



Accurate Mold and IAQ Assessment LLC

Tenant-Initiated Indoor Air Quality and Mold Testing Policy

Effective Date: 07/04/2025

Policy Owner: Bryan See, Owner/Operator

License #: MRSA3797 (Florida Licensed Mold Assessor)

Certification: Certified Advanced IAQ Professional (NORMI)



Purpose

This policy outlines the rights and procedures for tenants in Florida who wish to initiate indoor air quality (IAQ) and mold testing within leased properties. It reflects Accurate Mold and IAQ Assessment LLC's commitment to legal compliance, scientific integrity, and client empowerment.



Scope

This policy applies to all residential and commercial tenants in Florida who engage Accurate Mold and IAQ Assessment LLC for IAQ or mold testing services.



Policy Overview

Tenants may request and conduct IAQ and mold testing without landlord permission, provided the following conditions are met:

1. Licensed Assessment

All testing must be performed by a Florida-licensed Mold Assessor in accordance with Chapter 468, Florida Statutes.

2. Non-Invasive Methods

Testing shall use non-destructive techniques (e.g., air sampling, surface swabs) that do not alter or damage the property.

3. Landlord Notification (Recommended)

Tenants are encouraged to notify their landlord at least 48 hours prior to testing. While not legally required, this promotes transparency and cooperation

4. Disclosure of Findings

Tenants agree to share assessment results with their landlord within five (5) business days of receipt, especially if findings indicate elevated mold levels or compromised air quality.

5. Remediation Responsibility

If hazardous conditions are confirmed, landlords are responsible for initiating remediation in compliance with Florida health and housing codes. Accurate Mold and IAQ Assessment LLC may provide documentation and expert guidance to support tenant claims.

Services Offered to Tenants

- Licensed mold and IAQ assessments
- Lab-certified sample analysis
- Detailed written reports for landlord or legal use
- Expert consultation on remediation and next steps

Client Empowerment Commitment

Accurate Mold and IAQ Assessment LLC empowers tenants with accurate, actionable information to advocate for safe living environments. We uphold the highest standards of professional ethics, scientific rigor, and regulatory compliance.

Contact

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