

WOOD DESTROYING PESTS AND ORGANISMS INSPECTION REPORT

Building No.	Street	City	Zip	Date of Inspection	Number of Pages
451	COLLEGE AVE. SANTA ROSA		95401	03-31-2025	12

PAT'S AFFORDABLE
FUMIGATIONS AND INSPECTIONS

COMPANY REGISTRATION NO. PR 5074
COMPANY REPORT NO. 25-671

(707) 577-8100
(707) 577-8195 - FAX
patsfume@comcast.net
927 MENDOCINO AVE
SANTA ROSA, CA 95401

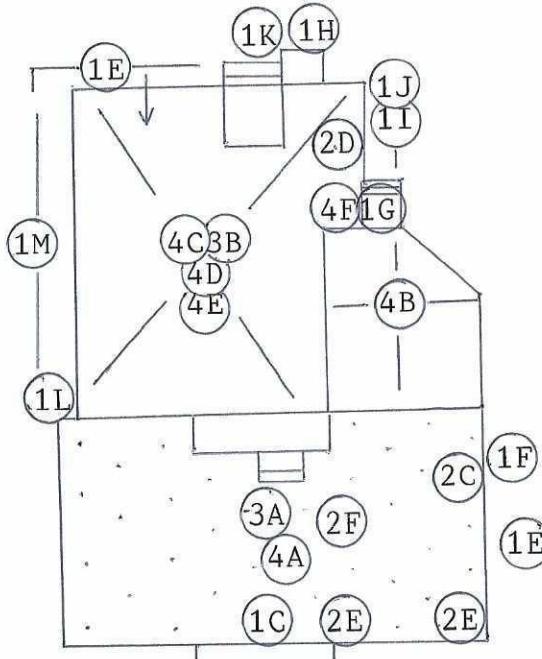
Ordered By: TODD BERTOLONE BERTOLONE REALTY	Property Owner and/or Party of Interest: C/O BERTOLONE REALTY	Report Sent To: SAME
---	--	-----------------------------

COMPLETE REPORT LIMITED REPORT SUPPLEMENTAL REPORT REINSPECTION REPORT

General Description: TWO STORY COMMERCIAL BUILDING	Inspection Tag Posted: SUBAREA
	Other Tags Posted:

An inspection has been made of the structure(s) shown on the diagram in accordance with the Structural Pest Control Act. Detached porches, detached steps, detached decks and any other structures not on the diagram were not inspected.

Subterranean Termites Drywood Termites Fungus / Dryrot Other Findings Further Inspections
If any of the boxes are checked, it indicates that there were visible problems in accessible areas. Read the report for details on checked items.



Inspected by: PATRICK BERND State License No. OPR9050 Signature _____

You are entitled to obtain copies of all reports and completion notices on this property reported to the Structural Pest Control Board during the preceding two years. To obtain copies contact: Structural Pest Control Board, 2005 Evergreen Street, Ste 1500, Sacramento, CA 95815.

NOTE: Questions or problems concerning the above report should be directed to the manager of the company. Unresolved questions or problems with services performed may be directed to the Structural Pest Control Board at (916) 561-8750 or www.pestboard.ca.gov.

SECOND**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:****ADDRESS OF
PROPERTY
INSPECTED****451****COLLEGE AVE.****SANTA ROSA**

Bldg. No.**Street****City**

03-31-2025

25-671

Stamp No.

Date of Inspection

Report No. (if any)

THE EXTERIOR SURFACE OF THE ROOF WAS NOT INSPECTED. IF YOU WANT THE WATER TIGHTNESS OF THE ROOF DETERMINED, YOU SHOULD CONTACT A ROOFING CONTRACTOR WHO IS LICENSED BY THE CONTRACTORS STATE LICENSE BOARD.

THE FOLLOWING AREAS ARE ECONOMICALLY IMPRACTICAL TO INSPECT FOR THE STANDARD INSPECTION FEE AND ARE NOT INCLUDED IN THIS REPORT UNLESS SPECIFICALLY INDICATED: THE INTERIOR OF FURNISHED ROOMS, FLOORS UNDER COVERING, THE INTERIOR OF HOLLOW WALLS, SPACES BETWEEN A FLOOR AND CEILING OR SOFFIT BELOW, STRUCTURAL SEGMENTS TO WHICH THERE IS NO ACCESS WITHOUT DEFACING OR TEARING OUT LUMBER, INSULATION, MASONRY OR FINISHED WORK, PAINTED SURFACES AND BUILT-IN CABINET WORK. IF FURTHER INSPECTION OF ANY AREAS IS DESIRED, IT WILL BE PERFORMED UPON AUTHORIZATION AT AN ADDITIONAL COST.

