

Crystal Lake School District 47
Richard Bernotas Middle School
Crystal Lake, IL 60014
Mold Indoor Air Quality Study
Room 35

PREPARED FOR:

David Schuh
Crystal Lake Elementary School District 47 |
Director of Operations
221 Liberty Rd, Crystal Lake, IL 60014
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PREPARED ON: April 29, 2025

PREPARED BY:

Pepper Environmental
Technologies, Inc.
411 Lake Zurich Road
Barrington, Illinois 60010

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1. INTRODUCTION

Pepper Environmental Technologies, Inc. (PET) is pleased to provide you with this letter summarizing the laboratory results from the indoor air quality testing for mold/fungus spores at Richard Bernotas Middle School, located at 170 N Oak St, Crystal Lake, Illinois 60014.

This study was performed on Thursday April 28, 2025. The building was occupied during the time of the study. Mold air samples were collected in Room 35. Samples were also collected outdoors, for comparison purposes.

2. SAMPLING

The mold air sampling was conducted using a Calibrated High Volume Air Sampling Pump (Zefon Bio Pump Plus) and Air-O-Cell cassettes. Both indoor and outdoor samples were collected. All samples were collected at a flow rate of 15 liters per minute at a rate of 5 minutes each. Samples were hand delivered under a chain of custody to EMSL Laboratories in Hillside, Illinois, for laboratory analysis. The laboratory results can be found in Attachment A.

The primary purpose of the sampling was to determine mold spore concentrations within Room 35. Mold spores are like microscopic seeds. Virtually all molds produce spores. Each species of mold produces spores that are unique to its species. This morphology is used to identify the mold specie types and quantities that may be present. Mold spores are found both indoors and outdoors.

Currently there are no federal, state, or local standards regulating exposure to molds. Mold air sample results from this study can be found on the following pages and in the attached laboratory report.

3. FINDINGS / AIR-O-CELL TEST RESULTS

AREA / ROOM SAMPLED	TOTAL FUNGAL SPORES RAW COUNTS	SPORE COUNTS PER CUBIC METER OF AIR	IDENTIFICATIONS
B-1 Room 35	44	1870	<i>Ascospores, Aspergillus/Penicillium, Basidiospores, Cladosporium, Rust</i>

AREA / ROOM SAMPLED	TOTAL FUNGAL SPORES RAW COUNTS	SPORE COUNTS PER CUBIC METER OF AIR	IDENTIFICATIONS
B-2 Outdoors, Main Entrance Side (South Side) of Building	276	11950	<i>Alternaria, Ascospores, Aspergillus/Penicillium, Basidiospores, Cladosporium, Unidentifiable Spores, Botrytis, Nigrospora, Odium</i>
B-3 Outdoors, Back Side (North Side) of Building	254	11010	<i>Alternaria, Ascospores, Aspergillus/Penicillium, Basidiospores, Chaetomium, Cladosporium, Myxomycetes, Unidentifiable Spores</i>

4. METHODOLOGIES / SUMMARY OF RESULTS

Currently, there are no governmental standards for acceptable levels of mold spores. In lieu of any standard, mold air samples are usually evaluated in one of two ways. The first is by comparing the total airborne concentration of spores found inside the building to those found outside the building. Typically, inside concentrations are less than outdoor concentrations. If the opposite occurs, it may be an indication of a concern. The second method is to evaluate the genus/species of the mold spores identified. In general, airborne mold specie-types identified inside a building should be similar to those found outside the building. If significant variations are observed, it may also be an indication of a potential concern.

Mold concentrations found in Room 35 during this study were 1,870 spores per cubic meter of air (sp/m³). The outdoor comparison samples ranged from 11,010 to 11,950 sp/m³.

The mold specie-types found on the indoor samples during this study are similar to those found on the outdoor samples, which is a normal finding. According to the Centers for Disease Control (CDC), the most common indoor molds specie-types are *Cladosporium* and *Aspergillus/Penicillium*. These specie-types can also be found outdoors. The National Institute of Health reports the *Aspergillus* species is a ubiquitous mold which can be found in many structures. Some literature suggests that airborne spores should generally be less than 1,500 sp/m³ and suggests that *Aspergillus/Penicillium* spores be on average less than 700 sp/m³. *Ascospore* concentrations of over 5,000 sp/m³ may be a concern to a susceptible population. *Ascospore* concentrations found in Room 35 were 30 sp/m³, which is well below the theoretical threshold of 5,000 sp/m³. While *Aspergillus/Penicillium* concentrations found in Room 35 were 1,100 sp/m³, this concentration is 10-times lower than the outdoor average of 11,480 sp/m³.

