



**PLEASANTVILLE SCHOOL DISTRICT
NORTH MAIN STREET SCHOOL
TRAILER CLASSROOMS – A1 & A2
PLEASANTVILLE, NEW JERSEY
INDOOR AIR QUALITY INVESTIGATION
FINAL REPORT**

Prepared for:

Pleasantville School District
Pleasantville, New Jersey

Prepared by:

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1.0 BACKGROUND

Coastal Environmental Compliance, LLC (Coastal Environmental) was contacted to conduct an indoor air quality inspection and testing throughout the trailer classrooms at North Main Street School, 215 N. Main Street, Pleasantville, New Jersey.

The inspection and testing was conducted due to staff complaints.

This report details the laboratory results and visual inspection.

2.0 APPROACH

2.1 SAMPLING METHODOLOGY

Microbiological air sampling was conducted throughout the trailer classrooms, and one outdoor location using a low flow pump and air-o-cell cassettes (spore traps). Samples were evaluated for total count and indemnification of fungi, and other particulates.

ProLab, Weston, Florida performed the analysis, according to guidelines proposed by the USEPA, and the AIHA Field Guide For The Determination Of Biological Contaminants In Environmental Samples, 1996.

3.0 FINDINGS & OBSERVATIONS

3.1 VISUAL INSPECTION

A visual inspection, along with testing was conducted on February 15, 2018.

Below, please find the results of the visual inspection throughout the Trailer Classrooms.

Classroom A-1

- ✚ No visible water damage was observed.
- ✚ Heavy dust and debris is present within the wall HVAC unit.

Classroom A-2

- ✚ Visible water damage is present on the exit door wall, closest to the parking lot. (10x8 area)
- ✚ Heavy dust and debris is present within the wall HVAC unit and the single unit air conditioner.

General Notes

- ✚ No elevated moisture readings were noted during the inspection.
- ✚ Staff indicated that when it rains, the ceiling leaks consistently. This is an indication that the roof needs to be repaired or replaced. There is fiberglass insulation and wood decking above the ceiling that could be compromised.
- ✚ Most of the leaks appear mainly on the edges of both classrooms.

Please see attached contractors Scope of Work for addressing these issues.

3.2 SAMPLE RESULTS

Microbiological testing was conducted at North Main Street School on February 15, 2018. The results are as follows.

Type of Sample	Location	Fungi (CTS/m3)	Type of Fungi
Air-o-cell	Ambient	210	Other Basidiospores
	Total Fungi Count	210	
Air-o-cell	Room A-1	110	Other Basidiospores
	Total Fungi Count	110	
Air-o-cell	Room A-2	53	Other Basidiospores
	Total Fungi Count	53	

The air testing results for both classrooms proved acceptable, however due to the visual inspection remedial actions are recommended.

4.0 RECOMMENDATIONS

Based upon the testing visual observations, Coastal Environmental Compliance, LLC recommends the following:

- ✚ Repair or replace the roof of the trailer.
- ✚ Contact a licensed mold remediation contractor to conduct remediation of the water damaged areas within the trailer classrooms according to the attached scope of work
- ✚ Work being performed is to be performed with the area under containment, utilizing negative air machines to achieve negative air in the area.
- ✚ Following remediation and prior to occupancy, conduct follow up air and surface sampling to ensure clean up efficacy.

Coastal Environmental Compliance, LLC is pleased to have provided the Pleasantville School District with professional services.

5.0 SCOPE OF WORK

This specification provides performance requirements and evaluation criteria for the work to be performed at North Main Street School, 215 N. Main Street, Pleasantville, New Jersey.

The work plan is as follows:

AREAS UNDER CONTAINMENT:

Containment is required in all work areas.

Where containment is necessary, the areas will be isolated using 6-mil polyethylene sheeting. The work areas under containment will be placed under negative pressure to ensure that the contamination does not spread to unaffected areas. Negative pressure is established by installing HEPA filtered air filtration device inside the containment. The negative air machines should be exhausted to the exterior of the building.

All soft items that are within containment areas should be HEPA vacuumed and removed prior to work being performed. All items within the containment that are not being removed, and all surfaces within the containment must be HEPA vacuumed and treated with a biocide.

Upon removal of walls, insulation and other materials from the work area, all materials should be wrapped in 6-mil poly sheeting, HEPA vacuumed and wiped with a biocide solution prior to transportation to the waste container outside the building.

ALL WORK AREAS:

The biocide solution should be allowed to remain on the treated surfaces for the appropriate dwell time according to manufacturer's instructions to ensure the effectiveness of the biocide.

PERSONNEL PROTECTION:

Respiratory Protection:

The contractor shall provide workers with personally issued and marked respiratory protection equipment approved by NIOSH/MISHA. As a minimum, respiratory protection should consist of full-face dual cartridge respirators.

Protective Clothing:

The contractor must provide workers with sufficient sets of protective disposable clothing consisting of full body coveralls, head covers, gloves and boots in sizes to properly fit individual workers. All workers should wear polyethylene coated Tyvek suits with attached boots or equivalent. Gloves may include latex surgical gloves.

FOLLOW UP TESTING:

If the results of the follow up air, bulk and wipe sampling reveal unacceptable levels of fungi in the work areas, the contractor will be required to re-clean those areas until testing results are acceptable.

SIGNAGE:

The Contractor must post warning signs at all entrances or openings to the work area. The signs must be on yellow paper with black lettering, and indicate the following:

WARNING: DO NOT ENTER
MICROBIOLOGICAL REMEDIATION WORK IN PROGRESS

SCOPE OF WORK:

The following are the locations and dimensions for work to be performed:

Notes:

- Containment = C No Containment = NC
- Walls are indicated as A, B, C, D. Wall A is the wall the room's entrance is located on, wall B is the wall immediately to the left, wall C is the wall opposite the entrance to the room, and wall D is to the right.
- Wet Wash: wet cleaning with a bleach solution or equivalent biocide
- Encapsulate: Coating of affected areas with an encapsulant such as Fosters 40/20 or equivalent.

	C/NC	Location	Area/Dimensions	Work to be Performed
1	C	Room A-2	Wall Panel – Exit Wall Closest to Parking Lot 10x8	<ul style="list-style-type: none"> ▪ Remove affected wall and insulation ▪ Investigate for further damage ▪ HEPA vacuum ▪ Scrub exposed beams using a biocide solution ▪ HEPA vacuum ▪ Encapsulated heavily damaged wood beams
2	C	Rooms A-1 and A-2	HVAC Univents and Wall Air Conditioners	<ul style="list-style-type: none"> ▪ Clean all units ▪ HEPA vacuum ▪ Scrub using a biocide solution ▪ HEPA vacuum ▪ Change filters
3	C	Rooms A-1 and A-2	Air Scrubbing	<ul style="list-style-type: none"> ▪ Conduct air scrubbing throughout all work areas
4	C	Rooms A-1 and A-2	Ceiling Insulation	<ul style="list-style-type: none"> ▪ After roof has been repaired or replaced. ▪ Remove and replace insulation above the ceiling within the perimeter of both rooms

APPENDIX A
LAB RESULTS