THIS COMPANY WILL REINSPECT REPAIRS DONE BY OTHERS WITHIN FOUR MONTHS OF THE ORIGINAL INSPECTION. A CHARGE, IF ANY, CAN BE NO GREATER THAN THE ORIGINAL INSPECTION FEE FOR EACH REINSPECTION. THE REINSPECTION MUST BE DONE WITHIN 10 WORKING DAYS OF REQUEST. THE REINSPECTION IS A VISUAL INSPECTION AND IF INSPECTION OF CONCEALED AREAS ARE DESIRED, INSPECTION OF WORK IN PROGRESS WILL BE NECESSARY. ANY GUARANTEES MUST BE RECEIVED FROM PARTIES PERFORMING REPAIRS.

NOTICE: REPORTS ON THIS STRUCTURE PREPARED BY VARIOUS REGISTERED COMPANIES SHOULD LIST THE SAME FINDINGS (I.E. TERMITE INFESTATION, TERMITE DAMAGE, FUNGUS DAMAGE, ETC.) HOWEVER, RECOMMENDATIONS TO CORRECT THESE FINDINGS MAY VARY FROM COMPANY TO COMPANY. YOU HAVE A RIGHT TO SEEK A SECOND OPINION FROM ANOTHER COMPANY.

NOTE: THE CHARGE FOR SERVICES THAT THIS COMPANY SUBCONTRACTS TO ANOTHER REGISTERED COMPANY MAY INCLUDE THIS COMPANY'S CHARGES FOR ARRANGING AND ADMINISTERING SUCH SERVICES THAT ARE IN ADDITION TO THE DIRECT COSTS ASSOCIATED WITH PAYING THE SUBCONTRACTOR. YOU MAY ACCEPT PAT'S AFFORDABLE FUMIGATIONS AND INSPECTIONS, INC. BID OR YOU MAY CONTRACT DIRECTLY WITH ANOTHER REGISTERED COMPANY LICENSED TO PERFORM THE WORK. IF YOU CHOSE TO CONTRACT DIRECTLY WITH ANOTHER REGISTERED COMPANY, THIS FIRM WILL NOT BE RESPONSIBLE FOR ANY ACT OR OMISSION IN THE PERFORMANCE OF WORK THAT YOU DIRECTLY CONTRACT WITH ANOTHER TO PERFORM.

THIS COMPANY IS IN BUSINESS TO PERFORM ACCURATE STRUCTURAL PEST CONTROL INSPECTIONS AND TO APPLY PESTICIDES IN A SAFE MANNER. WE DO NOT PERFORM MECHANICAL REPAIRS. HOWEVER, WHERE PRACTICAL, THIS COMPANY WILL SUGGEST PRICES FOR MECHANICAL REPAIRS AS MAY BE CHARGED BY A LOCAL TRADESMAN. ULTIMATE COST TO BE DETERMINED BY PERSONS PERFORMING REPAIRS.

THIRD**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:**

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

THIS PROPERTY WAS NOT INSPECTED FOR THE PRESENCE OR ABSENCE OF HEALTH RELATED MOLDS OR FUNGI. BY CALIFORNIA LAW WE ARE NEITHER QUALIFIED, AUTHORIZED NOR LICENSED TO INSPECT FOR HEALTH RELATED MOLDS OR FUNGI. IF YOU DESIRE INFORMATION ABOUT THE PRESENCE OR ABSENCE OF HEALTH RELATED MOLDS, YOU SHOULD CONTACT AN INDUSTRIAL HYGIENIST.

AS PART OF NORMAL INSPECTION PRACTICES, THIS COMPANY DOES NOT GO ONTO THE ROOF COVERING AS DAMAGES MAY OCCUR TO THE ROOFING MATERIAL. THEREFORE, AREAS ABOVE THE ROOF LINE ARE INACCESSIBLE AND NOT INSPECTED. IF INTERESTED PARTIES WISH TO HAVE THESE AREAS INSPECTED, IT WOULD BE DONE UPON REQUEST AT AN ADDITIONAL COST, IF ACCESS AND A ROOF DAMAGE WAIVER ARE PROVIDED.

THIS IS A SEPARATED REPORT WHICH IS DEFINED AS SECTION I/SECTION 2 CONDITIONS EVIDENT ON THE DATE OF THE INSPECTION. SECTION I CONTAINS ITEMS WHERE THERE IS EVIDENCE OF ACTIVE INFESTATION, INFECTIONS OR CONDITIONS THAT HAVE RESULTED IN OR FROM INFESTATION OR INFECTION. SECTION II ITEMS ARE CONDITIONS DEEMED LIKELY TO LEAD TO INFESTATIONS OR INFECTIONS, BUT WHERE NO VISIBLE EVIDENCE OF SUCH WAS FOUND. FURTHER INSPECTION ITEMS ARE DEFINED AS RECOMMENDATIONS TO INSPECT AREA(S) WHICH DURING THE ORIGINAL INSPECTION DID NOT ALLOW THE INSPECTOR ACCESS TO COMPLETE HIS INSPECTION AND CANNOT BE DEFINED AS SECTION I OR SECTION II.