5. CONCLUSION

At the time of air testing, no musty or damp odors and no standing water were noted in the test locations. In general, the mold specie-types found inside the building during this study were similarly present in the specie types found outdoors, which is a normal finding. Indoor total spore concentrations were also lower than the outdoor total concentrations by 10 times, which is a desirable finding. Room 35 is adjacent to the Main Entrance doors of the building and, based on these results, Room 35 is likely drawing-in outdoor air. Whenever possible, PET recommends keeping exterior doors closed, along with the 2nd set of doors between the Main Lobby and East/West Hallway, beyond the reception desk.

Please find the attached Laboratory Report (Attachment A), and Sample Location Maps (Attachment B) outlining the mold air sampling results and sampling locations, respectively. PET's Environmental Credentials can be found in Attachment C.

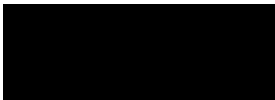
PET appreciates the opportunity to perform this study for Crystal Lake Elementary School District 47. If you have any questions or concerns, please do not hesitate to contact us.

Sincerely,

PEPPER ENVIRONMENTAL TECHNOLOGIES, INC.



Steve Soloma, PM-ASP
Senior Project Manager



Michael J. Grant, CIEC, CMI
Vice President

ATTACHMENT A

ANALYTICAL LABORATORY RESULTS



EMSL Analytical, Inc.

4140 Litt Drive Hillside, IL 60162
Tel/Fax: (773) 313-0099 / (773) 313-0139
<http://www.EMSL.com/chicagolab@emsl.com>

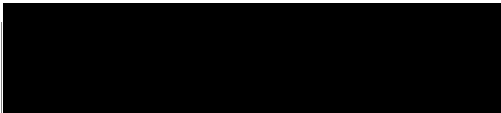
EMSL Order: 262503599
Customer ID: PEPE25
Customer PO:
Project ID:

Attention: Steve Soloma
Pepper Environmental
411 Lake Zurich Road
Barrington, IL 60010
Phone: (630) 710-3834
Fax:
Collected Date:
Received Date: 04/28/2025 08:50 AM
Analyzed Date: 04/28/2025
Project: D-47 BARNOTAS SCHOOL

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

Lab Sample Number: Client Sample ID: Volume (L): Sample Location:	262503599-0001 B-1 75 RM #35			262503599-0002 B-2 75 EAST P. LOT			262503599-0003 B-3 75 WEST P. LOT		
	Spore Types	Raw Count†	Count/m ²	% of Total	Raw Count†	Count/m ²	% of Total	Raw Count†	Count/m ²
Alternaria (Ulocladium)	-	-	-	1	40	0.3	1	40	0.4
Ascospores	6	300	16	100(157)	6850	57.3	107(118)	5150	46.8
Aspergillus/Penicillium++	26	1100	58.8	41	1800	15.1	36	1600	14.5
Basidiospores	9	400	21.4	61	2700	22.6	69	3000	27.2
Bipolaris++	-	-	-	-	-	-	-	-	-
Chaetomium++	-	-	-	-	-	-	1	10*	0.1
Cladosporium	2	30*	1.6	12	520	4.4	20	870	7.9
Curvularia	-	-	-	-	-	-	-	-	-
Epicoccum	-	-	-	-	-	-	-	-	-
Fusarium++	-	-	-	-	-	-	-	-	-
Ganoderma	-	-	-	-	-	-	-	-	-
Myxomycetes++	-	-	-	-	-	-	8	300	2.7
Pithomyces++	-	-	-	-	-	-	-	-	-
Rust	1	40	2.1	-	-	-	-	-	-
Scopulariopsis/Microascus	-	-	-	-	-	-	-	-	-
Stachybotrys/Memnoniella	-	-	-	-	-	-	-	-	-
Unidentifiable Spores	-	-	-	1	10*	0.1	1	40	0.4
Zygomycetes	-	-	-	-	-	-	-	-	-
Botrytis	-	-	-	1	10*	0.1	-	-	-
Nigrospora	-	-	-	1	10*	0.1	-	-	-
Oidium++	-	-	-	1	10*	0.1	-	-	-
Total Fungi	44	1870	100	276	11950	100	254	11010	100
Hyphal Fragment	-	-	-	1	40	-	-	-	-
Insect Fragment	-	-	-	-	-	-	-	-	-
Pollen	-	-	-	22	960	-	22	960	-
Analyt. Sensitivity 600x	-	44	-	-	44	-	-	44	-
Analyt. Sensitivity 300x	-	13*	-	-	13*	-	-	13*	-
Skin Fragments (1-4)	-	3	-	-	1	-	-	1	-
Fibrous Particulate (1-4)	-	1	-	-	1	-	-	1	-
Background (1-5)	-	1	-	-	1	-	-	1	-

† Due to method stopping rules, extrapolated raw counts are reported in parenthesis.
++ Includes other spores with similar morphology; see EMSL's fungal glossary for each specific category.



