

FROM:

managing risk with responsibility

rvisor Use Only

	enry, Director		Telephone:	754 321-1900 754 321-1917
Risk Management Department			Fax:	/54 321-191/
October 8, 2	.013	Signature on File	For Custodial S	Supervisor Use O
TO:	Carlton Camp		Fax: For Custodial Custodial Is	sues Addressed
	Pines Middle	iddle School	Custodial Iss	sues Not Addressed

SUBJECT: Indoor Air Quality (IAQ) Assessment

Richard Rosa, Project Manager **Risk Management Department** 

On September 25, 2013, I conducted an assessment at Pines Middle School. Attached are findings and recommendations for further assessment, remediation, or corrective actions needed.

The IAQ Assessment did not identify any existing conditions significantly impacting IAQ or presenting immediate health and safety concerns 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 allergens and / or conditions noted 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 any item/s identified and noted 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.

Shelley Meloni, Task Assigned Chief Facilities & Construction Officer, Facilities & Construction cc: 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

RR/tc Enc.

IAQ Assessment									
	Pines Middle Ev	valuation Date Septer	nber 25, 2013	Time of Day	2:30				
Outdoor Conditions Te	mperature 84.3	Relative Humidity	y 78.3	Ambient CO2 4	58				
FishTemperatureShed88.3	RangeRelative H72 - 7899.3		<b>CO</b> <sup>2</sup> 463	Range # Oc MAX 700 > Ambient	ccupants				
Noticeable Odor No	D Visible water stainin	damage/	e microbial owth?	Amount of material affected					
Ceiling metal Walls metal	Yes Yes		No [						
Floor metal	Yes	L	No						
Ceiling Clean No Walls Clean No	] HVAC Grills	Supply N/a		HVAC Return Grills Clean	N/a				
Flooring Clean No	Inside	of Supply N/A		Inside of Return Duct Clean	N/A				
Room Surfaces No Clean	] Ceiling Grills	g at Supply Clean N/a							
Trash Removed N/A	Exhaust Fai			Unapproved Chemicals / Cleaners in Room	No				
Signs of Pests N/A	Drair	n Traps Wet N/A		Air Fresheners					
Room Cluttered Yes	Food if Stored in Sealed Con			Air Fresheners in Room	No				
Mechanical Equipment Loc	ation Not applicable			Mechanical Room Clean	N/A				
Filters Installed Properly	N/A Fil	Iters Clean N/A	In	nside of HVAC Unit Clean	N/A				
Condensate Pan Clean	N/A Cooling	Coil Clean N/A							
Fresh Air Intake Location	not applicable		▼	Fresh Air Intake Free of Obstruction	N/A				
Pollutant Sources Near Air Intake	Not Applicable		▼						
Observations									
The shed is located betwee louvered vents.	en the outdoor track and	the baseball field. Th	is is a non-con	nditioned storage shed v	vith				

The substance has been determined to be crystalline mineral salt and is not mold according to the articles that I have read. Wear your normal cleaning attire: remove the sports equipment from the shed and brush off the bulk of the substance and clean with Wexcide. Clean all walls and ceilings and allow to dry and put equipment back into shed.

Corrective Actions to be Completed by Site Based Staff

Clean per observations above	▼
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	▼
	▼

Corrective Actions to be Completed by PPO

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