

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ENVIRONMENTAL HEALTH & SAFETY DEPARTMENT

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February 6, 2018

Signature on File

TO: Parinaz Bristol, Principal
Plantation High

FROM: Alison Witoshynsky, Project Manager
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 February 5, 2018, I conducted an assessment at **Plantation 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.

AW: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

Plantation High

Evaluation Date February 5, 2018

Time of Day 12:25 AM

Outdoor Conditions Temperature 82.6 Relative Humidity 66.8 Ambient CO2 477

Fish	Temperature	Range	Relative Humidity	Range	CO ²	Range	# Occupants
138	71.6	72 - 78	64.1	30% - 60%	916	MAX 700 > Ambient	0
Noticeable Odor		Visible water damage / staining?		Visible microbial growth?		Amount of material affected	
Ceiling		Walls		Floor			
No		2' X 4' Lay in		Drywall		Carpet	
No		No		No		No	
No		Yes		No		stains and tears	
Ceiling Clean		Walls Clean		Flooring Clean		Room Surfaces Clean	
Yes		Yes		No		No	
HVAC Supply Grills Clean		Inside of Supply Duct Clean		Ceiling at Supply Grills Clean		HVAC Return Grills Clean	
Yes		N/A		Yes		Yes	
Trash Removed		Signs of Pests		Room Cluttered		Exhaust Fans Working	
Yes		No		Yes		N/A	
Drain Traps Wet		Food if Stored in Room is in Sealed Containers		Unapproved Chemicals / Cleaners in Room		Air Fresheners in Room	
N/A		N/A		No		No	
Mechanical Equipment Location		Filters Installed Properly		Condensate Pan Clean		Mechanical Room Clean	
FISH 139		No		Yes		Yes	
Filters Clean		Cooling Coil Clean		Inside of HVAC Unit Clean			
No		Yes		No		No	
Fresh Air Intake Location		Pollutant Sources Near Air Intake		Fresh Air Intake Free of Obstruction			
▼		▼		<input type="checkbox"/>			

Observations

Occupant reports that it "smells like mold". Work order from January 2018 for AC not cooling (J846664). HFSP reports that the set points were adjusted so that the space remains cooler with less fluctuation. Relative humidity is still elevated in space. Dust present on tops of all books and on bookshelves. Carpet is torn and stained. Existing Work Order (SA44355) from 2016 for carpet replacement in FISH 138 and SA53313 for 138C. Outside of return grills clean, interior of duct work has light dust layer.

Corrective Actions to be Completed by Site Based Staff

Thoroughly clean horizontal surfaces (tops of books and shelves)	▼
Clean dust from lower surfaces (under desks)	▼
Remove and replace A/C Filters	▼
Tape and date filters when replaced	▼
Remove cardboard boxes	▼
	▼
	▼

Corrective Actions to be Completed by PPO

Clean entire HVAC system - unit and drops	▼
Evaluate and repair HVAC system as needed	▼
Repair HVAC to Reduce Humidity Levels	▼
Install appropriate filter spacer in HVAC	▼
	▼
	▼
Remove and replace carpet (SA44355)	▼
	▼