

Tools for Schools Phase II - Indoor Air Quality

Follow-up Action Plan for Physical Plant Operations



Lloyd Estates Elementary

1091

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Principal: Ms. Lucille Morris

Walkthrough Date: 5/20/2005

Temp RH Co2
Outside Measurements

Room	Priority	Responsible	Response	Recommendation
101J	2	Physical Plant Operations	Carpet was stained and torn.	Physical Plant Operations to evaluate and repair/replace as appropriate. Change carpet in entire front office area.
102A	2	Physical Plant Operations	Reset the toilet.	Physical Plant Operations to evaluate and repair as appropriate.
105A	1	Physical Plant Operations	Install stand alone unit.	Physical Plant Operations to initiate work order to install stand alone unit.
105B	1	Physical Plant Operations	Signs of water intrusion. Leak identified.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
108	2	Physical Plant Operations	Repair A/C duct.	Physical Plant Operations to evaluate and repair as appropriate.
108	2	Physical Plant Operations	Repair/replace wall unit A/C.	Physical Plant Operations to evaluate and repair as appropriate.
108	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
111	2	Physical Plant Operations	Humidity was slightly elevated at the time of assessment - less than 10% greater than outdoors. Humidity slightly exceeded target range, however indoor humidity was more than 10% lower than the outside reading which is evidence that the ventilation syste	Physical Plant Operations to evaluate HVAC system for proper operation and repair as appropriate to lower humidity level.
111	2	Physical Plant Operations	Odor detected and no microbial growth identified.	Physical Plant operations to evaluate cause of odor.
111	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
111	3	Physical Plant Operations	Windows are not operable. Open doors and windows allow humid untreated air into occupied environment.	Physical Plant Operations to evaluate and repair as appropriate. However, site based administration to encourage staff to keep doors and windows closed.
112	1	Physical Plant Operations	Repair leak along supply air grill.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
115	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
115B	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.
116	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate. Change ceiling tiles.

Room	Priority	Responsible	Response	Recommendation
116	2	Physical Plant Operations	Ceiling grid on west wall rusted.	Physical Plant Operations to evaluate and repair as appropriate.
116	2	Physical Plant Operations	Pests observed at the time of assessment.	Physical Plant Operation to initiate work order to evaluate pest issue within location and take appropriate action.
116	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
116	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
120	2	Physical Plant Operations	Environmental parameters were within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
120A	1	Physical Plant Operations	Identify source of walls blistering.	Physical Plant Operations to evaluate and repair as appropriate.
122	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
124	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
124	2	Physical Plant Operations	Gaps in windows or doors identified at the time of assessment.	Physical Plant Operations to evaluate and repair as appropriate.
126	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
126	2	Physical Plant Operations	Air supply/return ventilation is not functioning qualitatively.	Physical Plant Operations to evaluate and repair as appropriate.
127	2	Physical Plant Operations	Temperature was acceptable at the time of assessment. Occupant advised that temperature fluctuates.	Physical Plant Operations to evaluate need for test and balance.
128	1	Physical Plant Operations	Environmental parameters were within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
132	2	Physical Plant Operations	Dust observed on supply/return registers at the time of assessment.	Facilities serviceperson to thoroughly clean and sanitize with District approved germicidal cleaner.
187	2	Physical Plant Operations	Signs of water intrusion. Leak identified.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
187	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.
201	1	Physical Plant Operations		Repair wall beside door, check to see if wall is still leaking.
205	2	Physical Plant Operations	Dust and debris on ceiling tiles around supply air grill..	Facilities serviceperson to replace soiled ceiling tiles.
206	1	Physical Plant Operations	Possible water intrusion at windows.	Physical Plant Operations to evaluate and repair as appropriate.
206	1	Physical Plant Operations	Signs of water intrusion in wall.	Physical Plant Operations to evaluate for leaks and repair as appropriate.

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206	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.
206	2	Physical Plant Operations	Bathroom exhaust fan is not functioning properly.	Physical Plant Operations to evaluate and repair as appropriate.
206	2	Physical Plant Operations	Odor detected at the time of assessment.	Physical Plant Operations to evaluate cause of odor.
207	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
207	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.
207	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.
207	2	Physical Plant Operations	Carpet was stained, bubbling and torn.	Physical Plant Operations to evaluate and repair/replace as appropriate.
248	1	Physical Plant Operations	Floor has soft spot.	Physical Plant Operations to evaluate and repair as appropriate.
501	1	Physical Plant Operations	Signs of water intrusion at windows. Leak identified.	Physical Plant Operations to evaluate and repair as appropriate.
501	1	Physical Plant Operations	Evaluate A/C system to lower CO2 level.	Physical Plant Operations to evaluate and repair as appropriate.
501	2	Physical Plant Operations	Carpet was stained and torn.	Facilities serviceperson to replace stained carpet.
504	1	Physical Plant Operations	Install supply air grill.	Physical Plant Operations to initiate work order to install supply air grill.
504	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
504	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
504	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
505	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
505	2	Physical Plant Operations	Environmental parameters were not within acceptable range at the time of assessment..	Physical Plant Operations to evaluate need for test and balance.
508	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.
671C	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.
754	2	Physical Plant Operations	Signs of water intrusion.	Repair wall on sink counter due to water intrusion.

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754	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.
757	1	Physical Plant Operations	Signs of water intrusion, stains on walls..	Physical Plant Operations to evaluate for leaks and repair as appropriate.
757	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.
759	1	Physical Plant Operations	Signs of water intrusion.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
759	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.
926C	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.
926C	2	Physical Plant Operations	South wall a/c unit not working.	Physical Plant Operations to evaluate and repair as appropriate.
Hallway	1	Physical Plant Operations	Condensation on windows at the time of assessment. Temperature was not within acceptable range and no leaks were identified.	Physical Plant Operations to evaluate and repair as appropriate.
R14A	1	Physical Plant Operations	Signs of water intrusion.	Physical Plant Operations to evaluate for leaks and repair as appropriate.
R14B	1	Physical Plant Operations	Signs of water intrusion. Stained ceiling tiles.	Physical Plant Operations to evaluate for roof leaks and repair as appropriate.