

**U.S. EPA REGION 7
HEARING CLERK**

5. The EPA inspection revealed that Respondent had performed renovations for compensation at the following properties, which are “target housing” as defined by Section 401(17) of TSCA, 15 U.S.C. § 2681(17):

A. 1407 University Avenue, Columbia, Missouri 65201
(constructed in approximately 1920);

6. The regulation at 40 C.F.R. § 745.81(a)(2)(ii) prohibits firms from performing, offering, or claiming to perform renovations without certification from EPA under 40 C.F.R. § 745.89 in target housing or child-occupied facilities on or after April 22, 2010.

7. Respondent, as a firm which performs, offers, or claims to perform renovations for compensation on housing constructed prior to 1978, is required to obtain firm certification from EPA. The EPA inspection revealed that Respondent failed to obtain initial firm certification from EPA to perform renovations, in violation of 40 C.F.R. §§ 745.89(a)(1) and 745.81(a)(2)(ii).

8. The regulation at 40 C.F.R. § 745.86(b) requires firms performing renovations to retain and, if requested, make available to EPA all records necessary to demonstrate compliance with the RRP Rule for a period of 3 years following completion of the renovation.

9. Respondent performed renovation projects on the “target housing” as described in Paragraph 5 above. The EPA’s review revealed that Respondent failed to prepare and retain records of the renovation projects, as required by 40 C.F.R. §§ 745.86(a) and 745.86(b)(6). Respondent therefore violated Section 409 of TSCA, 15 U.S.C. § 2689.

10. The regulation at 40 C.F.R. § 745.84(a)(1) requires that firms performing renovations in any residential dwelling unit of target housing must, no more than sixty (60) days before beginning renovation activities, provide the owner with the EPA pamphlet titled *Renovate Right: Important Lead Hazard Information for Families, Child Care Providers and Schools* and either obtain the owner’s written acknowledgment that the owner has received the pamphlet or obtain a certificate of mailing at least seven days prior to the renovation.

11. For the renovation of the Properties, Respondent failed to obtain either owner acknowledgement of receipt of the pamphlet or a certificate of mailing, as required by 40 C.F.R. § 745.84(a)(1)(i)-(ii). Respondent therefore violated Section 409 of TSCA, 15 U.S.C. § 2689.

12. In determining the amount of penalty to be assessed, EPA has taken into account the factors specified in Section 16(a)(2)(B) of TSCA, 15 U.S.C. § 2615(a)(2)(B). After considering these factors, EPA has determined, and Respondent agrees, that settlement of this matter for a civil penalty of three thousand dollars (\$3,000) is in the public interest.

13. Not more than thirty (30) days after the effective date of the Final Order, Respondent shall pay the penalty amount listed in Paragraph 12 by one of the following methods.

U.S. Environmental Protection Agency
Fines and Penalties
Cincinnati Finance Center
PO Box 979078
St. Louis, Missouri 63197-9000

or by alternate payment method described at <http://www.epa.gov/financial/makepayment>.

14. A copy of the signed agreement and check or other information confirming payment shall simultaneously be emailed to the following:

Regional Hearing Clerk
R7_Hearing_Clerk_Filings@epa.gov;

William Blair
blair.william@epa.gov, and

Milady Peters, Paralegal
peters.milady@epa.gov.

By written notice to Respondent, EPA may change the address and/or persons listed above.

15. EPA is authorized to enter into this Expedited Settlement Agreement ("Agreement"), and this proceeding for the assessment of a civil penalty is simultaneously commenced and concluded pursuant to Section 16 of TSCA and 40 C.F.R. § 22.13(b).

16. In signing this Agreement, Respondent: (a) admits that it is subject to TSCA and its implementing regulations; (b) admits that EPA has jurisdiction over Respondent and Respondent's conduct as alleged herein; (c) neither admits nor denies the factual allegations contained herein; and (d) consents to the assessment of this penalty.

17. By signing this Agreement, Respondent waives any rights or defenses that Respondent has or may have for this matter to be resolved in federal court, including, but not limited to any right to a jury trial, and waives any right to challenge the lawfulness of the final order accompanying the Expedited Settlement Agreement.