EXTERIOR:**ITEM 1A:**

THE FRONT PORTIONS OF THE BUILDING HAVE STUCCO SIDING. AREAS CONCEALED BY STUCCO SIDING ARE INACCESSIBLE FOR INSPECTION. THE REAR PORTION OF THE BUILDING IS WOOD SIDED. SOME OF THE SIDING IS CLOSE TO GRADE IN AREAS AND MAY BE SUSCEPTIBLE TO FUTURE DETERIORATION.

RECOMMENDATION:

IT IS IMPORTANT TO KEEP THE EXTERIOR OF THE BUILDING IN AN ALWAYS WELL SEALED AND PRESERVED CONDITION AS PART OF GOOD PROPERTY MAINTENANCE. **GENERAL INFORMATION.**

NOTE: SOIL AND DEBRIS SHOULD BE KEPT BACK AND AWAY FROM BASE OF BUILDING AS PART OF GOOD PROPERTY MAINTENANCE.

ITEM 1B:

SOME OF THE EAVES ARE ENCLOSED WITH WOODEN SOFFITS. ENCLOSED FRAMING IS INACCESSIBLE FOR INSPECTION.

RECOMMENDATION:

FURTHER INSPECTION OF ANY ENCLOSED SOFFITED AREAS IF EXPOSED. **GENERAL INFORMATION.**

FOURTH**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:**

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

ITEM 1C:

THERE IS A CONCRETE BALCONY AT THE SECOND STORY PORTION OF THE BUILDING AT 1C ON THE DIAGRAM. THERE IS A DRAIN IN THE BALCONY. THERE WERE CRACKS NOTED. THE UNDER FRAMING IS INACCESSIBLE FOR INSPECTION DUE TO IT BEING ENCLOSED.

RECOMMENDATION:

IF INTERESTED PARTIES HAVE FURTHER QUESTIONS REGARDING BALCONY AND ITS WATER TIGHTNESS, THEY ARE ADVISED TO CONSULT A LICENSED GENERAL CONTRACTOR FOR FURTHER INSPECTIONS AND EVALUATIONS. **FURTHER INSPECTION.**

ITEM 1D:

SOME OF THE RAIN GUTTERS ARE LEAKING AT THE JOINTS IN AREAS. THE GUTTER ON THE LEFT HAND REAR PORTION OF THE BUILDING IS FULL OF DEBRIS AND APPEARS TO BE SAGGING.

RECOMMENDATION:

IF INTERESTED PARTIES HAVE FURTHER QUESTIONS REGARDING GUTTERS AND THEIR WATER TIGHTNESS, THEY ARE ADVISED TO CONSULT WITH A GUTTER SPECIALIST FOR FURTHER INSPECTIONS, EVALUATIONS AND ANY NECESSARY REPAIRS UNDERTAKEN TO ENSURE COMPLETE WATER TIGHTNESS. **GENERAL INFORMATION**

ITEM 1E:

THERE WAS FUNGUS DAMAGE NOTED TO THE METER BOX AT 1E ON THE DIAGRAM. THERE WERE ALSO SIGNS OF DRYWOOD TERMITE INFESTATIONS NOTED IN THIS AREA.

RECOMMENDATION:

ENGAGE APPROPRIATE TRADES TO EVALUATE METER BOX. DISASSEMBLE AS NECESSARY IN ORDER TO EXPOSE ALL DAMAGES. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. COST ESTIMATE: APPROX. \$500.00. **SECTION 1.**

NOTE: FOR THE POSITIVE CONTROL OF DRYWOOD TERMITES, REFER TO ITEM 4F OF THIS REPORT.

ITEM 1F:

THERE IS A DOOR THAT HAS BEEN SEALED OFF AT 1F ON THE DIAGRAM. THERE WERE SIGNS OF FUNGUS DAMAGE NOTED TO THE BASE OF THE TRIM ON EITHER SIDE OF THE DOOR IN THIS AREA. THERE WERE ALSO SIGNS OF SUBTERRANEAN TERMITES, LATER OUTLINED IN ITEM 2C OF THIS REPORT.

RECOMMENDATION:

ENGAGE APPROPRIATE TRADES TO REMOVE DAMAGED TRIM. MAKE FURTHER INSPECTION OF ADJACENT FRAMING. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. COST ESTIMATE: APPROX. \$500.00. **SECTION 1.**

NOTE: FOR THE POSITIVE CONTROL OF SUBTERRANEAN TERMITES, REFER TO ITEM 4E OF THIS REPORT.

