

RISK MANAGEMENT...

managing risk with responsibility

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September 24, 2009

Signature on File

TO: Mr. John LaCasse, Principal
Nova High School

FROM: Edward See, Project Manager
Risk Management Department

SUBJECT: Indoor Air Quality (IAQ) Assessment
FISH 617, Portable QP168 and QP359

For Custodial Supervisor Use Only	
<input type="checkbox"/>	Custodial Issues Addressed
<input type="checkbox"/>	Custodial Issues Not Addressed

On September 11, 2009 I conducted an assessment of FISH 617, Portable QP168 and QP359 at **Nova High 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.

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 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 me at 754-321-1900.

cc: Dr. Joel Herbst, Area Superintendent
Steven Friedman, Area Director
Jeffrey S. Moquin, Executive Director, Support Operations
Aston Henry, Supervisor, Risk Management
Scott Gillen, Project Manager, Facilities and Construction Management
Diane Watts, Broward Teachers Union
Roy Jarrett, Federation of Public Employees
Mark Dorsett, Manager 1, Physical Plant Operations Division, Zone 1
Roy Norton, Manager Custodial/Grounds, Physical Plant Operations Division
Robert Krickovich, Coordinator, LEA, Facilities and Construction Management

ES/tc
Enc.

IAQ Assessment

Location Number 1281

Nova High School

Evaluation Requested September 2, 2009

Time of Day 3:00 pm

Evaluation Date September 11, 2009

Outdoor Conditions Temperature 89.9 Relative Humidity 80.3 Ambient CO2 374

Fish	Temperature	Range	Relative Humidity	Range	CO2	Range	# Occupants
617	59.8	72 - 78	68.5	30% - 60%	423	Max 700 > Ambient	45
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
Ceiling Type		No		No		None	
Wall Type		No		No		None	
Flooring		Yes		No		Various	

	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	Yes	No	No	
Ceiling at Supply Grills	Yes	No	No	
Surfaces in Room	Yes	No	No	

Observations

Findings:

- Temperature was low and humidity level was elevated at the time of the assessment. Work order initiated by site to address - **J390699**
- Water staining on carpet

Recommendations:

Site Based Maintenance:

- Clean and sanitize carpet
- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate

IAQ Assessment

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Nova High School

Evaluation Requested September 2, 2009

Time of Day 3:00 pm

Evaluation Date September 11, 2009

Outdoor Conditions Temperature 89.9 Relative Humidity 80.3 Ambient CO2 374

Fish	Temperature	Range	Relative Humidity	Range	CO2	Range	# Occupants
QP168	78.8	72 - 78	54.3	30% - 60%	4180	Max 700 > Ambient	25
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
No		No		No		None	
Ceiling Type	Wood		No	No	None		
Wall Type	Drywall		No	No	None		
Flooring	12 x 12 Vinyl		No	No	None		

	Clean	Minor Dust / Debris	Needs Cleaning	Corrective Action Required
Ceiling	Yes	No	No	
Walls	Yes	No	No	
Flooring	Yes	No	No	
HVAC Supply Grills	Yes	No	No	
HVAC Return Grills	Yes	No	No	
Ceiling at Supply Grills	Yes	No	No	
Surfaces in Room	Yes	No	No	

Observations

Findings:

- Dust build up on A/C shaker unit
- Temperature was slightly elevated and was adjusted during the assessment
- CO2 level was elevated and fresh air was adjusted and air flow set to high

Recommendations:

Site Based Maintenance:

- Clean A/C shaker unit to remove dust
- Ensure that air conditioning settings remain within range
- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate

IAQ Assessment

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Nova High School

Evaluation Requested September 2, 2009

Time of Day 3:00 pm

Evaluation Date September 11, 2009

Outdoor Conditions Temperature 89.9 Relative Humidity 80.3 Ambient CO2 374

Fish	Temperature	Range	Relative Humidity	Range	CO2	Range	# Occupants
QP359	78.3	72 - 78	58.1	30% - 60%	4279	Max 700 > Ambient	3
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
No		No		No		None	
Ceiling Type	Wood		No	No	None		
Wall Type	Drywall		No	No	None		
Flooring	12 x 12 Vinyl		No	No	None		

	Clean	Minor Dust / Debris	Needs Cleaning	Corrective Action Required
Ceiling	Yes	No	No	
Walls	Yes	No	No	
Flooring	Yes	No	No	
HVAC Supply Grills	Yes	No	No	
HVAC Return Grills	Yes	No	No	
Ceiling at Supply Grills	Yes	No	No	
Surfaces in Room	Yes	No	No	

Observations

Findings:

- Temperature was slightly elevated and was adjusted during the assessment
- CO2 level was elevated and fresh air was adjusted and air flow set to high

Recommendations:

Site Based Maintenance:

- Ensure that air conditioning settings remain within range
- Continue to monitor this location for any signs of microbial growth as well as dust and debris accumulation and clean as appropriate