## THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA ENVIRONMENTAL HEALTH & SAFETY DEPARTMENT

## **TELEPHONE (754) 321-4200**

FACSIMILE: (754) 321-4285

October 2	0, 2015 Signature on File	For Custodial Supervisor Use Only
TO:	James Mcdermott, Principal <b>Bair Middle</b>	Custodial Issues Addressed
FROM:	Daniel Meyer, Project Manager Environmental Health & Safety Department	Custodial Issues Not Addressed
SUBJECT:	Indoor Air Quality (IAQ) Assessment	

On October 14, 2015, I conducted an assessment at **Bair Middle 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.

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 Rich Volipi, Supervisor II Custodial Mark Murray, Supervisor II Custodial Sam Bays, Director, Maintenance Operations Kurt Wirz, Area Manager Trades

	IAQ Asses	sment		
	Bair Middle Evaluation D	October 14, 2015	<b>Time of Day</b> 102	:30 AM
Outdoor Conditions Tempera	ature 84.1 Relati	ve Humidity 76.8	Ambient CO2 4	30
	ange Relative Humidity - 78 61.6 3	Range         Column           60% - 60%         109		ccupants 3
Noticeable Odor Yes	Visible water damage / staining?	Visible microbial growth?	Amount of material affected	
Ceiling2' X 4' Lay inWallsPlaster/panelingFloorCarpet	No           No           No			
Ceiling CleanYesWalls CleanYes	HVAC Supply Grills Clean Inside of Supply	No	HVAC Return Grills Clean Inside of Return	No
Flooring Clean Yes Room Surfaces Yes Clean	Duct Clean Ceiling at Supply Grills Clean		Duct Clean	No
Trash Removed Yes Signs of Pests No	Exhaust Fans Working Drain Traps Wet		Unapproved Chemicals / Cleaners in Room	No
Room Cluttered No	Food if Stored in Room is in Sealed Containers		Air Fresheners in Room	No
Mechanical Equipment Location	FISH #184		Mechanical Room Clean	Yes
Filters Installed Properly	5 Filters Clean	Yes	Inside of HVAC Unit Clean	Yes
Condensate Pan Clean Yes	Cooling Coil Clean	Yes		
Fresh Air Intake Location Pollutant Sources Near Air Intake	Ducted to roof-top No	▼ ▼	Fresh Air Intake Free of Obstruction	Yes
Observations				
Return duct is full of dusty and several times and still contains				ned
This assessment is for 183, 183	A, B and C (Common Area)			

Corrective Actions to be Completed by Site Based Staff

· _ ·	
Clean HVAC supply and return grills with Wexcide	▼
Wipe inside wooden cabinet with Wexcide	▼
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	▼
	▼
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## Corrective Actions to be Completed by PPO

Clean return ductwork	▼
Replace carpet with floor tile	▼
	▼
	▼
	▼
	▼
	▼
	▼

	IAQ Assessr	nent		
	Bair Middle Evaluation Date	e October 14, 2015	Time of Day 10::	30 AM
Outdoor Conditions Tempera	ture 84.1 Relative	Humidity 76.8	Ambient CO2 4	30
		Range         CO <sup>2</sup> % - 60%         1378	Range # Oc MAX 700 > Ambient	ccupants 30
Noticeable Odor Yes	Visible water damage / staining?	Visible microbial growth?	Amount of material affected	
Ceiling     2' X 4' Lay in       Walls     Plaster / carpet       Floor     Carpet				
	No			
Ceiling Clean Yes Walls Clean Yes	HVAC Supply Grills Clean	No	HVAC Return Grills Clean	No
Flooring Clean Yes	Inside of Supply Duct Clean	Yes	Inside of Return Duct Clean	No
Room Surfaces Yes Clean	Ceiling at Supply Grills Clean	Yes		
Trash Removed Yes	Exhaust Fans Working	N/A	Unapproved Chemicals / Cleaners in Room	No
Signs of PestsNoRoom ClutteredNo	Drain Traps Wet Food if Stored in Room is in Sealed Containers	N/A	Air Fresheners in Room	No
Mechanical Equipment Location	FISH #209		Mechanical Room Clean	Yes
Filters Installed Properly Yes	Filters Clean	Yes	nside of HVAC Unit Clean	Yes
Condensate Pan Clean Yes	Cooling Coil Clean	Yes		
Fresh Air Intake Location	Ducted to roof-top	▼	Fresh Air Intake Free of Obstruction	Yes
Pollutant Sources Near Air Intake	Νο	▼		
Observations				
Return duct is full of dusty and d should be cleaned. Contact Area walls in this Area.				
This assessment is for 203A-E, 2	04 and 205A-E (Common Band	Area)		

Corrective Actions to be Completed by Site Based Staff

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Clean supply/return grills	▼
Clean carpets	▼
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## Corrective Actions to be Completed by PPO

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Clean return ductwork	▼
Repair HVAC to reduce CO2 level in classroom	▼
	▼
	▼
	▼
	▼
	▼
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