ITEM 1G:

FUNGUS DAMAGE WAS NOTED TO THE DOOR JAMBS AT 1G ON THE DIAGRAM.

FIFTH**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:**

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

ITEM 1G CONTINUED:**RECOMMENDATION:**

REMOVE DAMAGED PORTIONS OF JAMBS, MAKE FURTHER INSPECTION OF ADJACENT FRAMING. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. COST ESTIMATE: APPROX. \$600.00, SUBJECT TO FURTHER INSPECTION AND CONTRACTOR EVALUATION. **SECTION 1.**

ITEM 1H:

THERE WAS A WOOD PLANTER THAT DIRECTLY ABUTS THE BUILDING. AREAS CONCEALED BY PLANTER ARE INACCESSIBLE FOR INSPECTION. RANDOM FUNGUS DAMAGE WAS NOTED TO THE WOOD PLANTER IN VARYING DEGREES.

RECOMMENDATION:

REMOVE AND OMIT EXISTING PLANTER, MAKE FURTHER INSPECTION OF ADJACENT SIDING. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. THIS CONSTRUCTION DETAIL IS NOT IDEAL, IT APPEARS IT IS APPROPRIATE TO OMIT THE PLANTER IN ITS ENTIRETY. COST ESTIMATE: APPROX. \$1,000.00, SUBJECT TO FURTHER INSPECTION. **SECTION 1.**

ITEM 1I:

THE SIDING AT THE BASE OF THE BUILDING AT 1I ON THE DIAGRAM IS AT GRADE AND/OR IN CONTACT WITH LANDSCAPE MATERIAL AND/OR ASPHALT. WOOD MEMBERS THAT ARE IN CONTACT WITH ASPHALT MAY BE SUSCEPTIBLE TO FUTURE DETERIORATION.

RECOMMENDATION:

KEEP BASE OF SIDING IN A WELL SEALED AND PAINTED CONDITION TO HELP PREVENT FUTURE DAMAGES. **GENERAL INFORMATION.**

ITEM 1J:

FUNGUS DAMAGE WAS NOTED TO THE WOODEN WINDOW SASH AT 1J ON THE DIAGRAM. THE OTHER SASHES IN THIS AREA ARE OLDER AND ARE IN THE NEED OF MAINTENANCE.

RECOMMENDATION:

REMOVE DAMAGED PORTIONS OF SASH, REPAIR AND REPLACE WITH NEW MATERIAL AS NECESSARY. COST ESTIMATE: APPROX. \$1,000.00. **SECTION 1.**
NOTE: ALL WOODEN WINDOW SASHES AND FRAMES SHOULD BE KEPT IN A WELL SEALED AND PAINTED CONDITION AS PART OF GOOD PROPERTY MAINTENANCE.

ITEM 1K:

FUNGUS DAMAGE WAS NOTED TO THE BASE OF THE STEP ASSEMBLY AT 1K ON THE DIAGRAM.

RECOMMENDATION:

DISASSEMBLE AS NECESSARY IN ORDER TO EXPOSE ALL DAMAGES. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. COST ESTIMATE: APPROX. \$500.00, SUBJECT TO FURTHER INSPECTION. **SECTION 1.**

SIXTH**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:****ADDRESS OF
PROPERTY
INSPECTED****451****COLLEGE AVE.****SANTA ROSA**

Bldg. No.**Street****City**

03-31-2025

25-671

Stamp No.

Date of Inspection

Report No. (if any)**ITEM 1L:**

FUNGUS DAMAGE WAS NOTED TO THE EAVES WHERE THEY ABUT THE STUCCO PORTION OF THE BUILDING AT 1L ON THE DIAGRAM. DAMAGES MAY EXTEND INTO ENCLOSED AREAS.

RECOMMENDATION:

ENGAGE APPROPRIATE TRADES TO OPEN THE INDICATED AREAS AS NECESSARY IN ORDER TO EXPOSE ALL DAMAGES. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. COST ESTIMATE: APPROX. \$1,000.00, SUBJECT TO FURTHER INSPECTION AND CONTRACTOR EVALUATION. **SECTION 1.**

NOTE: IF ADDITIONAL INFESTATIONS OR INFECTION ARE DISCOVERED DURING THE COURSE OF REPAIRS, THIS COMPANY SHOULD BE CONTACTED IN ORDER TO FILE A SUPPLEMENTAL INSPECTION REPORT AS TO OUR FINDINGS AND RECOMMENDATIONS.

ITEM 1M:

THE BASE OF THE SIDING IS IN CONTACT WITH GRAVEL.

