



Your Best & Safest Choice

Lead and Reporting

Many materials used in past construction contained hazardous materials such as lead. Testing and analysis of such hazardous materials is not within the scope of a property inspection since such testing requires a laboratory with professionals licensed for handling and working with hazardous materials. I am not qualified as a lead expert, and I am not licensed in the State of California in any field relating to environmental hazards, hazardous materials, or testing or opinions of such hazardous materials. However, because I am familiar with construction time periods, many of the materials used during those time periods, and what many lead-containing materials look like, it is possible to put all the clues together to determine that there is a good possibility that lead-containing materials might be present. Therefore, your inspection report will indicate that such materials “might” or “could” be present. Remember that laboratory testing will be necessary to make a definitive determination as to whether lead is present, so if you want to know for certain whether lead (or any other hazardous materials) exist on the property, consult with a qualified lead-testing or remediation company, an industrial hygienist, a hazardous materials specialist, or other qualified expert.

If you have any concern about lead paint, particularly if you are buying a property that is more than thirty years old, or if you will have young children living on or visiting the property, [click here](#) to read information about lead paint from the [Consumer Product Safety Commission](#).

If you have any questions about anything, simply [contact me](#).