**Andrei Poluchowicz, Microbiology Technical Manager
or other Approved Signatory**

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

EMSL Analytical, Inc. maintains liability limited to cost of analysis. Interpretation and use of test results are the responsibility of the client. This report relates only to the samples reported above, and may not be reproduced, except in full, without written approval by EMSL Analytical, Inc. EMSL Analytical, Inc. bears no responsibility for sample collection activities or analytical method limitations. The report reflects the samples as received. Results are generated from the field sampling data (sampling volumes and areas, locations, etc.) provided by the client on the Chain of Custody. Samples are within quality control criteria and met method specifications unless otherwise noted. Skin Fragment and Fibrous Particulate ratings are based on the percent of non-fungal material they represent: 1 (1-25%), 2 (26-50%), 3 (51-75%), or 4 (76-100%). Background ratings are based on the total area covered by non-fungal particles: 1 (1-25%), 2 (26-50%), 3 (51-75%), 4 (76-99%), or 5 (100%; overloaded). High levels of background particulate can obscure spores and other particulates, leading to underestimation. Background levels of 5 indicate an overloading of background particulates, prohibiting accurate detection and quantification. Present = Spores detected on overloaded samples. Results are not blank corrected unless otherwise noted. The detection limit is equal to one fungal spore, structure, pollen, fiber particle or insect fragment. "*" Denotes particles found at 300X. "-" Denotes not detected. Due to method stopping rules, raw counts >= 100 are extrapolated based on the percentage analyzed.

Samples analyzed by EMSL Analytical, Inc. Hillside, IL AIHA LAP, LLC-EMLAP Accredited #102992

Initial report from: 04/28/2025 01:09 PM

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



Microbiology Chain of Custody Form

EMSL Order Number / Lab Use Only

EMSL Analytical, Inc.
200 Route 130 North
Cinnaminson, NJ 08077

PHONE: (800) 220-3675

EMAIL: CinnMicroLab@emsl.com

EMSL ANALYTICAL, INC.
TESTING LABS • PRODUCTS • TRAINING

262503599

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

Customer Information	Customer ID:	Billing ID:
	Company Name: <i>Pepper Environmental</i>	Company Name:
	Contact Name: <i>Steve Soma</i>	Billing Contact:
	Street Address:	Street Address:
	City, State, Zip: <i>Barnington, IL</i> Country:	City, State, Zip: Country:
	Phone: <i>847.343.2974</i>	Phone:
Email(s) for Report:	Email(s) for Invoice:	

Project Information	
Project Name/No: <i>D-47 Barnotas School</i>	Purchase Order: <i>262503599</i>
EMSL LIMS Project ID: <i>[Redacted]</i> State: <i>IL</i> Zip: <i>[Redacted]</i>	State of Connecticut (CT) must select project location: <input type="checkbox"/> Commercial (Taxable) <input type="checkbox"/> Residential (Non-taxable)
Sampled By Signature: <i>[Redacted]</i>	No. of Samples in Shipment: <i>3</i>

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

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

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

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

MICROBIOLOGY TEST CODES		
M001 Air-Q-Cell <input checked="" type="checkbox"/>	M174 MoldSnap	M012 Pseudomonas aeruginosa (PIA***)
M030 MICRO 5	M032 Allergenco-D	M024 Pseudomonas aeruginosa (MFT*)
M041 Fungal Direct Examination		M015 Heterotrophic Plate Count
M169 Pollen ID & Enumeration		M017 Total Coliform & E. Coli (ColiAlert PIA***)
M280 Dust Characterization Level-1		M018 Total Coliform & E. Coli (MFT*)
M281 Dust Characterization Level-2		M114 Total Coliform & E. Coli Enumeration (ColiAlert MPN**)
M005 Viable Fungi-Air Samples (Genus ID & Count)		M019 Fecal Coliform (MFT*)
M006 Viable Fungi-Air Samples (Includes Penicillium, Aspergillus, Cladosporium, Stachybotrys Species ID & Count)		M029 Enterococci (MFT*)
M007 Culturable Fungi-Surface Samples (Genus ID & Count)		M129 Enterococci (EnterAlert PIA***)
M008 Culturable Fungi-Surface Samples (Includes Penicillium, Aspergillus, Cladosporium, Stachybotrys Species ID & Count)		M180 Real Time qPCR-ERMI 36 Panel
M009 Bacteria Culture Gram Stain & Count		M025 Sewage Screen - Water (MFT*)
M010 Bacteria Count & ID - 3 Most Prominent		
M011 Bacteria Count & ID - 5 Most Prominent		

