

managing risk with responsibility

| Aston A. Henry, Director |
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| Risk Management Department |

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| September 1 | 0, 2013 Signature on File | For Custodial Supervisor Use Only |
|-------------|---|--|
| TO: | James Griffin, Principal Lauderdale Lakes Middle School | Custodial Issues Addressed Custodial Issues Not Addressed |
| FROM: | Robert Krickovich, Coordinator I, LEA Risk Management Department | |
| SUBJECT: | Indoor Air Quality (IAQ) Assessment | |

On August 30, 2013, I conducted an assessment at **Lauderdale Lakes 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 754-321-1907.

cc: Shelley Meloni, Task Assigned Chief Facilities & Construction Officer, Facilities & Construction Mark Dorsett, Manager, Zone 1, Physical Plant Operations Division Roy Norton, Manager, Custodial/Grounds, Physical Plant Operations Division Aston Henry, Director, Risk Management Sonja Coley, Senior Project Manager, Facilities & Construction Broward Teachers Union Federation of Public Employees

RK/tc Enc.

| IAQ Assessment | | | | | | | |
|---|--|---|---|------------|--|--|--|
| Lauderdale La | akes Middle Evaluation Date | e August 30, 2013 | Time of Day 1 | 1:30 | | | |
| Outdoor Conditions Tempera | ture 91.5 Relative | Humidity 57.6 | Ambient CO2 4 | 93 | | | |
| | | Range CO ² % - 60% 490 | Range # Oc MAX 700 > Ambient | 2 | | | |
| Noticeable Odor Yes | Visible water damage / staining? | Visible microbial growth? | Amount of material affected | | | | |
| Ceiling2' X 4' Lay inWallsPlasterFloor12" x 12" Vinyl | No No | No No | | | | | |
| Ceiling Clean Yes Walls Clean Yes Flooring Clean Yes Room Surfaces Yes Clean | HVAC Supply Grills Clean Inside of Supply Duct Clean Ceiling at Supply Grills Clean | Yes Yes | HVAC Return Grills Clean Inside of Return Duct Clean | Yes | | | |
| Trash RemovedYesSigns of PestsNoRoom ClutteredNo | Exhaust Fans Working Drain Traps Wet Food if Stored in Room is in Sealed Containers | N/A N/A | Unapproved Chemicals / Cleaners in Room Air Fresheners in Room | No No | | | |
| Mechanical Equipment Location Filters Installed Properly | FISH 232 Filters Clean | Yes | Mechanical Room Clean Inside of HVAC Unit Clean | Yes Yes | | | |
| Condensate Pan Clean Yes Cooling Coil Clean No | | | | | | | |
| Fresh Air Intake Location Pollutant Sources Near Air Intake | Outside of Room Parking Lot | ▼ | Fresh Air Intake Free of Obstruction | Yes | | | |
| Observations | | | | | | | |
| Slight musty odor when you first tiles still not installed in 226A - H caused by elevated humidity. | | | | | | | |

Corrective Actions to be Completed by Site Based Staff

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Corrective Actions to be Completed by PPO

| Confective Actions to be completed by 110 | | |
|---|---|--|
| Repair HVAC to reduce humidity level | ▼ | |
| Clean HVAC Coils | ▼ | |
| Replace ceiling tile in 226A | ▼ | |
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