RECOMMENDATION:

KEEP GRAVEL PULLED BACK AND AWAY FROM STRUCTURE TO ELIMINATE CONTACT. **GENERAL INFORMATION.**

INTERIOR:**ITEM 2A:**

THIS INSPECTION IS OF AN OLDER TWO STORY COMMERCIAL BUILDING. IT IS PARTIALLY FURNISHED AND OCCUPIED AND HAS SOME VACANT UNITS. PORTIONS OF THE INTERIOR ARE INACCESSIBLE FOR INSPECTION DUE TO PERSONAL PROPERTY, FURNISHINGS, APPLIANCES AND FLOOR COVERINGS. BECAUSE THE HOME IS OLDER, IT MAY HAVE SOME CONSTRUCTION DETAIL THAT IS NOT CONCURRENT WITH EXISTING BUILDING CODE.

RECOMMENDATION:

FURTHER INSPECTION OF THE INTERIOR, IF ALL PERSONAL PROPERTY, FURNISHINGS, APPLIANCES AND FLOOR COVERINGS ARE REMOVED. **FURTHER INSPECTION.**

NOTE: IF INTERESTED PARTIES HAVE QUESTIONS REGARDING THE CONSTRUCTION DETAIL OF THIS BUILDING, WE RECOMMEND THAT A LICENSED GENERAL CONTRACTOR BE ENGAGED FOR FURTHER INSPECTION AND EVALUATION.

ITEM 2B:

THE MAJORITY OF THE WINDOWS ARE METAL. CONDENSATION CAN FORM ON METAL FRAMES DURING INCLEMENT WEATHER.

RECOMMENDATION:

IT IS IMPORTANT TO KEEP AREAS AROUND WINDOWS IN A WELL SEALED AND WATERTIGHT CONDITION AS PART OF GOOD PROPERTY MAINTENANCE. **GENERAL INFORMATION.**

SEVENTH

PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

ITEM 2C:

THERE WAS EVIDENCE OF SUBTERRANEAN TERMITES NOTED WORKING IN THE ROOM AT 2C ON THE DIAGRAM. THIS ROOM IS CONSTRUCTED OVER CONCRETE SLAB FLOORS. THIS METHOD OF CONSTRUCTION CAN ALLOW FOR THE UNDETECTED ENTRANCE OF WOOD DESTROYING PESTS INTO ENCLOSED WALLS.

RECOMMENDATION:

FOR THE POSITIVE CONTROL OF SUBTERRANEAN TERMITES, REFER TO ITEM 4E OF THIS REPORT. SECTION 1.

ITEM 2D:

VOIDS WERE NOTED TO THE TILE WORK AROUND THE KITCHEN SINK.

RECOMMENDATION:

KEEP THESE AREAS WELL SEALED AND WATERTIGHT AS NECESSARY. GENERAL INFORMATION.

ITEM 2E:

THE PANELING AT THE UPPER PORTION OF THE WALL WAS NOTED TO BE WATER DAMAGED. ENCLOSED FRAMING IS SUSPECT. IT IS POSSIBLE THAT MOISTURE INTRUSIONS COULD BE COMING FROM UPPER DECK BALCONY.

RECOMMENDATION:

REMOVE DAMAGED PANELING, MAKE FURTHER INSPECTION OF ENCLOSED AREA. REMOVE AND REPLACE ALL DAMAGE FOUND WITH NEW MATERIAL. MAKE ANY NECESSARY REPAIRS TO ENSURE COMPLETE WATER TIGHTNESS. COST ESTIMATE: APPROX. \$1,000.00, SUBJECT TO FURTHER INSPECTION. SECTION 1.

NOTE: IF ADDITIONAL INFESTATIONS OR INFECTIONS ARE DISCOVERED DURING THE COURSE OF REPAIRS, THIS COMPANY SHOULD BE CONTACTED IN ORDER TO FILE A SUPPLEMENTAL INSPECTION REPORT AS TO OUR FINDINGS AND RECOMMENDATIONS.

ITEM 2F:

INSPECTION OF THE UPSTAIRS BATHROOMS REVEAL THERE ARE LINOLEUM TILE SQUARE FLOORS WITH MINOR VOIDS NOTED. THIS COMPANY CANNOT DETECT ANY OUTRIGHT DAMAGE.

RECOMMENDATION:

FURTHER INSPECTION OF ANY AREAS CONCEALED BY LINOLEUM TILES IF EXPOSED. FURTHER INSPECTION.

ATTIC SPACE:

ITEM 3A:

THE UPSTAIRS PORTION OF THIS BUILDING HAS A FLAT ROOF. THERE IS NO APPARENT ATTIC ACCESS. THE CEILINGS ARE SHEETROCKED.

RECOMMENDATION:

IF INTERESTED PARTIES HAVE FURTHER QUESTIONS REGARDING FLAT ROOFS AND ANY CONSTRUCTION DETAILS, REFER TO APPROPRIATE TRADES FOR FURTHER INSPECTIONS AND EVALUATIONS. FURTHER INSPECTION.

