Tahiti Motel is not eligible for listing in the National Register of Historic Places, and the SHPO concurred with this determination. As described in **Mitigation Measure 5**, construction activities would cease and an archaeologist would be contacted in the event that historic or cultural resources were discovered on the project site during ground-disturbing construction activities. Pursuant to Public Resources Code Section 21080.3.1 (c), tribes that are traditionally and culturally affiliated with the project site, such as the Kizh Nation, were consulted. Included as **Mitigation Measure 6**, the Kizh Nation requested that a Native American monitor be present during ground-disturbing activities (see Attachments 12 and 13; see ERR 7).
Noise Abatement and Control Noise Control Act of 1972, as amended by the Quiet Communities Act of 1978; 24 CFR Part 51 Subpart B	Yes ☐ No ☒	**Construction Noise.** A temporary increase in noise levels would be expected during the renovation and construction phase of the proposed project. Noise would be generated by construction equipment and the delivery of materials, among other activities. Increases in ambient noise levels would be restricted to daytime hours and would remain within applicable thresholds. **Operational Noise** The proposed project is not expected to have a negative impact on ambient noise levels during the operational phase. Sources of ambient noise produced by the proposed development during the operational phase would be related to residential land uses. These noise sources may stem from people, car doors slamming, recreational activities, trash

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		collection, and outdoor common areas, among others. Noise levels for the project site were calculated using the HUD DNL Electronic Assessment Tool. The proposed project is accessible from Beach Boulevard and has a substantial setback of approximately 145 feet from the Beach Boulevard centerline to the western-most façade of the Tahiti Motel. The project site is also located approximately 700 feet north of Chapman Avenue. No active rail lines are located in the project vicinity, and the nearest airport is Los Alamitos Airfield, located approximately 2.7 miles to the west. The HUD noise tool was run based on data obtained from the Airport Environs Land Use Plan for Joint Forces Training Base Los Alamitos (amended August 2017), the 60 and 65 A-weighted decibel (dBA) noise contours for Los Alamitos Airfield, the published average daily traffic volumes from the Orange County Transportation Authority (for Beach Boulevard and Chapman Avenue), and speed limit information and building setback measurements from online aerial imagery. Noise at the project site equals but does not exceed the 65 dBA DNL/ L_{dn}. Therefore, the project would comply with the federal standards for noise abatement and control (see Attachment 14; see ERR 8).
Sole Source Aquifers Safe Drinking Water Act of 1974, as amended, particularly section 1424(e); 40 CFR Part 149	Yes ☐ No ☒	The project site is not located on or adjacent to any sole-source aquifers. There are no sole-source aquifers designated in Orange County (EPA 2020b) (see Attachment 15).
Wetlands Protection Executive Order 11990, particularly sections 2 and 5	Yes ☐ No ☒	The National Wetlands Inventory map regulated by USFWS was used to determine the presence of wetlands on the project site. No wetlands were found on the project site. The

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		nearest wetland, according to the National Wetlands Inventory map, is a freshwater pond located at the Los Alamitos Racetrack, approximately 3.17 miles northwest of the project site (USFWS 2020b) (see Attachment 16). According to the Phase I ESA conducted by Barr & Clark, Barber City channel, located 0.32 miles east of the project site, is the waterbody closest to the project site (see ERR 9).
Wild and Scenic Rivers Wild and Scenic Rivers Act of 1968, particularly section 7(b) and (c)	Yes No ☐ ☒	The project site does not contain any rivers protected under the Wild and Scenic Rivers Act. Bautista Creek, located approximately 62 miles east of the project site, is the closest Wild and Scenic waterway to the project site (U.S. National Park Service 2019) (see Attachment 17; see ERR 10).
ENVIRONMENTAL JUSTICE		
Environmental Justice Executive Order 12898	Yes No ☐ ☒	The proposed project would have a beneficial impact to the Stanton community by providing affordable housing and social services to low-income residents and individuals experiencing homelessness. Conversion of the current Tahiti Motel into permanent supportive housing units would provide housing and social services to members of the community most in need. Residents of the affordable housing complex would benefit from social services, such as skill building workshops, case management services, and life training skills. Negative impacts to the project environment were not found outside of those discussed above, which would be avoided, reduced, or mitigated through incorporation of design features, compliance with applicable regulations and policies, and implementation of mitigation measures. Because the project would not expose residents or community members to

Compliance Factors: Statutes, Executive Orders, and Regulations Listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		adverse environmental impacts or negatively impact social welfare, it would not violate Executive Order 12898 (see ERR 11).

Environmental Assessment Factors [24 CFR 58.40; Ref. 40 CFR 1508.8 &1508.27] Recorded below is the qualitative and quantitative significance of the effects of the proposal on the character, features and resources of the project area. Each factor has been evaluated and documented, as appropriate and in proportion to its relevance to the proposed action. Verifiable source documentation has been provided and described in support of each determination, as appropriate. Credible, traceable and supportive source documentation for each authority has been provided. Where applicable, the necessary reviews or consultations have been completed and applicable permits of approvals have been obtained or noted. Citations, dates/names/titles of contacts, and page references are clear. Additional documentation is attached, as appropriate. **All conditions, attenuation or mitigation measures have been clearly identified.**

Impact Codes: Use an impact code from the following list to make the determination of impact for each factor.
(1) Minor beneficial impact
(2) No impact anticipated
(3) Minor Adverse Impact – May require mitigation
(4) Significant or potentially significant impact requiring avoidance or modification which may require an Environmental Impact Statement

Environmental Assessment Factor	Impact Code	Impact Evaluation
LAND DEVELOPMENT		
Conformance with Plans / Compatible Land Use and Zoning / Scale and Urban Design	2	The proposed 1.43- acre project site has a General Plan Land Use Designation of General Mixed Use, which allows for transitional and supportive housing. Current zoning for the site supports the conversion of the Tahiti Motel into a permanent supportive housing complex (see Attachment 18).
Soil Suitability/ Slope/ Erosion/ Drainage/ Storm Water Runoff	2	**Soil Suitability.** According to the soils review conducted in the Phase I ESA, the soils beneath the subject property consist of Metz loamy sand. These soils are characterized by high infiltration rates and are described as deep and well drained. Soil stability would not be adversely impacted by the proposed project because the project site is in an area with low potential for liquefaction, landslides, or seismically induced settlement.

Environmental Assessment Factor	Impact Code	Impact Evaluation
		Successful building development currently existing on the project site and on adjacent parcels indicates that the soils on the site are suitable for the proposed project. **Slope and Drainage.** The project site is generally flat and lacks slopes that would adversely affect the project. Barr & Clark reviewed the U.S. Geological Survey (USGS) Quadrangle 7.5-minute series topographic map for Anaheim, California to determine elevation at the project site. According to the USGS map, the site is approximately 63 feet above mean sea level. Contours on the USGS map indicate a gentle slope toward the southwest. The project would not include any substantial alterations to drainage conditions. **Erosion and Stormwater Runoff.** Erosion due to stormwater runoff at the project site is minimized due to the flat topography of the area and the lack of exposed soils. The landscaped areas of the project site were the only areas of exposed soil/landscape observed during the site reconnaissance. With the majority of the project site paved or covered by the existing structure, risk of erosion is minimal. Stormwater runoff would flow into storm drains located on the project site and along Beach Boulevard. The storm drains empty into the municipal sewer system. The City of Stanton maintains this storm drain, which flows into Bolsa Chica Channel and then into Huntington Harbor and the Seal Beach National Wildlife Refuge. The City has implemented numerous programs to reduce the amount of pollutants mixing with stormwater and urban runoff. Because the proposed project would involve renovating an existing structure instead of building a new apartment complex, minimal erosion is expected during the construction phase. However, the project would comply with erosion control measures during the construction phase to minimize erosion and stormwater pollution. Best management practices (BMPs) adopted from the Stormwater Quality Management Plan would be incorporated during and after the construction phase of the project (**Mitigation Measures 7 and 8**). Other low-impact drainage BMPs include maintaining existing drainage pathways and impervious areas, and retaining natural areas where possible. Runoff from the project site is not anticipated to exceed the capacity of stormwater drainage systems or contribute to stormwater pollution.

Environmental Assessment Factor	Impact Code	Impact Evaluation
Hazards and Nuisances including Site Safety and Noise	3	**Hazardous Materials.** The Phase I ESA conducted by Barr & Clark did not find evidence of any recognized environmental conditions, historical recognized environmental conditions, or controlled recognized environmental conditions on the project site. No containers of hazardous materials were observed during the site reconnaissance. ACMs and LCMs were found through material sampling on the existing Tahiti Motel structure. Mitigation measures to minimize exposure to asbestos and lead would be implemented (see **Mitigation Measures 2 and 3**). Evidence of mold was identified through visual inspection during the site reconnaissance. Moisture damage and mold were observed around bathroom walls and ceilings of unit interiors. No sampling was conducted during this assessment. Barr & Clark recommend the repair of moisture-damaged and mold-affected areas, and the implementation of a Mold and Mildew Operations and Maintenance Program. **Site Safety.** The project would be constructed consistent with the current Orange County requirements for fencing, lighting, and other features related to site safety. No impacts related to hazards, nuisance, or site safety would occur. **Noise.** A temporary increase in noise would occur during the construction phase of the proposed project. Increased noise levels would adhere to limits set by the County for construction impacts on noise-sensitive land uses. Noise increases would occur during daylight hours, with no adverse impacts anticipated. Operational noise sources would include project-generated traffic and recreational spaces. However, based on the relatively small size of the proposed project, only minimal increases in noise would be expected. Operational noise would comply with Orange County Noise Control Ordinances.
Energy Consumption	2	To obtain building permits, the project would be required to meet the minimum energy consumption standards as outlined in the California Building Code, Title 24, 2001 Energy Efficiency Standards. The proposed project would not pursue Leadership in Energy and Environmental Design (LEED) certification, but energy efficiency at the project site is likely to increase as older appliances and lighting fixtures are replaced with newer and more-efficient electronics.
SOCIOECONOMIC		
Employment and Income Patterns	1	The proposed project has the potential to create temporary employment opportunities during the renovation and

Environmental Assessment Factor	Impact Code	Impact Evaluation
		construction phases. Income patterns in the City of Stanton would benefit from the proposed project, which would add 59 affordable housing units to low-income residents and individuals experiencing homelessness. Residents would have access to social services, such as case management, adult education services and workshops, community events, and behavioral healthcare. Through active participation in social service programs, residents would retain their housing, make progress in their recovery, and become independent. On-site case managers and supportive service coordinators would implement these services.
Demographic Character Changes, Displacement	1	The proposed project would not have an adverse impact on community character or result in the displacement of existing businesses or individuals because the project would occur on land currently occupied by the Tahiti Motel. The Tahiti Motel building would be renovated, and a new community center built on the same 1.43-acre project site, such that community character would remain similar. Increasing affordable housing units supports the housing priorities detailed in the Orange County Consolidated Plan by creating accommodations for individuals experiencing homelessness. As a result, the proposed project would have a positive impact on community character while remaining compliant with existing land use designations and design.
COMMUNITY FACILITIES AND SERVICES		
Educational and Cultural Facilities	2	Negative impacts on educational facilities in the City are not foreseen because the target population for the proposed project does not include families with children. Given the availability of educational institutions in the area and the low probability of residents with children, adverse impacts to schools are not anticipated. The project is located near multiple educational facilities, including the following (City of Stanton 2021a): • Wakeham Elementary School, approximately 0.4 miles southwest of the project site • Bryant Elementary School, approximately 1.1 miles southwest of the project site • Rancho Los Alamitos High School, approximately 1.5 miles north of the project site • Alamitos Intermediate School, approximately 5.6 miles west of the project site • Ernest O. Lawrence Elementary School, approximately 1.1 miles north of the project site

Environmental Assessment Factor	Impact Code	Impact Evaluation
Commercial Facilities	2	No adverse impacts to surrounding commercial facilities are anticipated. The project site is bordered by residential, retail, and commercial uses. The businesses located on the western project boundary would not be impacted by the proposed development.
Health Care and Social Services	2	Increases in the local population could increase demand for health care and social services in the community. The project site is situated near numerous health care facilities, including the following (City of Stanton 2021a): • Anaheim Healthcare Center, located approximately 2.9 miles north of the project site at 501 S. Beach Boulevard, Anaheim, CA 92804 • Park Anaheim Healthcare Center, located approximately 3.2 miles northwest of the project site at 3435 W. Ball Road, Anaheim, CA 92804 • West Anaheim Medical Center, located approximately 2.8 north of the project site at 3033 W. Orange Avenue, Anaheim, CA 92804 • Mission Palms Healthcare Center, located approximately 2.3 miles south of the project site at 240 Hospital Circle, Westminster, CA 92683 • Kindred Hospital Westminster, located approximately 2.3 miles south at 200 Hospital Circle, Westminster, CA 92683
Solid Waste Disposal / Recycling	2	Trash receptacles serviced by CR&R Environmental Services were observed on the project site during the site visit. CR&R Incorporated is an environmental services organization that serves Orange, Los Angeles, San Bernardino, Imperial, and Riverside Counties. CR&R manages an extensive network of processing facilities that properly dispose of solid waste, recyclables, green waste, food waste, construction and demolition waste, and electronic waste among other materials. Because the proposed project would involve renovation of an existing structure, solid waste generated during the construction phase would be minimized. All generated waste would be properly disposed of and recycled where possible. The amount of solid waste generated by the proposed project during the operational phase would be a fraction of the throughput taken to Orange County landfills daily. As a result, adverse impacts from solid waste disposal associated with the proposed project are not anticipated.

Environmental Assessment Factor	Impact Code	Impact Evaluation
Waste Water / Sanitary Sewers	2	Wastewater and sewage generated by the proposed development during the operational phase would be serviced by the City of Stanton. The City's Public Works Department maintains sewer lines and manages treatment through a combination of in-house personnel and private contractors. Wastewater generated by the City is treated by the Orange County Water District (City of Stanton 2021b). After treatment by the Orange County Water District, water flows to the Groundwater Replenishment System where it undergoes further purification (OCWD 2021). The proposed project would not require the construction of additional sewage infrastructure. Negative impacts to wastewater systems and sanitary sewers servicing the project site are not anticipated.
Water Supply	2	The City of Stanton would provide water to the project site. Golden State Water Company supplies water to the City of Stanton and other West Orange County cities, with currently 27,200 customers across seven cities. According to the Golden State Water Company website, "water delivered to customers in the West Orange County System is a blend of groundwater pumped from the Orange County Groundwater Basin and imported from the Colorado River Aqueduct and State Water Project (imported and distributed by Metropolitan Water District of Southern California)" (GSWC 2021).
Public Safety - Police, Fire and Emergency Medical	2	The project site is in proximity to public safety providers, including the following (City of Stanton 2021a): • Fountain Valley Police Department, located approximately 7.0 miles from the project site at 10200 Slater Avenue, Fountain Valley, CA 92708 • Anaheim Police Department West Station, located approximately 7.3 miles from the project site at 425 S. Harbor Boulevard, Anaheim, CA 92805 • Orange County Fire Authority Station #46, located approximately 1.6 miles north of the project site at 7871 Pacific Street, Stanton, CA 90680 • Garden Grove Fire Department Station #5, located approximately 1.5 miles southwest of the project site at 12751 Western Avenue, Garden Grove, CA 92841 • Orange County Fire Station #71, located approximately 10 miles east of the project site at 1029 W. 17th Street, Santa Ana, CA 92706
Parks, Open Space and Recreation	2	Recreational spaces in proximity to the project site include the following: • Chapman Sports Park, located approximately 1.1 miles west of the project site at 11700 Knott Street, Garden Grove, CA 92841

Environmental Assessment Factor	Impact Code	Impact Evaluation
		• Magnolia Park, located approximately 1.5 miles northeast of the project site at 11402 Magnolia Street, Garden Grove, CA 92841 • Stanton Park, located approximately 1.2 miles north of the project site at 7800 Katella Avenue, Stanton, CA 90680 • Stanton Central Park, located approximately 1.8 miles north of the project site at 10660 Western Avenue, Stanton, CA 90680 • Peppertree Park located at 11666 Reefton Avenue, Cypress, CA 90630
Transportation and Accessibility	2	The proposed project is within walking distance of several bus stops located along Beach Boulevard. The nearest bus stop is located at the intersection of Beach Boulevard and Bever Place, approximately 0.1 miles north of the project site. This bus stop is serviced by the 29 and 29A bus lines. Pre-existing urban development and readily available public transit near the project site would reduce transportation and accessibility issues, such as limited parking and traffic. Considering the small size of the development, the proposed project is not expected to adversely affect transportation or accessibility in the area. In addition, because few residents are likely to own vehicles, there would be ample parking available for staff and visitors.
NATURAL FEATURES		
Unique Natural Features, Water Resources	3	The project site does not encompass any unique natural features. Federally protected natural resources, such as rivers, wetlands, coastal zones, and endangered species, are not present on the project site or adjacent properties. Therefore, the proposed project would not result in the alteration of water resources that could potentially result in substantial erosion or siltation on or off site, or result in downstream flooding. Groundwater recharge at the project site could be reduced, but recharge would still occur in vegetated green spaces on the project site. Mitigation measures employing BMPs would be required during and post-construction to minimize potential adverse contributions to stormwater pollution (**Mitigation Measures 7 and 8**).
Vegetation, Wildlife	2	Although the proposed project is located within the ranges of two endangered or threatened species of mammals, birds, and flowering plants, none of these species are found on the project site because it is developed and in an urbanized area. According to the USFWS IPaC database, the project site is situated outside of critical habitat areas for the endangered or threatened

Environmental Assessment Factor	Impact Code	Impact Evaluation
		species that have these areas defined (USFWS 2020a) (see ERR 5). The project site is largely absent of vegetation, although plant life, such as bushes, trees, grasses, and weeds, can be found on the borders of the site.
Other Factors		

Additional Studies Performed:

- *Phase I Environmental Assessment,* Prepared by Barr & Clark Independent Environmental Testing Inc., December 2018
- *Lead-Based Paint Screening,* Prepared by Barr & Clark Independent Environmental Testing Inc., November 2018
- *Asbestos Inspection Report,* Prepared by Barr & Clark Independent Environmental Testing Inc., November 2018

Field Inspection (Date and completed by)**:**

- *Phase I Environmental Assessment,* Prepared by Barr & Clark Independent Environmental Testing Inc., November 2018
- *Lead-Based Paint Screening,* Prepared by Barr & Clark Independent Environmental Testing Inc., November 2018
- *Asbestos Inspection Report,* Prepared by Barr & Clark Independent Environmental Testing Inc., November 2018

List of Sources, Agencies and Persons Consulted [40 CFR 1508.9(b)]**:**

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City of Stanton. 2008. *City of Stanton General Plan*. Accessed June 2021. https://www.cityoforange.org/391/General-Plan.

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DOC (California Department of Conservation). 2016. California Important Farmland Finder. https://maps.conservation.ca.gov/DLRP/CIFF/.

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USFWS. 2020a. "Information for Planning and Consultation (IPaC)." Accessed May 2021. https://ecos.fws.gov/ipac/location/JACZBM6PXJE25B3BXOS33AMDBE/resources#endangered-species.

USFWS. 2020b. "National Wetlands Inventory, Surface Waters and Wetlands Map." Accessed May 2021. https://www.fws.gov/wetlands/data/mapper.html.

U.S. National Park Service. 2019. "Interactive map of NPS Wild and Scenic Rivers." Accessed May 2021. https://nps.maps.arcgis.com/apps/View/index.html?appid=ff42a57d0aae43c49a88daee0e353142.

List of Permits Obtained:

Public Outreach [24 CFR 50.23 & 58.43]**:**

The Draft Environmental Assessment will be made available for public review and comment beginning on June 30, 2021 and concluding on July 16, 2021.

Cumulative Impact Analysis [24 CFR 58.32]**:**

The proposed project would not contribute to a significant cumulative impact under the National Environmental Policy Act because it would consist of an urban development project consistent with the site's General Plan land use and zoning designations and would be located near existing transit services. State and local planning guidelines encourage the development of urban multifamily housing in areas served by transit and near commercial and cultural amenities because this type of development contributes less to cumulative effects on the environment in comparison to development of previously undisturbed sites in more remote locations with fewer transit connections, many of which contain native vegetation and wildlife species.

Alternatives [24 CFR 58.40(e); 40 CFR 1508.9]:
Site identification has proven to be a major obstacle in providing affordable housing units. Residential sites available at reasonable cost are extremely limited, and sites that do not meet cost and land use criteria are generally eliminated as alternatives. This project was chosen from several properties based on feasibility, location, and affordability. Physical and social constraints were also considered in identifying and rejecting alternatives. No other build alternatives are analyzed or included in this environmental document.

No Action Alternative [24 CFR 58.40(e)]:

The No Action Alternative would not build any additional housing at the project site. There are no benefits to the physical or human environment by not taking the federal action associated with this project. Physical impacts to the environment would occur in urban areas whether units are subsidized with federal funds or built at market rates. If an affordable project were not constructed on this site, the social benefits of providing new affordable housing opportunities on an urban infill parcel would not occur.

The proposed project must acquire all required permits and approvals prior to construction; therefore, the proposed project would be consistent with all land use plans, policies, and regulations for the project site. Not building on this site could potentially result in more housing constructed outside of the urban area in agricultural and undeveloped areas, contributing to urban sprawl, regional traffic congestion, and regional air quality issues.

Summary of Findings and Conclusions:

Jamboree Housing Corporation is proposing the renovation and conversion of the existing Tahiti Motel structure into an affordable housing community. The project would consist of 59 affordable housing units with one managers unit. Social services would be provided through Housing with Heart, the Community Impact Team at Jamboree Housing Corporation. The proposed project would contribute to the increased density and availability of mix-used development in an area that would encourage multi-modal activity. The proximity of existing transit options to the project site would reduce long-term air emissions and energy use associated with motor vehicle travel.

Because the project is located within a developed urban area, the project would be adequately served by utilities and public services. The project would conform to all applicable federal, state, and regional regulations associated with land use compatibility, air emissions, water quality, geologic hazards, and related environmental resources addressed herein. Based on the analyses of environmental issues contained in this document, the proposed project is not expected to have significant environmental impacts.

Mitigation Measures and Conditions [40 CFR 1505.2(c)]

Summarize below all mitigation measures adopted by the Responsible Entity to reduce, avoid, or eliminate adverse environmental impacts and to avoid non-compliance or non-conformance with the above-listed authorities and factors. These measures/conditions must be incorporated into project contracts, development agreements, and other relevant documents. The staff responsible for implementing and monitoring mitigation measures should be clearly identified in the mitigation plan.

Air Quality – Fugitive Dust

Mitigation Measure 1 The project shall implement the following from the list below, as applicable to the project:

- **Backfilling**: Stabilize backfill material when not actively handling, stabilize backfill material during handling, and stabilize soil at completion of activity.
- **Clearing and Grubbing**: Maintain stability of soil through pre-watering of site prior to clearing and grubbing, stabilize soil during clearing and grubbing activities, and stabilize soil immediately after clearing and grubbing activities.
- **Clearing Forms**: Use water spray, sweeping and water spray, or a vacuum system to clear forms.
- **Crushing**: Stabilize surface soils prior to operation of support equipment and stabilize material after crushing.
- **Cut and Fill**: Pre-water soils prior to cut and fill activities, and stabilize soil during and after cut and fill activities.

- **Demolition** – **Mechanical/Manual:** Stabilize wind erodible surfaces to reduce dust, stabilize surface soil where support equipment and vehicles will operate, stabilize loose soil and demolition debris, and comply with Air Quality Management District Rule 1403.
- **Disturbed Soil**: Stabilize disturbed soil throughout the construction site, and stabilize disturbed soil between structures.
- **Earth-Moving Activities**: Pre-apply water to depth of proposed cuts, re-apply water as necessary to maintain soil in a damp condition and to ensure that visible emissions do not exceed 100 feet in any direction, and stabilize soil once earth-moving activities are complete.
- **Importing/Exporting of Bulk Materials**: Stabilize material while loading to reduce fugitive dust emissions, maintain at least 6 inches of freeboard on haul vehicles, stabilize material while transporting and unloading to reduce fugitive dust emissions, and comply with Vehicle Code Section 23114.
- **Landscaping**: Stabilize soils, materials, slopes.
- **Road Shoulder Maintenance:** Apply water to unpaved shoulders prior to clearing, and apply chemical dust suppressants and/or washed gravel to maintain a stabilized surface after completing road shoulder maintenance.
- **Screening:** Pre-water material prior to screening, limit fugitive dust emissions to opacity and plume length standards, and stabilize material immediately after screening.
- **Staging Areas:** Stabilize staging areas during use, and stabilize staging area soils at project completion.
- **Stockpiles/Bulk Material Handling:** Stabilize stockpiled materials. Stockpiles within 100 yards of off-site occupied buildings must not be greater than 8 feet in height, or must have a road bladed to the top to allow water truck access, or must have an operational water irrigation system that is capable of complete stockpile coverage.
- **Traffic Areas for Construction Activities:** Stabilize all off-road traffic and parking areas, stabilize all haul routes, and direct construction traffic over established haul routes.
- **Trenching:** Stabilize surface soils where trencher or excavator and support equipment will operate, and stabilize soils at the completion of trenching activities.
- **Truck Loading:** Pre-water material prior to loading and ensure that freeboard exceeds 6 inches (CVC 23114).
- **Turf Overseeding:** Apply sufficient water immediately prior to conducting turf vacuuming activities to meet opacity and plume length standards, and cover haul vehicles prior to exiting the site.
- **Unpaved Roads/Parking Lots:** Stabilize soils to meet the applicable performance standards and limit vehicular travel to established unpaved roads (haul routes) and parking lots.
- **Vacant Land:** In instances where vacant lots are 0.10 acres or larger and have a cumulative area of 500 square feet or more that are driven over and/or used by motor vehicles and/or off-road vehicles, prevent motor vehicle and off-road-vehicle trespassing, parking, and access by installing barriers, curbs, fences, gates, posts, signs, shrubs, trees, or other effective control measures.

Hazardous Materials

Barr & Clark's recommendations when dealing with materials potentially containing asbestos, lead, and mold at the project site are as follows:

Mitigation Measure 2

Asbestos-Containing Materials in Damaged or Significantly Damaged Condition: These materials present the greatest risk for asbestos exposure. All damaged areas of these materials shall be repaired immediately. If it is not feasible to repair these materials, they shall be removed immediately. An asbestos abatement contractor registered with the Division of Occupational Safety and Health shall perform any work that disturbs these materials.

Asbestos-Containing Materials in Good Condition: No action is recommended for these materials. Asbestos-containing materials that are maintained in good condition present minimal risk for asbestos exposure. If renovation or demolition activities are to affect these materials, an asbestos abatement contractor registered with the Division of Occupational Safety and Health shall be contracted to perform all portions of the work affecting these materials.

Mitigation Measure 3

The results from this inspection shall be provided to any individuals who may disturb the painted surfaces. It is encouraged to use professionals who have experience working with lead-based paint.

If renovation is scheduled in the near future (less than 3 months), all lead-painted components that have been previously targeted for replacement shall be replaced using "lead safe" containment and work practices.

All components that have been identified with defective lead paint shall have the paint repaired as soon as possible. Any paint repair shall be done using "lead safe" containment, work practices, and clean-up techniques.

All components with lead-painted friction/impact surfaces shall be treated to minimize the friction or impact, as necessary.

Lead-painted components that have not been targeted for replacement shall either be considered for abatement (e.g., replacement, enclosure, encapsulation) or included in an Operations & Management Plan that will help to minimize exposures to lead hazards.

All lead painted surfaces that are not expected to be impacted in the near future (less than 3 months) shall also be included the Operations & Management Plan.

The tenants or occupants of the dwelling shall be notified of the test results and instructed in actions that they may perform to keep the living areas "lead safe."

The tile surfaces are not a likely source of lead dust contamination as long as they remain intact. If future renovation or repair activities require that the tile be removed or the surfaces disturbed, it shall be done in a manner that does not break the tiles. If this is not feasible, this task shall be assigned to a lead certified contractor.

Mitigation Measure 4 The moisture-damaged and mold-affected areas shall be repaired, and a Mold and Mildew Operations and Maintenance Program shall be implemented.

Historic Preservation (Cultural Resources)

Mitigation Measure 5 In the event that previously unidentified cultural resources are encountered during ground-disturbing activities associated with project construction, work in the immediate area must halt, and an archaeologist meeting the Secretary of the Interior's Professional Qualifications Standards for archaeology shall be contacted immediately to evaluate the find. If the discovery proves to be significant under the National Environmental Policy Act, additional work such as data recovery excavation may be warranted to mitigate potential adverse effects.

Mitigation Measure 6 The developer shall be required to retain the services of a qualified Native American monitor(s) during construction-related ground-disturbing activities. The tribal representative from the Gabrieleño Band of Mission Indians – Kizh Nation defines ground disturbance to include pavement removal, potholing, grubbing, weed abatement, boring, grading, excavation, or trenching within the project site. The monitor must be approved by the tribal representative and shall be present on site during the construction phases that involve ground-disturbance activities. The on-site monitoring shall end when the project site grading and excavation activities are completed, or when the monitor has indicated that the site has a low potential for archaeological resources. If archaeological or cultural resources are encountered,

they shall be documented by the Native American monitor and collected for preservation.

Unique Natural Features, Water Resources

Mitigation Measure 7 The proposed project shall include best management practices (BMPs) designed according to the guidance of the California Stormwater Quality Association Stormwater Best Management Practice Handbooks for Construction, for New Development/Redevelopment, and for Industrial and Commercial (or other similar source as approved by Orange County). Construction (temporary) BMPs for the proposed project shall include hydroseeding, straw mulch, velocity dissipation devices, silt fencing, fiber rolls, storm drain inlet protection, wind erosion control, and stabilized construction entrances.

Mitigation Measure 8 Prior to construction commencing, the applicant shall provide evidence to Orange County of a Waste Discharge Identification number generated from the State Regional Water Quality Control Board's Stormwater Multiple Application & Reports Tracking System. This serves as the Regional Water Quality Control Board's approval or permit under the National Pollutant Discharge Elimination System construction stormwater quality permit.

Determination:

☒ **Finding of No Significant Impact** [24 CFR 58.40(g)(1); 40 CFR 1508.27]
The project will not result in a significant impact on the quality of the human environment.

☐ **Finding of Significant Impact** [24 CFR 58.40(g)(2); 40 CFR 1508.27]
The project may significantly affect the quality of the human environment.

Preparer Signature: Liza Santos Date: June 25, 2021

Name/Title/Organization: Liza Santos/Housing Development Compliance Administrator/ OC Housing and Community Development

Certifying Officer Signature: Julia Bidwell Date: June 25, 2021

Name/Title: Julia Bidwell/Director, OC Housing & Community Development

This original, signed document and related supporting material must be retained on file by the Responsible Entity in an Environmental Review Record (ERR) for the activity/project (ref: 24 CFR Part 58.38) and in accordance with recordkeeping requirements for the HUD program(s).

ENVIRONMENTAL REVIEW RECORDS (ERRS)

ERR No. 1. Airport Hazards

OMB No. 2506-0177
(exp.9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

This Worksheet was designed to be used by those "Partners" (including Public Housing Authorities, consultants, contractors, and nonprofits) who assist Responsible Entities and HUD in preparing environmental reviews, but legally cannot take full responsibilities for these reviews themselves. Responsible Entities and HUD should use the RE/HUD version of the Worksheet.

Airport Hazards (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/airport-hazards

1. **To ensure compatible land use development, you must determine your site's proximity to civil and military airports. Is your project within 15,000 feet of a military airport or 2,500 feet of a civilian airport?**

   ☒No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide a map showing that the site is not within the applicable distances to a military or civilian airport.*

   ☐Yes → *Continue to Question 2.*

2. **Is your project located within a Runway Potential Zone/Clear Zone (RPZ/CZ) or Accident Potential Zone (APZ)?**

   ☐Yes, project is in an APZ → *Continue to Question 3.*

   ☐Yes, project is an RPZ/CZ → *Project cannot proceed at this location.*

   ☐No, project is not within an APZ or RPZ/CZ

   → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide a map showing that the site is not within either zone.*

3. **Is the project in conformance with DOD guidelines for APZ?**

   ☐Yes, project is consistent with DOD guidelines without further action.

   → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide any documentation supporting this determination.*

   ☐No, the project cannot be brought into conformance with DOD guidelines and has not been approved. → *Project cannot proceed at this location.*

If mitigation measures have been or will be taken, explain in detail the proposed measures that must be implemented to mitigate for the impact or effect, including the timeline for implementation.

Click here to enter text.

→ *Work with the RE/HUD to develop mitigation measures. Continue to the Worksheet Summary below. Provide any documentation supporting this determination.*

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your program or region

Include all documentation supporting your findings in your submission to HUD.

The project area is located approximately 10.7 miles from the nearest civilian airport, John Wayne Airport and about 3.2 miles from the nearest military airport, Joint Forces Training Base Los Alamitos (see Attachment 2 and 3).

ERR No. 2. Floodplain Management

OMB No. 2506-0177
(exp. 9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Floodplain Management (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/floodplain-management

1. **Does 24 CFR 55.12(c) exempt this project from compliance with HUD's floodplain management regulations in Part 55?**

   ☐ Yes

   Provide the applicable citation at 24 CFR 55.12(c) here. If project is exempt under 55.12(c)(6) or (8), provide supporting documentation.

   Click here to enter text.

   → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Continue to the Worksheet Summary.*

   ☒ No → *Continue to Question 2.*

2. **Provide a FEMA/FIRM map showing the site.**

   The Federal Emergency Management Agency (FEMA) designates floodplains. The FEMA Map Service Center provides this information in the form of FEMA Flood Insurance Rate Maps (FIRMs).

   Does your project occur in a floodplain?

   ☒ No → *Continue to the Worksheet Summary below.*

   ☐ Yes

   Select the applicable floodplain using the FEMA map or the best available information:

   ☐ Floodway → *Continue to Question 3, Floodways*

   ☐ Coastal High Hazard Area (V Zone) → *Continue to Question 4, Coastal High Hazard Areas*

   ☐ 500-year floodplain (B Zone or shaded X Zone) → *Continue to Question 5, 500-year Floodplains*

   ☐ 100-year floodplain (A Zone) → *The 8-Step Process is required. Continue to Question 6, 8-Step Process*

3. **Floodways**

   Is this a functionally dependent use?

   ☐ Yes

The 8-Step Process is required. Work with HUD or the RE to assist with the 8-Step Process.
→ *Continue to Worksheet Summary.*

☐ No → *Federal assistance may not be used at this location unless an exception in 55.12(c) applies. You must either choose an alternate site or cancel the project.*

4. **Coastal High Hazard Area**

Is this a critical action such as a hospital, nursing home, fire station, or police station?

☐ Yes → *Critical actions are prohibited in coastal high hazard areas unless an exception in 55.12(c) applies. You must either choose an alternate site or cancel the project.*

☐ No

Does this action include new construction that is not a functionally dependent use, existing construction (including improvements), or reconstruction following destruction caused by a disaster?

☐ Yes, there is new construction of something that is not a functionally dependent use. New construction must be designed to FEMA standards for V Zones at 44 CFR 60.3(e) (24 CFR 55.1(c)(3)(i)).
→ *Continue to Question 6, 8-Step Process*

☐ No, this action concerns only existing construction.
Existing construction must have met FEMA elevation and construction standards for a coastal high hazard area or other standards applicable at the time of construction.
→ *Continue to Question 6, 8-Step Process*

5. **500-year Floodplain**

Is this a critical action?

☐ No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

☐Yes → *Continue to Question 6, 8-Step Process*

6. **8-Step Process**.

Is this 8-Step Process required? Select one of the following options:

☐ 8-Step Process applies.
This project will require mitigation and may require elevating structure or structures. See the link to the HUD Exchange above for information on HUD's elevation requirements.
→ *Work with the RE/HUD to assist with the 8-Step Process. Continue to Worksheet Summary.*

☐ 5-Step Process is applicable per 55.12(a)(1-3).
Provide the applicable citation at 24 CFR 55.12(a) here.
Click here to enter text.
→ *Work with the RE/HUD to assist with the 5-Step Process. Continue to Worksheet Summary.*

☐ 8-Step Process is inapplicable per 55.12(b)(1-4).
Provide the applicable citation at 24 CFR 55.12(b) here.
Click here to enter text.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your program or region

Include all documentation supporting your findings in your submission to HUD.

FEMA Firm Map 06059C0136J, effective date 12/3/2009 (See Attachment 5): Project is not in a floodplain.

ERR No. 3. Air Quality

OMB No. 2506-0177
(exp.9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Air Quality (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/air-quality

1. **Does your project include new construction or conversion of land use facilitating the development of public, commercial, or industrial facilities OR five or more dwelling units?**

   ☒ Yes → *Continue to Question 2.*

   ☐ No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Provide any documents used to make your determination.*

2. **Is your project's air quality management district or county in non-attainment or maintenance status for any criteria pollutants?**
   Follow the link below to determine compliance status of project county or air quality management district:
   https://www.epa.gov/green-book

   ☐ No, project's county or air quality management district is in attainment status for all criteria pollutants
   → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide any documents used to make your determination.*

   ☒ Yes, project's management district or county is in non-attainment or maintenance status for one or more criteria pollutants. → *Continue to Question 3.*

3. **Determine the estimated emissions levels of your project for each of those criteria pollutants that are in non-attainment or maintenance status on your project area. Will your project exceed any of the *de minimis or threshold* emissions levels of non-attainment and maintenance level pollutants or exceed the screening levels established by the state or air quality management district?**

   ☒ No, the project will not exceed *de minimis* or threshold emissions levels or screening levels
   → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Explain how you determined that the project would not exceed de minimis or threshold emissions.*

☐ Yes, the project exceeds *de minimis* emissions levels or screening levels.

→ *Continue to Question 4. Explain how you determined that the project would not exceed de minimis or threshold emissions in the Worksheet Summary.*

4. **For the project to be brought into compliance with this section, all adverse impacts must be mitigated. Explain in detail the exact measures that must be implemented to mitigate for the impact or effect, including the timeline for implementation.**
   Click here to enter text.

