

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ENVIRONMENTAL HEALTH & SAFETY DEPARTMENT

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December 6, 2016

Signature on File

TO: Allen Valentine, Intern Principal
Silver Ridge Elementary

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 December 5, 2016, I conducted an assessment at **Silver Ridge Elementary School**. 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.

RK:smn
Enc.

cc: Shelley Meloni, Director, Pre-Construction
Mark Dorsett, Manager, Zone 1, Physical Plant Operations Division
Broward Teachers Union
Federation of Public Employees
Gerald Devio, Supervisor II Custodial
Benjamin Osborne, Supervisor II Custodial
Mark Murray, Supervisor II Custodial
Sam Bays, Director, Maintenance Operations
Kurt Wirz, Area Manager Trades

IAQ Assessment

Silver Ridge Elementary

 Evaluation Date December 5, 2016

 Time of Day 1:00 PM

 Outdoor Conditions Temperature 82.0

 Relative Humidity 81.5

 Ambient CO2 434

Fish	Temperature	Range	Relative Humidity	Range	CO ²	Range	# Occupants	
852	74.1	72 - 78	55.6	30% - 60%	1711	MAX 700 > Ambient	27	
Noticeable Odor		No	Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
Ceiling	2' X 4' Lay in		No		No			
Walls	Drywall		No		No			
Floor	12" x 12" Vinyl		Yes		No		20 sq ft	
Ceiling Clean		Yes	HVAC Supply Grills Clean		No	HVAC Return Grills Clean		Yes
Walls Clean		Yes	Inside of Supply Duct Clean		No	Inside of Return Duct Clean		No
Flooring Clean		No	Ceiling at Supply Grills Clean		Yes			
Room Surfaces Clean		No						
Trash Removed		Yes	Exhaust Fans Working		Yes	Unapproved Chemicals / Cleaners in Room		No
Signs of Pests		No	Drain Traps Wet		Yes	Air Fresheners in Room		Yes
Room Cluttered		No	Food if Stored in Room is in Sealed Containers		N/A			
Mechanical Equipment Location			FISH 852B			Mechanical Room Clean		No
Filters Installed Properly		Yes	Filters Clean		Yes	Inside of HVAC Unit Clean		Yes
Condensate Pan Clean		Yes	Cooling Coil Clean		Yes			
Fresh Air Intake Location			Outside of Unit ▼			Fresh Air Intake Free of Obstruction		Yes
Pollutant Sources Near Air Intake			None ▼					

Observations

CO² Slightly elevated - Dust / debris on floor - Heavy dust in bookcase on shelves - HVAC supply grills dirty - Inside of HVAC supply grills dity - Inside of return duct dirty - throw rugs dirty - Floor water damaged right side of mechanical room and base of cabinet under window wet due to previous leak in mechanical room - Dead flowers in vase on bookcase - Live plant on bookcase - Glade pop up on bookcase and in cabinet over sink.
 Two stained ceiling tiles in restroom 852A by exhaust fan

Corrective Actions to be Completed by Site Based Staff

Thoroughly clean and sanitize flooring	▼
Thoroughly clean ALL surfaces	▼
Clean Supply Grills with Wexcide	▼
Remove live plants & dead flowers from room	▼
Remove air fresheners	▼
Clean throw rugs	▼
Call in work orders for stained ceiling tiles	▼
Remove / clean contents of window wall bookcase	▼

Corrective Actions to be Completed by PPO

Remove window wall book case / replace base	▼
Replace water damaged material behind bookcase	▼
Repair HVAC to reduce CO2	▼
Clean HVAC supply grills and drops	▼
Clean HVAC return grills and drops	▼
Evaluate / Repair cause of stained ceiling tile 852A	▼
Remove and replace stained ceiling tiles in 852A	▼
	▼