EIGHTH**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:**

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

ITEM 3B:

INSPECTION OF THE MAIN ATTIC SPACE REVEALS THIS PORTION OF THE BUILDING HAS COMPOSITION SHINGLE ROOF. THIS COMPANY DID NOT INSPECT THE WATER TIGHTNESS OF THE ROOF COVERING. DRY STAINS WERE NOTED IN THE ATTIC SPACE. THE ATTIC SPACE IS INSULATED. AREAS CONCEALED BY INSULATION MATERIALS ARE INACCESSIBLE FOR INSPECTION. THERE MAY HAVE BEEN SOME RODENT INFESTATIONS IN THE PAST.

RECOMMENDATION:

IF INTERESTED PARTIES HAVE FURTHER QUESTIONS REGARDING WATER TIGHTNESS OF ROOF COVERING, THEY ARE ADVISED TO CONSULT WITH A LICENSED ROOFER FOR FURTHER INSPECTIONS AND EVALUATIONS. **FURTHER INSPECTION.**

NOTE: IF RODENTS ARE A PROBLEM IN THE FUTURE IT MAY BE NECESSARY TO ENGAGE A GENERAL PEST COMPANY FOR CONTROL.

SUBSTRUCTURE AREA:**ITEM 4A:**

THE PORTION OF THE BUILDING AT 4A ON THE DIAGRAM IS CONSTRUCTED OVER CONCRETE SLAB FLOORS. THIS METHOD OF CONSTRUCTION LIMITS THE SCOPE OF INSPECTION TO AREAS ABOVE THE FLOOR LINE ONLY. ENCLOSED WALL FRAMING IS INACCESSIBLE FOR INSPECTION.

RECOMMENDATION:

FURTHER INSPECTION OF ANY ENCLOSED WALL FRAMING IF EXPOSED. **FURTHER INSPECTION.**

ITEM 4B:

THE PORTION OF THE BUILDING AT 4B ON THE DIAGRAM WAS INACCESSIBLE FOR CONTACT INSPECTION DUE TO LACK OF OBVIOUS ACCESS AND CLEARANCE. THIS PORTION OF THE BUILDING DOES APPEAR TO HAVE BEEN AN ADDITION.

RECOMMENDATION:

CONTACT INSPECTION IF ACCESS TO THE UNDERSIDE IS PROVIDED. **FURTHER INSPECTION.**

NOTE: IF INTERESTED PARTIES HAVE FURTHER QUESTIONS REGARDING ANY CONSTRUCTION DETAILS, REFER TO GENERAL CONTRACTOR AS NECESSARY.

ITEM 4C:

INSPECTION OF THE SUBSTRUCTURE AT 4C ON THE DIAGRAM REVEALS THE SUBAREA SOIL WAS DRY TO SLIGHTLY DAMP.

RECOMMENDATION:

PERIODIC WET WEATHER OBSERVATION OF THE SUBSTRUCTURE TO DETERMINE IF FUTURE MOISTURE CONTROL MEASURES ARE NECESSARY. **FURTHER INSPECTION.**

ITEM 4D:

THERE WAS SOME CELLULOSE DEBRIS FOUND SCATTERED ON THE SUBAREA SOIL. THIS CAN ATTRACT WOOD DESTROYING PESTS. THERE ALSO WERE FORM BOARDS IN PLACE ON MOST OF THE INTERMEDIATE SUPPORT POSTS UNDER THE BUILDING. THIS APPEARS TO BE CONTRIBUTING TO SUBTERRANEAN TERMITE INFESTATIONS.

NINTH

PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

ITEM 4D CONTINUED:

RECOMMENDATION:

ENGAGE APPROPRIATE TRADES TO REMOVE ALL CELLULOSE DEBRIS AND ALL FORM BOARDS AS PRACTICAL FROM THE SUBSTRUCTURE. COST ESTIMATE: APPROX. \$1,500.00. **SECTION 1.**

NOTE: FOR THE CONTROL OF SUBTERRANEAN TERMITES, REFER TO ITEM 4E OF THIS REPORT.

ITEM 4E:

THERE WAS EVIDENCE OF SUBTERRANEAN TERMITES NOTED WORKING IN THE FRAMING IN VARIOUS LOCATIONS THROUGHOUT THE SUBSTRUCTURE.