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your program or region

Include all documentation supporting your findings in your submission to HUD.

Air quality modeling for construction emissions was calculated using the CalEEMod model. Construction emissions are estimated to be below de minimis thresholds for NAAQS. See Attachment 6.

ERR No. 4. Coastal Zone Management Act

OMB No. 2506-0177
(exp.9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Coastal Zone Management Act (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/coastal-zone-managementh

Projects located in the following states must complete this form.

Alabama	Florida	Louisiana	Mississippi	Ohio	Texas
Alaska	Georgia	Maine	New Hampshire	Oregon	Virgin Islands
American Samoa	Guam	Maryland	New Jersey	Pennsylvania	Virginia
California	Hawaii	Massachusetts	New York	Puerto Rico	Washington
Connecticut	Illinois	Michigan	North Carolina	Rhode Island	Wisconsin
Delaware	Indiana	Minnesota	Northern Mariana Islands	South Carolina	

1. Is the project located in, or does it affect, a Coastal Zone as defined in your state Coastal Management Plan?

☐Yes → *Continue to Question 2.*
☒No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide a map showing that the site is not within a Coastal Zone.*

2. Does this project include activities that are subject to state review?

☐Yes → *Continue to Question 3.*
☐No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide documentation used to make your determination.*

3. Has this project been determined to be consistent with the State Coastal Management Program?

☐Yes, with mitigation. → *The RE/HUD must work with the State Coastal Management Program to develop mitigation measures to mitigate the impact or effect of the project.*

☐Yes, without mitigation. → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide documentation used to make your determination.*

☐No → Project cannot proceed at this location.

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your program or region

Include all documentation supporting your findings in your submission to HUD.

The proposed project is not in a Coastal Zone. See Attachment 7.

ERR No. 5. Contamination and Toxic Substances (Multifamily and Non-Residential Properties)

Contamination and Toxic Substances (Multifamily and Non-Residential Properties) – PARTNER

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General requirements	Legislation	Regulations
It is HUD policy that all properties that are being proposed for use in HUD programs be free of hazardous materials, contamination, toxic chemicals and gases, and radioactive substances, where a hazard could affect the health and safety of the occupants or conflict with the intended utilization of the property.		24 CFR 58.5(i)(2) 24 CFR 50.3(i)
Reference		
https://www.hudexchange.info/programs/environmental-review/site-contamination		

1. **How was site contamination evaluated?** [1] **Select all that apply.**

   ☒ ASTM Phase I ESA
   ☒ ASTM Phase II ESA
   ☐ Remediation or clean-up plan
   ☐ ASTM Vapor Encroachment Screening
   ☐ None of the above

   → *Provide documentation and reports and include an explanation of how site contamination was evaluated in the Worksheet Summary.*
   Continue to Question 2.

2. **Were any on-site or nearby toxic, hazardous, or radioactive substances found that could affect the health and safety of project occupants or conflict with the intended use of the property? (Were any recognized environmental conditions or RECs identified in a Phase I ESA and confirmed in a Phase II ESA?)**

   ☐ No

   Explain:

[1] HUD regulations at 24 CFR § 58.5(i)(2)(ii) require that the environmental review for multifamily housing with five or more dwelling units or non-residential property include the evaluation of previous uses of the site or other evidence of contamination on or near the site. For acquisition and new construction of multifamily and nonresidential properties HUD strongly advises the review include an ASTM Phase I Environmental Site Assessment (ESA) to meet real estate transaction standards of due diligence and to help ensure compliance with HUD's toxic policy at 24 CFR §58.5(i) and 24 CFR §50.3(i). Also note that some HUD programs require an ASTM Phase I ESA.

Click here to enter text.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

☒ Yes.

→ *Describe the findings, including any recognized environmental conditions (RECs), in Worksheet Summary below. Continue to Question 3.*

3. Mitigation

Work with the RE/HUD to identify the mitigation needed according to the requirements of the appropriate federal, state, tribal, or local oversight agency. If the adverse environmental effects cannot be mitigated, then HUD assistance may not be used for the project at this site.

Can adverse environmental impacts be mitigated?

☐ Adverse environmental impacts cannot feasibly be mitigated

→ Project cannot proceed at this location.

☒ Yes, adverse environmental impacts can be eliminated through mitigation.

→ *Provide all mitigation requirements*[2] *and documents. Continue to Question 4.*

- Asbestos: Removal or repair of asbestos containing materials in damaged or significantly damaged condition with the assistance of a registered OSHA asbestos abatement contractor
- Mold: Repair of moisture damaged and mold affected areas, and the implementation of a Mold and Mildew Operations and Maintenance Program
- Lead:
    - The results from this inspection should be provided to any individuals that may disturb the painted surfaces. It is encouraged to utilize professionals that have experience working with LBP.
    - If renovation is scheduled in the near future (less than three months), all lead painted components that have been previously targeted for replacement should be replaced utilizing "lead safe" containment and work practices.
    - ALL components that have been identified with defective lead paint should have the paint repaired as soon as possible. Any paint repair should be done utilizing "lead safe" containment, work practices, and clean-up techniques.
    - All components with lead painted friction / impact surfaces should be treated to minimize the friction or impact as necessary.

[2] Mitigation requirements include all clean-up actions required by applicable federal, state, tribal, or local law. Additionally, provide, as applicable, the long-term operations and maintenance plan, Remedial Action Work Plan, and other equivalent documents.

- Lead painted components that **have not** been targeted for replacement should either be considered for abatement (replacement, enclosure, encapsulation, etc.) or included in an Operations & Management (O & M) Plan that will help to minimize exposures to lead hazards.
- All lead painted surfaces that are not expected to be impacted in the near future (less than three months) should also be included the O & M plan.
- In addition, the tenants or occupants of the dwelling should be notified of the test results and instructed in actions that they may perform to keep the living areas "lead safe."
- The tile surfaces are not a likely source of lead dust contamination as long as they remain intact. If future renovation or repair activities require that the tile be removed, or the surfaces disturbed, it should be done in a manner that does not break the tiles. If this is not feasible, this task should be assigned to a lead certified contractor.

4. **Describe how compliance was achieved. Include any of the following that apply: State Voluntary Clean-up Program, a No Further Action letter, use of engineering controls[3], or use of institutional controls[4].**

Because the office building currently occupying the project site was constructed in 1960, it could possibly contain asbestos containing materials (ACMs) and lead-based paints (LBPs). In accordance with OSHA regulation 29 CFR 1926.1101, all materials not appropriately tested in a building constructed prior to 1981 are, "presumed asbestos-containing materials" (PACMs). Separate reports evaluating the presence of ACMs and LBPs on the proposed project site were completed by Barr & Clark in November 2018. These reports identified the presence of asbestos and lead in tested samples from throughout the subject property. Removal or repair of damaged asbestos or lead containing materials should be completed by experienced professionals. Occupants and other individuals who might come into contact with or disturb surfaces where these contaminants are found should be notified of their presence.

A visual inspection for mold and moisture intrusion was conducted by Barr & Clark during the site reconnaissance. The inspection included accessible interiors of the property and around windows and exterior doors. Moisture damage and mold were observed around bathroom walls and ceilings of unit interiors. No sampling was conducted during this assessment. Barr & Clark recommend the repair of

[3] Engineering controls are any physical mechanism used to contain or stabilize contamination or ensure the effectiveness of a remedial action. Engineering controls may include, without limitation, caps, covers, dikes, trenches, leachate collection systems, signs, fences, physical access controls, ground water monitoring systems and ground water containment systems including, without limitation, slurry walls and ground water pumping systems.

[4] Institutional controls are mechanisms used to limit human activities at or near a contaminated site, or to ensure the effectiveness of the remedial action over time, when contaminants remain at a site at levels above the applicable remediation standard which would allow for unrestricted use of the property. Institutional controls may include structure, land, and natural resource use restrictions, well restriction areas, classification exception areas, deed notices, and declarations of environmental restrictions.

moisture damaged and mold affected areas, and the implementation of a Mold and Mildew Operations and Maintenance Program.

If a remediation plan or clean-up program was necessary, which standard does it follow?

☐ Complete removal

→ *Continue to the Worksheet Summary.*

☐ Risk-based corrective action (RBCA)

→ *Continue to the Worksheet Summary.*

Worksheet Summary

Compliance Determination

Provide a clear description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your region

The presence of asbestos, lead, and mold at the project site will be mitigated through removal or repair of damaged or disturbed areas materials containing these contaminants, as described in the Asbestos Report (Attachment 8), Lead Based Paint Report (Attachment 9), and Phase 1 ESA.

Are formal compliance steps or mitigation required?

☒ Yes

☐ No

ERR No. 6. Endangered Species Act

OMB No. 2506-0177
(exp.9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Endangered Species Act (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/endangered-species

1. Does the project involve any activities that have the potential to affect species or habitats?

☐No, the project will have No Effect due to the nature of the activities involved in the project.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide any documents used to make your determination.*

☐No, the project will have No Effect based on a letter of understanding, memorandum of agreement, programmatic agreement, or checklist provided by local HUD office.

Explain your determination:

Click here to enter text.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide any documents used to make your determination.*

☒Yes, the activities involved in the project have the potential to affect species and/or habitats.

→ *Continue to Question 2.*

2. Are federally listed species or designated critical habitats present in the action area?

Obtain a list of protected species from the Services. This information is available on the FWS Website.

☐No, the project will have No Effect due to the absence of federally listed species and designated critical habitat.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide any documents used to make your determination. Documentation may include letters from the Services, species lists from the Services' websites, surveys or other documents and analysis showing that there are no species in the action area.*

☒Yes, there are federally listed species or designated critical habitats present in the action area.

→ *Continue to Question 3.*

3. **Recommend one of the following effects that the project will have on federally listed species or designated critical habitat:**

☒No Effect: Based on the specifics of both the project and any federally listed species in the action area, you have determined that the project will have absolutely no effect on listed species or critical habitat.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide any documents used to make your determination. Documentation should include a species list and explanation of your conclusion, and may require maps, photographs, and surveys as appropriate.*

☐May Affect, Not Likely to Adversely Affect: Any effects that the project may have on federally listed species or critical habitats would be beneficial, discountable, or insignificant.

→ Partner entities should not contact the Services directly. *If the RE/HUD agrees with this recommendation, they will have to complete Informal Consultation. Provide the RE/HUD with a biological evaluation or equivalent document. They may request additional information, including surveys and professional analysis, to complete their consultation.*

☐Likely to Adversely Affect: The project may have negative effects on one or more listed species or critical habitat.

→ Partner entities should not contact the Services directly. *If the RE/HUD agrees with this recommendation, they will have to complete Formal Consultation. Provide the RE/HUD with a biological evaluation or equivalent document. They may request additional information, including surveys and professional analysis, to complete their consultation.*

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

The ranges of two threatened or endangered species overlap with the project site. However, according to the U.S. Fish and Wildlife Service's IPaC database, the project site is located outside of critical habitat areas for the endangered or threatened species that have these areas defined. Furthermore, the project site is currently developed and within a fully urbanized area; therefore, no species or critical habitat occur at the site and there would be no impacts to listed species or critical habitat (see Attachment10).

Include all documentation supporting your findings in your submission to HUD.

According to US Fish and Wildlife Service's IPaC webpage, 2 federally-listed species occur within the proposed project site. Since the project site occurs in a highly developed urban area and does not overlap with critical habitat for these species, the proposed development is not expected to have adverse impacts on any federally-listed species.

See Attachment 10.

ERR No. 7. Historic Preservation

OMB No. 2506-0177
(exp. 9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Historic Preservation (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/historic-preservation

Threshold

Is Section 106 review required for your project?

☐ No, because a Programmatic Agreement states that all activities included in this project are exempt. (See the PA Database to find applicable PAs.)
Either provide the PA itself or a link to it here. Mark the applicable exemptions or include the text here:
Click here to enter text.

→ *Continue to the Worksheet Summary.*

☐ No, because the project consists solely of activities included in a No Potential to Cause Effects memo or other determination [36 CFR 800.3(a)(1)].
Either provide the memo itself or a link to it here. Explain and justify the other determination here:
Click here to enter text.

→ *Continue to the Worksheet Summary.*

☒Yes, because the project includes activities with potential to cause effects (direct or indirect). → *Continue to Step 1.*

The Section 106 Process
After determining the need to do a Section 106 review, HUD or the RE will initiate consultation with regulatory and other interested parties, identify and evaluate historic properties, assess effects of the project on properties listed on or eligible for the National Register of Historic Places, and resolve any adverse effects through project design modifications or mitigation.
Step 1: Initiate consultation
Step 2: Identify and evaluate historic properties
Step 3: Assess effects of the project on historic properties
Step 4: Resolve any adverse effects

Only RE or HUD staff may initiate the Section 106 consultation process. Partner entities may gather information, including from SHPO records, identify and evaluate historic properties, and make initial assessments of effects of the project on properties listed in or eligible for the National Register of Historic Place. Partners should then provide their RE or HUD with all of their analysis and documentation so that they may initiate consultation.

Step 1 - Initiate Consultation

The following parties are entitled to participate in Section 106 reviews: Advisory Council on Historic Preservation; State Historic Preservation Officers (SHPOs); federally recognized Indian tribes/Tribal Historic Preservation Officers (THPOs); Native Hawaiian Organizations (NHOs); local governments; and project grantees. The general public and individuals and organizations with a demonstrated interest in a project may participate as consulting parties at the discretion of the RE or HUD official. Participation varies with the nature and scope of a project. Refer to HUD's website for guidance on consultation, including the required timeframes for response. Consultation should begin early to enable full consideration of preservation options.

Use the When To Consult With Tribes checklist within Notice CPD-12-006: Process for Tribal Consultation to determine if the RE or HUD should invite tribes to consult on a particular project. Use the Tribal Directory Assessment Tool (TDAT) to identify tribes that may have an interest in the area where the project is located. Note that only HUD or the RE may initiate consultation with Tribes. Partner entities may prepare a draft letter for the RE or HUD to use to initiate consultation with tribes, but may not send the letter themselves.

List all organizations and individuals that you believe may have an interest in the project here:

1) State Historic Preservation Office (complete, see Attachment 12)
2) Indian Tribes, including Tribal Historic Preservation Officers
    a. Gabrieleño Band of Mission Indians, Kizh Nation

→ *Continue to Step 2.*

Step 2 - Identify and Evaluate Historic Properties

Provide a preliminary definition of the Area of Potential Effect (APE), either by entering the address(es) or providing a map depicting the APE. Attach an additional page if necessary.
11850 Beach Boulevard
Stanton, CA 90680

See EA Figure 1.

Gather information about known historic properties in the APE. Historic buildings, districts and archeological sites may have been identified in local, state, and national surveys and registers, local historic districts, municipal plans, town and county histories, and local history websites. If not already listed on the National Register of Historic Places, identified properties are then evaluated to see if they are eligible for the National Register. Refer to HUD's website for guidance on identifying and evaluating historic properties.

In the space below, list historic properties identified and evaluated in the APE.
Every historic property that may be affected by the project should be listed. For each historic property or district, include the National Register status, whether the SHPO has concurred with the finding, and whether information on the site is sensitive. Attach an additional page if necessary.
Click here to enter text.

Provide the documentation (survey forms, Register nominations, concurrence(s) and/or objection(s), notes, and photos) that justify your National Register Status determination.

Was a survey of historic buildings and/or archeological sites done as part of the project?
If the APE contains previously unsurveyed buildings or structures over 50 years old, or there is a likely presence of previously unsurveyed archeological sites, a survey may be necessary. For Archeological surveys, refer to HP Fact Sheet #6, Guidance on Archeological Investigations in HUD Projects.

☐ Yes → *Provide survey(s) and report(s) and continue to Step 3.*
Additional notes:
Click here to enter text.

☒ No → *Continue to Step 3.*

Step 3 - Assess Effects of the Project on Historic Properties

Only properties that are listed on or eligible for the National Register of Historic Places receive further consideration under Section 106. Assess the effect(s) of the project by applying the Criteria of Adverse Effect. (36 CFR 800.5) Consider direct and indirect effects as applicable as per HUD guidance.

Choose one of the findings below to recommend to the RE or HUD.
Please note: this is a recommendation only. It is **not** the official finding, which will be made by the RE or HUD, but only your suggestion as a Partner entity.

☒ No Historic Properties Affected
Document reason for finding:
☒ No historic properties present.
☐ Historic properties present, but project will have no effect upon them.

☐ No Adverse Effect
Document reason for finding and provide any comments below.
Comments may include recommendations for mitigation, monitoring, a plan for unanticipated discoveries, etc.
Click here to enter text.

☐ Adverse Effect
Document reason for finding:
Copy and paste applicable Criteria into text box with summary and justification.
Criteria of Adverse Effect: 36 CFR 800.5]
Click here to enter text.

Provide any comments below:
Comments may include recommendations for avoidance, minimization, and/or mitigation.
Click here to enter text.

Remember to provide all documentation that justifies your National Register Status determination and recommendations along with this worksheet.

ERR No. 8. Noise (EA Level Reviews)

OMB No. 2506-0177
(exp. 9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Noise (EA Level Reviews) – PARTNER

https://www.hudexchange.info/programs/environmental-review/noise-abatement-and-control

1. **What activities does your project involve? Check all that apply:**

☒ New construction for residential use

NOTE: HUD assistance to new construction projects is generally prohibited if they are located in an Unacceptable zone, and HUD discourages assistance for new construction projects in Normally Unacceptable zones. See 24 CFR 51.101(a)(3) for further details.

→ *Continue to Question 2.*

☒ Rehabilitation of an existing residential property

NOTE: For major or substantial rehabilitation in Normally Unacceptable zones, HUD encourages mitigation to reduce levels to acceptable compliance standards. For major rehabilitation in Unacceptable zones, HUD strongly encourages mitigation to reduce levels to acceptable compliance standards. See 24 CFR 51 Subpart B for further details.

→ *Continue to Question 2.*

☐ None of the above

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

2. **Complete the Preliminary Screening to identify potential noise generators in the vicinity (1000' from a major road, 3000' from a railroad, or 15 miles from an airport).**
Indicate the findings of the Preliminary Screening below:

☐ There are no noise generators found within the threshold distances above.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide a map showing the location of the project relative to any noise generators.*

☒ Noise generators were found within the threshold distances.

→ *Continue to Question 3.*

3. **Complete the Noise Assessment Guidelines to quantify the noise exposure. Indicate the findings of the Noise Assessment below:**

☒ Acceptable (65 decibels or less; the ceiling may be shifted to 70 decibels in circumstances described in §24 CFR 51.105(a))

Indicate noise level here: 65 dBA DNL/ L_{dn}
→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide noise analysis, including noise level and data used to complete the analysis.*

☐ Normally Unacceptable: (Above 65 decibels but not exceeding 75 decibels; the floor may be shifted to 70 decibels in circumstances described in 24 CFR 51.105(a))
Indicate noise level here: Click here to enter text.

If project is rehabilitation:
→ *Continue to Question 4. Provide noise analysis, including noise level and data used to complete the analysis.*

If project is new construction:
Is the project in a largely undeveloped area[1]?
☐ No
☐ Yes → ***The project requires completion of an Environmental Impact Statement (EIS) pursuant to 51.104(b)(1)(i).***

→ *Continue to Question 4. Provide noise analysis, including noise level and data used to complete the analysis.*

☐ Unacceptable: (Above 75 decibels)
Indicate noise level here: Click here to enter text.

If project is rehabilitation:
HUD strongly encourages conversion of noise-exposed sites to land uses compatible with high noise levels. Consider converting this property to a non-residential use compatible with high noise levels.
→ *Continue to Question 4. Provide noise analysis, including noise level and data used to complete the analysis, and any other relevant information.*

If project is new construction:
The project requires completion of an Environmental Impact Statement (EIS) pursuant to 51.104(b)(1)(i). *Work with HUD or the RE to either complete an EIS or obtain a waiver signed by the appropriate authority.*
→ *Continue to Question 4.*

4. **HUD strongly encourages mitigation be used to eliminate adverse noise impacts. Work with the RE/HUD on the development of the mitigation measures that must be implemented to mitigate for the impact or effect, including the timeline for implementation.**
☐ Mitigation as follows will be implemented:
Click here to enter text.

[1] A largely undeveloped area means the area within 2 miles of the project site is less than 50 percent developed with urban uses or does not have water and sewer capacity to serve the project.

→ *Provide drawings, specifications, and other materials as needed to describe the project's noise mitigation measures.*
Continue to the Worksheet Summary.

☐ No mitigation is necessary.

Explain why mitigation will not be made here:

Click here to enter text.

→ *Continue to the Worksheet Summary.*

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

The noise level for the project site was calculated using the HUD DNL Electronic Assessment Tool. The noise level at the projects site is 65 decibels (dBA), the acceptable HUD noise threshold (Attachment 13).

The proposed project is accessible from Beach Blvd and has a substantial setback of approximately 145 feet from the Beach Blvd centerline to the western-most façade of the Tahiti Motel. The project is also located about 700 feet north of Chapman Avenue. No active rail lines are located in the project vicinity, and the nearest airport is Los Alamitos Airfield, located approximately 2.7 miles to the west. The HUD noise tool was run based upon data obtained from the Airport Environs Land Use Plan for Joint Forces Training Base Los Alamitos (Amended August 2017), the 60 and 65 dBA noise contours for Los Alamitos Airfield, the published ADT traffic volumes from the Orange County Transportation Authority (for Beach Boulevard and Chapman Avenue), and speed limit information and building setback measurements from online aerial imagery. Noise at the project site equals but does not exceed the 65 dBA DNL/ L_{dn}. Therefore, this project would comply with the federal, state, and local standards for noise abatement and control.

Include all documentation supporting your findings in your submission to HUD.

See HUD DNL Electronic Assessment Tool, Attachment 14.

ERR No. 9. Wetlands

OMB No. 2506-0177
(exp.9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

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Wetlands (CEST and EA) – Partner

https://www.hudexchange.info/environmental-review/wetlands-protection

1. **Does this project involve new construction as defined in Executive Order 11990, expansion of a building's footprint, or ground disturbance?**
   The term "new construction" includes draining, dredging, channelizing, filling, diking, impounding, and related activities and construction of any structures or facilities.

   ☐ No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

   ☒ Yes → *Continue to Question 2.*

2. **Will the new construction or other ground disturbance impact a wetland as defined in E.O. 11990?**

   ☒ No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below. Provide a map or any other relevant documentation to explain your determination.*

   ☐ Yes → *Work with HUD or the RE to assist with the 8-Step Process. Continue to Question 3.*

3. **Does Section 55.12 state that the 8-Step Process is not required?**

   ☐ No, the 8-Step Process applies.
   This project will require mitigation and may require elevating structure or structures. See the link to the HUD Exchange above for information on HUD's elevation requirements.
   → *Work with the RE/HUD to assist with the 8-Step Process. Continue to Worksheet Summary.*

   ☐ 5-Step Process is applicable per 55.12(a).
   Provide the applicable citation at 24 CFR 55.12(a) here.
   Click here to enter text.
   → *Work with the RE/HUD to assist with the 5-Step Process. This project may require mitigation or alternations. Continue to Worksheet Summary.*

   ☐ 8-Step Process is inapplicable per 55.12(b).
   Provide the applicable citation at 24 CFR 55.12(b) here.
   Click here to enter text.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to Worksheet Summary.*

☐ 8-Step Process is inapplicable per 55.12(c).

Provide the applicable citation at 24 CFR 55.12(c) here.

Click here to enter text.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to Worksheet Summary.*

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your program or region

Include all documentation supporting your findings in your submission to HUD.

The project area is not in or adjacent to a wetland (see Attachment 16).

ERR No. 10. Wild and Scenic Rivers

Wild and Scenic Rivers (CEST and EA) – PARTNER

This Worksheet was designed to be used by those "Partners" (including Public Housing Authorities, consultants, contractors, and nonprofits) who assist Responsible Entities and HUD in preparing environmental reviews, but legally cannot take full responsibilities for these reviews themselves. Responsible Entities and HUD should use the RE/HUD version of the Worksheet.

General requirements	Legislation	Regulation
The Wild and Scenic Rivers Act provides federal protection for certain free-flowing, wild, scenic and recreational rivers designated as components or potential components of the National Wild and Scenic Rivers System (NWSRS) from the effects of construction or development.	The Wild and Scenic Rivers Act (16 U.S.C. 1271-1287), particularly section 7(b) and (c) (16 U.S.C. 1278(b) and (c))	36 CFR Part 297
References		
https://www.hudexchange.info/environmental-review/wild-and-scenic-rivers		

1. Is your project within proximity of a NWSRS river as defined below?

Wild & Scenic Rivers: These rivers or river segments have been designated by Congress or by states (with the concurrence of the Secretary of the Interior) as wild, scenic, or recreational

Study Rivers: These rivers or river segments are being studied as a potential component of the Wild & Scenic River system.

Nationwide Rivers Inventory (NRI): The National Park Service has compiled and maintains the NRI, a register of river segments that potentially qualify as national wild, scenic, or recreational river areas

☒ No

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Provide documentation used to make your determination, such as a map identifying the project site and its surrounding area or a list of rivers in your region in the Screen Summary at the conclusion of this screen.*

☐ Yes, the project is in proximity of a Nationwide Rivers Inventory (NRI) River.

→ *Continue to Question 2.*

2. Could the project do *any* of the following?

- Have a direct and adverse effect within Wild and Scenic River Boundaries,
- Invade the area or unreasonably diminish the river outside Wild and Scenic River Boundaries, or
- Have an adverse effect on the natural, cultural, and/or recreational values of a NRI segment.

Consultation with the appropriate federal/state/local/tribal Managing Agency(s) is required, pursuant to Section 7 of the Act, to determine if the proposed project may have an adverse effect on a Wild & Scenic River or a Study River and, if so, to determine the appropriate avoidance or mitigation measures.
Note: Concurrence may be assumed if the Managing Agency does not respond within 30 days; however, you are still obligated to avoid or mitigate adverse effects on the rivers identified in the NWSRS

☐ No, the Managing Agency has concurred that the proposed project will not alter, directly, or indirectly, any of the characteristics that qualifies or potentially qualifies the river for inclusion in the NWSRS.

→ *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Provide documentation of the consultation (including the Managing Agency's concurrence) and any other documentation used to make your determination.*

☐ Yes, the Managing Agency was consulted and the proposed project may alter, directly, or indirectly, any of the characteristics that qualifies or potentially qualifies the river for inclusion in the NWSRS.

→ *The RE/HUD must work with the Managing Agency to identify mitigation measures to mitigate the impact or effect of the project on the river.*

Worksheet Summary

Compliance Determination

Provide a clear description of your determination and a synopsis of the information that it was based on, such as:

- Map panel numbers and dates
- Names of all consulted parties and relevant consultation dates
- Names of plans or reports and relevant page numbers
- Any additional requirements specific to your region

No wild or scenic rivers are located on or adjacent to the project site (see Attachment 17).

Are formal compliance steps or mitigation required?

☐ Yes

☒ No

ERR No. 11. Environmental Justice

OMB No. 2506-0177
(exp.9/30/2021)

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-1000

This Worksheet was designed to be used by those "Partners" (including Public Housing Authorities, consultants, contractors, and nonprofits) who assist Responsible Entities and HUD in preparing environmental reviews, but legally cannot take full responsibilities for these reviews themselves. Responsible Entities and HUD should use the RE/HUD version of the Worksheet.

Environmental Justice (CEST and EA) – PARTNER

https://www.hudexchange.info/environmental-review/environmental-justice

HUD strongly encourages starting the Environmental Justice analysis only after all other laws and authorities, including Environmental Assessment factors if necessary, have been completed.

1. **Were any adverse environmental impacts identified in any other compliance review portion of this project's total environmental review?**
   ☒Yes → *Continue to Question 2.*

   ☐No → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

2. **Were these adverse environmental impacts disproportionately high for low-income and/or minority communities?**
   ☐Yes
   Explain:
   Click here to enter text.
   → *The RE/HUD must work with the affected low-income or minority community to decide what mitigation actions, if any, will be taken. Provide any supporting documentation.*

   ☒No
   Explain:
   Air Quality: With the implementation of mitigation measures required for the control of fugitive dust at construction sites, no disproportionate impacts to low income and/or minority communities would occur as a result of impacts to air quality.

   Hazards Materials: With implementation of mitigation measures to reduce potential impacts related to asbestos, lead, and mold, no disproportionate impacts to low income and/or minority communities would occur as a result of hazardous materials.

   Erosion and Storm Water Runoff: With the implementation of stormwater mitigation measures outlined in a Stormwater Management Plan, no disproportionate impacts to low income and/or minority communities would occur as a result of erosion, drainage, and stormwater runoff.

   → *If the RE/HUD agrees with this recommendation, the review is in compliance with this section. Continue to the Worksheet Summary below.*

Worksheet Summary

Provide a full description of your determination and a synopsis of the information that it was based on, such as:

Air Quality: Construction activities such as grading may cause temporary adverse impacts to air quality from fugitive dust during construction of the residential community; however, with the implementation of air quality mitigation measures required for fugitive dust required by SCQAMD Rule 403 (see Mitigation Measure 1 in Environmental Assessment), impacts to air quality would be minimized or avoided. Therefore, no disproportionate impacts to low income and/or minority communities would occur as a result of fugitive dust.

Hazardous Materials: Because the office building currently occupying the project site was constructed in 1960, it could possibly contain asbestos containing materials (ACMs) and lead-based paints (LBPs). In accordance with OSHA regulation 29 CFR 1926.1101, all materials not appropriately tested in a building constructed prior to 1981 are, "presumed asbestos-containing materials" (PACMs). Separate reports evaluating the presence of ACMs and LBPs on the proposed project site were completed by Barr & Clark in November 2018. These reports identified the presence of asbestos and lead in tested samples from throughout the subject property. Removal or repair of damaged asbestos or lead containing materials should be completed by experienced professionals. Occupants and other individuals who might come into contact with or disturb surfaces where these contaminants are found should be notified of their presence.

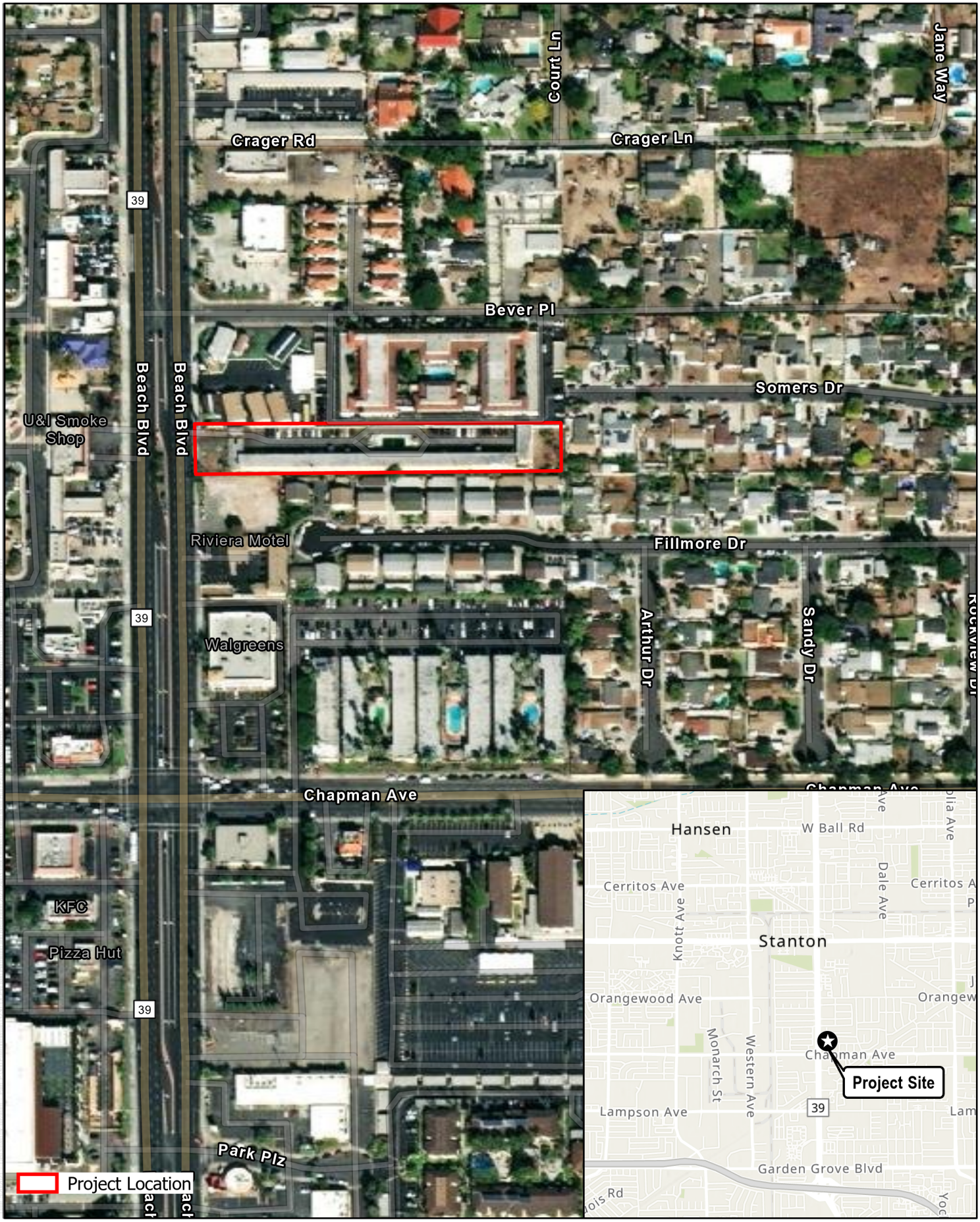
A visual inspection for mold and moisture intrusion was conducted by Barr & Clark during the site reconnaissance. The inspection included accessible interiors of the property and around windows and exterior doors. Moisture damage and mold were observed around bathroom walls and ceilings of unit interiors. No sampling was conducted during this assessment. Barr & Clark recommend the repair of moisture damaged and mold affected areas, and the implementation of a Mold and Mildew Operations and Maintenance Program.

Erosion/ Drainage/ Storm Water Runoff: Construction activities may temporarily increase impacts from erosion, drainage, and stormwater runoff. However, with the implementation of best management practices per the guidance of the California Stormwater Quality Association Stormwater Best Management Practice Handbooks for Construction, for New Development/Redevelopment, and for Industrial and Commercial (or other similar source as approved by Orange County) and the requirements of the National Pollutant Discharge Elimination System construction stormwater quality permit (see Mitigation Measure 6 in Environmental Assessment), the potential temporary impacts would be minimized and kept on-site to the greatest extent possible. Therefore, no disproportionate impacts to low income and/or minority communities would occur as a result of erosion, drainage, and stormwater runoff.

Include all documentation supporting your findings in your submission to HUD.

Assessment of the environmental factors for the proposed development revealed that the project would not have adverse impacts to land development, community facilities and services, or natural features. The project would have minor beneficial impacts to socioeconomic aspects of the surrounding community and target population.

Attachment 1. Project Location



DUDEK

N

0 250 500 US Feet

Figure 1: Project Location

Tahiti Motel Conversion

Attachment 2. Proximity to Commercial Airport

11850 Beach Blvd

18431 Beach Blvd

Ruler

Line | Path | Polygon | Circle | 3D path | 3D polygon

Measure the distance between two points on the ground

Map Length:	10.65	Miles
Ground Length:	10.65	
Heading:	137.76 degrees	

Mouse Navigation | Save | Clear

Google Earth

33°44'12.45" N 117°55'22.74" W elev 83 ft eye alt 20.69 mi

Attachment 3. Proximity to Military Airport

E Wardlow Rd
Ball Rd
W Ball Rd
Norwalk Blvd
Bloomfield St
Walker St
S Knott Ave
Dale Ave
Magnolia Ave
S Brookhurst St
Katella Ave
W Katella Ave
7161 Katella Ave
605
Orangewood Ave
11850 Beach Blvd
Chapman Ave
Los Alamitos Blvd
Valley View St
Knott St
Westminster Ave
Dale St
Gilbert St
Lampson Ave
Garden Grove Fwy
405
Garden Grove Blvd
22
39
Trask Ave
Sea Beach Blvd
Bolsa Chica Rd
Springdale St
Edwards St
Goldenwest St
Hoover St
Beach Blvd
Newland St
Magnolia St
Brookhurst St
Ruler
Line
Path
Polygon
Circle
3D path
3D polygon
Measure the distance between two points on the ground
Map Length: 3.16 Miles
Ground Length: 3.16
Heading: 271.75 degrees
Mouse Navigation
Save
Clear
© 2021 Google
Google Earth
1985
33°47'08.55" N 118°01'21.33" W elev 35 ft eye alt 33685 ft

Attachment 4. Coastal Barrier Resources Map

Coastal Barrier Resources System Mapper

U.S Fish & Wildlife Service

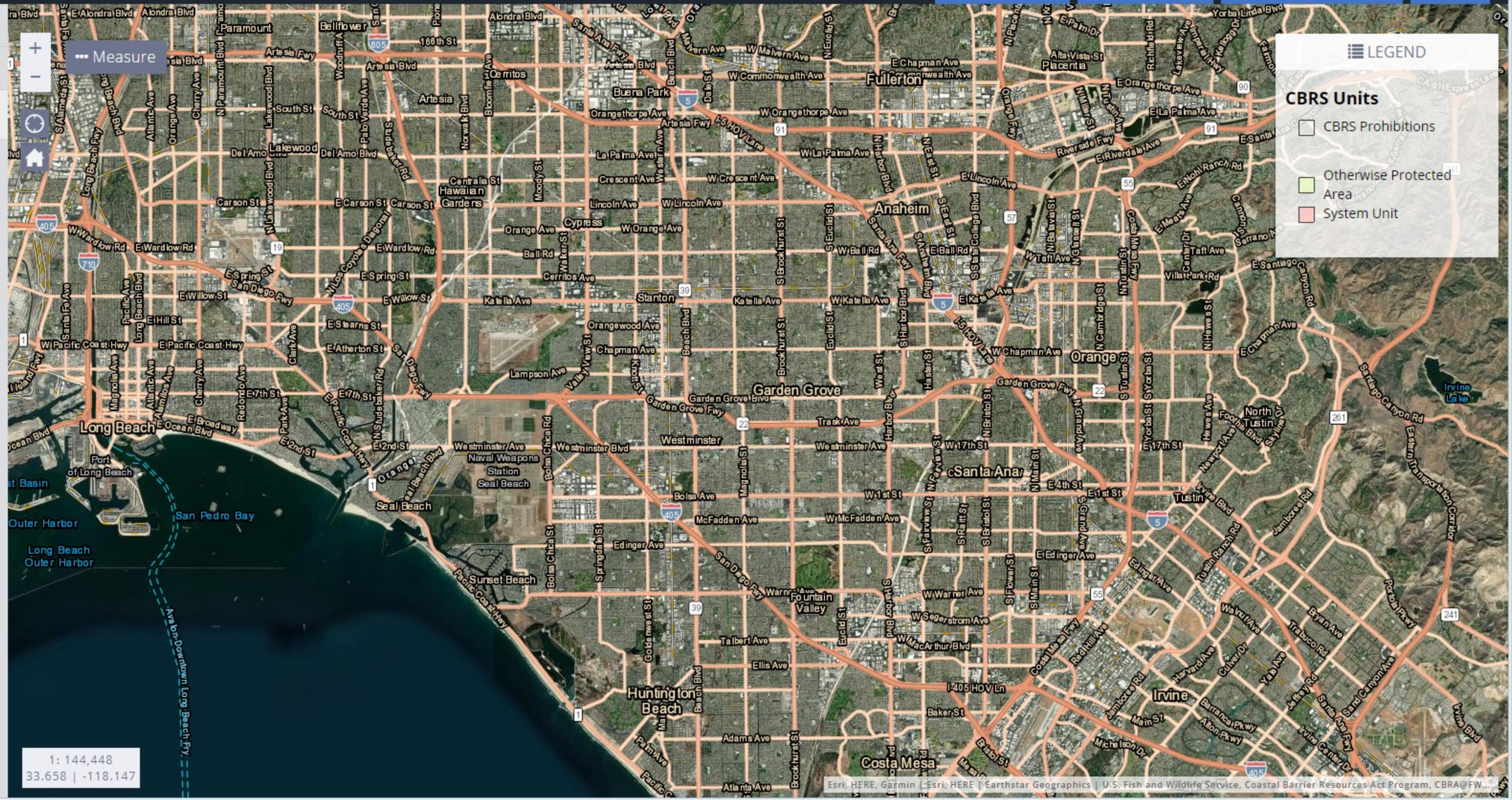
ABOUT | FIND LOCATION | FIND CBRS UNIT | CBRS VALIDATION TOOL | PRINT

BASEMAPS

MAP LAYERS

CBRS Units

Click here to learn more about CBRS Units.

