

School/Facility: River Hill High
Location: Mechanical Room (off auditorium catwalk) and Penthouse (Roof)
Date of IEQ Report Form: June 5, 2017
Date(s) Investigated: June 5, 2017
Date of Report: September 27, 2017

IEQ Concern:

During the school's May 26th IEQ walk-through, discolored pipe insulation was observed in the mechanical room.

IEQ Investigation Process:

Identify deficiencies that may impact IEQ and/or sources of odor concerns. Typically includes the following depending on the nature of concern, but not limited to:

- interview/questionnaire of concern individual(s)
- inspection above drop ceiling (condition of roof deck, pipe insulation, return air plenum)
- inspection of ventilation system (operation of variable air volume box and outdoor air dampers, check controls, measurements of carbon dioxide, temperature and relative humidity, sources near outdoor air intake, measure return and supply air volume, cleanliness of coils, liner and condensate pan)
- inspection of exterior
- inspection below drop ceiling (housekeeping, sink and floor drain traps, signs of past and present moisture concern via visual and/or moisture meter, mold growth, ensure connection of current and capping of abandoned sanitary vents, odorizers, excessive plants and fabric items, identify potential pathways, and measure volatile organic compounds, carbon monoxide, and lighting)

Findings:

- Pipe insulation located immediately outside the air handling unit (AHU) panel had mold spotting on the paper wrap / jacket. This was observed at various AHUs.
- The mechanical room and penthouse are not occupied by teaching staff or students.

Corrective Actions:

- The project has been turned over to Building Services. They will schedule the pipe insulation by prioritizing as soon as funds become available to complete the work.