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August 8, 2005

TO: Ms. Constantina Robinson, Principal
Deerfield Park Elementary School

FROM: Robert J. Krickovich, Coordinator, LEA
Facilities and Construction Management, Environmental Division

SUBJECT: Indoor Air Quality (IAQ) Assessment
FISH 008 and 603

On July 19, 2005 the IAQ Assessment Team conducted an assessment FISH 008 and 603 at **Deerfield Park Elementary School**. The evaluation consisted of a walkthrough of the identified areas to assess the current condition of the location with regard to indoor air quality. This assessment included observations of the carpet, floor tile, ceiling tile, interior walls, false ceiling plenum, and accessible ventilation equipment.

Attached are the findings of this assessment along with recommendations for further assessment, remediation, or corrective actions, if needed.

Generally, the IAQ Assessment did not identify any existing conditions significantly impacting IAQ and thereby presenting immediate health and safety concerns to building occupants. However, due to individual sensitivities and predisposing health factors, it is possible that some building occupants may elicit a health response to agents and / or conditions identified during the evaluation. Therefore, to further improve IAQ, prevent development of future IAQ-related problems, and to reduce the potential for IAQ-related complaints by building occupants, the IAQ Assessment Team recommends appropriate follow up of each item identified and listed in the attached evaluation.

Should any questions arise, or if the current concerns continue after the attached recommendations have been addressed, please feel free to contact me at 754-321-1638.

cc: Dr. Joanne Harrison, Area Superintendent
Craig Anderson, Area Director
Jeffrey S. Moquin, Director, Risk Management
Rigo Zubizarreta, Project Manager II, Facilities and Construction Management
LaFrances Trotter, Broward Teachers Union
Mark Dorsett, Manager 1, Physical Plant Operations Division, Zone 1
Roy Norton, Manager Custodial/Grounds, Physical Plant Operations Division

RK/tc
Enc.

IAQ Assessment

Deerfield Park Elementary School

Evaluation Requested

Time of Day

Evaluation Date

Outdoor Conditions Temperature Relative Humidity Ambient CO2

Fish	Temperature	Range	Relative Humidity	Range	CO2	Range	# Occupants
<input type="text" value="008"/>	<input type="text" value="70"/>	<input type="text" value="72 - 78"/>	<input type="text" value="67.2"/>	<input type="text" value="30% - 60%"/>	<input type="text" value="394"/>	<input type="text" value="Max 700 > Ambient"/>	<input type="text" value="2"/>
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
<input type="text" value="No"/>		<input type="text" value="No"/>		<input type="text" value="No"/>		<input type="text" value="None"/>	
Ceiling Type	<input type="text" value="2 x 4 Lay In"/>		<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text" value="None"/>		
Wall Type	<input type="text" value="Drywall/Plaster"/>		<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text" value="None"/>		
Flooring	<input type="text" value="12 x 12 Vinyl"/>		<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text" value="None"/>		

	Clean	Minor Dust / Debris	Needs Cleaning	Corrective Action Required
Ceiling	<input type="text" value="Yes"/>	<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text"/>
Walls	<input type="text" value="No"/>	<input type="text" value="Yes"/>	<input type="text" value="Yes"/>	<input type="text" value="Clean with Wexcide disinfectant"/>
Flooring	<input type="text" value="Yes"/>	<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text"/>
HVAC Supply Grills	<input type="text" value="No"/>	<input type="text" value="Yes"/>	<input type="text" value="Yes"/>	<input type="text" value="Clean with Wexcide disinfectant"/>
HVAC Return Grills	<input type="text" value="Yes"/>	<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text"/>
Ceiling at Supply Grills	<input type="text" value="No"/>	<input type="text" value="Yes"/>	<input type="text" value="Yes"/>	<input type="text" value="Clean as appropriate"/>
Surfaces in Room	<input type="text" value="Yes"/>	<input type="text" value="No"/>	<input type="text" value="No"/>	<input type="text"/>

Observations

Findings: This is a corridor

- Visible microbial growth on walls in various areas throughout corridor (wall board is dry - only surface growth)
- Custodian indicated that painters were on site and had the HVAC controls bypassed
- Dust and debris on HVAC supply grills
- Dust and debris on ceiling at HVAC supply grills
- Elevated humidity level
- Temperature was low at the time of assessment

Recommendations:

Site Based Maintenance:

- Clean walls with Wexcide disinfectant solution
- Clean HVAC supply grills with Wexcide disinfectant solution
- Clean ceiling at HVAC supply grills
- Adjust thermostat
- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate

Physical Plant Operations Division:

- Evaluate and repair HVAC system to lower humidity level

IAQ Assessment

Deerfield Park Elementary School

Evaluation Requested July 19, 2005

Time of Day 1:40 pm

Evaluation Date July 19, 2005

Outdoor Conditions Temperature 89.5 Relative Humidity 63.4 Ambient CO2 415

Fish	Temperature	Range	Relative Humidity	Range	CO2	Range	# Occupants
603	67.5	72 - 78	72.4	30% - 60%	376	Max 700 > Ambient	2
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
No		Yes		Yes		16 square feet	
Ceiling Type		Wall Type		Flooring			
2 x 4 Lay In		Drywall/Plaster		12 x 12 Vinyl			
Yes		No		No			
No		No		No			

	Clean	Minor Dust / Debris	Needs Cleaning	Corrective Action Required
Ceiling	No	Yes	Yes	Clean two ceiling tiles
Walls	Yes	No	No	
Flooring	Yes	No	No	
HVAC Supply Grills	Yes	No	No	
HVAC Return Grills	No	Yes	Yes	Clean with Wexcide disinfectant
Ceiling at Supply Grills	No	Yes	Yes	Clean as appropriate
Surfaces in Room	Yes	No	No	

Observations

Findings:

- Visible microbial growth on two ceiling tiles around return grill above entry door to room 604C
- Custodian indicated that painters were on site and had the HVAC controls bypassed
- Dust and debris on HVAC return grills
- Dust and debris on ceiling at HVAC supply grills
- Elevated humidity level
- Temperature was low at time of assessment

Recommendations:

Site Based Maintenance:

- Clean ceiling tiles around return grill above entry door to room 604C
- Clean HVAC return grills with Wexcide disinfectant solution
- Clean ceiling at HVAC supply grills
- Adjust thermostat
- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate

Physical Plant Operations Division:

- Evaluate and repair cause of stained ceiling tiles over entry door to room 604C
- Evaluate and repair HVAC system to lower humidity level