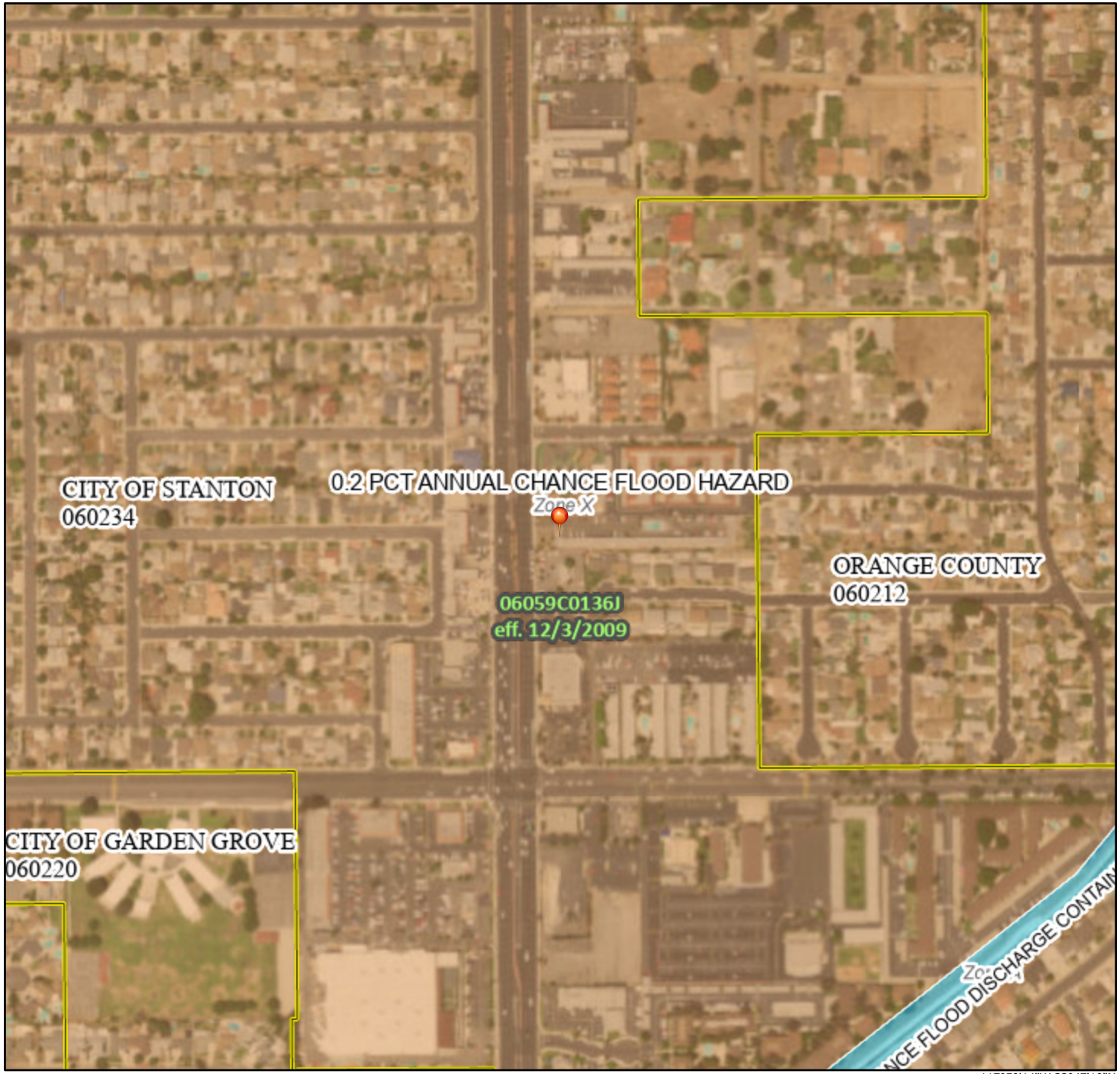


Attachment 5. FEMA Flood Map

National Flood Hazard Layer FIRMette

FEMA

117°59'52"W 33°47'40"N



0 250 500 1,000 1,500 2,000 Feet

1:6,000

117°59'14"W 33°47'10"N

Basemap: USGS National Map: Orthoimagery: Data refreshed October, 2020

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 Cross Sections with 1% Annual Chance
- 17.5 Water Surface Elevation
- Coastal Transect
- 513 Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 4/22/2021 at 10:51 AM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

Attachment 6. CalEEMod Air Quality Model

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Tahiti Motel Remodel Project

Orange County, Annual

1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Apartments Low Rise	59.00	Dwelling Unit	1.45	59,000.00	169

1.2 Other Project Characteristics

Urbanization	Urban	**Wind Speed (m/s)**	2.2	**Precipitation Freq (Days)**	30
Climate Zone	8			**Operational Year**	2023
Utility Company	Southern California Edison				
CO2 Intensity (lb/MWhr)	531.98	**CH4 Intensity (lb/MWhr)**	0.033	**N2O Intensity (lb/MWhr)**	0.004

1.3 User Entered Comments & Non-Default Data

Project Characteristics -

Land Use - 59 apartment units

Construction Phase - Based on limited information available, conservatively assumed the 59 units will be constructed (rather than just remodeled), so Building Construction and Architectural Coatings phases

Off-road Equipment - Default construction equipment

Off-road Equipment - Default construction equipment (conservative since mix based on new construction rather than just remodel)

Off-road Equipment - Default construction equipment

Trips and VMT - Default construction vehicle trips

On-road Fugitive Dust - Default

Demolition - No demolition assumed

Grading - No additional acreage to be graded assumed

Architectural Coating - Default

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Vehicle Trips - Default trip rates

Woodstoves - No fireplaces assumed

Consumer Products - Default

Area Coating - Default

Landscape Equipment - Default

Energy Use - Default

Water And Wastewater - Default

Solid Waste - Default

Table Name	Column Name	Default Value	New Value
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberGas	50.15	0.00
tblFireplaces	NumberNoFireplace	5.90	59.00
tblFireplaces	NumberWood	2.95	0.00
tblLandUse	LotAcreage	3.69	1.45
tblWoodstoves	NumberCatalytic	2.95	0.00
tblWoodstoves	NumberNoncatalytic	2.95	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.1 Overall Construction

Unmitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2022	0.3642	1.2952	1.4241	2.7300e-003	0.0503	0.0598	0.1101	0.0135	0.0578	0.0712	0.0000	230.6924	230.6924	0.0333	2.5400e-003	232.2803
Maximum	**0.3642**	**1.2952**	**1.4241**	**2.7300e-003**	**0.0503**	**0.0598**	**0.1101**	**0.0135**	**0.0578**	**0.0712**	**0.0000**	**230.6924**	**230.6924**	**0.0333**	**2.5400e-003**	**232.2803**

Mitigated Construction

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2022	0.3642	1.2952	1.4241	2.7300e-003	0.0503	0.0598	0.1101	0.0135	0.0578	0.0712	0.0000	230.6922	230.6922	0.0333	2.5400e-003	232.2800
Maximum	**0.3642**	**1.2952**	**1.4241**	**2.7300e-003**	**0.0503**	**0.0598**	**0.1101**	**0.0135**	**0.0578**	**0.0712**	**0.0000**	**230.6922**	**230.6922**	**0.0333**	**2.5400e-003**	**232.2800**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
1	2-1-2022	4-30-2022	0.4660	0.4660
2	5-1-2022	7-31-2022	0.4811	0.4811
3	8-1-2022	9-30-2022	0.3190	0.3190
		Highest	0.4811	0.4811

2.2 Overall Operational

Unmitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.2500	7.0200e-003	0.6086	3.0000e-005		3.3700e-003	3.3700e-003		3.3700e-003	3.3700e-003	0.0000	0.9939	0.9939	9.6000e-004	0.0000	1.0178
Energy	3.9500e-003	0.0338	0.0144	2.2000e-004		2.7300e-003	2.7300e-003		2.7300e-003	2.7300e-003	0.0000	96.3449	96.3449	4.3000e-003	1.1500e-003	96.7943
Mobile	0.2135	0.2483	2.2315	5.1600e-003	0.5535	3.5500e-003	0.5571	0.1478	3.3000e-003	0.1511	0.0000	476.4597	476.4597	0.0291	0.0200	483.1590
Waste						0.0000	0.0000		0.0000	0.0000	5.5092	0.0000	5.5092	0.3256	0.0000	13.6488
Water						0.0000	0.0000		0.0000	0.0000	1.2196	18.5750	19.7946	0.1264	3.1000e-003	23.8779
Total	**0.4674**	**0.2891**	**2.8544**	**5.4100e-003**	**0.5535**	**9.6500e-003**	**0.5632**	**0.1478**	**9.4000e-003**	**0.1572**	**6.7287**	**592.3735**	**599.1023**	**0.4863**	**0.0243**	**618.4978**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

2.2 Overall Operational

Mitigated Operational

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.2500	7.0200e-003	0.6086	3.0000e-005		3.3700e-003	3.3700e-003		3.3700e-003	3.3700e-003	0.0000	0.9939	0.9939	9.6000e-004	0.0000	1.0178
Energy	3.9500e-003	0.0338	0.0144	2.2000e-004		2.7300e-003	2.7300e-003		2.7300e-003	2.7300e-003	0.0000	96.3449	96.3449	4.3000e-003	1.1500e-003	96.7943
Mobile	0.2135	0.2483	2.2315	5.1600e-003	0.5535	3.5500e-003	0.5571	0.1478	3.3000e-003	0.1511	0.0000	476.4597	476.4597	0.0291	0.0200	483.1590
Waste						0.0000	0.0000		0.0000	0.0000	5.5092	0.0000	5.5092	0.3256	0.0000	13.6488
Water						0.0000	0.0000		0.0000	0.0000	1.2196	18.5750	19.7946	0.1264	3.1000e-003	23.8779
Total	**0.4674**	**0.2891**	**2.8544**	**5.4100e-003**	**0.5535**	**9.6500e-003**	**0.5632**	**0.1478**	**9.4000e-003**	**0.1572**	**6.7287**	**592.3735**	**599.1023**	**0.4863**	**0.0243**	**618.4978**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N20	CO2e
Percent Reduction	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**

3.0 Construction Detail

Construction Phase

Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Building Construction	Building Construction	2/1/2022	11/7/2022	5	200	
2	Architectural Coating	Architectural Coating	11/8/2022	11/21/2022	5	10	

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 0

Acres of Paving: 0

Residential Indoor: 119,475; Residential Outdoor: 39,825; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 0 (Architectural Coating – sqft)

OffRoad Equipment

Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Building Construction	Cranes	1	6.00	231	0.29
Building Construction	Forklifts	1	6.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	1	6.00	97	0.37
Building Construction	Welders	3	8.00	46	0.45
Architectural Coating	Air Compressors	1	6.00	78	0.48

Trips and VMT

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Building Construction	7	42.00	6.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	8.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Building Construction - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1649	1.2503	1.2726	2.2100e-003		0.0589	0.0589		0.0569	0.0569	0.0000	181.5769	181.5769	0.0316	0.0000	182.3675
Total	**0.1649**	**1.2503**	**1.2726**	**2.2100e-003**		**0.0589**	**0.0589**		**0.0569**	**0.0569**	**0.0000**	**181.5769**	**181.5769**	**0.0316**	**0.0000**	**182.3675**

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	9.9000e-004	0.0282	9.7100e-003	1.1000e-004	3.7800e-003	2.6000e-004	4.0400e-003	1.0900e-003	2.5000e-004	1.3400e-003	0.0000	11.2882	11.2882	6.5000e-004	1.6200e-003	11.7868
Worker	0.0127	9.5200e-003	0.1314	3.9000e-004	0.0461	2.5000e-004	0.0464	0.0122	2.3000e-004	0.0125	0.0000	36.2058	36.2058	9.0000e-004	9.1000e-004	36.4996
Total	**0.0136**	**0.0377**	**0.1411**	**5.0000e-004**	**0.0499**	**5.1000e-004**	**0.0504**	**0.0133**	**4.8000e-004**	**0.0138**	**0.0000**	**47.4940**	**47.4940**	**1.5500e-003**	**2.5300e-003**	**48.2864**

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.2 Building Construction - 2022

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1649	1.2503	1.2726	2.2100e-003		0.0589	0.0589		0.0569	0.0569	0.0000	181.5767	181.5767	0.0316	0.0000	182.3673
Total	**0.1649**	**1.2503**	**1.2726**	**2.2100e-003**		**0.0589**	**0.0589**		**0.0569**	**0.0569**	**0.0000**	**181.5767**	**181.5767**	**0.0316**	**0.0000**	**182.3673**

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	9.9000e-004	0.0282	9.7100e-003	1.1000e-004	3.7800e-003	2.6000e-004	4.0400e-003	1.0900e-003	2.5000e-004	1.3400e-003	0.0000	11.2882	11.2882	6.5000e-004	1.6200e-003	11.7868
Worker	0.0127	9.5200e-003	0.1314	3.9000e-004	0.0461	2.5000e-004	0.0464	0.0122	2.3000e-004	0.0125	0.0000	36.2058	36.2058	9.0000e-004	9.1000e-004	36.4996
Total	**0.0136**	**0.0377**	**0.1411**	**5.0000e-004**	**0.0499**	**5.1000e-004**	**0.0504**	**0.0133**	**4.8000e-004**	**0.0138**	**0.0000**	**47.4940**	**47.4940**	**1.5500e-003**	**2.5300e-003**	**48.2864**

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Architectural Coating - 2022

Unmitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.1846					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	1.0200e-003	7.0400e-003	9.0700e-003	1.0000e-005		4.1000e-004	4.1000e-004		4.1000e-004	4.1000e-004	0.0000	1.2766	1.2766	8.0000e-005	0.0000	1.2787
Total	**0.1856**	**7.0400e-003**	**9.0700e-003**	**1.0000e-005**		**4.1000e-004**	**4.1000e-004**		**4.1000e-004**	**4.1000e-004**	**0.0000**	**1.2766**	**1.2766**	**8.0000e-005**	**0.0000**	**1.2787**

Unmitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.2000e-004	9.0000e-005	1.2500e-003	0.0000	4.4000e-004	0.0000	4.4000e-004	1.2000e-004	0.0000	1.2000e-004	0.0000	0.3448	0.3448	1.0000e-005	1.0000e-005	0.3476
Total	**1.2000e-004**	**9.0000e-005**	**1.2500e-003**	**0.0000**	**4.4000e-004**	**0.0000**	**4.4000e-004**	**1.2000e-004**	**0.0000**	**1.2000e-004**	**0.0000**	**0.3448**	**0.3448**	**1.0000e-005**	**1.0000e-005**	**0.3476**

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

3.3 Architectural Coating - 2022

Mitigated Construction On-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.1846					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	1.0200e-003	7.0400e-003	9.0700e-003	1.0000e-005		4.1000e-004	4.1000e-004		4.1000e-004	4.1000e-004	0.0000	1.2766	1.2766	8.0000e-005	0.0000	1.2787
Total	**0.1856**	**7.0400e-003**	**9.0700e-003**	**1.0000e-005**		**4.1000e-004**	**4.1000e-004**		**4.1000e-004**	**4.1000e-004**	**0.0000**	**1.2766**	**1.2766**	**8.0000e-005**	**0.0000**	**1.2787**

Mitigated Construction Off-Site

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.2000e-004	9.0000e-005	1.2500e-003	0.0000	4.4000e-004	0.0000	4.4000e-004	1.2000e-004	0.0000	1.2000e-004	0.0000	0.3448	0.3448	1.0000e-005	1.0000e-005	0.3476
Total	**1.2000e-004**	**9.0000e-005**	**1.2500e-003**	**0.0000**	**4.4000e-004**	**0.0000**	**4.4000e-004**	**1.2000e-004**	**0.0000**	**1.2000e-004**	**0.0000**	**0.3448**	**0.3448**	**1.0000e-005**	**1.0000e-005**	**0.3476**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.2135	0.2483	2.2315	5.1600e-003	0.5535	3.5500e-003	0.5571	0.1478	3.3000e-003	0.1511	0.0000	476.4597	476.4597	0.0291	0.0200	483.1590
Unmitigated	0.2135	0.2483	2.2315	5.1600e-003	0.5535	3.5500e-003	0.5571	0.1478	3.3000e-003	0.1511	0.0000	476.4597	476.4597	0.0291	0.0200	483.1590

4.2 Trip Summary Information

	Average Daily Trip Rate			Unmitigated	Mitigated
Land Use	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Apartments Low Rise	431.88	480.26	370.52	1,469,463	1,469,463
Total	431.88	480.26	370.52	1,469,463	1,469,463

4.3 Trip Type Information

	Miles			Trip %			Trip Purpose %		
Land Use	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
Apartments Low Rise	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Apartments Low Rise	0.544795	0.058861	0.186903	0.129401	0.024381	0.006522	0.014242	0.004855	0.000656	0.000385	0.024332	0.000723	0.003942

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	57.2437	57.2437	3.5500e-003	4.3000e-004	57.4607
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	57.2437	57.2437	3.5500e-003	4.3000e-004	57.4607
NaturalGas Mitigated	3.9500e-003	0.0338	0.0144	2.2000e-004		2.7300e-003	2.7300e-003		2.7300e-003	2.7300e-003	0.0000	39.1012	39.1012	7.5000e-004	7.2000e-004	39.3336
NaturalGas Unmitigated	3.9500e-003	0.0338	0.0144	2.2000e-004		2.7300e-003	2.7300e-003		2.7300e-003	2.7300e-003	0.0000	39.1012	39.1012	7.5000e-004	7.2000e-004	39.3336

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.2 Energy by Land Use - NaturalGas

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Apartments Low Rise	732729	3.9500e-003	0.0338	0.0144	2.2000e-004		2.7300e-003	2.7300e-003		2.7300e-003	2.7300e-003	0.0000	39.1012	39.1012	7.5000e-004	7.2000e-004	39.3336
Total		**3.9500e-003**	**0.0338**	**0.0144**	**2.2000e-004**		**2.7300e-003**	**2.7300e-003**		**2.7300e-003**	**2.7300e-003**	**0.0000**	**39.1012**	**39.1012**	**7.5000e-004**	**7.2000e-004**	**39.3336**

Mitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Apartments Low Rise	732729	3.9500e-003	0.0338	0.0144	2.2000e-004		2.7300e-003	2.7300e-003		2.7300e-003	2.7300e-003	0.0000	39.1012	39.1012	7.5000e-004	7.2000e-004	39.3336
Total		**3.9500e-003**	**0.0338**	**0.0144**	**2.2000e-004**		**2.7300e-003**	**2.7300e-003**		**2.7300e-003**	**2.7300e-003**	**0.0000**	**39.1012**	**39.1012**	**7.5000e-004**	**7.2000e-004**	**39.3336**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

5.3 Energy by Land Use - Electricity

Unmitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Low Rise	237228	57.2437	3.5500e-003	4.3000e-004	57.4607
Total		**57.2437**	**3.5500e-003**	**4.3000e-004**	**57.4607**

Mitigated

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Apartments Low Rise	237228	57.2437	3.5500e-003	4.3000e-004	57.4607
Total		**57.2437**	**3.5500e-003**	**4.3000e-004**	**57.4607**

6.0 Area Detail

6.1 Mitigation Measures Area

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EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.2500	7.0200e-003	0.6086	3.0000e-005		3.3700e-003	3.3700e-003		3.3700e-003	3.3700e-003	0.0000	0.9939	0.9939	9.6000e-004	0.0000	1.0178
Unmitigated	0.2500	7.0200e-003	0.6086	3.0000e-005		3.3700e-003	3.3700e-003		3.3700e-003	3.3700e-003	0.0000	0.9939	0.9939	9.6000e-004	0.0000	1.0178

6.2 Area by SubCategory

Unmitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.0185					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.2132					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	0.0183	7.0200e-003	0.6086	3.0000e-005		3.3700e-003	3.3700e-003		3.3700e-003	3.3700e-003	0.0000	0.9939	0.9939	9.6000e-004	0.0000	1.0178
Total	**0.2500**	**7.0200e-003**	**0.6086**	**3.0000e-005**		**3.3700e-003**	**3.3700e-003**		**3.3700e-003**	**3.3700e-003**	**0.0000**	**0.9939**	**0.9939**	**9.6000e-004**	**0.0000**	**1.0178**

Tahiti Motel Remodel Project - Orange County, Annual

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

6.2 Area by SubCategory

Mitigated

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	0.0185					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.2132					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	0.0183	7.0200e-003	0.6086	3.0000e-005		3.3700e-003	3.3700e-003		3.3700e-003	3.3700e-003	0.0000	0.9939	0.9939	9.6000e-004	0.0000	1.0178
Total	**0.2500**	**7.0200e-003**	**0.6086**	**3.0000e-005**		**3.3700e-003**	**3.3700e-003**		**3.3700e-003**	**3.3700e-003**	**0.0000**	**0.9939**	**0.9939**	**9.6000e-004**	**0.0000**	**1.0178**

7.0 Water Detail

7.1 Mitigation Measures Water

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	19.7946	0.1264	3.1000e-003	23.8779
Unmitigated	19.7946	0.1264	3.1000e-003	23.8779

7.2 Water by Land Use

Unmitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Low Rise	3.84409 / 2.42345	19.7946	0.1264	3.1000e-003	23.8779
Total		**19.7946**	**0.1264**	**3.1000e-003**	**23.8779**

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

7.2 Water by Land Use

Mitigated

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Apartments Low Rise	3.84409 / 2.42345	19.7946	0.1264	3.1000e-003	23.8779
Total		**19.7946**	**0.1264**	**3.1000e-003**	**23.8779**

8.0 Waste Detail

8.1 Mitigation Measures Waste

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	5.5092	0.3256	0.0000	13.6488
Unmitigated	5.5092	0.3256	0.0000	13.6488

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

8.2 Waste by Land Use

Unmitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Low Rise	27.14	5.5092	0.3256	0.0000	13.6488
Total		**5.5092**	**0.3256**	**0.0000**	**13.6488**

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Apartments Low Rise	27.14	5.5092	0.3256	0.0000	13.6488
Total		**5.5092**	**0.3256**	**0.0000**	**13.6488**

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type

EMFAC Off-Model Adjustment Factors for Gasoline Light Duty Vehicle to Account for the SAFE Vehicle Rule Not Applied

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type

Boilers

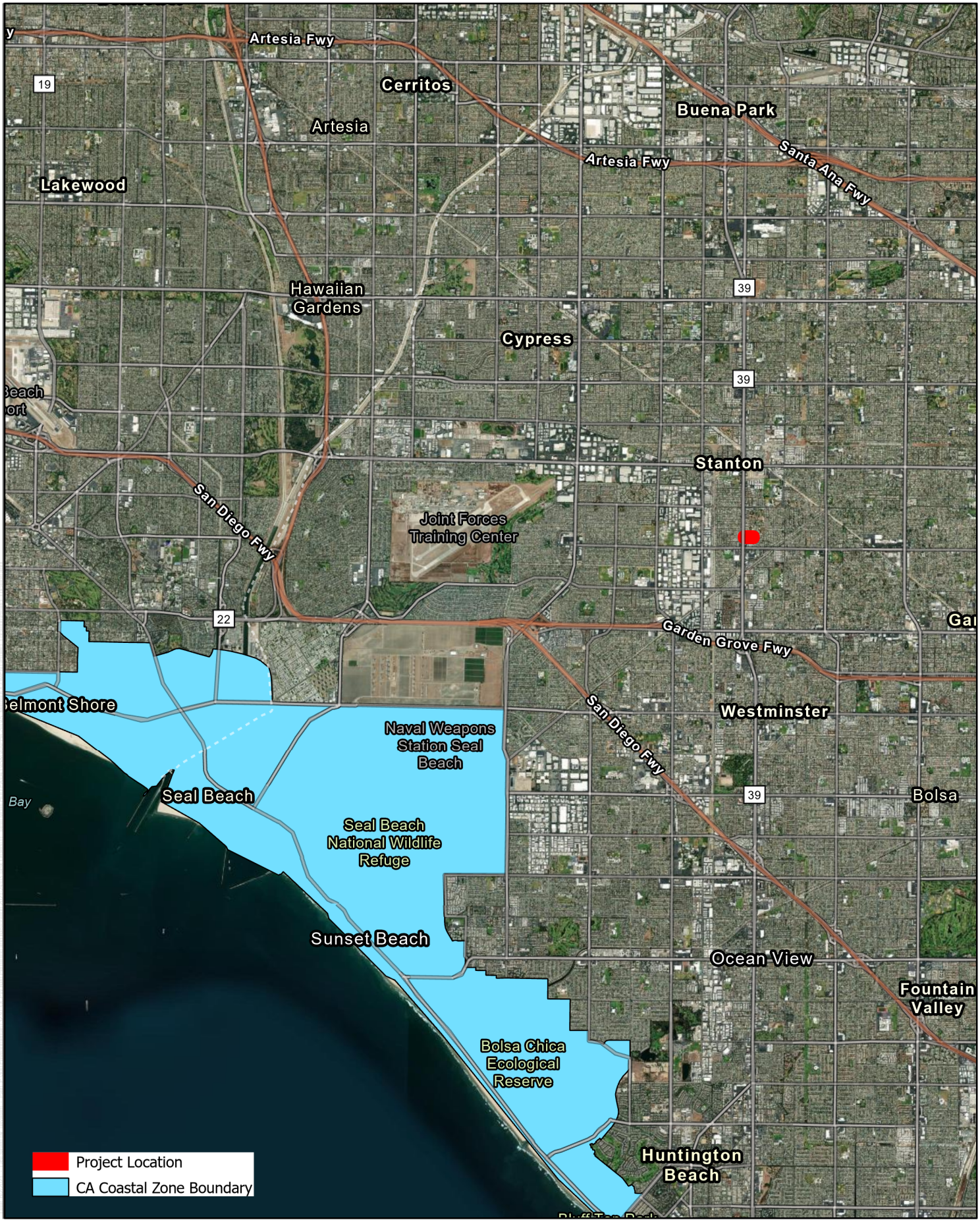
Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type

User Defined Equipment

Equipment Type	Number

11.0 Vegetation

Attachment 7. Coastal Zone Management Boundary



DUDEK

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0 1 2 Miles

Coastal Zone Management Boundary

Tahiti Motel Project

Attachment 8. Asbestos Report

BARR & CLARK
Independent Environmental Testing
Asbestos • Lead • Mold • Phase I

ASBESTOS INSPECTION REPORT

OF

TAHITI MOTEL
11850 BEACH BOULEVARD
STANTON, CA 90680

PROJECT NO. 3012729

NOVEMBER 19, 2018

Prepared For:
Jamboree Housing Corporation
17701 Cowan Avenue
Irvine, CA 92614

Inspected & Prepared By:

Jeremy Nguyen
State of California
Certified Asbestos Consultant

Reviewed By:

Matt Crochet
State of California
Certified Asbestos Consultant

TABLE OF CONTENTS

ASBESTOS INSPECTION REPORT

1.0 INTRODUCTION

This report presents the results of Barr & Clark's asbestos inspection of the Tahiti Motel located at 11850 Beach Boulevard, Stanton, California (Subject Property). This document is prepared for the sole use of Jamboree Housing Corporation, and any regulatory agencies that are directly involved in this project. No other party should rely on the information contained herein without prior written consent of Jamboree Housing Corporation. The scope of services, inspection methodology, and results are presented below.

2.0 SCOPE OF WORK

The purpose of this inspection is to identify and assess certain accessible Asbestos Containing Construction Materials (ACCM) at the subject property.

On November 13, 2018, Barr & Clark performed an inspection for asbestos at the subject property in Stanton, California. Physical bulk samples were collected of suspect materials from representative locations and submitted to an independent laboratory for analysis. If asbestos was detected at any concentration within a sample of a construction material, it was concluded that the material contains asbestos. Suspect materials were also visually inspected to assess their condition.

Note: Units 108, 115, 120, 127, 201, 202, 203, 207, 211, 214, 215, 219, 220, 221, 222, 223, 224 and 229 were not accessible and therefore could not be inspected. Asbestos containing materials may be present but were not noted due to the lack of access. Any suspect materials (flooring materials) or homogeneous areas unique to those units must be assumed positive until properly identified.

3.0 PROPERTY DESCRIPTION

The subject property is the Tahiti Motel that was built circa 1960. It is a two-story building that is constructed over a slab foundation. The exterior walls are covered with stucco and the windows are a combination of fixed, vinyl and aluminum-framed types. All of the units are entered from the exterior and the upper units are accessed via common stairways. The units consist of a living area, hall, bathroom and kitchen.

4.0 INSPECTOR'S QUALIFICATIONS

Jeremy Nguyen of Barr & Clark performed the inspection at the site. Personnel certificate(s) have been provided in ***Appendix B.***

5.0 SAMPLING PROTOCOL / SAMPLE ANALYSIS

Sampling Protocol: Sampling was patterned after the Asbestos School Hazard Emergency Response Act (40 CFR 763 Subpart E) as mandated by Cal/OSHA (Title 8 Section 1529) and South Coast Air Quality Management District (Rule 1403).

Sample Analysis: Physical bulk samples were collected from this property and analyzed for asbestos content by an independent environmental laboratory which is accredited by the National Voluntary Laboratory Accreditation Program (Lab Code 200358-0). The method of analysis was Polarized Light Microscopy (EPA 600/M4-82-020). Additional laboratory information can be found on the last page of the laboratory results ***(Appendix A).***

6.0 SUMMARY OF RESULTS

Asbestos Containing Construction Materials: Asbestos was detected in samples of several construction materials. The following summary identifies these materials, their location within the property, the condition in which they were observed at the time of inspection, approximate quantity of material and percentage of asbestos contained in the material as reported by laboratory analysis.

Material	Sample #	Location	Condition	Quantity*	% Asbestos
Flooring	37	227 Hall, 227 Kitchen and All Like Flooring Throughout	**Damaged**	**75 S.F.**	**2%**
Flooring	39	226 Hall and All Like Flooring Throughout	**Good**	**N/A**	**<0.1%**** ***See Note***
Flooring (9x9 VFT)	47	208 Hall, 208 Bathroom and All Like Flooring Throughout	**Significantly Damaged**	**50 S.F.**	**4%***** ***See Note***
Flooring (9x9 VFT)	49	Office, Office Lobby and All Like Flooring Throughout	**Good**	**200 S.F.**	**4%***** ***See Note***
Flooring (9x9 VFT)	50	Laundry Room and All Like Flooring Throughout	**Damaged**	**60 S.F.**	**4%***** ***See Note***
Roofing Mastic	54-56	Roof at Penetrations and All Like Roofing Mastic Throughout	**Damaged**	**100 S.F.**	**3%**
Exterior Stucco	62-63	Exterior Walls Throughout	**Good**	**N/A**	**<0.1%**** ***See Note***
Flooring (9x9 VFT)	64	Office Laundry Room and All Like Flooring Throughout	**Damaged**	**75 S.F.**	**2%***** ***See Note***

NOTE: All quantification estimates are approximate and based on information and materials that were accessible at the time of inspection. The chosen contractor is solely responsible for verifying all final ACM quantities for bidding, abatement, and disposal purposes.

****NOTE: Flooring and stucco sample results initially indicated an asbestos content of <1%. In an effort to verify asbestos content, these samples were re-analyzed utilizing a 1000-point point count method and found to have an asbestos content of less than or equal to 0.1%. Because the results were less than or equal to 0.1% the material may be treated as non asbestos containing material as defined by AQMD and OSHA.***

*****NOTE: The older 9x9 floor tiles could be present in other units and was not noted due to excess personal items throughout some of the units. Also, the older 9x9 floor tiles could exist under the newer plywood and flooring throughout all rooms of the motel.***

NOTE: Units 108, 115, 120, 127, 201, 202, 203, 207, 211, 214, 215, 219, 220, 221, 222, 223, 224 and 229 were not accessible and therefore could not be inspected. Asbestos containing materials may be present but were not noted due to the lack of access. Any suspect materials (flooring materials) or homogeneous areas unique to those units must be assumed positive until properly identified.

7.0 RECOMMENDATIONS

The analysis and recommendations submitted in this survey are based in part on the data obtained from specific and discrete sampling locations. However, the nature and extent of variations between the sampling locations may not become evident until renovation or demolition procedures commence. If potential variations (i.e. different building materials) are identified during renovation or demolition activities, it will be necessary to conduct additional bulk sampling.

ACCM in Damaged or Significantly Damaged Condition: These materials present the greatest risk for asbestos exposure. It is recommended that all damaged areas of these materials be repaired immediately. If it is not feasible to repair these materials it is recommended that they be removed immediately. An asbestos abatement contractor registered with the Division of Occupational Safety and Health should perform any work that disturbs these materials.

ACCM in Good Condition: No action is recommended for these materials. Asbestos containing materials that are maintained in good condition present minimal risk for asbestos exposure.

Note: If renovation or demolition activities are to affect these materials, an asbestos abatement contractor registered with the Division of Occupational Safety and Health should be contracted to perform all portions of the work affecting these materials.

8.0 INSPECTION LIMITATIONS

This inspection was planned, developed, and implemented based on Barr & Clark's previous experience in performing asbestos inspections. Barr & Clark utilized state-of-the-art-practices and techniques in accordance with regulatory standards while performing this inspection. Barr & Clark's evaluation of the relative risk of exposure to asbestos identified during this inspection is based on conditions observed at the time of the inspection. Barr & Clark cannot be responsible for changing conditions that may alter the relative exposure risk or for future changes in accepted methodology.

This inspection did not evaluate hidden, buried or unseen building or other materials. When future renovation or demolition activities are undertaken, Barr & Clark should be contacted if such are encountered for further evaluation. Any materials that were not sampled during the inspection must be presumed to contain asbestos until proven otherwise. Access and inspection of attics or crawl spaces could be limited due to visibility, obstructions, health and safety hazards or structural issues. All undocumented materials should be presumed to contain asbestos until sampled and analyzed.

Enclosed are the actual test results and all relevant certifications and licenses.

