



# HEI Systems

1690 N.E. 191<sup>st</sup> Street, Suite 308  
North Miami Beach, Florida 33179-4191  
786-512-1450 Phone • 305-945-0755 Fax

## Clearance Report

**Assessment for Clearance of a Municipal Building  
6130 Sunset Drive  
South Miami, Florida 33143  
File Number: 13-01-2401-M**

**Prepared For:**

*The City of South Miami*

**Attention:**

**Mr. Steven Alexander, City Manager**

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**Richard H. McMonagle, Ph. D., CIE  
HEI Systems**



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## **Section I Introduction**

On January 24, 2013, HEI Systems conducted a clearance assessment subsequent to restoration of the Sylvia Martin Municipal Building located at 6130 Sunset Drive, South Miami, Florida 33143. The purpose of this assessment was to identify the level of ecology within the building, subsequent to the restoration, and to ascertain if the restoration was successful in returning the building to a condition of normal ecology.

On Thursday, January 24, 2013, HEI Systems performed a walk-through visual inspection for any visual evidence of water damage on the interior of the building. Present during the January 24, 2013 assessment was Richard H. McMonagle, Ph. D., CIE, from HEI Systems, and the City Manager, who granted access to the building.

The results of the inspection follow. During this clearance assessment, no visible water damage was present within the Sylvia Martin Municipal Building. The interior of the building had been systemically cleaned and repainted.

This report is prepared for the use of the City of South Miami, and is not intended for any other purpose. The report is prepared in accordance with recognized procedures and appropriate scientific methods applicable and used by professionals in this field. This report is based upon the information available to HEI Systems at this time. Should additional information become available, HEI Systems reserves the right to determine the impact, if any, of the new information on our opinions and conclusions, and to revise our opinions and conclusions, if necessary, as warranted by the discovery of additional information.

## Section II Summary and Conclusion

- There was no mVOC odor present within the interior of the Sylvania Martin Municipal Building.
- There was no elevated moisture present in the Sylvania Martin Municipal Building at the time of this assessment.
- The Sylvania Martin Municipal Building had had been systemically cleaned and repainted.
- There is no visible fungal growth present within the Sylvania Martin Municipal Building.

In conclusion, the absence of any elevated moisture, mVOC odor, visible fungal growth found in the Sylvania Martin Municipal Building on January 24, 2013, seems to support an effective clearance. **The interpretation of this clearance assessment places this building in a state of normal ecology.** As such, it suggests that the restoration conducted was successful, and the property can be considered clear.