

# Tools for Schools Phase II - Indoor Air Quality

## Follow-up Action Plan for Physical Plant Operations



Wingate Oaks Center

0991

80.1 83.6 578

Principal: Ms. Sarah Hausman

Walkthrough Date: 5/27/2005

Temp RH Co2  
Outside Measurements

Room	Priority	Responsible	Response	Recommendation
102A	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
102B	1	Physical Plant Operations	Odor detected at the time of assessment. Cause not found.	Physical Plant Operations to evaluate cause of odor.
102B	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
102B	2	Physical Plant Operations	Carpet was stained and torn. Replace carpet, install tile floor.	Physical Plant Operations to evaluate and repair as appropriate.
102F	2	Physical Plant Operations	Carpet was stained and torn. Remove carpet, install tile floor.	Physical Plant Operations to evaluate and repair as appropriate.
103D	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
103D	2	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
103D	2	Physical Plant Operations	Carpet was stained and torn. Remove carpet, intall tile floor.	Physical Plant Operations to evaluate and repair as appropriate.
103E	1	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
103E	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
103E	2	Physical Plant Operations	Carpet was stained and torn. Remove carpet, install tile floor.	Physical Plant Operations to evaluate and repair as appropriate.
104	1	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
104	2	Physical Plant Operations	Carpet was stained and torn. Remove carpet, install tile floor.	Physical Plant Operations to evaluate and repair as appropriate.
104	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
104	2	Physical Plant Operations	Carpet was stained and torn. Remove carpet, install tile floor.	Physical Plant Operations to evaluate and repair as appropriate.
104A	1	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to evaluate need for test and balance.
104A	2	Physical Plant Operations	Carpet was stained and torn. Remove carpet, install tile floor.	Physical Plant Operations to evaluate and repair as appropriate.

Room	Priority	Responsible	Response	Recommendation
104A	2	Physical Plant Operations	Mice droppings observed.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
104B	1	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
104B	2	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
104B	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
105	1	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
105A	1	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
114	2	Physical Plant Operations	Signs of water intrusion.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
118	1	Physical Plant Operations	Gaps in windows or doors identified at the time of assessment.	Physical Plant Operations to evaluate and repair as appropriate.
118D	1	Physical Plant Operations	Animals were identified at the time of assessment. Animal/pet dander is a major allergen source that could impact occupant allergies.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
118D	1	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
118E	2	Physical Plant Operations	Gaps in windows or doors identified at the time of assessment.	Physical Plant Operations to evaluate and repair as appropriate.
118F	2	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
118F	2	Physical Plant Operations	Gaps in windows or doors identified at the time of assessment.	Physical Plant Operations to evaluate and repair as appropriate.
118H	1	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
124B	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
135		Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
135	1	Physical Plant Operations	Signs of water intrusion. Leak identified.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
135	1	Physical Plant Operations	Return vents closed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
135	1	Physical Plant Operations	Signs of water intrusion. Leak identified.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
140	2	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.

Room	Priority	Responsible	Response	Recommendation
140	2	Physical Plant Operations	Gaps in windows or doors identified at the time of assessment.	Physical Plant Operations to evaluate and repair as appropriate.
140	2	Physical Plant Operations	Humidity was slightly elevated at the time of assessment - 10% greater than outdoors.	Physical Plant Operations to evaluate HVAC system for proper operation and repair as appropriate to lower humidity level.
503	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
601	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
601	1	Physical Plant Operations	Signs of water intrusion. Leak identified.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
701	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
702	1	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
702	2	Physical Plant Operations	Odor detected at the time of assessment. Cause not found.	Physical Plant Operations to evaluate cause of odor.
801	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
803	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.
804	1	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
808	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
808B	2	Physical Plant Operations	Bathroom exhaust fan is not functioning properly.	Physical Plant Operations to evaluate and repair as appropriate.
808B	2	Physical Plant Operations	Bathroom exhaust fan is not functioning properly.	Physical Plant Operations to evaluate and repair as appropriate.
808B	2	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
903	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
906	1	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
906	1	Physical Plant Operations	Signs of water intrusion. Leak identified.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
906	2	Physical Plant Operations	Temperature was acceptable at the time of assessment. Occupant advised that temperature fluctuates.	Facilities serviceperson should monitor this room.
906	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operations to initiate work order to evaluate pest issue within location and take appropriate action.

Room	Priority	Responsible	Response	Recommendation
909A	2	Physical Plant Operations	Humidity was slightly elevated at the time of assessment - 10% greater than outdoors.	Physical Plant Operations to evaluate HVAC system for proper operation and repair as appropriate to lower humidity level.