APPENDIX A

(LABORATORY RESULTS)

LA Testing

5431 Industrial Drive Huntington Beach, CA 92649

Tel/Fax: (714) 828-4999 / (714) 828-4944

http://www.LATesting.com / gardengrovelab@latesting.com

LA Testing Order:	331822789
Customer ID:	32BACA26
Customer PO:	3012729
Project ID:	

Attention:	Barr & Clark, Inc. 16531 Bolsa Chica Street Suite 205 Huntington Beach, CA 92649	**Phone:**	(714) 894-5700
		Fax:	
		Received Date:	11/14/2018 8:30 AM
		Analysis Date:	11/15/2018
		Collected Date:	11/13/2018
Project:	Tahiti Motel - 11850 Beach Boulevard, Stanton, CA 90680		

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
1 *331822789-0001*	121 - Living room - Plaster	Tan/White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
2 *331822789-0002*	102 - Living room - Plaster	Tan/White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
3 *331822789-0003*	112 - Bathroom - Plaster	Tan/White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
4 *331822789-0004*	122 - Living room - Plaster	Tan/White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
5 *331822789-0005*	228 - Living room - Plaster	Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
6 *331822789-0006*	226 - Living room - Plaster	Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
7 *331822789-0007*	216 - Bathroom - Plaster	Tan/White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
8 *331822789-0008*	102 - Hall - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
9 *331822789-0009*	105 - Hall - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
10 *331822789-0010*	112 - Living room - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
11 *331822789-0011*	118- Living room - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
12 *331822789-0012*	226 - Living room - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
13 *331822789-0013*	218 - Living room - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
14 *331822789-0014*	209 - Hall - Acoustic	White/Beige Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
15-Joint Compound *331822789-0015*	121 - Bathroom - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
15-Drywall *331822789-0015A*	121 - Bathroom - DW/JC	Brown/White Fibrous Heterogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected

Initial report from: 11/15/2018 20:27:16

LA Testing

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Tel/Fax: (714) 828-4999 / (714) 828-4944

http://www.LATesting.com / gardengrovelab@latesting.com

LA Testing Order:	331822789
Customer ID:	32BACA26
Customer PO:	3012729
Project ID:	

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
16-Joint Compound *331822789-0016*	103 - Bathroom - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
16-Drywall *331822789-0016A*	103 - Bathroom - DW/JC	Brown/White Fibrous Heterogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
17-Joint Compound *331822789-0017*	118 - Bathroom - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
17-Drywall *331822789-0017A*	118 - Bathroom - DW/JC	Brown/White Fibrous Heterogeneous	5% Cellulose	95% Non-fibrous (Other)	None Detected
18-Joint Compound *331822789-0018*	119 - Living room - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
18-Drywall *331822789-0018A*	119 - Living room - DW/JC	Brown/White Fibrous Heterogeneous	10% Cellulose	90% Non-fibrous (Other)	None Detected
19-Joint Compound *331822789-0019*	231 - Bathroom - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
19-Drywall *331822789-0019A*	231 - Bathroom - DW/JC	White Fibrous Homogeneous	2% Glass	98% Non-fibrous (Other)	None Detected
20-Joint Compound *331822789-0020*	209 - Bathroom - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
20-Drywall *331822789-0020A*	209 - Bathroom - DW/JC	White Fibrous Homogeneous	2% Glass	98% Non-fibrous (Other)	None Detected
21-Joint Compound *331822789-0021*	208 - Living room - DW/JC	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
21-Drywall *331822789-0021A*	208 - Living room - DW/JC	Brown/White Fibrous Heterogeneous	2% Cellulose 2% Glass	96% Non-fibrous (Other)	None Detected
22-Flooring *331822789-0022*	104 - Bathroom - Flooring	Gray/Tan Fibrous Heterogeneous	12% Cellulose	88% Non-fibrous (Other)	None Detected
22-Mastic *331822789-0022A*	104 - Bathroom - Flooring	Black/Yellow Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
23-Flooring *331822789-0023*	104 - Kitchen - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
23-Mastic *331822789-0023A*	104 - Kitchen - Flooring	Gray/Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
24-Flooring 1 *331822789-0024*	111 - Kitchen - Flooring	Tan Fibrous Heterogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
24-Mastic *331822789-0024A*	111 - Kitchen - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
24-Flooring 2 *331822789-0024B*	111 - Kitchen - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
25-Flooring *331822789-0025*	111 - Bathroom - Flooring	Gray/White Fibrous Heterogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
25-Mastic *331822789-0025A*	111 - Bathroom - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
25-Leveler *331822789-0025B*	111 - Bathroom - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
26-Flooring *331822789-0026*	109 - Hall - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
26-Mastic *331822789-0026A*	109 - Hall - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
27 *331822789-0027*	116 - Hall - Flooring	Brown/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
28-Flooring *331822789-0028*	116 - Kitchen - Flooring	Gray/White Non-Fibrous Heterogeneous	2% Synthetic	98% Non-fibrous (Other)	None Detected
28-Mastic *331822789-0028A*	116 - Kitchen - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
29-Flooring *331822789-0029*	122 - Bathroom - Flooring	Tan/White Fibrous Heterogeneous	12% Cellulose	88% Non-fibrous (Other)	None Detected
29-Mastic *331822789-0029A*	122 - Bathroom - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
30-Flooring *331822789-0030*	128 - Kitchen - Flooring	Tan/White Fibrous Heterogeneous	12% Cellulose	88% Non-fibrous (Other)	None Detected
30-Mastic *331822789-0030A*	128 - Kitchen - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
31 *331822789-0031*	129 - Kitchen - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
32 *331822789-0032*	231 - Bathroom - Flooring	White Non-Fibrous Homogeneous	3% Glass	97% Non-fibrous (Other)	None Detected
33 *331822789-0033*	231 - Hall - Flooring	Gray/White Fibrous Heterogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
34-Flooring *331822789-0034*	230 - Bathroom - Flooring	Gray/White Fibrous Heterogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
34-Mastic *331822789-0034A*	230 - Bathroom - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
35 *331822789-0035*	228 - Living room - Flooring	White Non-Fibrous Homogeneous	3% Glass	97% Non-fibrous (Other)	None Detected
36-Flooring 1 *331822789-0036*	227 - Bathroom - Flooring	White Non-Fibrous Homogeneous	3% Glass	97% Non-fibrous (Other)	None Detected

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Project ID:	

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
36-Mastic 1 *331822789-0036A*	227 - Bathroom - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
36-Flooring 2 *331822789-0036B*	227 - Bathroom - Flooring	Tan Fibrous Heterogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
36-Mastic 2 *331822789-0036C*	227 - Bathroom - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
37-Flooring 1 *331822789-0037*	227 - Hall - Flooring	Gray/White Fibrous Heterogeneous	5% Glass	95% Non-fibrous (Other)	None Detected
37-Mastic 1 *331822789-0037A*	227 - Hall - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
37-Flooring 2 *331822789-0037B*	227 - Hall - Flooring	Tan Non-Fibrous Homogeneous		98% Non-fibrous (Other)	2% Chrysotile
37-Mastic 2 *331822789-0037C*	227 - Hall - Flooring	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
38-Flooring 1 *331822789-0038*	226 - Kitchen - Flooring	Tan Fibrous Heterogeneous	15% Cellulose	85% Non-fibrous (Other)	None Detected
38-Mastic *331822789-0038A*	226 - Kitchen - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
38-Flooring 2 *331822789-0038B*	226 - Kitchen - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
39-Flooring 1 *331822789-0039*	226 - Hall - Flooring	Tan/White Fibrous Heterogeneous	12% Cellulose	88% Non-fibrous (Other)	None Detected
39-Mastic *331822789-0039A*	226 - Hall - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
39-Flooring 2 *331822789-0039B*	226 - Hall - Flooring	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	<1% Chrysotile
40 *331822789-0040*	229 - Kitchen - Flooring	Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
41 *331822789-0041*	229 - Bathroom - Flooring	Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
42 *331822789-0042*	2nd Floor - walkway - Flooring	Gray/Black/Yellow Fibrous Heterogeneous	2% Glass	98% Non-fibrous (Other)	None Detected
43-Vinyl Sheet Flooring 1 *331822789-0043*	225 - Bathroom - Flooring	White Fibrous Heterogeneous	12% Cellulose 8% Glass	80% Non-fibrous (Other)	None Detected
43-Mastic 1 *331822789-0043A*	225 - Bathroom - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

Initial report from: 11/15/2018 20:27:16

LA Testing

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LA Testing Order:	331822789
Customer ID:	32BACA26
Customer PO:	3012729
Project ID:	

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
43-Vinyl Sheet Flooring 2 *331822789-0043B*	225 - Bathroom - Flooring	Gray Fibrous Heterogeneous	10% Synthetic	90% Non-fibrous (Other)	None Detected
43-Mastic 2 *331822789-0043C*	225 - Bathroom - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
44 *331822789-0044*	218 - Kitchen - Flooring	Brown Fibrous Heterogeneous	5% Glass	95% Non-fibrous (Other)	None Detected
45-Vinyl Sheet Flooring *331822789-0045*	218 - Bath - Flooring	Tan Fibrous Heterogeneous	10% Cellulose 5% Glass	85% Non-fibrous (Other)	None Detected
45-Mastic *331822789-0045A*	218 - Bath - Flooring	White/Yellow Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
46-Floor Tile *331822789-0046*	217 - Kitchen - Flooring	Brown/Gray Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
46-Adhesive *331822789-0046A*	217 - Kitchen - Flooring	Yellow/Clear Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
46-Flooring *331822789-0046B*	217 - Kitchen - Flooring	White Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
47-Floor Tile *331822789-0047*	208 - Hall - Flooring	Brown Non-Fibrous Homogeneous		96% Non-fibrous (Other)	4% Chrysotile
47-Mastic *331822789-0047A*	208 - Hall - Flooring	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
48-Vinyl Sheet Flooring *331822789-0048*	208 - Kitchen - Flooring	Beige Fibrous Heterogeneous	4% Glass	96% Non-fibrous (Other)	None Detected
48-Floor Tile *331822789-0048A*	208 - Kitchen - Flooring	White/Beige Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
48-Mastic *331822789-0048B*	208 - Kitchen - Flooring	Yellow Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
49-Floor Tile *331822789-0049*	Office - Flooring	Brown Non-Fibrous Homogeneous		96% Non-fibrous (Other)	4% Chrysotile
49-Mastic *331822789-0049A*	Office - Flooring	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected
50 *331822789-0050*	Laundry room - Flooring	Black Non-Fibrous Homogeneous		96% Non-fibrous (Other)	4% Chrysotile
51 *331822789-0051*	Roof - Roofing	Gray/Black Fibrous Heterogeneous	15% Glass	85% Non-fibrous (Other)	None Detected
52 *331822789-0052*	Roof - Roofing	Gray/Black Fibrous Heterogeneous	15% Glass	85% Non-fibrous (Other)	None Detected
53 *331822789-0053*	Roof - Roofing	Gray/Black Fibrous Heterogeneous	15% Glass	85% Non-fibrous (Other)	None Detected

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

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
54 *331822789-0054*	Roof at penetrations - Roofing mastic	White/Black Non-Fibrous Heterogeneous		97% Non-fibrous (Other)	3% Chrysotile
55 *331822789-0055*	Roof at penetrations - Roofing mastic				Positive Stop (Not Analyzed)
56 *331822789-0056*	Roof at penetrations - Roofing mastic				Positive Stop (Not Analyzed)
57 *331822789-0057*	Ext. walls - Stucco	Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
58 *331822789-0058*	Ext. walls - Stucco	Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
59 *331822789-0059*	Ext. walls - Stucco	Gray/Tan Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
60 *331822789-0060*	Ext. walls - Stucco	Gray/Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
61 *331822789-0061*	Ext. walls - Stucco	Gray/Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	None Detected
62 *331822789-0062*	Ext. walls - Stucco	Gray/Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	<1% Chrysotile
63 *331822789-0063*	Ext. walls - Stucco	Gray/Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	<1% Chrysotile
64-Flooring *331822789-0064*	Office laundry - Floor	Tan Non-Fibrous Homogeneous		98% Non-fibrous (Other)	2% Chrysotile
64-Mastic *331822789-0064A*	Office laundry - Floor	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	None Detected

Analyst(s)

Monica Luna (58)
Sophia Nguyen (8)
Sotheary Son (35)

Michael DeCavallas, Laboratory Manager
or Other Approved Signatory

Initial report from: 11/15/2018 20:27:16

BARR & CLARK ENVIRONMENTAL

#331822789

Project No. **3012729**
Date: 11/13/18
Inspector: ~~Keith Piner~~ Jeremy Nguyen

Project Name: **Tahiti Motel**
Address: 11850 Beach Boulevard, Stanton, CA 90680

Sample #	Lab #	Location	Material	Condition (G/D/S)	Stop at 1st Positive
1		121 - Living Room	Plaster	G	Y
2		102 - Living Room			
3		112 - Bathroom			
4		122 - Living Room			
5		228 - Living Room			
6		226 - Living Room			
7		216 - Bathroom			
8		102 - Hall	Acoustic	G	Y
9		105 - Hall			
10		112 - Living Room			
11		118 - Living Room			
12		226 - Living Room			

Relinquished by: _____ Date: 11/13/18 Turnaround: 24 HR (48HR) 72HR RUSH

Received by: _____ Date: 11/14 Time: 8:30 Analysis: PLM

BARR & CLARK ENVIRONMENTAL

#331822789

Project No. **3012729**
Date: 11/13/18
Inspector: ~~Keith Piner~~ Jeremy Nguyen

Project Name: **Tahiti Motel**
Address: 11850 Beach Boulevard, Stanton, CA 90680

Sample #	Lab #	Location	Material	Condition (G/D/S)	Stop at 1st Positive
13		218 - Living Room	Acoustic	G	Y
14		209 - Hall	"	"	"
15		121 - Bathroom	DW/JC	G	Y
16		103 - Bathroom	"	"	"
17		118 - Bathroom	"	"	"
18		119 - Living Room	"	"	"
19		231 - Bathroom	"	"	"
20		209 - Bathroom	"	"	"
21		208 - Living Room	"	"	"
22		104 - Bathroom	Flooring	G	N
23		104 - kitchen	"	"	N
24		111 - kitchen	"	D	N

Relinquished by: _____ **Date:** 11/13/18 **Turnaround:** 24 HR ~~48HR~~ 72HR RUSH

Received by: _____ **Date:** _____ **Time:** _____

BARR & CLARK ENVIRONMENTAL

#331822789

Project No. **3012729**
Date: 11/13/18
Inspector: ~~Keith Piner~~ Jeremy Nguyen

Project Name: **Tahiti Motel**
Address: 11850 Beach Boulevard, Stanton, CA 90680

Sample #	*Lab #*	*Location*	*Material*	*Condition (G/D/S)*	*Stop at 1st Positive*
25		111 - Bathroom	Flooring	G	N
26		109 - Hall		G	N
27		116 - Hall		G	N
28		116 - kitchen		G	N
29		122 - Bathroom		G	N
30		128 - kitchen		D	N
31		129 - kitchen		G	N
32		231 - Bathroom		G	N
33		231 - Hall		G	N
34		230 - Bathroom		D	N
35		228 - Living Room		D	N
36		227 - Bathroom		D	N

Relinquished by: _____ **Date:** 11/13/18 **Turnaround:** 24 HR ~~48HR~~ 72HR RUSH

Received by: _____ **Date:** _____ **Time:** _____

BARR & CLARK ENVIRONMENTAL

#331822789

Project No. **3012729**
Date: 11/13/18
Inspector: ~~Keith Piner~~ Jeremy Nguyen

Project Name: **Tahiti Motel**
Address: 11850 Beach Boulevard, Stanton, CA 90680

Sample #	Lab #	Location	Material	Condition (G/D/S)	Stop at 1st Positive
37		227 - Hall	Flooring	D	N
38		226 - kitchen		G	N
39		226 - Hall		G	N
40		229 - kitchen		G	N
41		229 - Bathroom		I	I
42		2nd Floor - Walkway		D	N
43		225 - Bathroom		G	D
44		218 - kitchen		G	N
45		218 - Bath		D	N
46		217 - kitchen		D	N
47		208 - Hall		S	N
48		208 - kitchen		G	N

Relinquished by: _____ **Date:** 11/13/18 **Turnaround:** 24 HR **48HR** 72HR RUSH

Received by: _____ **Date:** _____ **Time:** _____

BARR & CLARK ENVIRONMENTAL

#331822789

Project No. **3012729**
Date: 11/13/18
Inspector: ~~Keith Piner~~ Jeremy Nguyen

Project Name: **Tahiti Motel**
Address: 11850 Beach Boulevard, Stanton, CA 90680

Sample #	*Lab #*	*Location*	*Material*	*Condition (G/D/S)*	*Stop at 1st Positive*
49		office	Flooring	G	N
50		laundry Room	"	D	N
51		Roof	Roofing	G	Y
52		"	"	"	"
53		"	"	"	"
54		Roof at Penetrations	Roofing Mastic	G	Y
55		"	"	D	"
56		"	"	G	"
57		Ext. Walls	stucco	G	Y
58		"	"	"	"
59		"	"	"	"
60		"	"	"	"

Relinquished by: _____ **Date:** _____

Received by: _____ **Date:** _____ **Time:** _____

Turnaround: 24 HR (48HR) 72HR RUSH

BARR & CLARK ENVIRONMENTAL

#331822789

Project No. **3012729**
Date: 11/13/18
Inspector: ~~Keith Piner~~ Jeremy Nguyen

Project Name: **Tahiti Motel**
Address: 11850 Beach Boulevard, Stanton, CA 90680

Sample #	*Lab #*	*Location*	*Material*	*Condition (G/D/S)*	*Stop at 1st Positive*
61		Ext. Walls	stucco	G	Y
62		"	"	"	"
63		"	"	"	"
64		office laundry	Floor	D	Y
65					
66					
67					
68					
69					
70					
71					
72					

Relinquished by: _____ **Date:** 11/13/18 **Turnaround:** 24 HR 48HR 72HR RUSH

Received by: _____ **Date:** _____ **Time:** _____

1000 POINT COUNT ANALYSIS

LA Testing

5431 Industrial Drive Huntington Beach, CA 92649
Phone/Fax: (714) 828-4999 / (714) 828-4944
http://www.LATesting.com / gardengrovelab@latesting.com

LA Testing Order:	331822789
Customer ID:	32BACA26
Customer PO:	3012729
Project ID:	

Attention: Barr & Clark, Inc.
16531 Bolsa Chica Street
Suite 205
Huntington Beach, CA 92649

Project: Tahiti Motel - 11850 Beach Boulevard, Stanton, CA 90680

Phone:	(714) 894-5700
Fax:	
Received:	11/14/2018 8:30 AM
Analysis Date:	11/15/2018
Collected:	11/13/2018

Test Report: Asbestos Analysis of Bulk Material via EPA 600/R-93/116. Quantitation using the 1,000 Point Count Procedure

			Non-Asbestos		Asbestos
Sample	**Description**	**Appearance**	**% Fibrous**	**% Non-Fibrous**	**% Type**
39-Flooring 2 *331822789-0039B*	226 - Hall - Flooring	Black Non-Fibrous Homogeneous		100% Non-fibrous (Other)	**<0.1% Chrysotile**
62 *331822789-0062*	Ext. walls - Stucco	Gray/Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	**<0.1% Chrysotile**
63 *331822789-0063*	Ext. walls - Stucco	Gray/Tan/White Non-Fibrous Heterogeneous		100% Non-fibrous (Other)	**<0.1% Chrysotile**

Analyst(s)

Monica Luna (3)

Michael DeCavallas, Laboratory Manager
or other approved signatory

Some samples may contain asbestos fibers present in dimensions below PLM resolution limits.The limit of detection as stated in the method is 0.1%. EMSL Analytical Inc suggests that samples reported as <0.1% or none detected undergo additional analysis via TEM. The above test report relates only to the items tested. This report may not be reproduced, except in full, without written approval EMSL Analytical Inc. This test report must not be used by the client to claim product endorsement by NVLAP or any agency of the United States Government . EMSL Analytical Inc. bears no responsibility for sample collection activities, analytical method limitations, or the accuracy of results when requested to separate layered samples. EMSL Analytical Inc liability is limited to the cost of sample analysis.The test results contained within this report meet the requirements of NELAC unless otherwise noted. Samples received in good condition unless otherwise noted. Unless requested by the client, building materials manufactured with multiple layers (i.e. linoleum, wallboard, etc.) are reported as a single sample.

Samples analyzed by LA Testing Huntington Beach, CA NVLAP Lab Code 101384-0, CA ELAP 1406

Initial report from: 11/15/2018 20:27:12

APPENDIX B

(INSPECTOR'S CERTIFICATES)

State of California
Division of Occupational Safety and Health
Certified Asbestos Consultant

Matthew P Crochet
Name

Certification No. **14-5176**

Expires on **03/12/19**

This certification was issued by the Division of Occupational Safety and Health as authorized by Sections 7180 et seq. of the Business and Professions Code.

State of California
Division of Occupational Safety and Health
Certified Asbestos Consultant

Keith A Piner
Name

Certification No. **01-4021**

Expires on **11/16/19**

This certification was issued by the Division of Occupational Safety and Health as authorized by Sections 7180 et seq. of the Business and Professions Code.

State of California
Division of Occupational Safety and Health
Certified Asbestos Consultant

Jeremy Nguyen
Name

Certification No. **17-6140**

Expires on **01/17/19**

This certification was issued by the Division of Occupational Safety and Health as authorized by Sections 7180 et seq. of the Business and Professions Code.

APPENDIX C

(INSURANCE CERTIFICATE)

BARR&CL-01 PHILLIPSC

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 3/2/2017

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER License # 0E67768 Legends Environmental Ins. Services 130 Vantis Suite 250 Aliso Viejo, CA 92656	CONTACT NAME: Elizabeth Leach PHONE (A/C, No, Ext): (949) 297-5537 52011 FAX (A/C, No): (949) 297-5960 E-MAIL ADDRESS: Elizabeth.Leach@ioausa.com
	INSURER(S) AFFORDING COVERAGE — NAIC #
	INSURER A : Westchester Surplus Lines Insurance Company 10172
INSURED Barr & Clark 16531 Bolsa Chica Street, Suite 205 Huntington Beach, CA 92649	INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 2,000,000
	CLAIMS-MADE X OCCUR	X		G46606954001	03/09/2017	03/09/2019	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 50,000
	X Contractors Poll.						MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 2,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:						Deductible	$ 2,500
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N						PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	N/A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	*Professional Liab.			G46606954001	03/09/2017	03/09/2019	Each Claim	2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
*Professional Liability is written on a Claims Made basis.

The City of Hemet is Additional Insured for General Liability with respect to work performed for them by the Named Insured as required by written contract, per Blanket Additional Insured endorsement ENV-3100 (08-04) & ENV-3225 (10-08). Liability Coverage is Primary and Non-Contributory, per endorsement ENV-3101 (08-04) & ENV-3226 (10-08).

CERTIFICATE HOLDER	CANCELLATION
NOTE: This is a copy of our general liability insurance. Your city or company's specific insurance is on file.	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE

Allstate.
You're in good hands.

CI CW A02 10 11

CERTIFICATE OF INSURANCE

This certificate is issued for informational purposes only. It certifies that the policies listed in this document have been issued to the Named Insured. It does not grant any rights to any party nor can it be used, in any way, to modify coverage provided by such policies. Alteration of this certificate does not change the terms, exclusions or conditions of such policies. Coverage is subject to the provisions of the policies, including any exclusions or conditions, regardless of the provisions of any other contract, such as between the certificate holder and the Named Insured. The limits shown below are the limits provided at the policy inception. Subsequent paid claims may reduce these limits.

Certificate Holder:	**Named Insured:**
This is a copy of our general auto insurance. Your company or city's specific insurance is on file.	BARR & CLARK, INC. 16531 BOLSA CHICA ST STE 205 HUNTINGTON BEACH CA 92649-3595

Automobile Liability

Insurer Name: Allstate Insurance Company

Policy Number: 648761551

	1 -- Any Auto		**2** – Owned Autos Only		**3** – Owned Priv. Pass. Autos Only
	4 -- Owned Autos Other Than Priv. Pass. Autos Only		**5** – Owned Autos Subject to No Fault		**6** – Owned Autos Subject to a Compulsory UM Law
X	**7** -- Specifically Described Autos	X	**8** – Hired Autos Only	X	**9** – Nonowned Autos Only

Policy Effective Date :	**Policy Expiration Date:**

Limits of Insurance:	$1,000,000	Combined Single Limit (each accident)	
	BI Per Person	BI Per Accident	PD Per Accident

Description of Operations/Locations/Vehicles/Endorsements/Special Provisions

Interested Party Type: Additional Insured - All Other

THIS CERTIFICATE DOES NOT GRANT ANY COVERAGE OR RIGHTS TO THE CERTIFICATE HOLDER.

IF THIS CERTIFICATE INDICATES THAT THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED, THE POLICY(IES) MUST EITHER BE ENDORSED OR CONTAIN SPECIFIC LANGUAGE PROVIDING THE CERTIFICATE HOLDER WITH ADDITIONAL INSURED STATUS. THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED ONLY TO THE EXTENT INDICATED IN SUCH POLICY LANGUAGE OR ENDORSEMENT.

Producer: SMART MONEY SOL INC	
Authorized Representative:	**Date:**

POLICYHOLDER COPY

SP

STATE COMPENSATION INSURANCE FUND

P.O. BOX 8192, PLEASANTON, CA 94588

CERTIFICATE OF WORKERS' COMPENSATION INSURANCE

GROUP:
POLICY NUMBER: 1917813
CERTIFICATE ID: 243

This is a copy of our general worker's compensation insurance. Your company or city's specific insurance is on file.

This is to certify that we have issued a valid Workers' Compensation insurance policy in a form approved by the California Insurance Commissioner to the employer named below for the policy period indicated.

This policy is not subject to cancellation by the Fund except upon 30 days advance written notice to the employer.

We will also give you 30 days advance notice should this policy be cancelled prior to its normal expiration.

This certificate of insurance is not an insurance policy and does not amend, extend or alter the coverage afforded by the policy listed herein. Notwithstanding any requirement, term or condition of any contract or other document with respect to which this certificate of insurance may be issued or to which it may pertain, the insurance afforded by the policy described herein is subject to all the terms, exclusions, and conditions, of such policy.

Authorized Representative

President and CEO

EMPLOYER'S LIABILITY LIMIT INCLUDING DEFENSE COSTS: $1,000,000 PER OCCURRENCE.

ENDORSEMENT #0015 ENTITLED ADDITIONAL INSURED EMPLOYER EFFECTIVE IS ATTACHED TO AND FORMS A PART OF THIS POLICY. NAME OF ADDITIONAL INSURED:

ENDORSEMENT #2065 ENTITLED CERTIFICATE HOLDERS' NOTICE EFFECTIVE IS ATTACHED TO AND FORMS A PART OF THIS POLICY.

EMPLOYER

BARR & CLARK, INC
16531 BOLSA CHICA ST STE 205
HUNTINGTON BEACH CA 92649

SP

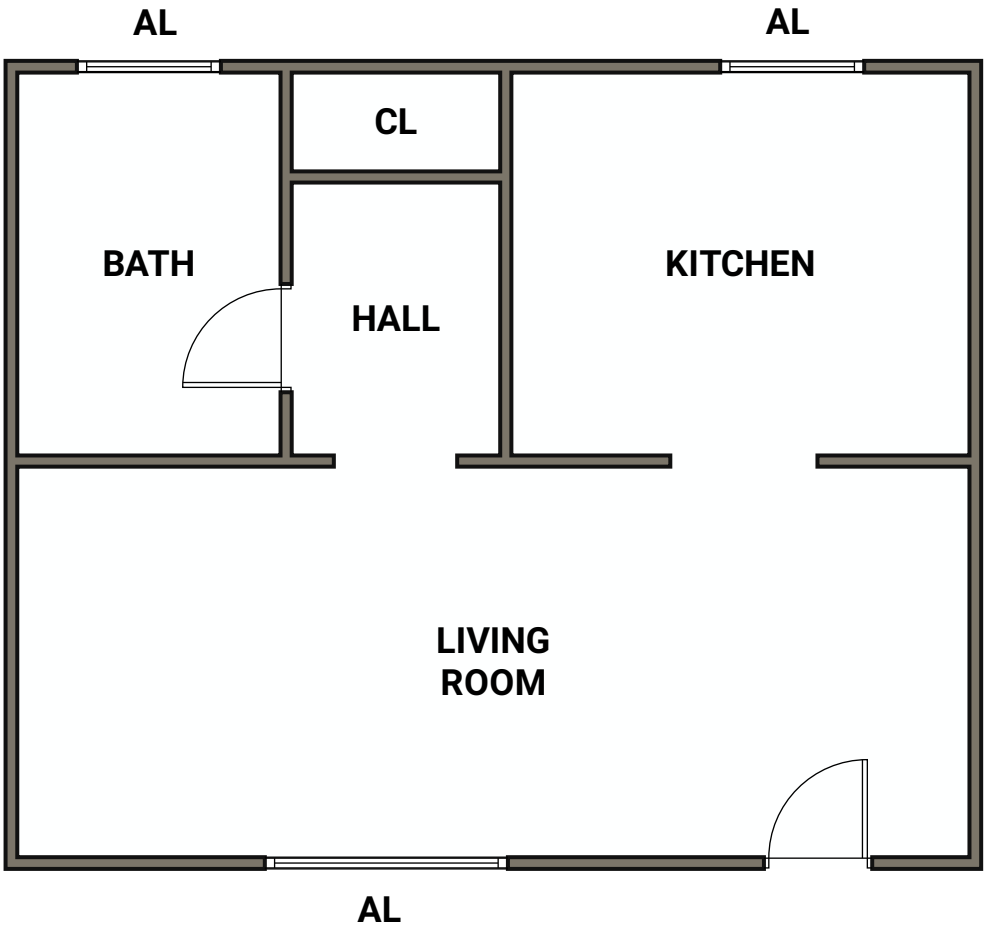
[P14,SP]

(REV.7-2014)

APPENDIX D

(MAPS)

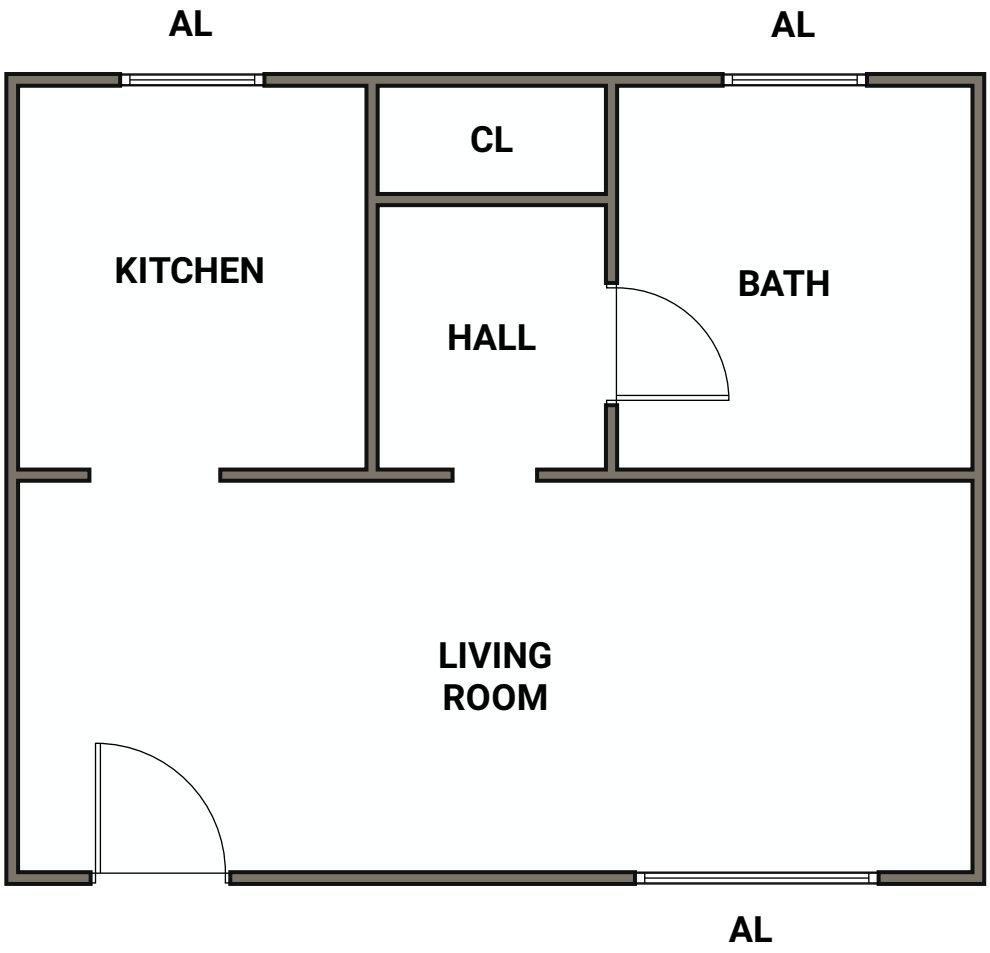
FP 1



Window Kwy:
AL= Aluminum

Tahiti Motel
11850 Beach Boulevard
Stanton, CA
Project #3012729

FP1 R



Window Key:
AL= Aluminum

Tahiti Motel
11850 Beach Boulevard
Stanton, CA
Project #3012729

Attachment 9. Lead-Based Paint Report

BARR & CLARK
Independent Environmental Testing
Asbestos • Lead • Mold • Phase I

LEAD-BASED PAINT INSPECTION REPORT

OF

TAHITI MOTEL
11850 BEACH BOULEVARD
STANTON, CA

PROJECT NO. 3012729

NOVEMBER 15, 2018

Prepared For:
Jamboree Housing Corporation
17701 Cowan Avenue
Irvine, CA 92614

Prepared By:

Keith Piner
State of California Certified
Lead Inspector / Risk Assessor

Reviewed By:

Matt Crochet
State of California Certified
Lead Inspector / Risk Assessor

TABLE OF CONTENTS

LEAD-BASED PAINT INSPECTION REPORT

1.0 INTRODUCTION

This report presents the results of Barr & Clark Environmental's lead-based paint (LBP) inspection of the Tahiti Motel located at 11850 Beach Boulevard, Stanton, California (Subject Property). This document is prepared for the sole use of Jamboree Housing Corporation, and any regulatory agencies that are directly involved in this project. No other party should rely on the information contained herein without prior written consent of Jamboree Housing Corporation. The scope of services, inspection methodology, and results are presented below.

2.0 SCOPE OF WORK

The purpose of this inspection is to identify and assess the Lead-Based Paint (LBP) present on painted components at the subject property.

On November 13, 2018, Barr & Clark performed an inspection for lead-based paint at the subject property in Stanton, California. To comply with EPA and HUD guidelines, painted and varnished surfaces in twenty-three individual units, the exterior of the complex, and common areas were sampled for the presence of LBP. The intent was to ascertain the presence of lead-based paint above the federal action level. If LBP was found, the inspection would identify individual architectural components and their respective concentrations of lead in such a manner that this report would be used to characterize the presence of LBP at this property.

3.0 PROPERTY DESCRIPTION

The subject property is the Tahiti Motel that was built circa 1960. It is a two-story building that is constructed over a slab foundation. The exterior walls are covered with stucco and the windows are a combination of fixed, vinyl and aluminum-framed types. All of the units are entered from the exterior and the upper units are accessed via common stairways. The units consist of a living area, hall, bathroom and kitchen. At the time of this inspection, most of the painted surfaces were in fair condition.

4.0 INSPECTOR'S QUALIFICATIONS

Keith Piner of Barr & Clark performed the inspection at the site using an RMD LPA-1 XRF spectrum analyzer instrument. He has attended the radiation safety course for handling the instrument, and completed an EPA approved curriculum in Lead in Construction Inspector / Risk Assessor Training.

At the time of this report, the California Department of Health Services, Childhood Lead Poisoning Branch, has implemented a State Certification Model Accreditation Plan adopted from the EPA. Keith Piner has received certification. Personnel certificate(s) have been provided in ***Appendix B.***

5.0 TESTING PROTOCOL

XRF Testing: Testing of the painted surfaces was patterned after the inspection protocol in Chapter 7 of the HUD Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing[1]. In every "room equivalent" within the tested property, one representative surface of each "testing combination" was tested. Multiple readings were collected to resolve inconsistencies in the test results.

Regulatory Compliance: Several public (government) agencies have a published "regulatory action level" to classify LBP. To further complicate matters, some of the established "levels" are quantified in different units of measurement. Listed below are the current regulatory agencies that have defined LBP, along with the respective action level:

Agency	Ordinance #	Action level (mg / cm^2)	Action level (ppm^2)
HUD / EPA	24 CFR 35.86 & 40 CFR 745.103	1.0 mg / cm^2	5,000 ppm
OSHA / CAL OSHA	29 CFR 1926.62 & Title 8, 1532.1	*Not Specified*	600 ppm[3]

HUD / EPA have recently issued the following guidance regarding units of measurement for paint samples:

"Report lead paint amounts in mg/cm² because this unit of measurement does not depend on the number of layers of non-lead-based paint and can usually be obtained without damaging the painted surface. All measurements of lead in paint should be in mg/cm², unless the surface area cannot be measured or if all paint cannot be removed from the measured surface area. In such cases, concentrations may be reported in weight percent (%) or parts per million by weight (ppm)."[4]

Furthermore, EPA has previously issued guidance on lead content classification as follows:

"… The rule, at 24 CFR 35.86 and 40 CFR 745.103 states that a lead-based paint free finding must demonstrate that the building is free of 'paint or other surface coatings that contain lead in excess of 1.0 milligrams per square centimeter *(1.0 mg / cm^2)* or 0.5 percent by weight *(5000 ppm)*.' The State standards are not applicable, whether more or less stringent, since a State cannot amend Federal requirements."[5]

In recognition of the various action levels the testing results are classified as follows for this report:

- Painted surfaces with readings at or above 1.0 mg / cm^2 are considered - Positive
- Painted surfaces with readings at or below 0.9 mg / cm^2 are considered - Negative

The individual readings have been provided on all field data sheets. Any future change in action levels by one of the regulating agencies may affect the classification of results.

6.0 METHOD OF TESTING

Paint Testing: The method employed was X-ray fluorescence (XRF) using a Radiation Monitoring Device Lead Paint Analyzer (RMD LPA-1). The instrument was operated in "Quick Mode," where the duration for each test result is determined by a combination of:

- the actual reading relative to the designated action level;
- the age of the radioactive source; and
- the substrate on which the test was taken.

1 2012 Revision
2 Parts per million
3 Applies to construction related activities
4 Chapter 7 of the HUD Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing (2012 Revision).
5 Office of Pollution Prevention and Toxics, (August 20, 1996)

The instrument's calibration was verified according to the manufacturer's specifications in compliance with the Performance Characteristic Sheet (PCS) developed for this instrument.

The readings from this instrument produce a 95% confidence level that the "lead" reading accurately reflects the actual level of lead in the tested surfaces, relative to the federal action level.

7.0 SUMMARY OF RESULTS

Paint Sampling: Throughout the subject property, several of the painted components indicated the presence of lead-based paint (LBP) at or above the action level. The following summary lists the specific components that tested above the action level and their respective locations:

Interior

- Some of the tiled window sills and tiled showers in the bathrooms tested positive for lead. These surfaces were not painted and the lead is most likely in the glazing or the matrix of the tile itself.