RECOMMENDATION:

FOR THE POSITIVE CONTROL OF SUBTERRANEAN TERMITES, THIS COMPANY RECOMMENDS TREATING THE SUBAREA SOIL AND UNIMPROVED SOIL AT THE PERIMETER OF THE BUILDING WITH FIPRONIL IN A MANNER CONSISTENT WITH LABEL INSTRUCTIONS. DRILL THROUGH ANY CONCRETE PORCHES AND PATIO CAPS THAT DIRECTLY ABUT THE BUILDING, INJECT FIPRONIL INTO THE SOIL BELOW. REFILL HOLES WITH MORTAR. IN THE ROOM AT 2C ON THE DIAGRAM, THIS COMPANY WOULD NEED TO PULL BACK CARPETING ALONG THE EXTERIOR WALL AND DRILL THROUGH THE CONCRETE SLAB FLOOR TO INJECT FIPRONIL IN THE SOIL BELOW, THEN REFILL HOLES WITH MORTAR. COST ESTIMATE: \$1,500.00. **SECTION 1.**

NOTE: CELLULOSE DEBRIS AND FORM BOARDS MUST BE REMOVED PRIOR TO THE TREATMENT BEING PERFORMED BY THIS COMPANY.

ITEM 4F:

THERE WAS EVIDENCE OF DRYWOOD TERMITES NOTED WORKING IN THE SUBAREA FRAMING AT 4F ON THE DIAGRAM. AS PREVIOUSLY OUTLINED, DRYWOOD TERMITES WERE NOTED WORKING IN THE ELECTRICAL METER BOX.

RECOMMENDATION:

FOR THE POSITIVE CONTROL OF DRYWOOD TERMITES, THIS COMPANY RECOMMENDS TARPING AND FUMIGATING THE BUILDING USING VIKANE GAS. IT WOULD BE THE OWNERS RESPONSIBILITY TO PREPARE THE BUILDING AS OUTLINED IN THE OCCUPANTS FUMIGATION NOTICE. COST ESTIMATE: \$4,500.00. **SECTION 1.**

INSPECTION FEE: \$475.00 (PAID BY TODD BERTOLONE)

THANK YOU FOR ALLOWING THIS FIRM TO BE OF SERVICE. IF THERE ARE ANY QUESTIONS REGARDING THIS INSPECTION REPORT, PLEASE CONTACT OUR OFFICE.

PESTICIDE NOTICE

PESTICIDES ARE THE PRODUCTS THAT PAT'S AFFORDABLE FUMIGATIONS AND INSPECTIONS USES TO CONTROL THE TARGET PESTS LISTED IN YOUR REPORT. YOUR TECHNICIAN IS A STATE CERTIFIED APPLICATOR AND IS CONSTANTLY BEING UPGRADED BY OUR TRAINING SESSIONS. IF

TENTH

PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:

ADDRESS OF PROPERTY INSPECTED	451	COLLEGE AVE.	SANTA ROSA
	Bldg. No.	Street	City
		03-31-2025	25-671
	Stamp No.	Date of Inspection	Report No. (if any)

YOU HAVE ANY QUESTIONS PLEASE CONTACT OUR OFFICE AT (707) 577-8100. TO CONTROL THE TARGET PEST LISTED AND/OR CONTROL FUNGUS INFECTION, WE PROPOSE TO USE ONE OR MORE OF THE FOLLOWING:

TERMIDOR SC: ACTIVE INGREDIENT: FIPRONIL E.P.A. REG. NO. 7976-210

TAURUS SC: ACTIVE INGREDIENT: FIPRONIL E.P.A. REG. NO. 53883-279

CY-KICK: ACTIVE INGREDIENT: CYFLUDHRIN 1% E.P.A. REG. NO. 499-303

TIM-BOR: ACTIVE INGREDIENT: DISODIUM OCTABORATE TETRAHYDRATE E.P.A. REG. NO. 64405-8

VIKANE GAS: ACTIVE INGREDIENT: SULFURYL FLUORIDE E.P.A. REG. NO. 1015-78

CHLOROPICRIN: ACTIVE INGREDIENT: CHLOROPICRIN CAS NO. 76-06-2

OTHER: CHEMICALS USED NOT LISTED ABOVE WILL BE OUTLINED IN A SEPARATE PESTICIDE NOTICE.

STATE LAW REQUIRES THAT YOU BE GIVEN THE FOLLOWING INFORMATION:

CAUTION - PESTICIDES ARE TOXIC CHEMICALS. STRUCTURAL PEST CONTROL COMPANIES ARE REGISTERED AND REGULATED BY THE STRUCTURAL PEST CONTROL BOARD AND APPLY PESTICIDES WHICH ARE REGISTERED AND APPROVED FOR USE BY THE DEPARTMENT OF PESTICIDE REGULATION AND THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY. REGISTRATION IS GRANTED WHEN THE STATE FINDS THAT BASED ON EXISTING SCIENTIFIC EVIDENCE THERE ARE NO APPRECIABLE RISKS IF PROPER USE CONDITIONS ARE FOLLOWED OR THAT THE RISKS ARE OUTWEIGHED BY THE BENEFITS. THE DEGREE OF RISK DEPENDS UPON THE DEGREE OF EXPOSURE, SO EXPOSURE SHOULD BE MINIMIZED.

