

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ENVIRONMENTAL HEALTH & SAFETY DEPARTMENT

TELEPHONE (754) 321-4200

FACSIMILE: (754) 321-4285

October 30, 2017

Signature on File

TO: Vivian Suarez, Principal
Coral Springs High

FROM: Daniel Meyer, Project Manger
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 October 26, 2017, I conducted an assessment at **Coral Springs High 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.

DM:smn
Enc.

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

IAQ Assessment

Coral Springs High

Evaluation Date October 26, 2017

Time of Day 10:00 AM

Outdoor Conditions Temperature 69.4 Relative Humidity 48.5 Ambient CO2 416

Fish	Temperature	Range	Relative Humidity	Range	CO ²	Range	# Occupants
211	67.1	72 - 78	64.7	30% - 60%	1391	MAX 700 > Ambient	8
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
Ceiling		Walls		Floor			
No		Yes		No		1 tile	
2' X 4' Lay in		Plaster		12" x 12" Vinyl			
No		No		No			
Ceiling Clean		Walls Clean		Flooring Clean		Room Surfaces Clean	
Yes		Yes		Yes		Yes	
		HVAC Supply Grills Clean		HVAC Return Grills Clean			
		Yes		Yes			
		Inside of Supply Duct Clean		Inside of Return Duct Clean			
		Yes		Yes			
		Ceiling at Supply Grills Clean					
		Yes					
Trash Removed		Signs of Pests		Room Cluttered		Exhaust Fans Working	
Yes		No		No		N/A	
						Drain Traps Wet	
						N/A	
				Food if Stored in Room is in Sealed Containers		Unapproved Chemicals / Cleaners in Room	
				N/A		No	
						Air Fresheners in Room	
						No	
Mechanical Equipment Location		FISH #207				Mechanical Room Clean	
Yes						Yes	
Filters Installed Properly		Filters Clean		Cooling Coil Clean		Inside of HVAC Unit Clean	
Yes		Yes		Yes		Yes	
Condensate Pan Clean							
Yes							
Fresh Air Intake Location		Ducted to roof-top				Fresh Air Intake Free of Obstruction	
						Yes	
Pollutant Sources Near Air Intake		No					

Observations

Temperature in classroom below standard set point. Humidity and CO2 levels are elevated. 1 water stained ceiling tile needs to be replaced. Water damaged wall was previously replaced and needs to be painted.

Corrective Actions to be Completed by Site Based Staff

Replace stained ceiling tile	▼
	▼
	▼
	▼
	▼
	▼
	▼
	▼

Corrective Actions to be Completed by PPO

Set Temperature to 72 - 78 degrees	▼
Repair HVAC to Reduce Humidity Levels	▼
Repair HVAC to reduce CO2 level in classroom	▼
Paint repaired wall	▼
	▼
	▼
	▼
	▼