M011 Sewage Screen - Water (PIA***)
M016 Sewage Screen - Water (MPN**)
M017 Sewage Screen - Swab (PIA***)
M013 Sewage Screen - Swab (MFT*)
M030 Methicillin-resistant Staph. aureus (MRSA)
M031 Rapid-growing non-TB Mycobacteria Detection & Enumeration
M014 Endotoxin Analysis
M044 Group Allergen (Cat, Dog, Cockroach, Dust Mite)
M095 Bacteroides
Other - See Analytical Price Guide for Test Code
Legionella Analysis Please use EMSL Legionella-COC

*MFT= Membrane Filtration Technique
**MPN = Most Probable Number
***PIA = Presence/Absence

Sample #	Sample Location/Description	Sample Type (Matrix)	Potable / Non-Potable (Only for Water)	Test Code	Volume/Area	Date / Time Collected	Temperature (Lab Use Only)
Example: Sample 1	Kitchen	Water	Potable	M017	1,000 ml	1/1/2021 3:30pm	
B-1	Rm # 35				75 P		
B-2	EAST P. Lot						
B-3	WEST P. Lot						

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

E-mail: Soma@PepperEnvironmental.com

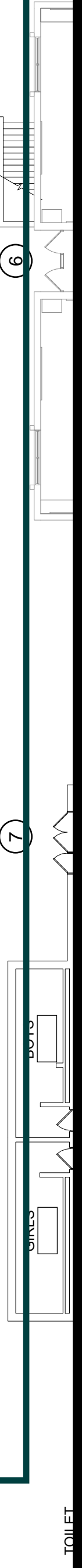
Method of Shipment:	Sample Condition Upon Receipt:	Received on Ice? Check if Yes: <input type="checkbox"/>
Relinquished by: <i>[Redacted]</i>	Date/Time: <i>4/28 9AM</i>	Received by: <i>[Signature]</i>
Relinquished by:	Date/Time:	Received by:

ATTACHMENT B

SAMPLE LOCATIONS

APRIL 28, 2025

**MOLD INDOOR AIR QUALITY SAMPLING LOCATIONS
FIRST FLOOR**



ATTACHMENT C

ENVIRONMENTAL CREDENTIALS

CERTIFICATE OF COMPLETION

THIS CERTIFICATE DEMONSTRATES THAT

MICHAEL GRANT

COMPLETED THE FOLLOWING COURSE TAUGHT BY INDOOR SCIENCES INC.:

CERTIFIED MICROBIAL INVESTIGATOR (CMI)

THE COURSE WAS ATTENDED ON **AUGUST 20 – 21, 2012** AND
INCLUDED **16 HOURS** OF INDOOR AIR QUALITY TRAINING.

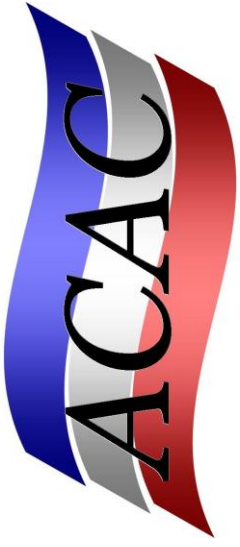


IndoorSciences

8/22/2012

DATE

IAN CULL, PE, CIEC
PRESIDENT
INDOOR SCIENCES, INC.



American Council for Accredited Certification

hereby certifies that

Michael J. Grant

has met all the specific standards and qualifications of the re-certification process,
including continued professional development, and is hereby re-certified as a

CIEC

**Council-certified
Indoor Environmental Consultant**

This certificate expires on August 31, 2025



1108018

Charles F. Wiles, Executive Director

Certificate Number

This certificate remains the property of the American Council for Accredited Certification.