Exterior

- Bollards (red bollards on the north side of parking lot)

Sampling for this inspection was representative and any components that were not tested but similar to those components that tested positive for LBP should be considered and treated as lead laden.

The field data and results for paint sampling may be found in ***Appendix A.***

8.0 RECOMMENDATIONS

The greatest potential for lead exposure from lead painted architectural components occurs when:

- the paint has become defective; or
- when the paint is applied to a friction / impact component where the paint is continually disturbed; or
- when the paint is disturbed through routine maintenance or renovation activities.

With this in mind, the following are our recommendations for this property:

- The results from this inspection should be provided to any individuals that may disturb the painted surfaces. It is encouraged to utilize professionals that have experience working with LBP.
- If renovation is scheduled in the near future (less than three months), all lead painted components that have been previously targeted for replacement should be replaced utilizing "lead safe" containment and work practices.
- ALL components that have been identified with defective lead paint should have the paint repaired as soon as possible. Any paint repair should be done utilizing "lead safe" containment, work practices, and clean-up techniques.
- All components with lead painted friction / impact surfaces should be treated to minimize the friction or impact as necessary.

- Lead painted components that **have not** been targeted for replacement should either be considered for abatement (replacement, enclosure, encapsulation, etc.) or included in an Operations & Management (O & M) Plan that will help to minimize exposures to lead hazards.
- All lead painted surfaces that are not expected to be impacted in the near future (less than three months) should also be included the O & M plan.
- In addition, the tenants or occupants of the dwelling should be notified of the test results and instructed in actions that they may perform to keep the living areas "lead safe."
- The tile surfaces are not a likely source of lead dust contamination as long as they remain intact. If future renovation or repair activities require that the tile be removed, or the surfaces disturbed, it should be done in a manner that does not break the tiles. If this is not feasible, this task should be assigned to a lead certified contractor.

9.0 TITLE X REQUIREMENTS

A copy (or summary) of this report 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 approved by the U.S. Environmental Protection Agency 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. This report should be maintained and updated as a permanent maintenance record for this property.

10.0 INSPECTION LIMITATIONS

This inspection was planned, developed, and implemented based on Barr & Clark's previous experience in performing lead-based paint inspections. This inspection was patterned after Chapter 7 of the *HUD Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing (2012 Revision).* Barr & Clark utilized state-of-the-art-practices and techniques in accordance with regulatory standards while performing this inspection. Barr & Clark's evaluation of the relative risk of exposure to lead identified during this inspection is based on conditions observed at the time of the inspection. Barr & Clark cannot be responsible for changing conditions that may alter the relative exposure risk or for future changes in accepted methodology. Enclosed are the diagram(s), actual test results, and all relevant certifications and licenses.

APPENDIX A

XRF FIELD DATA

SUMMARY OF INTERIOR

Project Name: Tahiti Motel **Project Number:** 3012729

Address: 11850 Beach Boulevard
Stanton CA, 90680

Component	Number Tested	Number Positive	Percent Positive	Number Negative	Percent Negative
Acoustic Ceiling	49	0		49	100.00%
Gypsum Ceiling	6	0		6	100.00%
Gypsum Wall	9	0		9	100.00%
Metal Door	4	0		4	100.00%
Metal Door Frame	1	0		1	100.00%
Metal Electrical Panel	21	0		21	100.00%
Plaster Ceiling	45	0		45	100.00%
Plaster Wall	374	0		374	100.00%
Plaster Window Sill	48	0		48	100.00%
Tile Baseboard	2	0		2	100.00%
Tile Floor	36	0		36	100.00%
Tile Shower	19	17	89.47%	2	10.53%
Tile Wall	4	0		4	100.00%
Tile Window Sill	22	16	72.73%	6	27.27%
Wood Attic Access	1	0		1	100.00%
Wood Baseboard	65	0		65	100.00%
Wood Cabinet Door	26	0		26	100.00%
Wood Cabinet Frame	36	0		36	100.00%
Wood Cabinet Shelf	36	0		36	100.00%
Wood Closet Door	8	0		8	100.00%
Wood Closet Door Frame	21	0		21	100.00%
Wood Closet Shelf	18	0		18	100.00%
Wood Closet Shelf Support	18	0		18	100.00%
Wood Door	45	0		45	100.00%
Wood Door Frame	75	0		75	100.00%
Wood Shelf	7	0		7	100.00%
Wood Window Frame	2	0		2	100.00%
Totals:	**998**	**33**		**965**	

Testing done in compliance with current HUD guidelines for XRF.

SUMMARY OF EXTERIOR

Project Name: Tahiti Motel **Project Number:** 3012729

Address: 11850 Beach Boulevard
Stanton CA, 90680

Component	Number Tested	Number Positive	Percent Positive	Number Negative	Percent Negative
Acoustic Parking Stripe	3	0		3	100.00%
Concrete Fence	1	0		1	100.00%
Concrete Parking Curb	2	0		2	100.00%
Concrete Walkway	2	0		2	100.00%
Concrete Wall	1	0		1	100.00%
Metal Access Panel	1	0		1	100.00%
Metal Air Conditioner	3	0		3	100.00%
Metal Bollard	4	2	50.00%	2	50.00%
Metal Door	4	0		4	100.00%
Metal Door Frame	2	0		2	100.00%
Metal Electric Utility Box	1	0		1	100.00%
Metal Fence	1	0		1	100.00%
Metal Fire Ext. Box	2	0		2	100.00%
Metal Gate	1	0		1	100.00%
Metal Handrail	2	0		2	100.00%
Metal Pipe	1	0		1	100.00%
Metal Railing	2	0		2	100.00%
Metal Security Bars	1	0		1	100.00%
Metal Stringer	2	0		2	100.00%
Metal Vent	1	0		1	100.00%
Metal Window Frame	17	0		17	100.00%
Stucco Beam	1	0		1	100.00%
Stucco Ceiling	1	0		1	100.00%
Stucco Fascia	8	0		8	100.00%
Stucco Soffit	6	0		6	100.00%
Stucco Wall	20	0		20	100.00%
Vinyl Window Frame	1	0		1	100.00%
Wood Access Panel	2	0		2	100.00%
Wood Ceiling	1	0		1	100.00%
Wood Door	24	0		24	100.00%
Wood Door Frame	26	0		26	100.00%
Wood Electric Utility Box	1	0		1	100.00%
Wood Fascia	9	0		9	100.00%
Wood Horizontal Trim	2	0		2	100.00%
Wood Wall	2	0		2	100.00%
Wood Window Frame	3	0		3	100.00%
Wood Window Sash	3	0		3	100.00%
Totals:	**164**	**2**		**162**	

Testing done in compliance with current HUD guidelines for XRF.

SUMMARY OF COMMON

Project Name: Tahiti Motel **Project Number:** 3012729

Address: 11850 Beach Boulevard
Stanton CA, 90680

Component	Number Tested	Number Positive	Percent Positive	Number Negative	Percent Negative
Wood 0.0 mg/cm2 Standard	6	0		6	100.00%
Wood 1.0 mg/cm2 Standard	6	6	100.00%	0	
Totals:	**12**	**6**		**6**	

Testing done in compliance with current HUD guidelines for XRF.

LEAD CONTAINING COMPONENTS LIST

Interior Lead Containing Components List

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Side	Testing Combination	Room Equivalent	Lead	Results	Condition	Comments
121	C	Tile Window Sill	106 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
128		Tile Shower	106 Interior Bathroom	9.9	POSITIVE	Intact	
175	C	Tile Window Sill	109 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
182		Tile Shower	109 Interior Bathroom	9.9	POSITIVE	Intact	
216	C	Tile Window Sill	116 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
223		Tile Shower	116 Interior Bathroom	9.9	POSITIVE	Intact	
250	C	Tile Window Sill	112 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
260		Tile Shower	112 Interior Bathroom	9.9	POSITIVE	Intact	White
342	C	Tile Window Sill	119 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
350		Tile Shower	119 Interior Bathroom	9.9	POSITIVE	Intact	
435	C	Tile Window Sill	123 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
442		Tile Shower	123 Interior Bathroom	9.9	POSITIVE	Intact	
493	C	Tile Window Sill	124 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
501		Tile Shower	124 Interior Bathroom	9.9	POSITIVE	Intact	
537	C	Tile Window Sill	129 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
545		Tile Shower	129 Interior Bathroom	9.9	POSITIVE	Intact	
624	C	Tile Window Sill	205 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
631		Tile Shower	205 Interior Bathroom	9.9	POSITIVE	Intact	
655	C	Tile Window Sill	208 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
661		Tile Shower	208 Interior Bathroom	9.9	POSITIVE	Intact	
713		Tile Shower	209 Interior Bathroom	9.9	POSITIVE	Intact	
738	C	Tile Window Sill	210 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
744		Tile Shower	210 Interior Bathroom	9.9	POSITIVE	Intact	
788	C	Tile Window Sill	216 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
795		Tile Shower	216 Interior Bathroom	9.9	POSITIVE	Intact	
822	C	Tile Window Sill	217 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
828		Tile Shower	217 Interior Bathroom	9.9	POSITIVE	Intact	
920	C	Tile Window Sill	227 Interior Bathroom	7.2	POSITIVE	Intact	Aluminum
926		Tile Shower	227 Interior Bathroom	7.7	POSITIVE	Intact	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

Interior Lead Containing Components List

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Side	Testing Combination	Room Equivalent	Lead	Results	Condition	Comments
953	C	Tile Window Sill	225 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
959		Tile Shower	225 Interior Bathroom	9.9	POSITIVE	Intact	
1014	C	Tile Window Sill	230 Interior Bathroom	9.9	POSITIVE	Intact	Aluminum
1020		Tile Shower	230 Interior Bathroom	9.9	POSITIVE	Intact	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

Exterior Lead Containing Components List

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Side	Testing Combination	Room Equivalent	Lead	Results	Condition	Comments
1120		Metal Bollard	Perimeter Exterior North Side	3.7	POSITIVE	Intact	North Side Of Parking Lot
1121		Metal Bollard	Perimeter Exterior North Side	2.4	POSITIVE	DETERIORATED	North Side Of Parking Lot

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

Common Lead Containing Components List

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Side	Testing Combination	Room Equivalent	Lead	Results	Condition	Comments
4		Wood 1.0 mg/cm2 Standard	Calibration Common Start of Job	1.0	POSITIVE	Intact	
5		Wood 1.0 mg/cm2 Standard	Calibration Common Start of Job	1.0	POSITIVE	Intact	
6		Wood 1.0 mg/cm2 Standard	Calibration Common Start of Job	1.1	POSITIVE	Intact	
1172		Wood 1.0 mg/cm2 Standard	Calibration Common End of Job	1.0	POSITIVE	Intact	
1173		Wood 1.0 mg/cm2 Standard	Calibration Common End of Job	1.1	POSITIVE	Intact	
1174		Wood 1.0 mg/cm2 Standard	Calibration Common End of Job	1.1	POSITIVE	Intact	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1	Calibration	Common Start of Job		0.0 mg/cm2 Standard	Wood	Intact	0.0	Negative	
2	Calibration	Common Start of Job		0.0 mg/cm2 Standard	Wood	Intact	0.1	Negative	
3	Calibration	Common Start of Job		0.0 mg/cm2 Standard	Wood	Intact	0.0	Negative	
4	Calibration	Common Start of Job		1.0 mg/cm2 Standard	Wood	Intact	1.0	POSITIVE	
5	Calibration	Common Start of Job		1.0 mg/cm2 Standard	Wood	Intact	1.0	POSITIVE	
6	Calibration	Common Start of Job		1.0 mg/cm2 Standard	Wood	Intact	1.1	POSITIVE	
7	102	Exterior Living Room	A	Door	Wood	Intact	0.2	Negative	
8	102	Exterior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
9	102	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
10	102	Interior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
11	102	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
12	102	Interior Living Room	A	Window Frame	Wood	Intact	0.0	Negative	Aluminum
13	102	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
14	102	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
15	102	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
16	102	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
17	102	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
18	102	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
19	102	Interior Hall	A	Door Frame	Wood	Intact	0.1	Negative	
20	102	Interior Hall		Closet Shelf	Wood	Intact	0.0	Negative	
21	102	Interior Hall		Closet Shelf Support	Wood	Intact	0.1	Negative	
22	102	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
23	102	Interior Hall	B	Wall	Plaster	Intact	0.2	Negative	
24	102	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
25	102	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
26	102	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
27	102	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
28	102	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
29	102	Interior Bathroom	D	Door	Wood	DETERIORATED	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
30	102	Interior Bathroom	D	Door Frame	Wood	DETERIORATED	0.1	Negative	
31	102	Interior Bathroom	C	Window Sill	Tile	Intact	0.0	Negative	Aluminum
32	102	Interior Bathroom	B	Cabinet Frame	Wood	Intact	0.0	Negative	
33	102	Interior Bathroom	B	Cabinet Door	Wood	Intact	0.0	Negative	
34	102	Interior Bathroom	B	Cabinet Shelf	Wood	Intact	0.0	Negative	
35	102	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
36	102	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
37	102	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
38	102	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
39	102	Interior Bathroom		Baseboard	Tile	Intact	0.0	Negative	
40	102	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
41	102	Interior Bathroom		Ceiling	Gypsum	Intact	0.0	Negative	
42	102	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
43	102	Interior Bathroom		Shower	Tile	Intact	0.0	Negative	
44	102	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	Shower
45	102	Interior Kitchen	A	Door Frame	Wood	Intact	0.0	Negative	
46	102	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
47	102	Interior Kitchen	C	Window Frame	Wood	Intact	0.0	Negative	Aluminum
48	102	Interior Kitchen		Cabinet Frame	Wood	Intact	0.0	Negative	
49	102	Interior Kitchen		Cabinet Door	Wood	Intact	0.0	Negative	
50	102	Interior Kitchen		Cabinet Shelf	Wood	Intact	0.0	Negative	
51	102	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
52	102	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
53	102	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
54	102	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
55	102	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
56	102	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
57	103	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
58	103	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
59	103	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
60	103	Interior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
61	103	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
62	103	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
63	103	Interior Living Room	B	Wall	Plaster	Intact	0.1	Negative	
64	103	Interior Living Room	C	Wall	Plaster	Intact	0.0	Negative	
65	103	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	
66	103	Interior Living Room		Baseboard	Wood	Intact	0.1	Negative	
67	103	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
68	103	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
69	103	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
70	103	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.0	Negative	
71	103	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.1	Negative	
72	103	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.0	Negative	
73	103	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
74	103	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
75	103	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
76	103	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
77	103	Interior Kitchen		Baseboard	Wood	Intact	0.1	Negative	
78	103	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
79	103	Interior Kitchen		Floor	Tile	Intact	0.1	Negative	
80	103	Interior Bathroom	A	Door	Wood	Intact	0.0	Negative	
81	103	Interior Bathroom	A	Door Frame	Wood	Intact	0.1	Negative	
82	103	Interior Bathroom	C	Window Sill	Tile	Intact	0.0	Negative	Aluminum
83	103	Interior Bathroom	A	Wall	Plaster	Intact	0.0	Negative	
84	103	Interior Bathroom	B	Wall	Plaster	Intact	0.1	Negative	
85	103	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
86	103	Interior Bathroom	D	Wall	Plaster	Intact	0.0	Negative	
87	103	Interior Bathroom	A	Wall	Tile	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
88	103	Interior Bathroom	B	Wall	Tile	Intact	0.0	Negative	
89	103	Interior Bathroom	C	Wall	Tile	Intact	0.1	Negative	
90	103	Interior Bathroom	D	Wall	Tile	Intact	0.0	Negative	
91	103	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
92	103	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
93	103	Interior Bathroom	B	Electrical Panel	Metal	Intact	0.2	Negative	
94	106	Exterior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
95	106	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
96	106	Interior Living Room	A	Door	Wood	Intact	0.0	Negative	
97	106	Interior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
98	106	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
99	106	Interior Living Room	A	Wall	Plaster	Intact	0.0	Negative	
100	106	Interior Living Room	B	Wall	Plaster	Intact	0.1	Negative	
101	106	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
102	106	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	
103	106	Interior Living Room		Baseboard	Wood	Intact	0.2	Negative	
104	106	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
105	106	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
106	106	Interior Hall	A	Door Frame	Wood	Intact	0.1	Negative	
107	106	Interior Hall	C	Closet Door	Wood	Intact	0.0	Negative	
108	106	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
109	106	Interior Hall	D	Cabinet Frame	Wood	Intact	0.1	Negative	
110	106	Interior Hall	D	Cabinet Door	Wood	Intact	0.2	Negative	
111	106	Interior Hall	D	Cabinet Shelf	Wood	Intact	0.1	Negative	
112	106	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
113	106	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
114	106	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
115	106	Interior Hall	D	Wall	Plaster	Intact	0.2	Negative	
116	106	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
117	106	Interior Hall		Floor	Tile	Intact	0.0	Negative	
118	106	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
119	106	Interior Bathroom	D	Door	Wood	Intact	0.0	Negative	
120	106	Interior Bathroom	D	Door Frame	Wood	Intact	0.2	Negative	
121	106	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
122	106	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
123	106	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
124	106	Interior Bathroom	C	Wall	Plaster	Intact	0.2	Negative	
125	106	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
126	106	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
127	106	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
128	106	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
129	106	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
130	106	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.0	Negative	
131	106	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.1	Negative	
132	106	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	
133	106	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
134	106	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
135	106	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
136	106	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
137	106	Interior Kitchen		Ceiling	Plaster	Intact	0.2	Negative	
138	106	Interior Kitchen		Floor	Tile	Intact	0.0	Negative	
139	109	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
140	109	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
141	109	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
142	109	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
143	109	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
144	109	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
145	109	Interior Living Room	B	Wall	Plaster	Intact	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
146	109	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
147	109	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	
148	109	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
149	109	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
150	109	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
151	109	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.2	Negative	
152	109	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.0	Negative	
153	109	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.1	Negative	
154	109	Interior Kitchen	A	Wall	Plaster	Intact	0.0	Negative	
155	109	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
156	109	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
157	109	Interior Kitchen	D	Wall	Plaster	Intact	0.0	Negative	
158	109	Interior Kitchen		Baseboard	Wood	Intact	0.2	Negative	
159	109	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
160	109	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
161	109	Interior Hall	C	Closet Door	Wood	DETERIORATED	0.1	Negative	
162	109	Interior Hall	C	Closet Door Frame	Wood	DETERIORATED	0.3	Negative	
163	109	Interior Hall	C	Closet Shelf	Wood	Intact	0.1	Negative	
164	109	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.0	Negative	
165	109	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
166	109	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
167	109	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
168	109	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
169	109	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
170	109	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
171	109	Interior Hall	B	Shelf	Wood	Intact	0.0	Negative	
172	109	Interior Hall	A	Electrical Panel	Metal	Intact	0.1	Negative	
173	109	Interior Bathroom	B	Door	Wood	Intact	0.0	Negative	
174	109	Interior Bathroom	B	Door Frame	Wood	Intact	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
175	109	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
176	109	Interior Bathroom	A	Wall	Plaster	Intact	0.0	Negative	
177	109	Interior Bathroom	B	Wall	Plaster	Intact	0.1	Negative	
178	109	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
179	109	Interior Bathroom	D	Wall	Plaster	Intact	0.0	Negative	
180	109	Interior Bathroom		Baseboard	Tile	Intact	0.0	Negative	
181	109	Interior Bathroom		Ceiling	Plaster	Intact	0.2	Negative	
182	109	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
183	116	Exterior Living Room	A	Door	Wood	Intact	0.0	Negative	
184	116	Exterior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
185	116	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
186	116	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
187	116	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
188	116	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
189	116	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
190	116	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
191	116	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
192	116	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
193	116	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
194	116	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
195	116	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.0	Negative	
196	116	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.2	Negative	
197	116	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.2	Negative	
198	116	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
199	116	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
200	116	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
201	116	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
202	116	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
203	116	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
204	116	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
205	116	Interior Hall	C	Closet Door	Wood	Intact	0.1	Negative	
206	116	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
207	116	Interior Hall	A	Wall	Plaster	Intact	0.2	Negative	
208	116	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
209	116	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
210	116	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
211	116	Interior Hall		Baseboard	Wood	Intact	0.1	Negative	
212	116	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
213	116	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
214	116	Interior Bathroom	B	Door	Wood	Intact	0.0	Negative	
215	116	Interior Bathroom	B	Door Frame	Wood	Intact	0.3	Negative	
216	116	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
217	116	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
218	116	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
219	116	Interior Bathroom	C	Wall	Plaster	Intact	0.0	Negative	
220	116	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
221	116	Interior Bathroom		Baseboard	Wood	Intact	0.2	Negative	
222	116	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
223	116	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
224	112	Exterior Living Room	A	Door	Wood	Intact	0.0	Negative	
225	112	Exterior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
226	112	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
227	112	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
228	112	Interior Living Room	A	Window Sill	Plaster	Intact	0.2	Negative	Aluminum
229	112	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
230	112	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
231	112	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
232	112	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
233	112	Interior Living Room		Baseboard	Wood	Intact	0.1	Negative	
234	112	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
235	112	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
236	112	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
237	112	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
238	112	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
239	112	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
240	112	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
241	112	Interior Hall	B	Wall	Plaster	Intact	0.2	Negative	
242	112	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
243	112	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
244	112	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
245	112	Interior Hall		Ceiling	Acoustic	Intact	0.1	Negative	
246	112	Interior Hall		Floor	Tile	Intact	0.0	Negative	
247	112	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
248	112	Interior Bathroom	D	Door	Wood	Intact	0.1	Negative	
249	112	Interior Bathroom	D	Door Frame	Wood	Intact	0.1	Negative	
250	112	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
251	112	Interior Bathroom	A	Wall	Plaster	Intact	0.2	Negative	
252	112	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
253	112	Interior Bathroom	C	Wall	Plaster	Intact	0.0	Negative	
254	112	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
255	112	Interior Bathroom		Baseboard	Wood	Intact	0.0	Negative	
256	112	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
257	112	Interior Bathroom		Ceiling	Gypsum	Intact	0.0	Negative	
258	112	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
259	112	Interior Bathroom		Shower	Tile	Intact	0.0	Negative	Black
260	112	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	White
261	112	Interior Kitchen	C	Window Sill	Plaster	Intact	0.2	Negative	Aluminum

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
262	112	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.1	Negative	
263	112	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.1	Negative	
264	112	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	
265	112	Interior Kitchen	A	Wall	Plaster	Intact	0.0	Negative	
266	112	Interior Kitchen	B	Wall	Plaster	Intact	0.2	Negative	
267	112	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
268	112	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
269	112	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
270	112	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
271	112	Interior Kitchen		Floor	Tile	Intact	0.0	Negative	
272	118	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
273	118	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
274	118	Interior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
275	118	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
276	118	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
277	118	Interior Living Room	A	Wall	Plaster	Intact	0.2	Negative	
278	118	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
279	118	Interior Living Room	C	Wall	Plaster	DETERIORATED	0.0	Negative	
280	118	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
281	118	Interior Living Room		Baseboard	Wood	Intact	0.2	Negative	
282	118	Interior Living Room		Ceiling	Acoustic	Intact	0.2	Negative	
283	118	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
284	118	Interior Kitchen	C	Window Sill	Plaster	DETERIORATED	0.2	Negative	Aluminum
285	118	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.0	Negative	
286	118	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.1	Negative	
287	118	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.0	Negative	
288	118	Interior Kitchen	A	Wall	Plaster	Intact	0.2	Negative	
289	118	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
290	118	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
291	118	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
292	118	Interior Kitchen		Baseboard	Wood	Intact	0.1	Negative	
293	118	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
294	118	Interior Kitchen		Floor	Tile	Intact	0.1	Negative	
295	118	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
296	118	Interior Hall	C	Closet Door	Wood	DETERIORATED	0.1	Negative	
297	118	Interior Hall	C	Closet Door Frame	Wood	DETERIORATED	0.1	Negative	
298	118	Interior Hall	B	Cabinet Frame	Wood	DETERIORATED	0.2	Negative	
299	118	Interior Hall	B	Cabinet Shelf	Wood	DETERIORATED	0.2	Negative	
300	118	Interior Hall	A	Wall	Plaster	Intact	0.2	Negative	
301	118	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
302	118	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
303	118	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
304	118	Interior Hall		Baseboard	Wood	DETERIORATED	0.0	Negative	
305	118	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
306	118	Interior Hall		Floor	Tile	Intact	0.0	Negative	
307	118	Interior Bathroom	B	Door	Wood	DETERIORATED	0.0	Negative	
308	118	Interior Bathroom	B	Door Frame	Wood	DETERIORATED	0.1	Negative	
309	118	Interior Bathroom	C	Window Sill	Tile	Intact	0.0	Negative	Aluminum
310	118	Interior Bathroom	A	Wall	Plaster	DETERIORATED	0.0	Negative	
311	118	Interior Bathroom	B	Wall	Plaster	DETERIORATED	0.1	Negative	
312	118	Interior Bathroom	C	Wall	Plaster	DETERIORATED	0.1	Negative	
313	118	Interior Bathroom	D	Wall	Plaster	DETERIORATED	0.0	Negative	
314	118	Interior Bathroom		Ceiling	Plaster	DETERIORATED	0.1	Negative	
315	118	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
316	119	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
317	119	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
318	119	Interior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
319	119	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
320	119	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
321	119	Interior Living Room	A	Wall	Plaster	Intact	0.2	Negative	
322	119	Interior Living Room	B	Wall	Plaster	Intact	0.1	Negative	
323	119	Interior Living Room	C	Wall	Plaster	Intact	0.0	Negative	
324	119	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	
325	119	Interior Living Room		Baseboard	Wood	Intact	0.1	Negative	
326	119	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
327	119	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
328	119	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
329	119	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
330	119	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
331	119	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
332	119	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
333	119	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
334	119	Interior Hall	C	Wall	Plaster	Intact	0.2	Negative	
335	119	Interior Hall	D	Wall	Plaster	Intact	0.2	Negative	
336	119	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
337	119	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
338	119	Interior Hall		Floor	Tile	Intact	0.0	Negative	
339	119	Interior Hall	D	Shelf	Wood	Intact	0.1	Negative	
340	119	Interior Bathroom	D	Door	Wood	DETERIORATED	0.0	Negative	
341	119	Interior Bathroom	D	Door Frame	Wood	DETERIORATED	0.2	Negative	
342	119	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
343	119	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
344	119	Interior Bathroom	B	Wall	Plaster	DETERIORATED	0.0	Negative	
345	119	Interior Bathroom	C	Wall	Plaster	DETERIORATED	0.1	Negative	
346	119	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
347	119	Interior Bathroom		Baseboard	Wood	Intact	0.0	Negative	
348	119	Interior Bathroom		Ceiling	Plaster	DETERIORATED	0.1	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
349	119	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
350	119	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
351	119	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
352	119	Interior Kitchen	D	Cabinet Frame	Wood	DETERIORATED	0.1	Negative	
353	119	Interior Kitchen	D	Cabinet Door	Wood	DETERIORATED	0.1	Negative	
354	119	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	
355	119	Interior Kitchen	A	Wall	Plaster	Intact	0.0	Negative	
356	119	Interior Kitchen	B	Wall	Plaster	Intact	0.2	Negative	
357	119	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
358	119	Interior Kitchen	D	Wall	Plaster	Intact	0.0	Negative	
359	119	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
360	119	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
361	119	Interior Kitchen		Floor	Tile	Intact	0.0	Negative	
362	121	Exterior Living Room	A	Door	Wood	DETERIORATED	0.2	Negative	
363	121	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
364	121	Interior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
365	121	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
366	121	Interior Living Room	C	Door Frame	Wood	Intact	0.1	Negative	
367	121	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
368	121	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
369	121	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
370	121	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
371	121	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
372	121	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
373	121	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
374	121	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
375	121	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
376	121	Interior Hall	C	Closet Door Frame	Wood	Intact	0.2	Negative	
377	121	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
378	121	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.0	Negative	
379	121	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
380	121	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
381	121	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
382	121	Interior Hall	D	Wall	Plaster	Intact	0.2	Negative	
383	121	Interior Hall		Baseboard	Wood	Intact	0.2	Negative	
384	121	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
385	121	Interior Hall		Floor	Tile	Intact	0.0	Negative	
386	121	Interior Hall	D	Shelf	Wood	Intact	0.1	Negative	
387	121	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
388	121	Interior Bathroom	D	Door	Wood	Intact	0.0	Negative	
389	121	Interior Bathroom	D	Door Frame	Wood	Intact	0.2	Negative	
390	121	Interior Bathroom	C	Window Sill	Tile	Intact	0.1	Negative	Aluminum
391	121	Interior Bathroom	A	Wall	Plaster	DETERIORATED	0.2	Negative	
392	121	Interior Bathroom	B	Wall	Gypsum	DETERIORATED	0.0	Negative	
393	121	Interior Bathroom	C	Wall	Gypsum	DETERIORATED	0.0	Negative	
394	121	Interior Bathroom	D	Wall	Gypsum	Intact	0.0	Negative	
395	121	Interior Bathroom		Ceiling	Gypsum	Intact	0.0	Negative	
396	121	Interior Bathroom		Floor	Tile	Intact	0.1	Negative	
397	121	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
398	121	Interior Kitchen		Cabinet Frame	Wood	Intact	0.0	Negative	
399	121	Interior Kitchen		Cabinet Door	Wood	Intact	0.1	Negative	
400	121	Interior Kitchen		Cabinet Shelf	Wood	Intact	0.0	Negative	
401	121	Interior Kitchen	A	Wall	Plaster	Intact	0.0	Negative	
402	121	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
403	121	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
404	121	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
405	121	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
406	121	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
407	123	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
408	123	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
409	123	Interior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
410	123	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
411	123	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
412	123	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
413	123	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
414	123	Interior Living Room	C	Wall	Plaster	Intact	0.0	Negative	
415	123	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
416	123	Interior Living Room		Baseboard	Wood	DETERIORATED	0.1	Negative	
417	123	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
418	123	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
419	123	Interior Hall	C	Closet Door Frame	Wood	Intact	0.3	Negative	
420	123	Interior Hall	C	Closet Shelf	Wood	Intact	0.1	Negative	
421	123	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.0	Negative	
422	123	Interior Hall	D	Cabinet Frame	Wood	DETERIORATED	0.2	Negative	
423	123	Interior Hall	D	Cabinet Shelf	Wood	DETERIORATED	0.2	Negative	
424	123	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
425	123	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
426	123	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
427	123	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
428	123	Interior Hall		Baseboard	Wood	Intact	0.1	Negative	
429	123	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
430	123	Interior Hall		Floor	Tile	Intact	0.0	Negative	
431	123	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
432	123	Interior Hall	D	Shelf	Wood	Intact	0.0	Negative	
433	123	Interior Bathroom	D	Door	Wood	Intact	0.1	Negative	
434	123	Interior Bathroom	D	Door Frame	Wood	Intact	0.1	Negative	
435	123	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
436	123	Interior Bathroom	A	Wall	Plaster	Intact	0.2	Negative	
437	123	Interior Bathroom	B	Wall	Plaster	Intact	0.1	Negative	
438	123	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
439	123	Interior Bathroom	D	Wall	Plaster	Intact	0.0	Negative	
440	123	Interior Bathroom		Ceiling	Plaster	Intact	0.0	Negative	
441	123	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
442	123	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
443	123	Interior Bathroom		Attic Access	Wood	Intact	0.0	Negative	
444	123	Interior Kitchen	C	Window Sill	Plaster	Intact	0.2	Negative	Aluminum
445	123	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.0	Negative	
446	123	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.1	Negative	
447	123	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.1	Negative	
448	123	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
449	123	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
450	123	Interior Kitchen	C	Wall	Plaster	Intact	0.2	Negative	
451	123	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
452	123	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
453	123	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
454	123	Interior Kitchen		Floor	Tile	Intact	0.0	Negative	
455	124	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
456	124	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
457	124	Interior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
458	124	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
459	124	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
460	124	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
461	124	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
462	124	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
463	124	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
464	124	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
465	124	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
466	124	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
467	124	Interior Kitchen	C	Window Sill	Plaster	Intact	0.2	Negative	Aluminum
468	124	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.0	Negative	
469	124	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.1	Negative	
470	124	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.0	Negative	
471	124	Interior Kitchen	A	Wall	Plaster	Intact	0.2	Negative	
472	124	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
473	124	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
474	124	Interior Kitchen	D	Wall	Plaster	Intact	0.0	Negative	
475	124	Interior Kitchen		Baseboard	Wood	Intact	0.1	Negative	
476	124	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
477	124	Interior Kitchen		Floor	Tile	Intact	0.0	Negative	
478	124	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
479	124	Interior Hall	C	Closet Door Frame	Wood	DETERIORATED	0.2	Negative	
480	124	Interior Hall	C	Closet Shelf	Wood	DETERIORATED	0.0	Negative	
481	124	Interior Hall	C	Closet Shelf Support	Wood	DETERIORATED	0.1	Negative	
482	124	Interior Hall	B	Cabinet Frame	Wood	DETERIORATED	0.2	Negative	
483	124	Interior Hall	B	Cabinet Shelf	Wood	DETERIORATED	0.2	Negative	
484	124	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
485	124	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
486	124	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
487	124	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
488	124	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
489	124	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
490	124	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
491	124	Interior Bathroom	B	Door	Wood	DETERIORATED	0.0	Negative	
492	124	Interior Bathroom	B	Door Frame	Wood	DETERIORATED	0.3	Negative	
493	124	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
494	124	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
495	124	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
496	124	Interior Bathroom	C	Wall	Plaster	Intact	0.0	Negative	
497	124	Interior Bathroom	D	Wall	Plaster	Intact	0.2	Negative	
498	124	Interior Bathroom		Baseboard	Wood	Intact	0.1	Negative	
499	124	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
500	124	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
501	124	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
502	129	Exterior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
503	129	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.0	Negative	
504	129	Interior Living Room	A	Door	Wood	DETERIORATED	0.2	Negative	
505	129	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
506	129	Interior Living Room	A	Window Sill	Plaster	Intact	0.2	Negative	Aluminum
507	129	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
508	129	Interior Living Room	B	Wall	Plaster	Intact	0.1	Negative	
509	129	Interior Living Room	C	Wall	Plaster	Intact	0.0	Negative	
510	129	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
511	129	Interior Living Room		Baseboard	Wood	Intact	0.1	Negative	
512	129	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
513	129	Interior Kitchen	C	Window Sill	Plaster	Intact	0.2	Negative	Aluminum
514	129	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.0	Negative	
515	129	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.1	Negative	
516	129	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.1	Negative	
517	129	Interior Kitchen	A	Wall	Plaster	Intact	0.2	Negative	
518	129	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
519	129	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
520	129	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
521	129	Interior Kitchen		Ceiling	Plaster	Intact	0.2	Negative	
522	129	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
523	129	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
524	129	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
525	129	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.2	Negative	
526	129	Interior Hall	B	Cabinet Frame	Wood	Intact	0.1	Negative	
527	129	Interior Hall	B	Cabinet Shelf	Wood	Intact	0.1	Negative	
528	129	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
529	129	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
530	129	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
531	129	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
532	129	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
533	129	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
534	129	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
535	129	Interior Bathroom	B	Door	Wood	DETERIORATED	0.0	Negative	
536	129	Interior Bathroom	B	Door Frame	Wood	DETERIORATED	0.2	Negative	
537	129	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
538	129	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
539	129	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
540	129	Interior Bathroom	C	Wall	Plaster	DETERIORATED	0.2	Negative	
541	129	Interior Bathroom	D	Wall	Plaster	Intact	0.2	Negative	
542	129	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
543	129	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
544	129	Interior Bathroom		Ceiling	Gypsum	Intact	0.0	Negative	
545	129	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
546	131	Exterior Living Room	A	Door	Metal	DETERIORATED	0.0	Negative	
547	131	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
548	131	Interior Living Room	A	Door	Metal	DETERIORATED	0.0	Negative	
549	131	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
550	131	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
551	131	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
552	131	Interior Living Room	B	Wall	Plaster	Intact	0.2	Negative	
553	131	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
554	131	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	
555	131	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
556	131	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
557	131	Interior Living Room		Floor	Tile	Intact	0.0	Negative	
558	131	Interior Kitchen	C	Window Sill	Plaster	Intact	0.0	Negative	Vinyl
559	131	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
560	131	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
561	131	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
562	131	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
563	131	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
564	131	Interior Kitchen		Floor	Tile	Intact	0.0	Negative	
565	131	Interior Hall	A	Door Frame	Wood	Intact	0.1	Negative	
566	131	Interior Hall	C	Closet Door Frame	Wood	Intact	0.3	Negative	
567	131	Interior Hall	C	Closet Shelf	Wood	Intact	0.1	Negative	
568	131	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
569	131	Interior Hall	B	Cabinet Frame	Wood	DETERIORATED	0.1	Negative	
570	131	Interior Hall	B	Cabinet Shelf	Wood	DETERIORATED	0.1	Negative	
571	131	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
572	131	Interior Hall	B	Wall	Plaster	Intact	0.2	Negative	
573	131	Interior Hall	C	Wall	Plaster	Intact	0.2	Negative	
574	131	Interior Hall	D	Wall	Plaster	DETERIORATED	0.1	Negative	
575	131	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
576	131	Interior Hall		Ceiling	Acoustic	Intact	0.2	Negative	
577	131	Interior Hall		Floor	Tile	Intact	0.0	Negative	
578	131	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
579	131	Interior Bathroom	B	Door	Wood	DETERIORATED	0.0	Negative	
580	131	Interior Bathroom	B	Door Frame	Wood	DETERIORATED	0.1	Negative	

