ITS MOLD

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Clearance Readiness Checklist

For remediation contractors: what to complete before calling for post-remediation verification (clearance testing). A failed clearance costs a second visit, another laboratory fee and more days of containment. Most failures trace back to the items below.

1. Source corrected and materials dry

- ☐ The water source is repaired and the repair verified (plumbing, roof, AC condensate, window or envelope).
- ☐ Remaining framing, sheathing and subfloor meet the dry standard, compared against an unaffected reference reading of the same material. Keep your readings; we will ask for them.
- ☐ Dehumidification has run until materials are dry, and relative humidity in the work area is at or below 60 percent.

2. Removal complete

- ☐ All materials listed in the protocol are removed to the full extent specified, including the margin beyond the visible damage.
- ☐ No visible growth remains on framing, sheathing, subfloor or the back of remaining finishes. Inspect with a flashlight at a low angle.
- ☐ Exposed wood is cleaned to the protocol (HEPA vacuum, damp wipe, abrasive cleaning where needed). Staining that remains after cleaning is photographed so we can discuss it on site.

3. Final cleaning (where most clearances fail)

- ☐ HEPA vacuum every surface in containment: framing faces and edges, top and bottom plates, the subfloor, window sills, and the containment plastic itself, walls and ceiling.
- ☐ Damp wipe, let surfaces dry, then HEPA vacuum again. A single pass often leaves enough fine dust to fail an air sample.
- ☐ All debris, bags, tools, rags and loose material are out of the containment. Clean the access path and the outside face of the containment.
- ☐ No sanding, cutting or demolition in or near the area after the final cleaning.

4. Air in the containment

- ☐ Air scrubbers run continuously after the final cleaning, at least 24 hours before testing, with clean pre-filters.
- ☐ Leave the scrubbers running until we arrive. We shut them down ourselves and allow a 30-minute settling period before sampling, so plan for the containment to stay closed during that time.
- ☐ No fogging, misting, antimicrobial spraying or ozone in the 24 hours before testing. Residue and droplets load the sample cassette and do not replace physical cleaning.

5. Containment and HVAC

- ☐ Containment intact, sealed and closed until we have inspected inside it.
- ☐ Supply and return registers in the work area remain sealed. If the protocol includes HVAC cleaning, it is complete and documented.

6. Have this ready for the inspection

- ☐ Drying logs and moisture readings, with dates.
- ☐ Before and during photos, and the date removal and final cleaning were completed.
- ☐ Any change from the protocol scope, and the reason for it.
- ☐ Products used, and the remediator's Florida license number.

Scheduling clearance: tell us the date final cleaning will be complete when you request, so we can book the visit around your containment. Laboratory results are typically available within one business day of sampling, and you get a pass or fail call as soon as they are in. If an area does not pass, we tell you exactly what failed and where, so the re-clean is targeted.

This checklist is general guidance. The written protocol for each project governs its scope and its clearance criteria. ITS Mold performs mold assessment only and does not perform remediation. We charge every client the same published fees and do not pay or accept referral fees (s. 468.8419, Florida Statutes). Findings do not depend on who orders or pays for the work.