

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ENVIRONMENTAL HEALTH & SAFETY DEPARTMENT

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August 5, 2015 **Signature on File**

TO: Carletha Shaw, Principal
 Community School South

FROM: Robert Krickovich, Coordinator, LEA
 Environmental Health & Safety Department

SUBJECT: Indoor Air Quality (IAQ) Assessment

<u>For Custodial Supervisor Use Only</u>	
<input type="checkbox"/>	Custodial Issues Addressed
<input type="checkbox"/>	Custodial Issues Not Addressed
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On August 4, 2015, I conducted an assessment at **Park Lakes Annex**. Attached are findings and recommendations for further assessment, remediation, or corrective actions needed.

The IAQ assessment did identify one or more existing conditions impacting IAQ and has generated appropriate work orders to correct deficiencies in systems and maintenance that could contribute to decreased indoor air quality. At the time of the assessment, these concerns were not an immediate health or safety concern 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.

Please ensure that your Head Facilities Serviceperson receives a copy of this correspondence so that the recommendations requiring their attention can be addressed. In an attempt to separate IAQ issues from general maintenance items, the attached assessment may contain direction for site based staff to generate a work order through COMPASS. Within two weeks a representative from the Custodial/Grounds Department will conduct a follow-up visit to ensure that all site based custodial issues have been appropriately addressed.

Should any questions arise, or if the current concerns continue after the attached recommendations have been addressed, please feel free to contact us at 754-321-4200.

cc: Shelley Meloni, Director, Pre-Construction
 Mark Dorsett, Manager, Zone 1, Physical Plant Operations Division
 Roy Norton, Manager, Custodial/Grounds, Physical Plant Operations Division
 Aston Henry, Director, Risk Management
 Broward Teachers Union
 Federation of Public Employees

RK/jj
Enc.

IAQ Assessment

Park Lakes Annex

Evaluation Date August 4, 2015

Time of Day 2:30 PM

Outdoor Conditions Temperature 88.4 Relative Humidity 74.1 Ambient CO2 546

Fish	Temperature	Range	Relative Humidity	Range	CO ²	Range	# Occupants
130	73.9	72 - 78	62.1	30% - 60%	421	MAX 700 > Ambient	2
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
Ceiling		Ceiling		Ceiling		Ceiling	
No		No		No			
Walls		Walls		Walls		Walls	
No		No		No			
Floor		Floor		Floor		Floor	
No		No		No			
Ceiling Clean		HVAC Supply Grills Clean		HVAC Return Grills Clean			
Yes		No		Yes			
Walls Clean		Inside of Supply Duct Clean		Inside of Return Duct Clean			
Yes		Yes		Yes			
Flooring Clean		Ceiling at Supply Grills Clean					
Yes		Yes					
Room Surfaces Clean							
Yes							
Trash Removed		Exhaust Fans Working		Unapproved Chemicals / Cleaners in Room			
Yes		N/A		No			
Signs of Pests		Drain Traps Wet		Air Fresheners in Room			
No		Yes		No			
Room Cluttered		Food if Stored in Room is in Sealed Containers					
No		N/A					
Mechanical Equipment Location		Filters Installed Properly		Filters Clean		Mechanical Room Clean	
Roof Top		N/A		N/A		N/A	
Condensate Pan Clean		Cooling Coil Clean		Inside of HVAC Unit Clean			
N/A		N/A		N/A			
Fresh Air Intake Location		Pollutant Sources Near Air Intake		Fresh Air Intake Free of Obstruction			
Roof top		None		N/A			

Observations

HVAC Supply grill dirty - Humidity slightly elevated - Wood cabinet by room 132 severely water damaged inside - Wood cabinet in 132 severely water damaged inside - Wood shelves in 129A dirty - Windows in 129A dirty - 3 stained ceiling tiles in 129A.

Corrective Actions to be Completed by Site Based Staff

Clean Supply Grills with Wexcide	▼
Clean windows in 129A	▼
Clean wood shelving in 129A or have removed	▼
	▼
	▼
	▼
	▼
	▼
	▼

Corrective Actions to be Completed by PPO

Repair HVAC to Reduce Humidity Levels	▼
Remove / replace wood cabinet @ door to 132	▼
Remove / replace wood cabinet in 132	▼
Repair cause of stained ceiling tiles in 129A	▼
	▼
	▼
	▼
	▼

