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Signature on File

TO: Ms. Estella Eckhardt, Principal
Sea Castle Elementary School

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

SUBJECT: Indoor Air Quality (IAQ) Assessment
FISH 130

On December 21, 2006 Richard Rosa conducted an assessment of FISH 130 at **Sea Castle Elementary School**. This evaluation included observations of the flooring system, ceiling tiles, false ceiling plenum, environmental surfaces, interior and exterior walls, and the accessible ventilation equipment. Additionally, environmental parameter measurements were taken to include temperature, relative humidity, and carbon dioxide. The detailed findings, along with the recommended corrective action can be found on the attached IAQ Assessment Worksheets.

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.

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: Sam Gregg, Area Superintendent
Jacquelyn Box, Area Director
Jeffrey S. Moquin, Director, Risk Management
Rodney Williams, Project Manager, Facilities and Construction Management
Steve Feldman, 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

Location Number 2871
 Evaluation Requested December 21, 2006
 Evaluation Date December 21, 2006

Sea Castle Elementary School

Time of Day 9:15 am

Outdoor Conditions Temperature 80.6 Relative Humidity 62.5 Ambient CO2 410

Fish	Temperature	Range	Relative Humidity	Range	CO2	Range	# Occupants
130	70.2	72 - 78	55.4	30% - 60%	1139	Max 700 > Ambient	19
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
Ceiling Type		No		No		None	
Wall Type		No		No		None	
Flooring		No		No		None	

	Clean	Minor Dust / Debris	Needs Cleaning	Corrective Action Required
Ceiling	Yes	No	No	
Walls	Yes	No	No	
Flooring	No	Yes	Yes	Clean and sanitize
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	No	Yes	Yes	Clean as appropriate

Observations

Findings:

- Formica backsplash by the sink is water damaged and 3 inch strip of drywall between the backsplash and the bathroom door frame has elevated moisture content
- Dust and debris on floor
- Dust and debris on HVAC return grills
- Dust and debris on ceiling at HVAC supply grills
- Minor dust on elevated areas and in low corner areas. Excessive dust behind moveable cabinets against the windows.

Recommendations:

Site Based Maintenance:

- Clean and sanitize floor
- Clean HVAC return grills with Wexcide disinfectant solution
- Clean ceiling at HVAC supply grills
- Clean elevated areas, low corner areas and behind moveable cabinets against the windows
- 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:

- Evaluate cause of damaged backsplash and drywall between backsplash and bathroom door frame and repair as appropriate. Repair/replace backsplash and wall material as appropriate.