18. By its signature below, Respondent certifies, subject to civil and criminal penalties for making a false submission to the United States Government, that Respondent: (a) has corrected the alleged violations and is in compliance with Section 402 of TSCA, 15 U.S.C. § 2682, and its implementing regulations at 40 C.F.R. Part 745; (b) agrees to provide payment of the civil penalty set forth in Paragraph 11; (c) agrees to submit a true and accurate proof of payment of said civil penalty as set forth in Paragraph 12; and (d) agrees to release said payment to EPA upon entry of the Final Order attached hereto.

19. Upon the effective date of this Agreement and subsequent payment of the civil penalty as set forth in Paragraph 12, Respondent shall only be resolved of liability for federal civil penalties for the violations and facts alleged herein.

20. No portion of the civil penalty or interest paid by Respondent pursuant to the requirements of this Agreement shall be claimed by Respondent as a deduction for federal, state, or local income tax purposes.

21. This Agreement does not affect the rights of EPA or the United States to pursue appropriate injunctive relief or other equitable relief or criminal sanctions for any violations of law. EPA reserves its rights to take enforcement action for any other violations by Respondent of TSCA, any other federal statute or regulation, or this Agreement.

22. Failure to pay the assessed penalty may result in the referral of this matter to the United States Department of Justice for collection of the amount due plus stipulated penalties and interest at the statutory judgment rate provided in 28 U.S.C. § 1961.

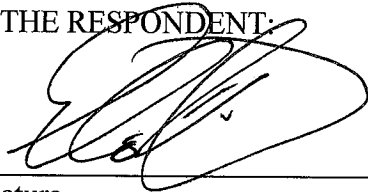
23. Each party shall bear its own costs and fees, if any.

24. This Agreement, authorized by EPA's execution of the Final Order attached hereto, constitutes a final order under 40 C.F.R. Part 22.

25. This Agreement is binding on the parties signing below, and in accordance with 40 C.F.R. § 22.31(b), is effective upon filing.

26. Respondent consents to receiving the filed Agreement electronically at the following e-mail address: *elias@comouteriors.com*. Respondent understands that the Expedited Settlement Agreement and Final Order will become publicly available upon filing.

FOR THE RESPONDENT:



Signature

4/30/25

Date

Elias Abadi

Printed Name

Vice President

Title

FOR THE COMPLAINANT:

David Cozad
Director
Enforcement and Compliance Assurance Division

Date

Christopher Muehlberger
Office of Regional Counsel

Date

FINAL ORDER

Pursuant to the authority of Section 16 of Toxic Substances Control Act, 15 U.S.C. § 2615, and according to the terms of this Agreement, IT IS HEREBY ORDERED THAT:

1. Respondent shall comply with all terms of the Expedited Settlement Agreement;
2. Respondent is assessed a civil penalty of three thousand dollars (\$3,000); and
3. Respondent shall, in accordance with the payment provisions set forth in the Expedited Settlement Agreement, make payment via a certified or cashier's check or money order or through a wire transfer as described in the Expedited Settlement Agreement.

This Agreement shall be effective upon the filing of the Final Order by the Regional Hearing Clerk for EPA, Region 7. Unless otherwise stated, all time periods stated herein shall be calculated in calendar days from such date.

IT IS SO ORDERED.

Karina Borromeo
Regional Judicial Officer
U.S. Environmental Protection Agency, Region 7

Date

CERTIFICATE OF SERVICE
(To be completed by EPA)

I certify that that a true and correct copy of the foregoing Consent Agreement and Final Order, EPA Docket No. TSCA-07-2025-0076, was sent this day in the following manner to the following addressees:

Copy via e-mail to Complainant:

William Blair, Enforcement and Compliance Assurance Division
blair.william@epa.gov

Milady Peters, Office of Regional Counsel
peters.milady@epa.gov

Copy via e-mail to Respondent:

Elias Abadi
VP General Manager
Allstar Home Services LLC dba COMO Premium Exteriors
3504 Interstate 70 Drive Southeast
Columbia, Missouri 65201
elias@comoexteriors.com

Copy via e-mail to the State of Missouri:

Missouri
Kim Morgan
Program Manager
Missouri Department of Health and Senior Services
kim.morgan@health.mo.gov

Dated this _____ day of _____, 2025.