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Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
581	131	Interior Bathroom	A	Wall	Plaster	DETERIORATED	0.1	Negative	
582	131	Interior Bathroom	B	Wall	Gypsum	DETERIORATED	0.0	Negative	
583	131	Interior Bathroom	C	Wall	Gypsum	DETERIORATED	0.0	Negative	
584	131	Interior Bathroom	D	Wall	Gypsum	DETERIORATED	0.0	Negative	
585	131	Interior Bathroom		Ceiling	Gypsum	Intact	0.0	Negative	
586	131	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	
587	131	Interior Bathroom		Floor	Tile	Intact	0.0	Negative	Shower
588	205	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
589	205	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
590	205	Interior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
591	205	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
592	205	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
593	205	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
594	205	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
595	205	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
596	205	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
597	205	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
598	205	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
599	205	Interior Kitchen	C	Window Sill	Plaster	DETERIORATED	0.1	Negative	Aluminum
600	205	Interior Kitchen	B	Cabinet Frame	Wood	DETERIORATED	0.0	Negative	
601	205	Interior Kitchen	B	Cabinet Door	Wood	DETERIORATED	0.2	Negative	
602	205	Interior Kitchen	B	Cabinet Shelf	Wood	DETERIORATED	0.1	Negative	
603	205	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
604	205	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
605	205	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
606	205	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
607	205	Interior Kitchen		Baseboard	Wood	DETERIORATED	0.1	Negative	
608	205	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
609	205	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
610	205	Interior Hall	C	Closet Door Frame	Wood	DETERIORATED	0.1	Negative	
611	205	Interior Hall	C	Closet Shelf	Wood	Intact	0.2	Negative	
612	205	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
613	205	Interior Hall	B	Cabinet Frame	Wood	DETERIORATED	0.1	Negative	
614	205	Interior Hall	B	Cabinet Shelf	Wood	Intact	0.1	Negative	
615	205	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
616	205	Interior Hall	B	Wall	Plaster	Intact	0.2	Negative	
617	205	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
618	205	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
619	205	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
620	205	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
621	205	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
622	205	Interior Bathroom	B	Door	Wood	DETERIORATED	0.0	Negative	
623	205	Interior Bathroom	B	Door Frame	Wood	DETERIORATED	0.2	Negative	
624	205	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
625	205	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
626	205	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
627	205	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
628	205	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
629	205	Interior Bathroom		Baseboard	Wood	Intact	0.0	Negative	
630	205	Interior Bathroom		Ceiling	Plaster	Intact	0.0	Negative	
631	205	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
632	208	Exterior Living Room	A	Door	Wood	Intact	0.0	Negative	
633	208	Exterior Living Room	A	Door Frame	Wood	Intact	0.3	Negative	
634	208	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
635	208	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
636	208	Interior Living Room	A	Window Sill	Plaster	Intact	0.3	Negative	Aluminum
637	208	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
638	208	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
639	208	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
640	208	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
641	208	Interior Living Room		Baseboard	Wood	Intact	0.1	Negative	
642	208	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
643	208	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
644	208	Interior Hall	C	Closet Door Frame	Wood	DETERIORATED	0.1	Negative	
645	208	Interior Hall	C	Closet Shelf	Wood	DETERIORATED	0.2	Negative	
646	208	Interior Hall	C	Closet Shelf Support	Wood	DETERIORATED	0.1	Negative	
647	208	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
648	208	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
649	208	Interior Hall	C	Wall	Plaster	Intact	0.0	Negative	
650	208	Interior Hall	D	Wall	Plaster	Intact	0.2	Negative	
651	208	Interior Hall		Baseboard	Wood	Intact	0.1	Negative	
652	208	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
653	208	Interior Hall	A	Electrical Panel	Metal	Intact	0.1	Negative	
654	208	Interior Bathroom	D	Door Frame	Wood	Intact	0.2	Negative	
655	208	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
656	208	Interior Bathroom	A	Wall	Plaster	DETERIORATED	0.1	Negative	
657	208	Interior Bathroom	B	Wall	Plaster	DETERIORATED	0.2	Negative	
658	208	Interior Bathroom	C	Wall	Plaster	DETERIORATED	0.1	Negative	
659	208	Interior Bathroom	D	Wall	Plaster	DETERIORATED	0.0	Negative	
660	208	Interior Bathroom		Ceiling	Plaster	DETERIORATED	0.1	Negative	
661	208	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
662	208	Interior Kitchen	C	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
663	208	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.1	Negative	
664	208	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.0	Negative	
665	208	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.1	Negative	
666	208	Interior Kitchen	A	Wall	Plaster	Intact	0.0	Negative	
667	208	Interior Kitchen	B	Wall	Plaster	Intact	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
668	208	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
669	208	Interior Kitchen	D	Wall	Plaster	Intact	0.0	Negative	
670	208	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
671	208	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
672	209	Exterior Living Room	A	Door	Wood	Intact	0.0	Negative	
673	209	Exterior Living Room	A	Door Frame	Wood	Intact	0.3	Negative	
674	209	Interior Living Room	A	Door	Wood	Intact	0.0	Negative	
675	209	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
676	209	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
677	209	Interior Living Room	A	Wall	Plaster	Intact	0.0	Negative	
678	209	Interior Living Room	B	Wall	Plaster	Intact	0.2	Negative	
679	209	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
680	209	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
681	209	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
682	209	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
683	209	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
684	209	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.1	Negative	
685	209	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.1	Negative	
686	209	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.0	Negative	
687	209	Interior Kitchen	A	Wall	Plaster	Intact	0.2	Negative	
688	209	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
689	209	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
690	209	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
691	209	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
692	209	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
693	209	Interior Hall	C	Closet Door	Wood	Intact	0.1	Negative	
694	209	Interior Hall	C	Closet Door Frame	Wood	Intact	0.3	Negative	
695	209	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
696	209	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
697	209	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
698	209	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
699	209	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
700	209	Interior Hall	D	Wall	Plaster	Intact	0.0	Negative	
701	209	Interior Hall		Baseboard	Wood	Intact	0.2	Negative	
702	209	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
703	209	Interior Hall	A	Electrical Panel	Metal	Intact	0.1	Negative	
704	209	Interior Bathroom	B	Door	Wood	Intact	0.1	Negative	
705	209	Interior Bathroom	B	Door Frame	Wood	Intact	0.1	Negative	
706	209	Interior Bathroom	C	Window Sill	Tile	Intact	0.0	Negative	Aluminum
707	209	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
708	209	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
709	209	Interior Bathroom	C	Wall	Plaster	Intact	0.0	Negative	
710	209	Interior Bathroom	D	Wall	Plaster	Intact	0.2	Negative	
711	209	Interior Bathroom	D	Wall	Gypsum	Intact	0.0	Negative	
712	209	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
713	209	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
714	210	Exterior Living Room	A	Door	Wood	Intact	0.2	Negative	
715	210	Exterior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
716	210	Interior Living Room	A	Door	Wood	Intact	0.0	Negative	
717	210	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
718	210	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
719	210	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
720	210	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
721	210	Interior Living Room	C	Wall	Plaster	Intact	0.0	Negative	
722	210	Interior Living Room	D	Wall	Plaster	Intact	0.2	Negative	
723	210	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
724	210	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
725	210	Interior Hall	A	Door Frame	Wood	Intact	0.1	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
726	210	Interior Hall	C	Closet Door	Wood	Intact	0.0	Negative	
727	210	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
728	210	Interior Hall	C	Closet Shelf	Wood	Intact	0.1	Negative	
729	210	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.2	Negative	
730	210	Interior Hall	A	Wall	Plaster	Intact	0.2	Negative	
731	210	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
732	210	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
733	210	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
734	210	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
735	210	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
736	210	Interior Bathroom	D	Door	Wood	Intact	0.1	Negative	
737	210	Interior Bathroom	D	Door Frame	Wood	Intact	0.1	Negative	
738	210	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
739	210	Interior Bathroom	A	Wall	Plaster	Intact	0.2	Negative	
740	210	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
741	210	Interior Bathroom	C	Wall	Plaster	Intact	0.0	Negative	
742	210	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
743	210	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
744	210	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
745	210	Interior Kitchen	C	Window Sill	Plaster	Intact	0.2	Negative	Aluminum
746	210	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.0	Negative	
747	210	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.1	Negative	
748	210	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	
749	210	Interior Kitchen	A	Wall	Plaster	Intact	0.0	Negative	
750	210	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
751	210	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
752	210	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
753	210	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
754	216	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
755	216	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
756	216	Interior Living Room	A	Door	Wood	Intact	0.0	Negative	
757	216	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
758	216	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
759	216	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
760	216	Interior Living Room	B	Wall	Plaster	Intact	0.2	Negative	
761	216	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
762	216	Interior Living Room	D	Wall	Plaster	Intact	0.0	Negative	
763	216	Interior Living Room		Baseboard	Wood	Intact	0.1	Negative	
764	216	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
765	216	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
766	216	Interior Kitchen	B	Cabinet Frame	Wood	Intact	0.0	Negative	
767	216	Interior Kitchen	B	Cabinet Door	Wood	Intact	0.2	Negative	
768	216	Interior Kitchen	B	Cabinet Shelf	Wood	Intact	0.1	Negative	
769	216	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
770	216	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
771	216	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
772	216	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
773	216	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
774	216	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
775	216	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
776	216	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
777	216	Interior Hall	C	Closet Shelf	Wood	Intact	0.2	Negative	
778	216	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
779	216	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
780	216	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
781	216	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
782	216	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
783	216	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	

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Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
784	216	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
785	216	Interior Hall	A	Electrical Panel	Metal	Intact	0.1	Negative	
786	216	Interior Bathroom	B	Door	Wood	Intact	0.0	Negative	
787	216	Interior Bathroom	B	Door Frame	Wood	Intact	0.3	Negative	
788	216	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
789	216	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
790	216	Interior Bathroom	B	Wall	Plaster	Intact	0.2	Negative	
791	216	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
792	216	Interior Bathroom	D	Wall	Plaster	Intact	0.0	Negative	
793	216	Interior Bathroom		Baseboard	Wood	Intact	0.0	Negative	
794	216	Interior Bathroom		Ceiling	Plaster	Intact	0.0	Negative	
795	216	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
796	217	Exterior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
797	217	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
798	217	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
799	217	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
800	217	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
801	217	Interior Living Room	A	Wall	Plaster	Intact	0.2	Negative	
802	217	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
803	217	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
804	217	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
805	217	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
806	217	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
807	217	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
808	217	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
809	217	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
810	217	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
811	217	Interior Hall	D	Cabinet Frame	Wood	Intact	0.2	Negative	
812	217	Interior Hall	D	Cabinet Shelf	Wood	Intact	0.1	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
813	217	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
814	217	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
815	217	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
816	217	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
817	217	Interior Hall		Baseboard	Wood	Intact	0.2	Negative	
818	217	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
819	217	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
820	217	Interior Bathroom	D	Door	Wood	Intact	0.0	Negative	
821	217	Interior Bathroom	D	Door Frame	Wood	Intact	0.2	Negative	
822	217	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
823	217	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
824	217	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
825	217	Interior Bathroom	C	Wall	Plaster	Intact	0.0	Negative	
826	217	Interior Bathroom	D	Wall	Plaster	Intact	0.2	Negative	
827	217	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
828	217	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
829	217	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
830	217	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.0	Negative	
831	217	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.0	Negative	
832	217	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	
833	217	Interior Kitchen	A	Wall	Plaster	Intact	0.2	Negative	
834	217	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
835	217	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
836	217	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
837	217	Interior Kitchen		Baseboard	Wood	Intact	0.2	Negative	
838	217	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
839	217	Interior Kitchen	B	Shelf	Wood	Intact	0.0	Negative	
840	218	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
841	218	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
842	218	Interior Living Room	A	Door	Wood	Intact	0.1	Negative	
843	218	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
844	218	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
845	218	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
846	218	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
847	218	Interior Living Room	C	Wall	Plaster	Intact	0.3	Negative	
848	218	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
849	218	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
850	218	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
851	218	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
852	218	Interior Kitchen		Cabinet Frame	Wood	Intact	0.0	Negative	
853	218	Interior Kitchen		Cabinet Door	Wood	Intact	0.0	Negative	
854	218	Interior Kitchen		Cabinet Shelf	Wood	Intact	0.0	Negative	
855	218	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
856	218	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
857	218	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
858	218	Interior Kitchen	D	Wall	Plaster	Intact	0.1	Negative	
859	218	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
860	218	Interior Kitchen		Ceiling	Plaster	Intact	0.2	Negative	
861	218	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
862	218	Interior Hall	C	Closet Door	Wood	Intact	0.1	Negative	
863	218	Interior Hall	C	Closet Door Frame	Wood	Intact	0.3	Negative	
864	218	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
865	218	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
866	218	Interior Hall	B	Cabinet Frame	Wood	Intact	0.2	Negative	
867	218	Interior Hall	B	Cabinet Door	Wood	Intact	0.2	Negative	
868	218	Interior Hall	B	Cabinet Shelf	Wood	Intact	0.0	Negative	
869	218	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
870	218	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
871	218	Interior Hall	C	Wall	Plaster	Intact	0.2	Negative	
872	218	Interior Hall	D	Wall	Plaster	Intact	0.2	Negative	
873	218	Interior Hall		Baseboard	Wood	Intact	0.1	Negative	
874	218	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
875	218	Interior Bathroom	B	Door	Wood	Intact	0.0	Negative	
876	218	Interior Bathroom	B	Door Frame	Wood	Intact	0.2	Negative	
877	218	Interior Bathroom	C	Window Sill	Tile	Intact	0.0	Negative	Aluminum
878	218	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
879	218	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
880	218	Interior Bathroom	C	Wall	Plaster	Intact	0.2	Negative	
881	218	Interior Bathroom	D	Wall	Plaster	DETERIORATED	0.1	Negative	
882	218	Interior Bathroom		Baseboard	Wood	Intact	0.0	Negative	
883	218	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
884	227	Exterior Living Room	A	Door	Metal	DETERIORATED	0.0	Negative	
885	227	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
886	227	Interior Living Room	A	Door	Metal	Intact	0.0	Negative	
887	227	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
888	227	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
889	227	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
890	227	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
891	227	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
892	227	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
893	227	Interior Living Room	B	Wall	Gypsum	Intact	0.0	Negative	
894	227	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
895	227	Interior Living Room		Ceiling	Acoustic	Intact	0.5	Negative	
896	227	Interior Kitchen	C	Window Sill	Plaster	DETERIORATED	0.2	Negative	Aluminum
897	227	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.1	Negative	
898	227	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.1	Negative	
899	227	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
900	227	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
901	227	Interior Kitchen	B	Wall	Plaster	Intact	0.2	Negative	
902	227	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
903	227	Interior Kitchen	D	Wall	Plaster	Intact	0.0	Negative	
904	227	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
905	227	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.2	Negative	
906	227	Interior Hall	C	Closet Door Frame	Wood	DETERIORATED	0.1	Negative	
907	227	Interior Hall	C	Closet Shelf	Wood	Intact	0.0	Negative	
908	227	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
909	227	Interior Hall	B	Cabinet Frame	Wood	DETERIORATED	0.2	Negative	
910	227	Interior Hall	B	Cabinet Door	Wood	DETERIORATED	0.2	Negative	
911	227	Interior Hall	B	Cabinet Shelf	Wood	DETERIORATED	0.0	Negative	
912	227	Interior Hall	A	Wall	Plaster	Intact	0.1	Negative	
913	227	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
914	227	Interior Hall	C	Wall	Plaster	Intact	0.3	Negative	
915	227	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
916	227	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
917	227	Interior Hall	A	Electrical Panel	Metal	Intact	0.1	Negative	
918	227	Interior Bathroom	B	Door	Wood	DETERIORATED	0.0	Negative	
919	227	Interior Bathroom	B	Door Frame	Wood	DETERIORATED	0.2	Negative	
920	227	Interior Bathroom	C	Window Sill	Tile	Intact	7.2	POSITIVE	Aluminum
921	227	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
922	227	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
923	227	Interior Bathroom	C	Wall	Plaster	Intact	0.3	Negative	
924	227	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	
925	227	Interior Bathroom		Ceiling	Plaster	Intact	0.1	Negative	
926	227	Interior Bathroom		Shower	Tile	Intact	7.7	POSITIVE	
927	225	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
928	225	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.2	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
929	225	Interior Living Room	A	Door	Wood	Intact	0.0	Negative	
930	225	Interior Living Room	A	Door Frame	Wood	Intact	0.2	Negative	
931	225	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
932	225	Interior Living Room	A	Wall	Plaster	Intact	0.0	Negative	
933	225	Interior Living Room	B	Wall	Plaster	Intact	0.1	Negative	
934	225	Interior Living Room	C	Wall	Plaster	Intact	0.1	Negative	
935	225	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
936	225	Interior Living Room		Baseboard	Wood	Intact	0.0	Negative	
937	225	Interior Living Room		Ceiling	Acoustic	Intact	0.4	Negative	
938	225	Interior Hall	A	Door Frame	Wood	Intact	0.2	Negative	
939	225	Interior Hall	C	Closet Door Frame	Wood	Intact	0.1	Negative	
940	225	Interior Hall	C	Closet Shelf	Wood	Intact	0.2	Negative	
941	225	Interior Hall	C	Closet Shelf Support	Wood	Intact	0.1	Negative	
942	225	Interior Hall	D	Cabinet Frame	Wood	DETERIORATED	0.2	Negative	
943	225	Interior Hall	D	Cabinet Shelf	Wood	Intact	0.2	Negative	
944	225	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
945	225	Interior Hall	B	Wall	Plaster	Intact	0.1	Negative	
946	225	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
947	225	Interior Hall	D	Wall	Plaster	Intact	0.0	Negative	
948	225	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
949	225	Interior Hall		Ceiling	Acoustic	Intact	0.3	Negative	
950	225	Interior Hall	A	Electrical Panel	Metal	Intact	0.0	Negative	
951	225	Interior Bathroom	D	Door	Wood	Intact	0.0	Negative	
952	225	Interior Bathroom	D	Door Frame	Wood	Intact	0.2	Negative	
953	225	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
954	225	Interior Bathroom	A	Wall	Plaster	Intact	0.1	Negative	
955	225	Interior Bathroom	B	Wall	Plaster	Intact	0.0	Negative	
956	225	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
957	225	Interior Bathroom	D	Wall	Plaster	Intact	0.1	Negative	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
958	225	Interior Bathroom		Ceiling	Plaster	Intact	0.0	Negative	
959	225	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
960	225	Interior Kitchen	C	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
961	225	Interior Kitchen	D	Cabinet Frame	Wood	Intact	0.2	Negative	
962	225	Interior Kitchen	D	Cabinet Door	Wood	Intact	0.0	Negative	
963	225	Interior Kitchen	D	Cabinet Shelf	Wood	Intact	0.0	Negative	
964	225	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
965	225	Interior Kitchen	B	Wall	Plaster	Intact	0.1	Negative	
966	225	Interior Kitchen	C	Wall	Plaster	Intact	0.0	Negative	
967	225	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
968	225	Interior Kitchen		Ceiling	Plaster	Intact	0.0	Negative	
969	225	Interior Kitchen	B	Shelf	Wood	Intact	0.1	Negative	
970	228	Exterior Living Room	A	Door	Metal	Intact	0.0	Negative	
971	228	Exterior Living Room	A	Door Frame	Wood	Intact	0.3	Negative	
972	228	Interior Living Room	A	Door	Metal	Intact	0.0	Negative	
973	228	Interior Living Room	A	Door Frame	Wood	Intact	0.1	Negative	
974	228	Interior Living Room	A	Window Sill	Plaster	Intact	0.1	Negative	Aluminum
975	228	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
976	228	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
977	228	Interior Living Room	C	Wall	Plaster	Intact	0.0	Negative	
978	228	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
979	228	Interior Living Room		Ceiling	Acoustic	Intact	0.5	Negative	
980	228	Interior Kitchen	A	Door Frame	Wood	Intact	0.2	Negative	
981	228	Interior Kitchen	B	Door Frame	Wood	Intact	0.1	Negative	
982	228	Interior Kitchen	C	Window Sill	Plaster	DETERIORATED	0.1	Negative	Aluminum
983	228	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
984	228	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
985	228	Interior Kitchen	C	Wall	Plaster	DETERIORATED	0.2	Negative	
986	228	Interior Kitchen	D	Wall	Plaster	DETERIORATED	0.1	Negative	

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
987	228	Interior Kitchen		Ceiling	Acoustic	DETERIORATED	0.5	Negative	
988	228	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
989	228	Interior Kitchen	A	Electrical Panel	Metal	Intact	0.0	Negative	
990	230	Exterior Living Room	A	Door	Wood	DETERIORATED	0.0	Negative	
991	230	Exterior Living Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
992	230	Interior Living Room	A	Door	Wood	DETERIORATED	0.1	Negative	
993	230	Interior Living Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
994	230	Interior Living Room	A	Window Sill	Plaster	Intact	0.0	Negative	Aluminum
995	230	Interior Living Room	A	Wall	Plaster	Intact	0.1	Negative	
996	230	Interior Living Room	B	Wall	Plaster	Intact	0.0	Negative	
997	230	Interior Living Room	C	Wall	Plaster	Intact	0.2	Negative	
998	230	Interior Living Room	D	Wall	Plaster	Intact	0.1	Negative	
999	230	Interior Living Room		Ceiling	Acoustic	Intact	0.3	Negative	
1000	230	Interior Hall	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
1001	230	Interior Hall	C	Closet Door	Wood	Intact	0.2	Negative	
1002	230	Interior Hall	C	Closet Door Frame	Wood	Intact	0.2	Negative	
1003	230	Interior Hall	D	Cabinet Frame	Wood	DETERIORATED	0.1	Negative	
1004	230	Interior Hall	D	Cabinet Door	Wood	DETERIORATED	0.2	Negative	
1005	230	Interior Hall	D	Cabinet Shelf	Wood	DETERIORATED	0.1	Negative	
1006	230	Interior Hall	A	Wall	Plaster	Intact	0.0	Negative	
1007	230	Interior Hall	B	Wall	Plaster	Intact	0.0	Negative	
1008	230	Interior Hall	C	Wall	Plaster	Intact	0.1	Negative	
1009	230	Interior Hall	D	Wall	Plaster	Intact	0.1	Negative	
1010	230	Interior Hall		Baseboard	Wood	Intact	0.0	Negative	
1011	230	Interior Hall		Ceiling	Acoustic	Intact	0.4	Negative	
1012	230	Interior Bathroom	D	Door	Wood	DETERIORATED	0.0	Negative	
1013	230	Interior Bathroom	D	Door Frame	Wood	DETERIORATED	0.2	Negative	
1014	230	Interior Bathroom	C	Window Sill	Tile	Intact	9.9	POSITIVE	Aluminum
1015	230	Interior Bathroom	A	Wall	Plaster	DETERIORATED	0.0	Negative	

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1016	230	Interior Bathroom	B	Wall	Plaster	DETERIORATED	0.1	Negative	
1017	230	Interior Bathroom	C	Wall	Plaster	Intact	0.1	Negative	
1018	230	Interior Bathroom	D	Wall	Plaster	Intact	0.0	Negative	
1019	230	Interior Bathroom		Ceiling	Plaster	Intact	0.2	Negative	
1020	230	Interior Bathroom		Shower	Tile	Intact	9.9	POSITIVE	
1021	230	Interior Kitchen	C	Window Sill	Plaster	DETERIORATED	0.2	Negative	Aluminum
1022	230	Interior Kitchen	A	Wall	Plaster	Intact	0.1	Negative	
1023	230	Interior Kitchen	B	Wall	Plaster	Intact	0.0	Negative	
1024	230	Interior Kitchen	C	Wall	Plaster	Intact	0.1	Negative	
1025	230	Interior Kitchen	D	Wall	Plaster	Intact	0.2	Negative	
1026	230	Interior Kitchen		Baseboard	Wood	Intact	0.0	Negative	
1027	230	Interior Kitchen		Ceiling	Plaster	Intact	0.1	Negative	
1028		Exterior Public Laundry Room	A	Door	Wood	Intact	0.0	Negative	
1029		Exterior Public Laundry Room	A	Door Frame	Metal	Intact	0.2	Negative	
1030		Interior Public Laundry Room	A	Door	Wood	Intact	0.0	Negative	
1031		Interior Public Laundry Room	A	Door Frame	Metal	Intact	0.0	Negative	
1032		Exterior Public Laundry Room	D	Door	Metal	Intact	0.0	Negative	
1033		Exterior Public Laundry Room	D	Door Frame	Wood	Intact	0.2	Negative	
1034		Interior Public Laundry Room	D	Door	Metal	Intact	0.1	Negative	
1035		Interior Public Laundry Room	D	Door Frame	Wood	Intact	0.0	Negative	
1036		Interior Public Laundry Room	A	Wall	Plaster	DETERIORATED	0.1	Negative	
1037		Interior Public Laundry Room	B	Wall	Plaster	DETERIORATED	0.0	Negative	
1038		Interior Public Laundry Room	C	Wall	Plaster	Intact	0.2	Negative	
1039		Interior Public Laundry Room	D	Wall	Plaster	DETERIORATED	0.2	Negative	

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1040		Interior Public Laundry Room	A	Wall	Gypsum	Intact	0.0	Negative	
1041		Interior Public Laundry Room		Baseboard	Wood	DETERIORATED	0.1	Negative	
1042		Interior Public Laundry Room		Ceiling	Acoustic	Intact	0.4	Negative	
1043		Interior Public Laundry Room		Ceiling	Gypsum	DETERIORATED	0.0	Negative	
1044		Interior Public Laundry Room	B	Shelf	Wood	DETERIORATED	0.0	Negative	
1045		Interior Public Laundry Room	D	Electrical Panel	Metal	Intact	0.0	Negative	
1046		Exterior Office Laundry Room	A	Door	Wood	DETERIORATED	0.0	Negative	
1047		Exterior Office Laundry Room	A	Door Frame	Wood	DETERIORATED	0.3	Negative	
1048		Interior Office Laundry Room	A	Door	Wood	DETERIORATED	0.1	Negative	
1049		Interior Office Laundry Room	A	Door Frame	Wood	DETERIORATED	0.1	Negative	
1050		Interior Office Laundry Room		Cabinet Frame	Wood	DETERIORATED	0.1	Negative	
1051		Interior Office Laundry Room		Cabinet Shelf	Wood	DETERIORATED	0.0	Negative	
1052		Interior Office Laundry Room		Cabinet Frame	Wood	DETERIORATED	0.2	Negative	
1053		Interior Office Laundry Room		Cabinet Shelf	Wood	DETERIORATED	0.1	Negative	
1054		Interior Office Laundry Room	A	Wall	Plaster	Intact	0.2	Negative	
1055		Interior Office Laundry Room	B	Wall	Plaster	Intact	0.0	Negative	
1056		Interior Office Laundry Room	C	Wall	Plaster	Intact	0.1	Negative	
1057		Interior Office Laundry Room	D	Wall	Plaster	Intact	0.1	Negative	
1058		Interior Office Laundry Room		Ceiling	Acoustic	Intact	0.5	Negative	
1059	Perimeter	Exterior West Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1060	Perimeter	Exterior West Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1061	Perimeter	Exterior West Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1062	Perimeter	Exterior West Side		Window Sash	Wood	Intact	0.0	Negative	Fixed
1063	Perimeter	Exterior West Side		Window Frame	Wood	Intact	0.3	Negative	Fixed
1064	Perimeter	Exterior West Side		Security Bars	Metal	Intact	0.1	Negative	
1065	Perimeter	Exterior West Side		Wall	Stucco	Intact	0.7	Negative	
1066	Perimeter	Exterior West Side		Wall	Stucco	Intact	0.4	Negative	
1067	Perimeter	Exterior West Side		Wall	Wood	Intact	0.2	Negative	
1068	Perimeter	Exterior West Side		Wall	Wood	Intact	0.2	Negative	
1069	Perimeter	Exterior West Side		Fascia	Wood	Intact	0.0	Negative	
1070	Perimeter	Exterior West Side		Fascia	Stucco	Intact	0.8	Negative	
1071	Perimeter	Exterior West Side		Soffit	Stucco	Intact	0.4	Negative	
1072	Perimeter	Exterior West Side		Fascia	Stucco	Intact	0.7	Negative	
1073	Perimeter	Exterior West Side		Soffit	Stucco	Intact	0.4	Negative	
1074	Perimeter	Exterior West Side		Fascia	Wood	Intact	0.1	Negative	At Carport
1075	Perimeter	Exterior West Side		Beam	Stucco	Intact	0.4	Negative	At Carport
1076	Perimeter	Exterior West Side		Ceiling	Wood	Intact	0.0	Negative	At Carport
1077	Perimeter	Exterior West Side		Ceiling	Stucco	Intact	0.6	Negative	At Carport
1078	Perimeter	Exterior West Side		Walkway	Concrete	DETERIORATED	0.0	Negative	
1079	Perimeter	Exterior West Side		Handrail	Metal	DETERIORATED	0.1	Negative	
1080	Perimeter	Exterior West Side		Railing	Metal	DETERIORATED	0.1	Negative	
1081	Perimeter	Exterior West Side		Stringer	Metal	DETERIORATED	0.6	Negative	
1082	Perimeter	Exterior West Side		Air Conditioner	Metal	Intact	0.2	Negative	
1083	Perimeter	Exterior West Side		Fire Ext. Box	Metal	Intact	0.2	Negative	
1084	Perimeter	Exterior North Side		Door	Wood	Intact	0.0	Negative	To Lobby
1085	Perimeter	Exterior North Side		Door Frame	Metal	Intact	0.3	Negative	To Lobby
1086	Perimeter	Exterior North Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1087	Perimeter	Exterior North Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1088	Perimeter	Exterior North Side		Window Frame	Metal	Intact	0.1	Negative	Aluminum

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1089	Perimeter	Exterior North Side		Window Sash	Wood	Intact	0.4	Negative	Fixed- At Office
1090	Perimeter	Exterior North Side		Window Frame	Wood	Intact	0.7	Negative	Fixed- At Office
1091	Perimeter	Exterior North Side		Window Frame	Metal	Intact	0.0	Negative	Fixed
1092	Perimeter	Exterior North Side		Window Frame	Metal	Intact	0.0	Negative	Fixed
1093	Perimeter	Exterior North Side		Window Sash	Wood	Intact	0.5	Negative	Fixed- At Office
1094	Perimeter	Exterior North Side		Window Frame	Wood	Intact	0.8	Negative	Fixed- At Office
1095	Perimeter	Exterior North Side		Wall	Stucco	Intact	0.7	Negative	
1096	Perimeter	Exterior North Side		Wall	Stucco	Intact	0.5	Negative	
1097	Perimeter	Exterior North Side		Wall	Stucco	Intact	0.3	Negative	
1098	Perimeter	Exterior North Side		Wall	Stucco	Intact	0.3	Negative	
1099	Perimeter	Exterior North Side		Fascia	Wood	Intact	0.2	Negative	
1100	Perimeter	Exterior North Side		Fascia	Stucco	Intact	0.8	Negative	
1101	Perimeter	Exterior North Side		Fascia	Wood	Intact	0.3	Negative	
1102	Perimeter	Exterior North Side		Fascia	Stucco	Intact	0.7	Negative	
1103	Perimeter	Exterior North Side		Fascia	Stucco	Intact	0.7	Negative	
1104	Perimeter	Exterior North Side		Horizontal Trim	Wood	Intact	0.5	Negative	
1105	Perimeter	Exterior North Side		Stringer	Metal	Intact	0.2	Negative	At Stairs
1106	Perimeter	Exterior North Side		Handrail	Metal	Intact	0.0	Negative	
1107	Perimeter	Exterior North Side		Railing	Metal	Intact	0.0	Negative	
1108	Perimeter	Exterior North Side		Walkway	Concrete	DETERIORATED	0.1	Negative	Green
1109	Perimeter	Exterior North Side		Fire Ext. Box	Metal	Intact	0.0	Negative	
1110	Perimeter	Exterior North Side		Air Conditioner	Metal	Intact	0.0	Negative	
1111	Perimeter	Exterior North Side		Air Conditioner	Metal	Intact	0.0	Negative	
1112	Perimeter	Exterior North Side		Bollard	Metal	Intact	0.5	Negative	In Front Of Units
1113	Perimeter	Exterior North Side		Bollard	Metal	Intact	0.4	Negative	In Front Of Units
1114	Perimeter	Exterior North Side		Fence	Concrete	Intact	0.0	Negative	North Side
1115	Perimeter	Exterior North Side		Parking Stripe	Acoustic	DETERIORATED	0.0	Negative	White
1116	Perimeter	Exterior North Side		Parking Stripe	Acoustic	DETERIORATED	0.2	Negative	Red
1117	Perimeter	Exterior North Side		Parking Stripe	Acoustic	DETERIORATED	0.2	Negative	Blue

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1118	Perimeter	Exterior North Side		Parking Curb	Concrete	DETERIORATED	0.0	Negative	White
1119	Perimeter	Exterior North Side		Parking Curb	Concrete	DETERIORATED	0.4	Negative	Red
1120	Perimeter	Exterior North Side		Bollard	Metal	Intact	3.7	POSITIVE	North Side Of Parking Lot
1121	Perimeter	Exterior North Side		Bollard	Metal	DETERIORATED	2.4	POSITIVE	North Side Of Parking Lot
1122	Perimeter	Exterior East Side		Window Frame	Metal	Intact	0.0	Negative	Vinyl
1123	Perimeter	Exterior East Side		Window Frame	Metal	Intact	0.0	Negative	Vinyl
1124	Perimeter	Exterior East Side		Window Frame	Vinyl	Intact	0.0	Negative	Vinyl
1125	Perimeter	Exterior East Side		Window Frame	Metal	Intact	0.1	Negative	Aluminum
1126	Perimeter	Exterior East Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1127	Perimeter	Exterior East Side		Wall	Stucco	Intact	0.7	Negative	
1128	Perimeter	Exterior East Side		Wall	Stucco	Intact	0.5	Negative	
1129	Perimeter	Exterior East Side		Wall	Stucco	Intact	0.0	Negative	
1130	Perimeter	Exterior East Side		Wall	Stucco	Intact	0.2	Negative	
1131	Perimeter	Exterior East Side		Wall	Concrete	DETERIORATED	0.0	Negative	
1132	Perimeter	Exterior East Side		Fascia	Wood	Intact	0.1	Negative	
1133	Perimeter	Exterior East Side		Soffit	Stucco	Intact	0.4	Negative	
1134	Perimeter	Exterior East Side		Fascia	Wood	Intact	0.0	Negative	
1135	Perimeter	Exterior East Side		Soffit	Stucco	Intact	0.5	Negative	
1136	Perimeter	Exterior East Side		Access Panel	Metal	Intact	0.1	Negative	
1137	Perimeter	Exterior South Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1138	Perimeter	Exterior South Side		Window Frame	Metal	Intact	0.1	Negative	Aluminum
1139	Perimeter	Exterior South Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1140	Perimeter	Exterior South Side		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1141	Perimeter	Exterior South Side		Wall	Stucco	Intact	0.5	Negative	
1142	Perimeter	Exterior South Side		Wall	Stucco	Intact	0.2	Negative	
1143	Perimeter	Exterior South Side		Wall	Stucco	Intact	0.2	Negative	
1144	Perimeter	Exterior South Side		Fascia	Wood	DETERIORATED	0.2	Negative	
1145	Perimeter	Exterior South Side		Soffit	Stucco	Intact	0.5	Negative	
1146	Perimeter	Exterior South Side		Fascia	Wood	Intact	0.0	Negative	

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FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1147	Perimeter	Exterior South Side		Soffit	Stucco	Intact	0.3	Negative	
1148	Perimeter	Exterior South Side		Electric Utility Box	Metal	Intact	0.0	Negative	
1149	Perimeter	Exterior South Side		Electric Utility Box	Wood	DETERIORATED	0.2	Negative	
1150	Perimeter	Exterior South Side		Access Panel	Wood	DETERIORATED	0.0	Negative	
1151	Perimeter	Exterior South Side		Access Panel	Wood	DETERIORATED	0.1	Negative	
1152	Perimeter	Exterior South Side		Pipe	Metal	DETERIORATED	0.0	Negative	
1153	Perimeter	Exterior Pool Equipment Room		Wall	Stucco	Intact	0.5	Negative	
1154	Perimeter	Exterior Pool Equipment Room		Wall	Stucco	Intact	0.2	Negative	
1155	Perimeter	Exterior Pool Equipment Room		Wall	Stucco	Intact	0.2	Negative	
1156	Perimeter	Exterior Pool Equipment Room		Wall	Stucco	Intact	0.3	Negative	
1157	Perimeter	Exterior Pool Equipment Room		Fence	Metal	DETERIORATED	0.0	Negative	
1158	Perimeter	Exterior Pool Equipment Room		Gate	Metal	DETERIORATED	0.2	Negative	
1159	Perimeter	Exterior Laundry Room		Window Frame	Metal	Intact	0.0	Negative	Aluminum
1160	Perimeter	Exterior Laundry Room		Wall	Stucco	Intact	0.3	Negative	
1161	Perimeter	Exterior Laundry Room		Wall	Stucco	Intact	0.1	Negative	
1162	Perimeter	Exterior Laundry Room		Wall	Stucco	Intact	0.3	Negative	
1163	Perimeter	Exterior Laundry Room		Fascia	Wood	Intact	0.1	Negative	
1164	Perimeter	Exterior Laundry Room		Fascia	Stucco	Intact	0.7	Negative	
1165	Perimeter	Exterior Laundry Room		Fascia	Stucco	Intact	0.5	Negative	
1166	Perimeter	Exterior Laundry Room		Fascia	Stucco	Intact	0.5	Negative	
1167	Perimeter	Exterior Laundry Room		Vent	Metal	Intact	0.1	Negative	
1168	Perimeter	Exterior Laundry Room		Horizontal Trim	Wood	Intact	0.2	Negative	
1169	Calibration	Common End of Job		0.0 mg/cm2 Standard	Wood	Intact	0.0	Negative	
1170	Calibration	Common End of Job		0.0 mg/cm2 Standard	Wood	Intact	0.1	Negative	
1171	Calibration	Common End of Job		0.0 mg/cm2 Standard	Wood	Intact	0.1	Negative	
1172	Calibration	Common End of Job		1.0 mg/cm2 Standard	Wood	Intact	1.0	POSITIVE	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

FIELD DATA REPORT

Project Name: Tahiti Motel
Address: 11850 Beach Boulevard
Stanton,CA 90680

Project Number: 3012729
Protocol: HUD

Sample	Unit ID / Location	Room Equivalent	Side	Component	Substrate	Condition	Lead	Results	Comments
1173	Calibration	Common End of Job		1.0 mg/cm2 Standard	Wood	Intact	1.1	POSITIVE	
1174	Calibration	Common End of Job		1.0 mg/cm2 Standard	Wood	Intact	1.1	POSITIVE	

The HUD action level for lead-based paint is 1.0 mg/cm2.
Positive is defined as XRF sampling with levels at or above 1.0 mg/cm2.