IF WITHIN 24 HOURS FOLLOWING APPLICATION YOU EXPERIENCE SYMPTOMS SIMILAR TO COMMON SEASONAL ILLNESS COMPARABLE TO THE FLU, OR OTHER SYMPTOMS INCLUDING DIZZINESS, HEADACHE, NAUSEA, DIARRHEA, TEARING, COUGHING, NOSE OR THROAT IRRITATION, ALLERGIC TYPE REACTIONS, OR DEVELOP SHORTNESS OF BREATH, DOUBLE VISION, UNUSUAL VISION, UNUSUAL DROWSINESS, WEAKNESS, OR TREMORS YOU SHOULD CONTACT YOUR PHYSICIAN OR POISON CONTROL CENTER AT (800) 523-2222 AND YOUR PEST CONTROL COMPANY IMMEDIATELY.

FOR FURTHER INFORMATION CONTACT THE FOLLOWING:

PAT'S AFFORDABLE FUMIGATIONS AND INSPECTIONS (707) 577-8100

ELEVENTH**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:****ADDRESS OF
PROPERTY
INSPECTED****451****COLLEGE AVE.****SANTA ROSA****Bldg. No.****Street****City****03-31-2025****25-671****Stamp No.****Date of Inspection****Report No. (if any)**

COUNTY HEALTH DEPARTMENT

.... (707) 565-2671 - SONOMA COUNTY
 (707) 265-1450 - NAPA COUNTY
 (415) 449-6879 - MARIN COUNTY
 (707) 565-2371 - SONOMA COUNTY
 (707) 253-4357 - NAPA COUNTY
 (415) 499-6349 - MARIN COUNTY

COUNTY AGRICULTURE COMMISSIONERS

FOR REGULATORY INFORMATION CONTACT THE STRUCTURAL PEST CONTROL BOARD AT:

2005 EVERGREEN ST., STE. 1500
 SACRAMENTO, CA 95815
 (916) 561-8700 or (800) 737-8188

GUARANTEE

CHEMICAL TREATMENTS PERFORMED BY THIS COMPANY TO CONTROL WOOD DESTROYING PESTS, EXCEPT FOR SECONDARY RECOMMENDATIONS, ARE GUARANTEED FOR A PERIOD OF TWO (2) YEARS FROM DATE OF COMPLETION. CHEMICAL TREATMENTS TO CONTROL FUNGUS GROWTH ARE GUARANTEED FOR A PERIOD OF SIX (6) MONTHS FROM DATE OF COMPLETION. REMODELING, RECONSTRUCTION AND/OR DISTURBANCE OF THE TREATED SOIL AREAS WILL NULLIFY THE GUARANTEE.

SECONDARY RECOMMENDATIONS ARE SUBSTANDARD AND ARE **NOT** GUARANTEED BY THIS COMPANY.

THANK YOU FOR ALLOWING PAT'S AFFORDABLE FUMIGATIONS AND INSPECTIONS TO BE OF SERVICE. IF THERE ARE ANY QUESTIONS, PLEASE CONTACT OUR OFFICE.

NOTICE TO OWNER

Under the California Mechanics Lien Law any structural pest control company which contracts to do work for you, any contractor, subcontractor, laborer, supplier or other person who helps to improve your property, but is not paid for his or her work or supplies, has a right to enforce a claim against your property. This means that after a court hearing, your property could be sold by a court officer and the proceeds of the sale used to satisfy the indebtedness. This can happen even if you have paid your structural pest control company in full if the subcontractor, laborers or suppliers remain unpaid.

To preserve their right to file a claim or lien against your property, certain claimants such as subcontractors or material suppliers are required to provide you with a document entitled "Preliminary Notice." Prime contractors and laborers for wages do not have to provide this notice. A Preliminary Notice is not a lien against your property. Its purpose is to notify you of persons who may have a right to file a lien against your property if they are not paid.

NOTE: Authority cited: Section 8525, Business and Professions Code. Reference: Section 8513, Business and Professions Code.

HISTORY:

1. New section filed 9-21-84; effective thirtieth day thereafter (Register 84, No. 38). For prior history, see Register

TWELFTH**PAGE OF STANDARD INSPECTION REPORT OF THE PROPERTY LOCATED AT:**

ADDRESS OF
PROPERTY
INSPECTED

451

COLLEGE AVE.

SANTA ROSA

Bldg. No.

Street

City

Stamp No.

03-31-2025

25-671

Date of Inspection

Report No. (if any)

83, No. 20.

2. Amendment filed 3-23-87; effective upon filing pursuant to Government Code Section 11346.2(d) (Register 87, No. 13).

XXX