

RISK MANAGEMENT...


managing risk with responsibility

Jeffrey S. Moquin, Director
Risk Management Department

Telephone: 765-8864
Facsimile: 765-6105

November 5, 2002

TO: Marion Fee, Principal
Lakeside Elementary School

FROM: Aston A. Henry, Jr., Supervisor
Risk Management Department 

SUBJECT: Indoor Environmental Quality Assessment
Lakeside Elementary School
FISH 148,174, 179 and 006(Hallway)

On September 27, 2002, the Indoor Environmental Quality (IEQ) Assessment Team conducted an assessment of **FISH 148, 174, 179 and 006** at Lakeside Elementary School. The evaluation consisted of a walkthrough of the identified areas to assess the current conditions of these locations with regard to indoor environmental quality. This assessment included observation of the carpet, floor tiles, ceiling tiles, false ceiling plenum, accessible ventilation supply and interior walls for signs of water intrusion.

Outlined below are the findings of this assessment along with recommendations for further assessment and/or remediation:

1. The indoor environmental quality assessment of **FISH 148** revealed no signs of visible microbial growth. A concerned parent reported complaints of possible mold and mildew. The assessment team did not identify any visible signs of microbial growth or any visible signs of water intrusion. The walls, tile floors, false ceiling plenum, and the ceiling tiles appeared clean on the date of the assessment. The air supply vents, as well as the return air register grill, appeared clean. This room appears to be in good condition.

Below are the temperature, relative humidity and carbon dioxide levels measured in this location on September 27, 2002.

	Temperature	Humidity	CO2
FISH 148	77.7f	45%	1032

RECOMMENDED COURSE OF ACTION

Site-Based Staff will complete the following items immediately:

- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate.

On the date of the assessment, the air supply vents, as well as the return air register grill, appeared clean. This room appears to be in good condition.

Below are the temperature, relative humidity and carbon dioxide levels measured in this location on September 27, 2002.

	Temperature	Humidity	CO2
FISH 174	75.6f	53%	1017

RECOMMENDED COURSE OF ACTION

Site-Based Staff will complete the following items immediately:

- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate.
3. The indoor environmental quality assessment of **FISH 179** revealed no signs of visible microbial growth. A concerned parent reported complaints of possible mold and mildew. The assessment team did not identify any visible signs of microbial growth or any visible signs of water intrusion. The walls, tile floors, false ceiling plenum, and the ceiling tiles appeared clean on the date of the assessment. The air supply vents, as well as the return air register grill, appeared clean. This room appears to be in good condition.

Below are the temperature, relative humidity and carbon dioxide levels measured in this location on September 27, 2002.

	Temperature	Humidity	CO2
FISH 179	74.8f	57%	961

RECOMMENDED COURSE OF ACTION

Site-Based Staff will complete the following items immediately:

- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate.
4. The indoor environmental quality assessment of **FISH 006** revealed no signs of visible microbial growth. A concerned parent reported complaints of possible mold and mildew. The assessment team did not identify any visible signs of microbial growth or any visible signs of water intrusion. The walls, tile floors, false ceiling plenum, and the ceiling tiles appeared clean on the date of the assessment. The air supply vents, as well as the return air register grill, appeared clean. This room appears to be in good condition.

Below are the temperature, relative humidity and carbon dioxide levels measured in this location on September 27, 2002.

	Temperature	Humidity	CO2
FISH 006	77.4f	49%	1031

RECOMMENDED COURSE OF ACTION

Site-Based Staff will complete the following items immediately:

Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate.

Generally, the IEQ Assessment Team did not identify any existing conditions significantly impacting IEQ and thereby presenting immediate health and safety concerns to building occupants.

Should any questions or concerns arise, or if these complaints continue after the above recommendations have been addressed, please feel free to contact me at (954) 765-8864.

AAH/tpo

- c: Sam Gregg, South Area Superintendent
Jacquelyn Box, South Area Director School Improvement
Mark Dorsett, Manager, Evening Trades, Maintenance Department
Lou Gonzalez, Coordinator, LEA, Facilities and Construction Management
Michael Marchetti, Supervisor, Workload and Systems Management
Angel Garcia, Project Manager, Facilities and Construction Management