APPENDIX B

CDPH 8552
INSPECTOR'S CERTIFICATES
INSURANCE CERTIFICATE

State of California-Health and Human Services Agency
California Department of Public Health

LEAD HAZARD EVALUATION REPORT

Section 1-Date of Lead Hazard Evaluation 11-13-2018

Section 2-Type of Lead Hazard Evaluation (Check one box only)

☒ Lead inspection ❒ Risk assessment ❒ Clearance inspection ❒ Other (specify)

Section 3-Structure Where Lead Hazard Evaluation Was Conducted

Address (number, street, apartment (if applicable)	City	County	ZIP code
11850 Beach Boulevard	Stanton	Orange	90680

Construction date (year) of structure	Type of structure (check one box only)	Children Living in Structure?
1960	❒ Multi-unit building ❒ School or Daycare ❒ Single Family Dwelling ☒ Other (Motel)	☒ Yes ❒ No ❒ Don't Know

Section 4-Owner of Structure (If business/agency, list contact person)

Name	Telephone number
Joe La Croix	310-6997804

Address [number, street, apartment (if applicable)]	City	State	ZIP code
11850 Beach Boulevard	Stanton	CA	90680

Section 5-Results of Lead Hazard Evaluation (Check all that apply)

❒ No lead-based paint detected ☒ Intact Lead-based paint detected ☒ Deteriorated Lead-based paint detected

❒ No lead hazards detected ❒ Lead Contaminated Dust Found ❒ Lead Contaminated Soil Found ❒ Other (specify)

Section 6-Individual Conducting Lead Hazard Evaluation

Name		Telephone number	
Keith Piner		714-894-5700	
Address (number, street, apartment (if applicable)	**City**	**State**	**ZIP code**
16531 Bolsa Chica, Suite 205	Huntington Beach	CA	92649
CDPH certification number	**Signature**		**Date**
14441	➢ Keith Piner		11/15/2018

Name and CDPH certification number of any other individuals conducting sampling or testing (if applicable)

Section 7-Attachments

A. A foundation diagram or sketch of the structure indicating the specific locations of each lead hazard or presence of lead-based paint;
B. Each testing method, device, and sampling procedure used;
C. All data collected, including quality control data, laboratory results, including laboratory name, address, and phone number.

First copy and attachments retained by inspector

Second copy and attachments retained by owner

Third copy only (no attachments) mailed to:

California Department of Public Health
Childhood Lead Poisoning Prevention Branch Reports
850 Maria Bay Parkway, Building P, Third Floor
Richmond, CA 94804-6403 Fax (510) 620-5656

CDPH 8552 (6/07)

Lead Inspector/Risk Assessor/Project Designer Certifications

BARR&CL-01 PHILLIPSC

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 3/2/2017

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER License # 0E67768 Legends Environmental Ins. Services 130 Vantis Suite 250 Aliso Viejo, CA 92656	CONTACT NAME: Elizabeth Leach PHONE (A/C, No, Ext): (949) 297-5537 52011 FAX (A/C, No): (949) 297-5960 E-MAIL ADDRESS: Elizabeth.Leach@ioausa.com
	INSURER(S) AFFORDING COVERAGE — NAIC #
	INSURER A : Westchester Surplus Lines Insurance Company — 10172
INSURED Barr & Clark 16531 Bolsa Chica Street, Suite 205 Huntington Beach, CA 92649	INSURER B : INSURER C : INSURER D : INSURER E : INSURER F :

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 2,000,000
	CLAIMS-MADE [X] OCCUR	X		G46606954001	03/09/2017	03/09/2019	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 50,000
	X Contractors Poll.						MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 2,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY [X] PRO-JECT [ ] LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:						Deductible	$ 2,500
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB [ ] OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB [ ] CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE / OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	*Professional Liab.			G46606954001	03/09/2017	03/09/2019	Each Claim	2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

*Professional Liability is written on a Claims Made basis.

The City of Hemet is Additional Insured for General Liability with respect to work performed for them by the Named Insured as required by written contract, per Blanket Additional Insured endorsement ENV-3100 (08-04) & ENV-3225 (10-08). Liability Coverage is Primary and Non-Contributory, per endorsement ENV-3101 (08-04) & ENV-3226 (10-08).

CERTIFICATE HOLDER

NOTE: This is a copy of our general liability insurance. Your city or company's specific insurance is on file.

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Allstate
You're in good hands.

CI CW A02 10 11

CERTIFICATE OF INSURANCE

This certificate is issued for informational purposes only. It certifies that the policies listed in this document have been issued to the Named Insured. It does not grant any rights to any party nor can it be used, in any way, to modify coverage provided by such policies. Alteration of this certificate does not change the terms, exclusions or conditions of such policies. Coverage is subject to the provisions of the policies, including any exclusions or conditions, regardless of the provisions of any other contract, such as between the certificate holder and the Named Insured. The limits shown below are the limits provided at the policy inception. Subsequent paid claims may reduce these limits.

Certificate Holder:	Named Insured:
This is a copy of our general auto insurance. Your company or city's specific insurance is on file.	BARR & CLARK, INC. 16531 BOLSA CHICA ST STE 205 HUNTINGTON BEACH CA 92649-3595

Automobile Liability

Insurer Name: Allstate Insurance Company

Policy Number: 648761551

	1 -- Any Auto		**2** – Owned Autos Only		**3** – Owned Priv. Pass. Autos Only
	4 -- Owned Autos Other Than Priv. Pass. Autos Only		**5** – Owned Autos Subject to No Fault		**6** – Owned Autos Subject to a Compulsory UM Law
X	**7** -- Specifically Described Autos	X	**8** – Hired Autos Only	X	**9** – Nonowned Autos Only

Policy Effective Date :		**Policy Expiration Date:**	
Limits of Insurance:	$1,000,000	Combined Single Limit (each accident)	
	BI Per Person	BI Per Accident	PD Per Accident

Description of Operations/Locations/Vehicles/Endorsements/Special Provisions

Interested Party Type: Additional Insured - All Other

THIS CERTIFICATE DOES NOT GRANT ANY COVERAGE OR RIGHTS TO THE CERTIFICATE HOLDER.

IF THIS CERTIFICATE INDICATES THAT THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED, THE POLICY(IES) MUST EITHER BE ENDORSED OR CONTAIN SPECIFIC LANGUAGE PROVIDING THE CERTIFICATE HOLDER WITH ADDITIONAL INSURED STATUS. THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED ONLY TO THE EXTENT INDICATED IN SUCH POLICY LANGUAGE OR ENDORSEMENT.

Producer: SMART MONEY SOL INC	
Authorized Representative:	**Date:**

POLICYHOLDER COPY

SP

STATE COMPENSATION INSURANCE FUND

P.O. BOX 8192, PLEASANTON, CA 94588

CERTIFICATE OF WORKERS' COMPENSATION INSURANCE

GROUP:
POLICY NUMBER: 1917813
CERTIFICATE ID: 243

This is a copy of our general worker's compensation insurance. Your company or city's specific insurance is on file.

This is to certify that we have issued a valid Workers' Compensation insurance policy in a form approved by the California Insurance Commissioner to the employer named below for the policy period indicated.

This policy is not subject to cancellation by the Fund except upon 30 days advance written notice to the employer.

We will also give you 30 days advance notice should this policy be cancelled prior to its normal expiration.

This certificate of insurance is not an insurance policy and does not amend, extend or alter the coverage afforded by the policy listed herein. Notwithstanding any requirement, term or condition of any contract or other document with respect to which this certificate of insurance may be issued or to which it may pertain, the insurance afforded by the policy described herein is subject to all the terms, exclusions, and conditions, of such policy.

Authorized Representative

President and CEO

EMPLOYER'S LIABILITY LIMIT INCLUDING DEFENSE COSTS: $1,000,000 PER OCCURRENCE.

ENDORSEMENT #0015 ENTITLED ADDITIONAL INSURED EMPLOYER EFFECTIVE IS ATTACHED TO AND FORMS A PART OF THIS POLICY. NAME OF ADDITIONAL INSURED:

ENDORSEMENT #2065 ENTITLED CERTIFICATE HOLDERS' NOTICE EFFECTIVE IS ATTACHED TO AND FORMS A PART OF THIS POLICY.

EMPLOYER

BARR & CLARK, INC
16531 BOLSA CHICA ST STE 205
HUNTINGTON BEACH CA 92649

SP

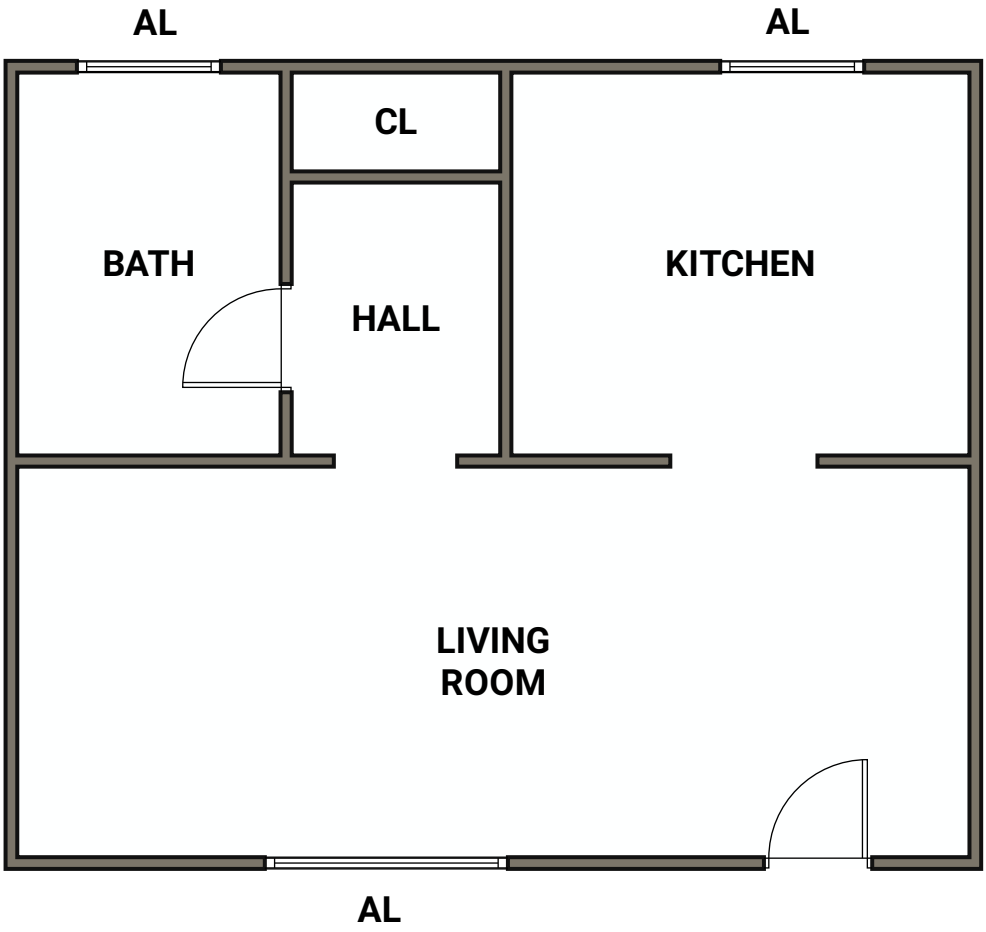
[P14,SP]

(REV.7-2014)

APPENDIX C

MAP(S)

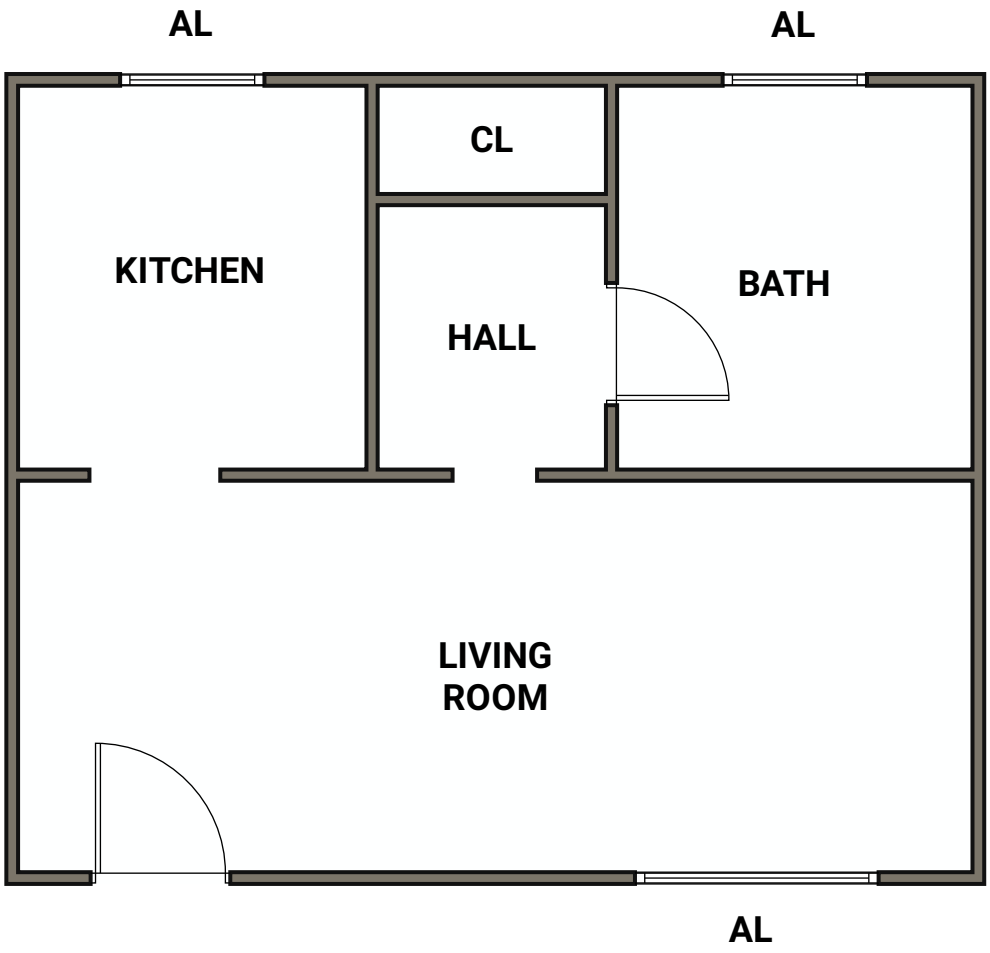
FP 1



Window Kwy:
AL= Aluminum

Tahiti Motel
11850 Beach Boulevard
Stanton, CA
Project #3012729

FP1 R



Window Key:
AL= Aluminum

Tahiti Motel
11850 Beach Boulevard
Stanton, CA
Project #3012729

Attachment 10. USFWS IPaC Database Search

IPaC **U.S. Fish & Wildlife Service**

IPaC resource list

This report is an automatically generated list of species and other resources such as critical habitat (collectively referred to as *trust resources*) under the U.S. Fish and Wildlife Service's (USFWS) jurisdiction that are known or expected to be on or near the project area referenced below. The list may also include trust resources that occur outside of the project area, but that could potentially be directly or indirectly affected by activities in the project area. However, determining the likelihood and extent of effects a project may have on trust resources typically requires gathering additional site-specific (e.g., vegetation/species surveys) and project-specific (e.g., magnitude and timing of proposed activities) information.

Below is a summary of the project information you provided and contact information for the USFWS office(s) with jurisdiction in the defined project area. Please read the introduction to each section that follows (Endangered Species, Migratory Birds, USFWS Facilities, and NWI Wetlands) for additional information applicable to the trust resources addressed in that section.

Location

Orange County, California

Local office

Carlsbad Fish And Wildlife Office

(760) 431-9440
(760) 431-5901

2177 Salk Avenue - Suite 250
Carlsbad, CA 92008-7385

http://www.fws.gov/carlsbad/

Endangered species

This resource list is for informational purposes only and does not constitute an analysis of project level impacts.

The primary information used to generate this list is the known or expected range of each species. Additional areas of influence (AOI) for species are also considered. An AOI includes areas outside of the species range if the species could be indirectly affected by activities in that area (e.g., placing a dam upstream of a fish population even if that fish does not occur at the dam site, may indirectly impact the species by reducing or eliminating water flow downstream). Because species can move, and site conditions can change, the species on this list are not guaranteed to be found on or near the project area. To fully determine any potential effects to species, additional site-specific and project-specific information is often required.

Section 7 of the Endangered Species Act **requires** Federal agencies to "request of the Secretary information whether any species which is listed or proposed to be listed may be present in the area of such proposed action" for any project that is conducted, permitted, funded, or licensed by any Federal agency. A letter from the local office and a species list which fulfills this requirement can **only** be obtained by requesting an official species list from either the Regulatory Review section in IPaC (see directions below) or from the local field office directly.

For project evaluations that require USFWS concurrence/review, please return to the IPaC website and request an official species list by doing the following:

1. Draw the project location and click CONTINUE.
2. Click DEFINE PROJECT.
3. Log in (if directed to do so).
4. Provide a name and description for your project.
5. Click REQUEST SPECIES LIST.

Listed species[1] and their critical habitats are managed by the Ecological Services Program of the U.S. Fish and Wildlife Service (USFWS) and the fisheries division of the National Oceanic and Atmospheric Administration (NOAA Fisheries[2]).

Species and critical habitats under the sole responsibility of NOAA Fisheries are **not** shown on this list. Please contact NOAA Fisheries for species under their jurisdiction.

1. Species listed under the Endangered Species Act are threatened or endangered; IPaC also shows species that are candidates, or proposed, for listing. See the listing status page for more information. IPaC only shows species that are regulated by USFWS (see FAQ).
2. NOAA Fisheries, also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

The following species are potentially affected by activities in this location:

Birds

NAME	STATUS

Coastal California Gnatcatcher Polioptila californica californica Wherever found There is **final** critical habitat for this species. The location of the critical habitat is not available. https://ecos.fws.gov/ecp/species/8178	Threatened

Flowering Plants

NAME	STATUS
Ventura Marsh Milk-vetch Astragalus pycnostachyus var. lanosissimus Wherever found There is **final** critical habitat for this species. The location of the critical habitat is not available. https://ecos.fws.gov/ecp/species/1160	Endangered

Critical habitats

Potential effects to critical habitat(s) in this location must be analyzed along with the endangered species themselves.

THERE ARE NO CRITICAL HABITATS AT THIS LOCATION.

Migratory birds

Certain birds are protected under the Migratory Bird Treaty Act[1] and the Bald and Golden Eagle Protection Act[2].

Any person or organization who plans or conducts activities that may result in impacts to migratory birds, eagles, and their habitats should follow appropriate regulations and consider implementing appropriate conservation measures, as described below.

1. The Migratory Birds Treaty Act of 1918.
2. The Bald and Golden Eagle Protection Act of 1940.

Additional information can be found using the following links:

- Birds of Conservation Concern http://www.fws.gov/birds/management/managed-species/birds-of-conservation-concern.php
- Measures for avoiding and minimizing impacts to birds http://www.fws.gov/birds/management/project-assessment-tools-and-guidance/conservation-measures.php
- Nationwide conservation measures for birds http://www.fws.gov/migratorybirds/pdf/management/nationwidestandardconservationmeasures.pdf

The birds listed below are birds of particular concern either because they occur on the USFWS Birds of Conservation Concern (BCC) list or warrant special attention in your project location. To learn more about the levels of concern for birds on your list and how this list is generated, see the FAQ below. This is not a list of every bird you may find in this location, nor a guarantee that every bird on this list will be found in your project area. To see exact locations of where birders and the general public have sighted birds in and around your project area, visit the E-bird data mapping tool (Tip: enter your location, desired date range and a species on your list). For projects that occur off the Atlantic Coast, additional maps and models detailing the relative occurrence and abundance of bird species on your list are available. Links to additional information about Atlantic Coast birds, and other important information about your migratory bird list, including how to properly interpret and use your migratory bird report, can be found below.

For guidance on when to schedule activities or implement avoidance and minimization measures to reduce impacts to migratory birds on your list, click on the PROBABILITY OF PRESENCE SUMMARY at the top of your list to see when these birds are most likely to be present and breeding in your project area.

NAME	BREEDING SEASON (IF A BREEDING SEASON IS INDICATED FOR A BIRD ON YOUR LIST, THE BIRD MAY BREED IN YOUR PROJECT AREA SOMETIME WITHIN THE TIMEFRAME SPECIFIED, WHICH IS A VERY LIBERAL ESTIMATE OF THE DATES INSIDE WHICH THE BIRD BREEDS ACROSS ITS ENTIRE RANGE. "BREEDS ELSEWHERE" INDICATES THAT THE BIRD DOES NOT LIKELY BREED IN YOUR PROJECT AREA.)
Allen's Hummingbird Selasphorus sasin This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/9637	Breeds Feb 1 to Jul 15
Black Oystercatcher Haematopus bachmani This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/9591	Breeds Apr 15 to Oct 31
Black Skimmer Rynchops niger This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/5234	Breeds May 20 to Sep 15

Black Swift Cypseloides niger — Breeds Jun 15 to Sep 10
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/8878

Black Turnstone Arenaria melanocephala — Breeds elsewhere
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.

Burrowing Owl Athene cunicularia — Breeds Mar 15 to Aug 31
This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA
https://ecos.fws.gov/ecp/species/9737

Clark's Grebe Aechmophorus clarkii — Breeds Jan 1 to Dec 31
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.

Common Yellowthroat Geothlypis trichas sinuosa — Breeds May 20 to Jul 31
This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA
https://ecos.fws.gov/ecp/species/2084

Costa's Hummingbird Calypte costae — Breeds Jan 15 to Jun 10
This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA
https://ecos.fws.gov/ecp/species/9470

Gull-billed Tern Gelochelidon nilotica — Breeds May 1 to Jul 31
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/9501

Lawrence's Goldfinch Carduelis lawrencei — Breeds Mar 20 to Sep 20
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/9464

Long-billed Curlew Numenius americanus — Breeds elsewhere
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/5511

Marbled Godwit Limosa fedoa — Breeds elsewhere
This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/9481

Mountain Plover Charadrius montanus This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/3638	Breeds elsewhere
Nuttall's Woodpecker Picoides nuttallii This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA https://ecos.fws.gov/ecp/species/9410	Breeds Apr 1 to Jul 20
Rufous Hummingbird selasphorus rufus This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/8002	Breeds elsewhere
Short-billed Dowitcher Limnodromus griseus This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/9480	Breeds elsewhere
Song Sparrow Melospiza melodia This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA	Breeds Feb 20 to Sep 5
Spotted Towhee Pipilo maculatus clementae This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA https://ecos.fws.gov/ecp/species/4243	Breeds Apr 15 to Jul 20
Whimbrel Numenius phaeopus This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/9483	Breeds elsewhere
Willet Tringa semipalmata This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.	Breeds elsewhere
Wrentit Chamaea fasciata This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.	Breeds Mar 15 to Aug 10

Probability of Presence Summary

The graphs below provide our best understanding of when birds of concern are most likely to be present in your project area. This information can be used to tailor and schedule your project activities to avoid or minimize impacts to birds. Please make sure you read and understand the FAQ

"Proper Interpretation and Use of Your Migratory Bird Report" before using or attempting to interpret this report.

Probability of Presence (■)

Each green bar represents the bird's relative probability of presence in the 10km grid cell(s) your project overlaps during a particular week of the year. (A year is represented as 12 4-week months.) A taller bar indicates a higher probability of species presence. The survey effort (see below) can be used to establish a level of confidence in the presence score. One can have higher confidence in the presence score if the corresponding survey effort is also high.

How is the probability of presence score calculated? The calculation is done in three steps:

1. The probability of presence for each week is calculated as the number of survey events in the week where the species was detected divided by the total number of survey events for that week. For example, if in week 12 there were 20 survey events and the Spotted Towhee was found in 5 of them, the probability of presence of the Spotted Towhee in week 12 is 0.25.
2. To properly present the pattern of presence across the year, the relative probability of presence is calculated. This is the probability of presence divided by the maximum probability of presence across all weeks. For example, imagine the probability of presence in week 20 for the Spotted Towhee is 0.05, and that the probability of presence at week 12 (0.25) is the maximum of any week of the year. The relative probability of presence on week 12 is 0.25/0.25 = 1; at week 20 it is 0.05/0.25 = 0.2.
3. The relative probability of presence calculated in the previous step undergoes a statistical conversion so that all possible values fall between 0 and 10, inclusive. This is the probability of presence score.

To see a bar's probability of presence score, simply hover your mouse cursor over the bar.

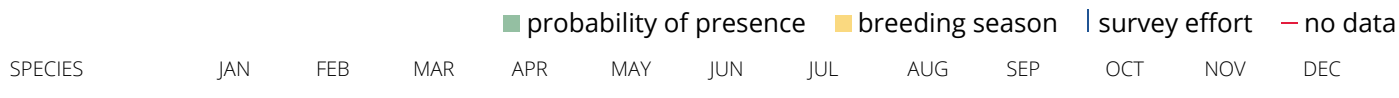
Breeding Season (■)
Yellow bars denote a very liberal estimate of the time-frame inside which the bird breeds across its entire range. If there are no yellow bars shown for a bird, it does not breed in your project area.

Survey Effort (|)
Vertical black lines superimposed on probability of presence bars indicate the number of surveys performed for that species in the 10km grid cell(s) your project area overlaps. The number of surveys is expressed as a range, for example, 33 to 64 surveys.

To see a bar's survey effort range, simply hover your mouse cursor over the bar.

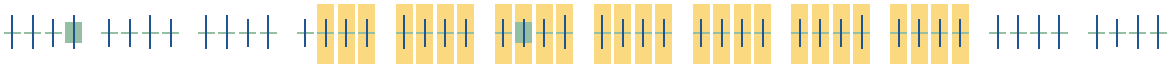
No Data (–)
A week is marked as having no data if there were no survey events for that week.

Survey Timeframe
Surveys from only the last 10 years are used in order to ensure delivery of currently relevant information. The exception to this is areas off the Atlantic coast, where bird returns are based on all years of available data, since data in these areas is currently much more sparse.



Allen's Hummingbird BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Black Oystercatcher BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

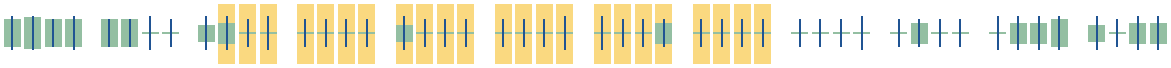


Black Skimmer BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

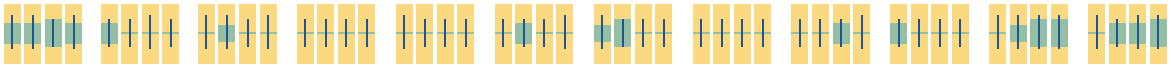
Black Swift BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Black Turnstone BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

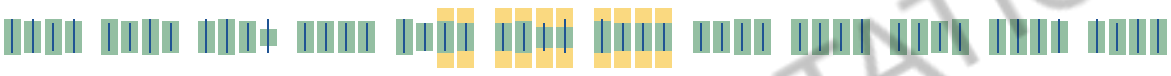
Burrowing Owl BCC - BCR (This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA)



Clark's Grebe BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)



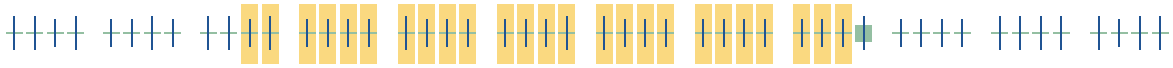
Common Yellowthroat BCC - BCR (This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA)



Costa's Hummingbird BCC - BCR (This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA)

Gull-billed Tern BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Lawrence's Goldfinch BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)



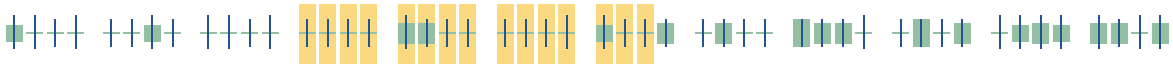
Long-billed Curlew BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

SPECIES JAN FEB MAR APR MAY JUN JUL AUG SEP OCT NOV DEC

Marbled Godwit BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Mountain Plover BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

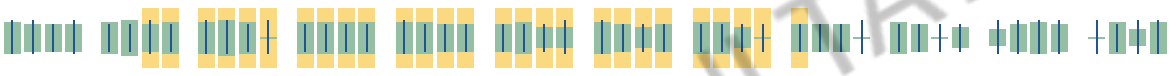
Nuttall's Woodpecker BCC - BCR (This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA)



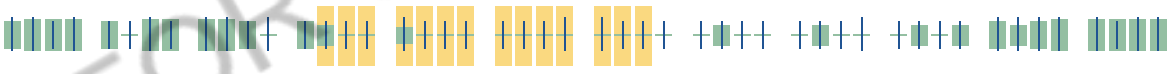
Rufous Hummingbird BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Short-billed Dowitcher BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Song Sparrow BCC - BCR (This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA)

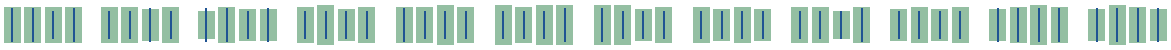


Spotted Towhee BCC - BCR (This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA)

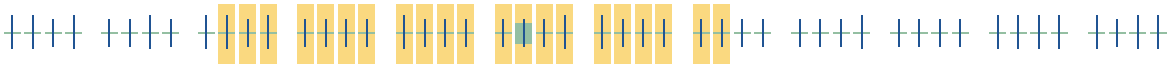


Whimbrel BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)

Willet
BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)



Wrentit
BCC Rangewide (CON) (This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.)



Tell me more about conservation measures I can implement to avoid or minimize impacts to migratory birds.

Nationwide Conservation Measures describes measures that can help avoid and minimize impacts to all birds at any location year round. Implementation of these measures is particularly important when birds are most likely to occur in the project area. When birds may be breeding in the area, identifying the locations of any active nests and avoiding their destruction is a very helpful impact minimization measure. To see when birds are most likely to occur and be breeding in your project area, view the Probability of Presence Summary. Additional measures or permits may be advisable depending on the type of activity you are conducting and the type of infrastructure or bird species present on your project site.

What does IPaC use to generate the migratory birds potentially occurring in my specified location?

The Migratory Bird Resource List is comprised of USFWS Birds of Conservation Concern (BCC) and other species that may warrant special attention in your project location.

The migratory bird list generated for your project is derived from data provided by the Avian Knowledge Network (AKN). The AKN data is based on a growing collection of survey, banding, and citizen science datasets and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle (Eagle Act requirements may apply), or a species that has a particular vulnerability to offshore activities or development.

Again, the Migratory Bird Resource list includes only a subset of birds that may occur in your project area. It is not representative of all birds that may occur in your project area. To get a list of all birds potentially present in your project area, please visit the AKN Phenology Tool.

What does IPaC use to generate the probability of presence graphs for the migratory birds potentially occurring in my specified location?

The probability of presence graphs associated with your migratory bird list are based on data provided by the Avian Knowledge Network (AKN). This data is derived from a growing collection of survey, banding, and citizen science datasets .

Probability of presence data is continuously being updated as new and better information becomes available. To learn more about how the probability of presence graphs are produced and how to interpret them, go the Probability of Presence Summary and then click on the "Tell me about these graphs" link.

How do I know if a bird is breeding, wintering, migrating or present year-round in my project area?

To see what part of a particular bird's range your project area falls within (i.e. breeding, wintering, migrating or year-round), you may refer to the following resources: The Cornell Lab of Ornithology All About Birds Bird Guide, or (if you are unsuccessful in locating the bird of interest there), the Cornell Lab of Ornithology Neotropical Birds guide. If a bird on your migratory bird species list has a breeding season associated with it, if that bird does occur in your project area, there may be nests present at some point within the timeframe specified. If "Breeds elsewhere" is indicated, then the bird likely does not breed in your project area.

What are the levels of concern for migratory birds?

Migratory birds delivered through IPaC fall into the following distinct categories of concern:

1. "BCC Rangewide" birds are Birds of Conservation Concern (BCC) that are of concern throughout their range anywhere within the USA (including Hawaii, the Pacific Islands, Puerto Rico, and the Virgin Islands);
2. "BCC - BCR" birds are BCCs that are of concern only in particular Bird Conservation Regions (BCRs) in the continental USA; and
3. "Non-BCC - Vulnerable" birds are not BCC species in your project area, but appear on your list either because of the Eagle Act requirements (for eagles) or (for non-eagles) potential susceptibilities in offshore areas from certain types of development or activities (e.g. offshore energy development or longline fishing).

Although it is important to try to avoid and minimize impacts to all birds, efforts should be made, in particular, to avoid and minimize impacts to the birds on this list, especially eagles and BCC species of rangewide concern. For more information on conservation measures you can implement to help avoid and minimize migratory bird impacts and requirements for eagles, please see the FAQs for these topics.

Details about birds that are potentially affected by offshore projects

For additional details about the relative occurrence and abundance of both individual bird species and groups of bird species within your project area off the Atlantic Coast, please visit the Northeast Ocean Data Portal. The Portal also offers data and information about other taxa besides birds that may be helpful to you in your project review. Alternately, you may download the bird model results files underlying the portal maps through the NOAA NCCOS Integrative Statistical Modeling and Predictive Mapping of Marine Bird Distributions and Abundance on the Atlantic Outer Continental Shelf project webpage.

Bird tracking data can also provide additional details about occurrence and habitat use throughout the year, including migration. Models relying on survey data may not include this information. For additional information on marine bird tracking data, see the Diving Bird Study and the nanotag studies or contact Caleb Spiegel or Pam Loring.

What if I have eagles on my list?

If your project has the potential to disturb or kill eagles, you may need to obtain a permit to avoid violating the Eagle Act should such impacts occur.

Proper Interpretation and Use of Your Migratory Bird Report

The migratory bird list generated is not a list of all birds in your project area, only a subset of birds of priority concern. To learn more about how your list is generated, and see options for identifying what other birds may be in your project area, please see the FAQ "What does IPaC use to generate the migratory birds potentially occurring in my specified location". Please be aware this report provides the "probability of presence" of birds within the 10 km grid cell(s) that overlap your project; not your exact project footprint. On the graphs provided, please also look carefully at the survey effort (indicated by the black vertical bar) and for the existence of the "no data" indicator (a red horizontal bar). A high survey effort is the key component. If the survey effort is high, then the probability of presence score can be viewed as more dependable. In contrast, a low survey effort bar or no data bar means a lack of data and, therefore, a lack of certainty about presence of the species. This list is not perfect; it is simply a starting

point for identifying what birds of concern have the potential to be in your project area, when they might be there, and if they might be breeding (which means nests might be present). The list helps you know what to look for to confirm presence, and helps guide you in knowing when to implement conservation measures to avoid or minimize potential impacts from your project activities, should presence be confirmed. To learn more about conservation measures, visit the FAQ "Tell me about conservation measures I can implement to avoid or minimize impacts to migratory birds" at the bottom of your migratory bird trust resources page.

Facilities

National Wildlife Refuge lands

Any activity proposed on lands managed by the National Wildlife Refuge system must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

THERE ARE NO REFUGE LANDS AT THIS LOCATION.

Fish hatcheries

THERE ARE NO FISH HATCHERIES AT THIS LOCATION.

Wetlands in the National Wetlands Inventory

Impacts to NWI wetlands and other aquatic habitats may be subject to regulation under Section 404 of the Clean Water Act, or other State/Federal statutes.

For more information please contact the Regulatory Program of the local U.S. Army Corps of Engineers District.

THERE ARE NO KNOWN WETLANDS AT THIS LOCATION.

Data limitations

The Service's objective of mapping wetlands and deepwater habitats is to produce reconnaissance level information on the location, type and size of these resources. The maps are prepared from the analysis of high altitude imagery. Wetlands are identified based on vegetation, visible hydrology and geography. A margin of error is inherent in the use of imagery; thus, detailed on-the-ground inspection of any particular site may result in revision of the wetland boundaries or classification established through image analysis.

The accuracy of image interpretation depends on the quality of the imagery, the experience of the image analysts, the amount and quality of the collateral data and the amount of ground truth verification work conducted. Metadata should be consulted to determine the date of the source imagery used and any mapping problems.

Wetlands or other mapped features may have changed since the date of the imagery or field work. There may be occasional differences in polygon boundaries or classifications between the information depicted on the map and the actual conditions on site.

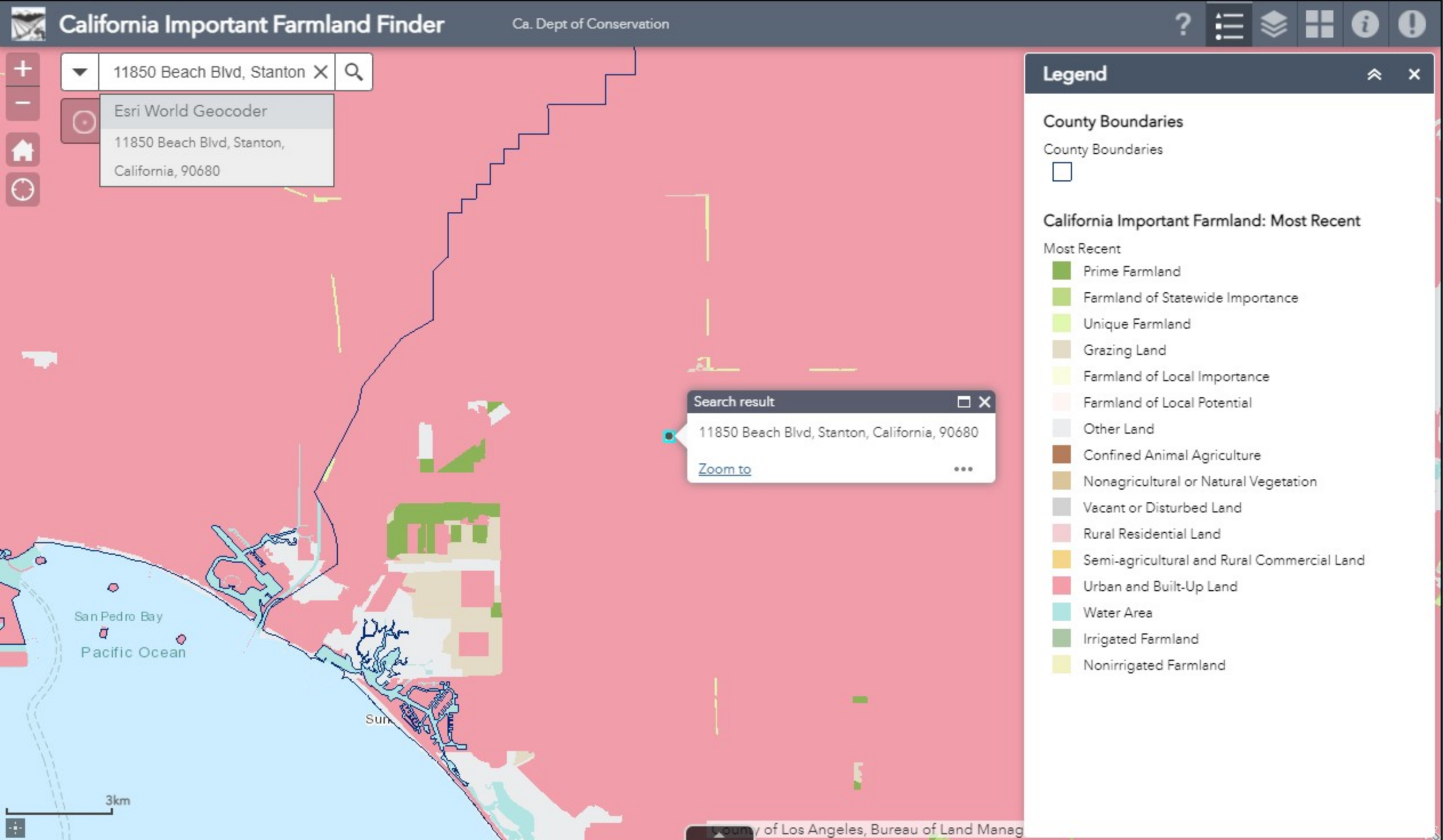
Data exclusions

Certain wetland habitats are excluded from the National mapping program because of the limitations of aerial imagery as the primary data source used to detect wetlands. These habitats include seagrasses or submerged aquatic vegetation that are found in the intertidal and subtidal zones of estuaries and nearshore coastal waters. Some deepwater reef communities (coral or tuberficid worm reefs) have also been excluded from the inventory. These habitats, because of their depth, go undetected by aerial imagery.

Data precautions

Federal, state, and local regulatory agencies with jurisdiction over wetlands may define and describe wetlands in a different manner than that used in this inventory. There is no attempt, in either the design or products of this inventory, to define the limits of proprietary jurisdiction of any Federal, state, or local government or to establish the geographical scope of the regulatory programs of government agencies. Persons intending to engage in activities involving modifications within or adjacent to wetland areas should seek the advice of appropriate federal, state, or local agencies concerning specified agency regulatory programs and proprietary jurisdictions that may affect such activities.

Attachment 11. California Important Farmland Finder


California Important Farmland Finder
Ca. Dept of Conservation
11850 Beach Blvd, Stanton
Esri World Geocoder
11850 Beach Blvd, Stanton, California, 90680
Search result
11850 Beach Blvd, Stanton, California, 90680
Zoom to
San Pedro Bay
Pacific Ocean
3km
Legend
County Boundaries
County Boundaries
California Important Farmland: Most Recent
Most Recent
Prime Farmland
Farmland of Statewide Importance
Unique Farmland
Grazing Land
Farmland of Local Importance
Farmland of Local Potential
Other Land
Confined Animal Agriculture
Nonagricultural or Natural Vegetation
Vacant or Disturbed Land
Rural Residential Land
Semi-agricultural and Rural Commercial Land
Urban and Built-Up Land
Water Area
Irrigated Farmland
Nonirrigated Farmland

Attachment 12. State Historic Preservation Office Letter

State of California • Natural Resources Agency
Gavin Newsom, *Governor*

DEPARTMENT OF PARKS AND RECREATION
OFFICE OF HISTORIC PRESERVATION
Armando Quintero, *Director*

Julianne Polanco, State Historic Preservation Officer
1725 23rd Street, Suite 100, Sacramento, CA 95816-7100
Telephone: (916) 445-7000 FAX: (916) 445-7053
calshpo.ohp@parks.ca.gov www.ohp.parks.ca.gov

June 8, 2021
[VIA EMAIL]

Refer to HUD_2021_0608_001

Ms. Liza Santos
Housing Development Compliance Administrator
Housing & Community Development
County of Orange
1501 St. Andrews Place, First Floor
Santa Ana, CA 92705

Re: Tahiti Motel Project Homekey Adaptive Reuse to Housing for the Homeless Rehabilitation Project at 11850 Beach Boulevard, Stanton, CA

Dear Ms. Santos:

The California State Historic Preservation Officer received the consultation submittal for the above referenced undertaking for our review and comment pursuant to Section 106 of the National Historic Preservation Act and its implementing regulations found at 36 CFR Part 800. The regulations and advisory materials are located at www.achp.gov.

You have informed us that the County of Orange intends to use funding from the U.S. Department of Housing and Urban Development (HUD) to adapt the Tahiti Motel, located at 11850 Beach Boulevard in Stanton, into housing units for the homeless. The County has determined that the Tahiti Motel is not eligible for listing in the National Register of Historic Places. SHPO concurs with this determination.

The County has also "determined that no historic property will be adversely affected," by the project. The SHPO does not objection to this finding, but because there are no historic properties in the undertaking area of potential effects the SHPO recommends and does not object to a finding of *No historic properties affected* pursuant to 36 CFR §800.4(d).

We appreciate the County of Orange's consideration of historic properties in the project planning process. If you have questions please contact Shannon Lauchner Pries, Historian II, with the Local Government & Environmental Compliance Unit at (916)445-7013 or by email at shannon.pries@parks.ca.gov .

Note that we are only sending this letter in electronic format. Please confirm receipt of this letter. If you would like a hard copy mailed to you, respond to this email to request a hard copy be mailed.

Sincerely,

Julianne Polanco
State Historic Preservation Officer

Attachment 13. Tribal Consultation

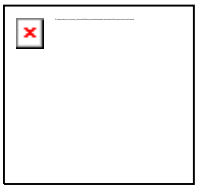
Santos, Liza

From: Gabrieleno Administration <admin@gabrielenoindians.org>
Sent: Thursday, June 10, 2021 1:54 PM
To: Santos, Liza
Subject: Re: Follow up: Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

sounds good

Thank you

Admin Specialist
Gabrieleno Band of Mission Indians - Kizh Nation
PO Box 393
Covina, CA 91723
Office: 844-390-0787
website: www.gabrielenoindians.org



The region where Gabrieleño culture thrived for more than eight centuries encompassed most of Los Angeles County, more than half of Orange County and portions of Riverside and San Bernardino counties. It was the labor of the Gabrieleño who built the missions, ranchos and the pueblos of Los Angeles. They were trained in the trades, and they did the construction and maintenance, as well as the farming and managing of herds of livestock. "The Gabrieleño are the ones who did all this work, and they really are the foundation of the early economy of the Los Angeles area ". "That's a contribution that Los Angeles has not recognized--the fact that in its early decades, without the Gabrieleño, the community simply would not have survived."

On Thu, Jun 10, 2021 at 12:34 PM Santos, Liza <Liza.Santos@occr.ocgov.com> wrote:

> Thank you for you response. One more thing, I need for you to acknowledge that consultation was concluded with the approval of the mitigation measure by replying to this emai.
>
> Thank you.
>
> ~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Gabrieleno Administration <admin@gabrielenoindians.org>
Sent: Thursday, June 10, 2021 12:32 PM
To: Santos, Liza <Liza.Santos@occr.ocgov.com>
Subject: Re: Follow up: Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

Hello Liza

I just confirmed with Mr. Salas if these are the mitigations you will be using we are good.

Thank you

Admin Specialist
Gabrieleno Band of Mission Indians - Kizh Nation
PO Box 393
Covina, CA 91723

Office: 844-390-0787

website: www.gabrielenoindians.org

The region where Gabrieleño culture thrived for more than eight centuries encompassed most of Los Angeles County, more than half of Orange County and portions of Riverside and San Bernardino counties. It was the labor of the Gabrieleño who built the missions, ranchos and the pueblos of Los Angeles. They were trained in the trades, and they did the construction and maintenance, as well as the farming and managing of herds of livestock. "The Gabrieleño are the ones who did all this work, and they really are the foundation of the early economy of the Los Angeles area " . "That's a contribution that Los Angeles has not recognized--the fact that in its early decades, without the Gabrieleño, the community simply would not have survived."

On Tue, Jun 8, 2021 at 11:49 AM Santos, Liza <Liza.Santos@occr.ocgov.com> wrote:

Thank you for the update.

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Gabrieleno Administration <admin@gabrielenoindians.org>
Sent: Tuesday, June 8, 2021 11:41 AM
To: Santos, Liza <Liza.Santos@occr.ocgov.com>
Subject: Re: Follow up: Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

Hello Liza

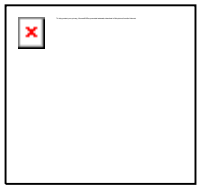
We are trying our best to get back to everyone as soon as possible. We have been very overwhelmed. We will get back to you as soon as possible.

Thank you

Admin Specialist
Gabrieleno Band of Mission Indians - Kizh Nation
PO Box 393
Covina, CA 91723

Office: 844-390-0787

website: www.gabrielenoindians.org



The region where Gabrieleño culture thrived for more than eight centuries encompassed most of Los Angeles County, more than half of Orange County and portions of Riverside and San Bernardino counties. It was the labor of the Gabrieleño who built the missions, ranchos and the pueblos of Los Angeles. They were trained in the trades, and they did the construction and maintenance, as well as the farming and managing of herds of livestock. "The Gabrieleño are the ones who did all this work, and they really are the foundation of the early economy of the Los Angeles area " . "That's a contribution that Los Angeles has not recognized--the fact that in its early decades, without the Gabrieleño, the community simply would not have survived."

On Tue, Jun 8, 2021 at 11:00 AM Santos, Liza <Liza.Santos@occr.ocgov.com> wrote:

Hi there.

We are finalizing to send the Concurrence Request packet to SHPO today. I would like to follow up with you if you had a chance to review the mitigation measure language and if it's good to go for both Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation projects so we can add them to the packets. The Developer is applying for a first-come-first-serve basis addition funding through the state for the projects and could only submit their applications with the completed NEPAs.

The Gabrieleno Band of Mission Indians – Kizh Nation agreed to a mitigation measure to monitor grading activities in case cultural resources are unearthed. This MM is shown below.

> *The applicant will be required to retain the services of a qualified Native American Monitor(s) during construction related ground disturbance activities. The Tribal Representative from the Gabrieleno Band of Mission Indians – Kizh Nation defines ground disturbance to include, but not limited to, pavement removal, potholing, grubbing, weed abatement, boring, grading, excavation, or trenching within the project area. The monitor must be approved by the Tribal Representative and will be present on-site during the construction phases that involve ground disturbance activities. The on-site monitoring shall end when the project site grading and excavation activities are completed, or when the monitor has indicated that the site has a low potential for archaeological resources. If archaeological or cultural resources are encountered, they will be documented by the Native American monitor and collected for preservation.*

Thank you.

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Santos, Liza
Sent: Wednesday, June 2, 2021 12:11 PM
To: Gabrieleno Administration <admin@gabrielenoindians.org>

Subject: RE: Follow up: Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

Thank you (Brandy?). 😊

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Gabrieleno Administration <admin@gabrielenoindians.org>
Sent: Wednesday, June 2, 2021 12:07 PM
To: Santos, Liza <Liza.Santos@occr.ocgov.com>
Subject: Re: Follow up: Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

Hello Liza

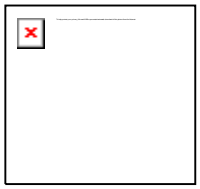
I will check in with Mr. Salas to see what he would like to do.

Thank you

Admin Specialist
Gabrieleno Band of Mission Indians - Kizh Nation
PO Box 393
Covina, CA 91723

Office: 844-390-0787

website: www.gabrielenoindians.org



The region where Gabrieleño culture thrived for more than eight centuries encompassed most of Los Angeles County, more than half of Orange County and portions of Riverside and San Bernardino counties. It was the labor of the Gabrieleño who built the missions, ranchos and the pueblos of Los Angeles. They were trained in the trades, and they did the construction and maintenance, as well as the farming and managing of herds of livestock. "The Gabrieleño are the ones who did all this work, and they really are the foundation of the early economy of the Los Angeles area ". "That's a contribution that Los Angeles has not recognized--the fact that in its early decades, without the Gabrieleño, the community simply would not have survived."

On Wed, Jun 2, 2021 at 11:52 AM Santos, Liza <Liza.Santos@occr.ocgov.com> wrote:

Would the activities I provided on an earlier email be considered as ground disturbance to you?

If so, please confirm if you would you like us to use the same mitigation measure that we have been using for both Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation as well and confirm that the consultation has been concluded.

The Gabrieleno Band of Mission Indians – Kizh Nation agreed to a mitigation measure to monitor grading activities in case cultural resources are unearthed. This MM is shown below.

> *The applicant will be required to retain the services of a qualified Native American Monitor(s) during construction related ground disturbance activities. The Tribal Representative from the Gabrieleno Band of Mission Indians – Kizh Nation defines ground disturbance to include, but not limited to, pavement removal, potholing, grubbing, weed abatement, boring, grading, excavation, or trenching within the project area. The monitor must be approved by the Tribal Representative and will be present on-site during the construction phases that involve ground disturbance activities. The on-site monitoring shall end when the project site*

grading and excavation activities are completed, or when the monitor has indicated that the site has a low potential for archaeological resources. If archaeological or cultural resources are encountered, they will be documented by the Native American monitor and collected for preservation.

Thank you.

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Gabrieleno Administration <admin@gabrielenoindians.org>
Sent: Wednesday, June 2, 2021 11:41 AM
To: Santos, Liza <Liza.Santos@occr.ocgov.com>
Subject: Re: Follow up: Tahiti Motel and Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

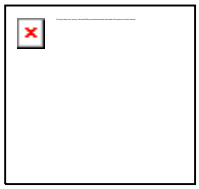
Hello Liza

We would like to consult if there is any type of ground disturbance taking place.

Admin Specialist
Gabrieleno Band of Mission Indians - Kizh Nation
PO Box 393
Covina, CA 91723

Office: 844-390-0787

website: www.gabrielenoindians.org



The region where Gabrieleño culture thrived for more than eight centuries encompassed most of Los Angeles County, more than half of Orange County and portions of Riverside and San Bernardino counties. It was the labor of the Gabrieleño who built the missions, ranchos and the pueblos of Los Angeles. They were trained in the trades, and they did the construction and maintenance, as well as the farming and managing of herds of livestock. "The Gabrieleño are the ones who did all this work, and they really are the foundation of the early economy of the Los Angeles area ". "That's a contribution that Los Angeles has not recognized--the fact that in its early decades, without the Gabrieleño, the community simply would not have survived."

On Wed, Jun 2, 2021 at 11:06 AM Santos, Liza <Liza.Santos@occr.ocgov.com> wrote:

Hello,

Just want to circle back with you to see if Gabrieleno Band of Mission Indians - Kizh Nation would like to consult on this project and the Stanton Inn and Suite Conversion/Rehabilitation.

Thank you.

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Santos, Liza
Sent: Thursday, May 13, 2021 7:01 PM
To: Gabrieleno Administration <admin@gabrielenoindians.org>
Subject: RE: Tahiti Motel Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

Hello,

Regarding the ground disturbance for Tahiti Motel, the following was provided by MFRG-ICON, the contractor, to describe the site work for the new community building on the adjacent City-owned lot.

In reference to the site soil disturbance for Tahiti new community building.

MFRG-ICON will demo the existing asphalt, and haul away the debris. During the removal we will be utilizing all feasible dust control measures. The subgrade will then be excavated to the new footprint of the community room. Footers will be created for the foundation. The soil will then be compacted to required rating. We will then install termite control to the foundation soils. Once compaction and termite treatment are completed we will pour new concrete.

Asphalt work will work similarly to the concrete. There will not be a need for termite treatment under the asphalt. Compaction will be completed as necessary requirements implement.

In all landscaped areas the existing asphalt will be removed along with the necessary subgrade. New soils will be imported to those areas as necessary to create a better grade for the landscaping specified in the plans.

Thank you.

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

From: Gabrieleno Administration <admin@gabrielenoindians.org>
Sent: Tuesday, May 11, 2021 11:11 AM
To: Santos, Liza <Liza.Santos@occr.ocgov.com>
Subject: Re: Tahiti Motel Conversion/Rehabilitation Affordable Housing Project Tribal Consultation

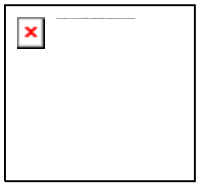
Hello Liza

Thank you for your email. Will there be any type of ground disturbance tasking place?

Admin Specialist
Gabrieleno Band of Mission Indians - Kizh Nation
PO Box 393
Covina, CA 91723

Office: 844-390-0787

website: www.gabrielenoindians.org



The region where Gabrieleño culture thrived for more than eight centuries encompassed most of Los Angeles County, more than half of Orange County and portions of Riverside and San Bernardino counties. It was the labor of the Gabrieleño who built the missions, ranchos and the pueblos of Los Angeles. They were trained in the trades, and they did the construction and maintenance, as well as the farming and managing of herds of livestock. "The Gabrieleño are the ones who did all this work, and they really are the foundation of the early economy of the Los Angeles area " . "That's a contribution that Los Angeles has not recognized--the fact that in its early decades, without the Gabrieleño, the community simply would not have survived."

On Fri, May 7, 2021 at 8:19 PM Santos, Liza <Liza.Santos@occr.ocgov.com> wrote:

Good Evening:

Please see the attached Stanton Inn and Suites Conversion/Rehabilitation Affordable Housing Project Tribal Consultation Letter and Enclosures.

Thank you.

~liza~

Liza Santos

Housing Development Compliance Administrator
714.480.2881 | Liza.Santos@occr.ocgov.com

OC Housing & Community Development

1501 E. St. Andrew Place, First Floor, Santa Ana, CA 92705

Attachment 14. Noise Calculations

DNL Calculator

The Day/Night Noise Level Calculator is an electronic assessment tool that calculates the Day/Night Noise Level (DNL) from roadway and railway traffic. For more information on using the DNL calculator, view the **Day/Night Noise Level Calculator Electronic Assessment Tool Overview (/programs/environmental-review/daynight-noise-level-electronic-assessment-tool/)**.

Guidelines

- To display the Road and/or Rail DNL calculator(s), click on the "Add Road Source" and/or "Add Rail Source" button(s) below.
- All Road and Rail input values must be positive non-decimal numbers.
- All Road and/or Rail DNL value(s) must be calculated separately before calculating the Site DNL.
- All checkboxes that apply must be checked for vehicles and trains in the tables' headers.
- **Note #1:** Tooltips, containing field specific information, have been added in this tool and may be accessed by hovering over all the respective data fields (site identification, roadway and railway assessment, DNL calculation results, roadway and railway input variables) with the mouse.
- **Note #2:** DNL Calculator assumes roadway data is always entered.

DNL Calculator

Site ID	Tahiti Motel - 11850 Beach Blvd, Stanton CA
Record Date	06/12/2021
User's Name	Mike Greene

Road # 1 Name:	**Beach Blvd - North of Chapman Ave**

Road #1

Vehicle Type	**Cars** ☑	**Medium Trucks** ☑	**Heavy Trucks** ☑
Effective Distance	145	145	145
Distance to Stop Sign	0	0	0
Average Speed	45	40	35
Average Daily Trips (ADT)	64020	1320	660
Night Fraction of ADT	15	15	15
Road Gradient (%)			0
Vehicle DNL	57	49	64
Calculate Road #1 DNL	65	Reset	

Road # 2 Name:	**Chapman Avenue at Beach Blvd**

Road #2

Vehicle Type	**Cars** ☑	**Medium Trucks** ☑	**Heavy Trucks** ☑

Effective Distance	700	700	700
Distance to Stop Sign	0	0	0
Average Speed	45	40	35
Average Daily Trips (ADT)	20370	420	210
Night Fraction of ADT	15	15	15
Road Gradient (%)			0
Vehicle DNL	42	34	49
Calculate Road #2 DNL	50	Reset	

Add Road Source | Add Rail Source

Airport Noise Level	
Loud Impulse Sounds?	◯**Yes** ◯**No**
Combined DNL for all Road and Rail sources	**65**
Combined DNL including Airport	

Combined DNL including Airport	**N/A**
Site DNL with Loud Impulse Sound	

Calculate Reset

Mitigation Options

If your site DNL is in Excess of 65 decibels, your options are:

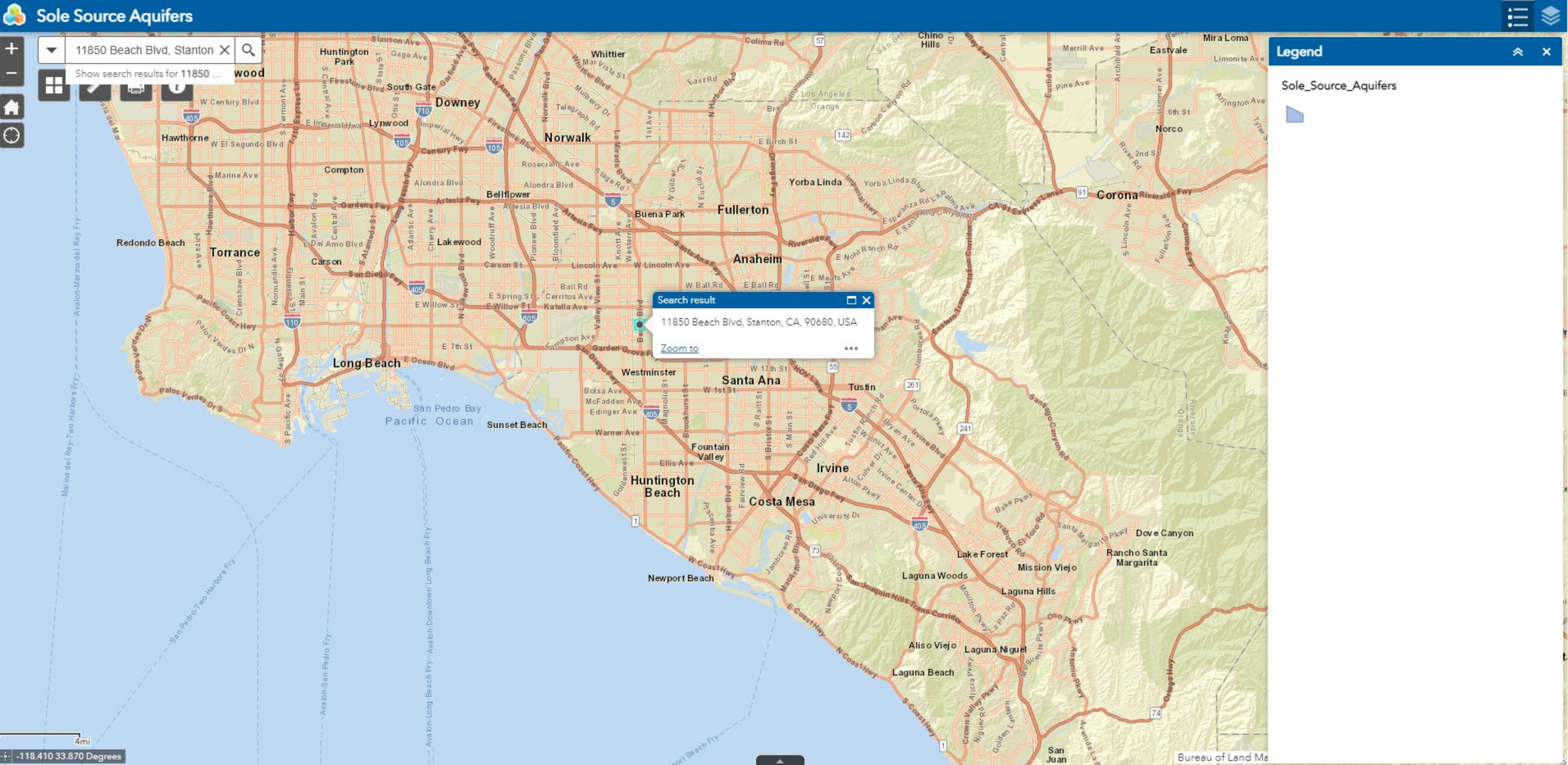
- **No Action Alternative**: Cancel the project at this location
- **Other Reasonable Alternatives**: Choose an alternate site
- **Mitigation**
  - **Contact your Field or Regional Environmental Officer (/programs/environmental-review/hud-environmental-staff-contacts/)**
  - Increase mitigation in the building walls (only effective if no outdoor, noise sensitive areas)
  - Reconfigure the site plan to increase the distance between the noise source and noise-sensitive uses
  - Incorporate natural or man-made barriers. See ***The Noise Guidebook (/resource/313/hud-noise-guidebook/)***
  - Construct noise barrier. See the **Barrier Performance Module (/programs/environmental-review/bpm-calculator/)**

Tools and Guidance

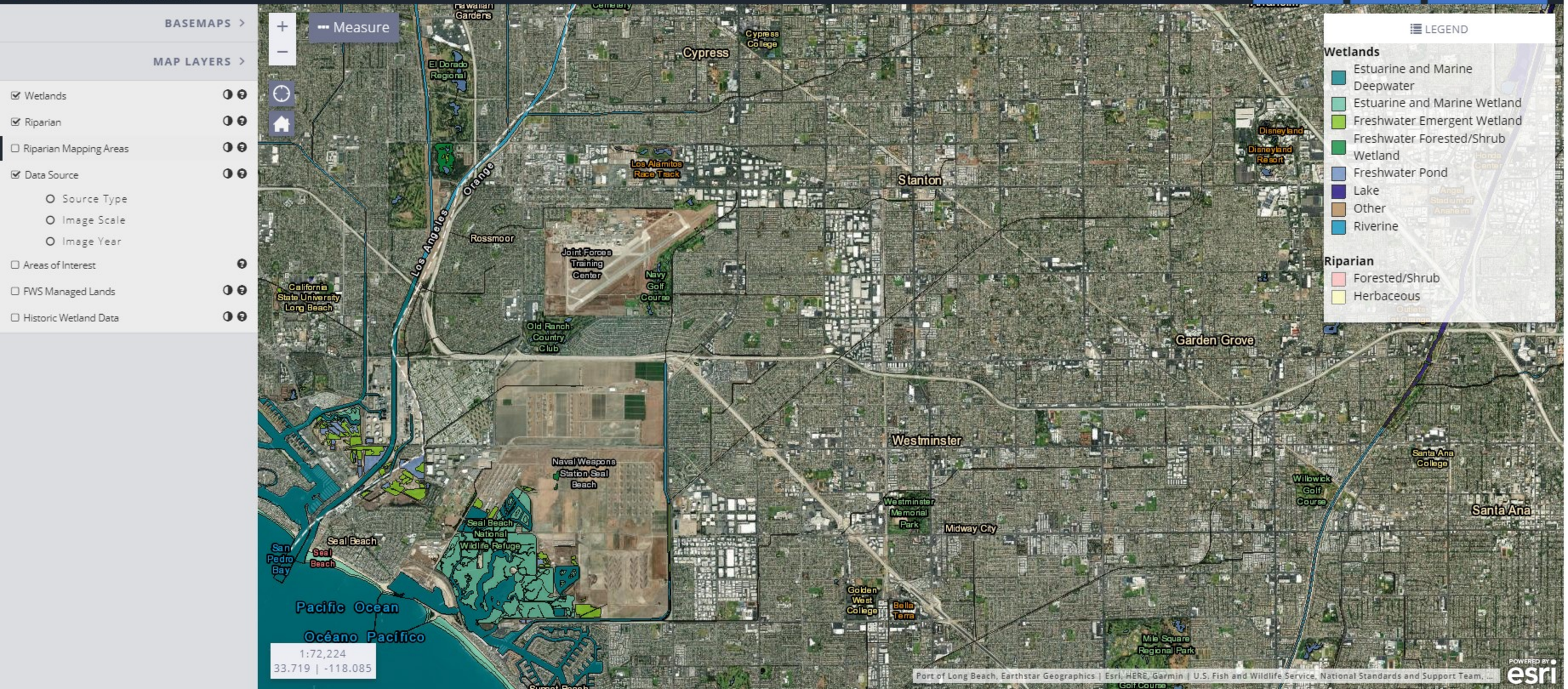
Day/Night Noise Level Assessment Tool User Guide (/resource/3822/day-night-noise-level-assessment-tool-user-guide/)

Day/Night Noise Level Assessment Tool Flowcharts (/resource/3823/day-night-noise-level-assessment-tool-flowcharts/)

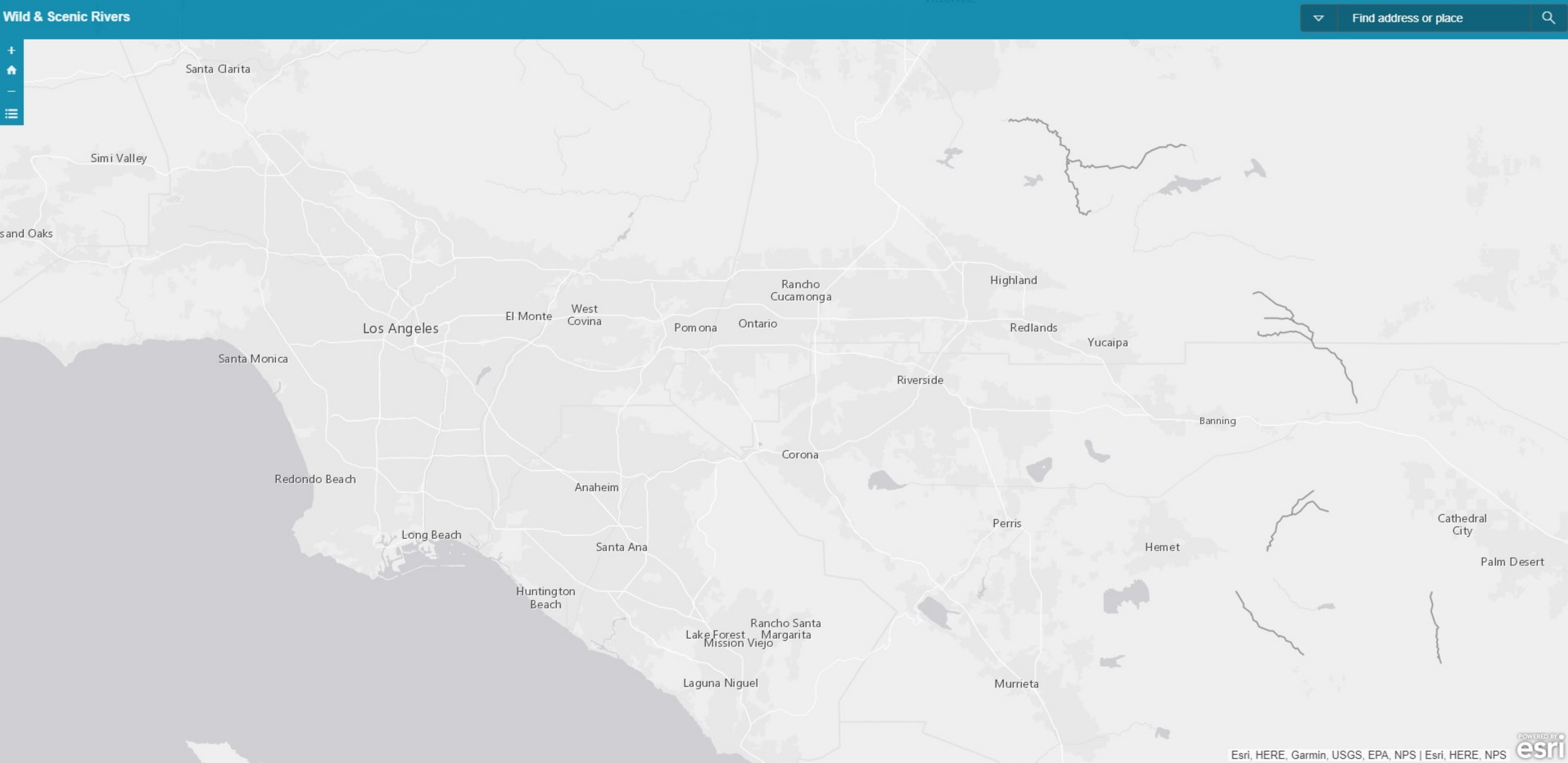
Attachment 15. Sole Source Aquifers Map


Sole Source Aquifers
11850 Beach Blvd, Stanton
Show search results for 11850 ...
Search result
11850 Beach Blvd, Stanton, CA, 90680, USA
Zoom to
Legend
Sole_Source_Aquifers
Pacific Ocean
San Pedro Bay
Long Beach
Anaheim
Santa Ana
Irvine
Huntington Beach
Costa Mesa
Newport Beach
Fullerton
Norwalk
Downey
Torrance
Compton
Lakewood
Westminster
Tustin
Corona
Norco
Yorba Linda
Buena Park
Bellflower
Hawthorne
Redondo Beach
Carson
Lynwood
South Gate
Whittier
Huntington Park
Eastvale
Mira Loma
Chino Hills
Fountain Valley
Sunset Beach
Laguna Woods
Laguna Hills
Laguna Beach
Aliso Viejo
Laguna Niguel
Lake Forest
Mission Viejo
Rancho Santa Margarita
Dove Canyon
-118.410 33.870 Degrees
4mi

Attachment 16. National Wetlands Inventory Map


BASEMAPS
MAP LAYERS
Wetlands
Riparian
Riparian Mapping Areas
Data Source
Source Type
Image Scale
Image Year
Areas of Interest
FWS Managed Lands
Historic Wetland Data
Measure
LEGEND
Wetlands
Estuarine and Marine Deepwater
Estuarine and Marine Wetland
Freshwater Emergent Wetland
Freshwater Forested/Shrub Wetland
Freshwater Pond
Lake
Other
Riverine
Riparian
Forested/Shrub
Herbaceous
Cypress
Stanton
Garden Grove
Westminster
Santa Ana
Rossmoor
Seal Beach
Pacific Ocean
Océano Pacífico
Los Alamitos Race Track
Joint Forces Training Center
Navy Golf Course
Old Ranch Country Club
California State University Long Beach
Naval Weapons Station Seal Beach
Seal Beach National Wildlife Refuge
Westminster Memorial Park
Midway City
Golden West College
Bella Terra
Mile Square Regional Park
Willowick Golf Course
Santa Ana College
Disneyland
Disneyland Resort
Cypress College
El Dorado Regional
Hawaiian Gardens
1:72,224
33.719 | -118.085
Port of Long Beach, Earthstar Geographics | Esri, HERE, Garmin | U.S. Fish and Wildlife Service, National Standards and Support Team,
POWERED BY esri

Attachment 17. Wild and Scenic Rivers Map


Wild & Scenic Rivers
Find address or place
Santa Clarita
Simi Valley
sand Oaks
Los Angeles
El Monte
West Covina
Pomona
Ontario
Rancho Cucamonga
Highland
Redlands
Yucaipa
Santa Monica
Riverside
Banning
Corona
Redondo Beach
Anaheim
Long Beach
Santa Ana
Perris
Hemet
Cathedral City
Palm Desert
Huntington Beach
Lake Forest
Rancho Santa Margarita
Mission Viejo
Laguna Niguel
Murrieta
Esri, HERE, Garmin, USGS, EPA, NPS | Esri, HERE, NPS

Attachment 18: City of Stanton Conformity Determination

7800 Katella Avenue
Stanton, CA 90680

P | (714) 890-4237
F | (714) 890-1443

www.ci.stanton.ca.us

Date:
April 26, 2021

2020 Supportive Housing NOFA

OC Housing and Community Development

Exhibit 4-26

Subject: Evidence of Compliance with Zoning for 11850 Beach Boulevard (Tahiti Hotel) and 7161 Katella (Stanton Inn and Suites) located in the City of Stanton.

11850 Beach Boulevard – Tahiti Hotel: This property is in the General Commercial, General Mixed-Use Overlay Zone. The property has a land use designation of General Mixed Use. The General Mixed Use (GLMX) zone allows transitional and supportive housing as permitted by right uses. This use is also contemplated and identified in the General Plan and no further action is necessary as this use is compatible and complies with both the zoning ordinance and the General Plan as currently designated.

7161 Katella – Stanton Inn and Suites: This property was zoned Commercial General with a General Plan designation of General Commercial. This zoning and General Plan designation does not support residential land uses. The property is surrounded on the north, south and east sides by residential zoning and immediately to the east is an adult, residential care facility. On November 10, 2020, the City Council of the City of Stanton adopted a Zone Change from CG, Commercial General to RH, High Density Residential and to adopt a General Plan Map Amendment to change the land use designation from General Commercial to High Density Residential.

Transitional and Supportive housing are permitted by right uses in the High Density Residential zone. This change approved by the City is consistent with the City's goals and objectives and compatible with adjacent land use patterns and uses in the immediate vicinity.

Attached please find a copy of the Adopted Resolution No. 20-45, approving General Plan Map Amendment GPA 20-01 to change the designation from General Commercial to High Density Residential. Also, please find attached a copy of Ordinance 1106 approving Zone Change ZC 20-02 to amend the City's Zoning Map from CG, Commercial General to RH, High Density residential.

Should you have any questions or need clarifications, please feel free to contact me at (714)890-4235 or via email at jlilley@ci.stanton.ca.us.

Sincerely,

Jennifer A. Lilley, AICP
Community and Economic Development Director