

DRAFT Table 1
Areas of Concern
Julia A. Stark Elementary School
398 Glenbrook Road
Stamford, Connecticut

Specific Area of Concern -(SAOC)	Location	AOC Description	Observations & Comments	Recommendations	Response Action	Photographs
AOC-01	Nurse's Office	Previous Remediation	No Water Stained, Water Damaged, or Mold Growth Observed, No Vinyl Wallcovering Observed, Principal Indicated Wallcovering Removed, Drywall Surface Cleaned, and Painted	Conduct Selective Demolition of Wall Drywall at Windows to Assess Void Space for Water Staining and/or Mold Growth, Conduct Periodic Surveillance	No Work Conducted	--
AOC-02	Cafeteria Entryway at Teacher's Lounge	Water Stained and Mold Growth-Impacted Ceiling Tiles and Drywall Above Ceilings	Water Stained and Mold Growth-Impacted Ceiling Tiles and Drywall Above Ceiling Tiles	Remove Water Stained and Mold Growth-Impacted Ceiling Tiles and Drywall, (Reinsulate Piping Immediately and Conduct Periodic Surveillance, Replace Ceiling Tiles Once Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof	No Work Conducted	1, 2
AOC-03	Gymnasium	Water Stained and Water Damaged Roof Deck, Block Wall, and Wood Flooring, Black Growth at Ceiling Deck	Water Stained and Water Damaged Ceiling Deck, Block Wall, and Wood Flooring, Flooring "Dry" When Moisture Metered, Black Growth at Ceiling Deck Observed From Floor, Uninsulated Roof Drains and Piping Observed	Clean Black Growth on Ceiling Deck, Clean Water Staining on Block Wall, Remove Water Stained and Water Damaged Wood Flooring and Assess Void Space for Water Staining and/or Mold Growth, (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Roof Drain Construction	No Work Conducted	3, 4, 5
AOC-04	Auditorium Lobby/Rear Area	Water Stained and Water Damaged Drywall Ceiling, Black Growth on Drywall Ceiling	Water Stained and Water Damaged Drywall Ceiling Observed, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall Ceiling	Remove Water Stained, Water Damaged, and Growth Impacted Drywall Ceiling and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction	No Work Conducted	--
AOC-05	Stage	Water Stained and Water Damaged Drywall Ceiling, Black Growth on Drywall Ceiling, Water Damaged Wood Flooring	Water Stained and Water Damaged Drywall Ceiling Observed, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall Ceiling, Water Damaged Wood Flooring Observed under Plastic Water Collection Bag	Remove Water Stained, Water Damaged, and Growth Impacted Drywall Ceiling and Wood Floor and Assess Void Space for Water Staining and/or Mold Growth, (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction	No Work Conducted	6, 7

DRAFT Table 1
Areas of Concern
Julia A. Stark Elementary School
398 Glenbrook Road
Stamford, Connecticut

Specific Area of Concern -(SAOC)	Location	AOC Description	Observations & Comments	Recommendations	Response Action	Photographs
AOC-06	Room 220	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Principal Indicated Tiles Have Been Recently Replaced, Leak Observed to be Active as Indicated by "Wet" Materials When Moisture Metered	Remove Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction	No Work Conducted	8, 9
AOC-07	Room 224	Water Stained Ceiling Tiles	Water Stained Ceiling Tile, Condensation and Rust Observed on Steel Structural Framing	Remove Water Stained Ceiling Tiles (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction and Condensation/Rust Issue	No Work Conducted	--
AOC-08	Room 230	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth at Corridor Wall Under Vinyl Wall Covering	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth Observed Under Vinyl Wall Covering at Corridor Wall, Principal Indicated Wall Became Wet From AHU Leak in Attic, Damaged Duct Insulation Observed Above Ceiling	Remove Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster and Growth Impacted Vinyl Wallcovering (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof and AHU Construction and Duct Insulation	No Work Conducted	10, 11
AOC-09	Corridor at Room 230 to 234	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth at Corridor Wall Under Vinyl Wall Covering	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth Observed Under Vinyl Wall Covering at Corridor Wall, Principal Indicated Wall Became Wet From AHU Leak in Attic	Remove Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster and Growth Impacted Vinyl Wallcovering (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof and AHU Construction and Duct Insulation	No Work Conducted	12

DRAFT Table 1
Areas of Concern
Julia A. Stark Elementary School
398 Glenbrook Road
Stamford, Connecticut

Specific Area of Concern -(SAOC)	Location	AOC Description	Observations & Comments	Recommendations	Response Action	Photographs
AOC-10	Room 234	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth at Corridor Wall Under Vinyl Wall Covering	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth Observed Under Vinyl Wall Covering at Corridor Wall, Principal Indicated Wall Became Wet From AHU Leak in Attic, Damaged Duct Insulation Observed Above Ceiling	Remove Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster and Growth Impacted Vinyl Wallcovering (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof and AHU Construction and Duct Insulation	No Work Conducted	13, 14
AOC-11	Room 238	Water Stained and Water Damaged Ceiling Tiles and Ceiling Drywall	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Principal Indicated Tiles Have Been Recently Replaced, Leak Observed to be Active as Indicated by "Wet" Materials When Moisture Metered	Remove Water Stained and Water Damaged Ceiling Tiles and Ceiling Drywall (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction	No Work Conducted	--
AOC-12	Boys Toilet Room Across Room 234	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth at Corridor Wall Under Vinyl Wall Covering	Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster, Black Growth Observed Under Vinyl Wall Covering at Corridor Wall, Principal Indicated Wall Became Wet From AHU Leak in Attic, Damaged Duct Insulation Observed Above Ceiling	Remove Water Stained and Water Damaged Ceiling Tiles and Ceiling Plaster and Growth Impacted Vinyl Wallcovering (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof and AHU Construction and Duct Insulation	No Work Conducted	--
AOC-13	Corridor at Room 220	Water Stained and Water Damaged Ceiling Tiles	Water Stained and Water Damaged Ceiling Tiles	Remove Water Stained and Water Damaged Ceiling Tiles (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction	No Work Conducted	--
AOC-14	Room 252	Water Stained and Water Damaged Drywall at Windows, Black Growth on Drywall	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall	Remove Water Stained, Water Damaged, and Growth Impacted Ceiling Tiles and Drywall at Windows and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	No Work Conducted	15, 16, 17

DRAFT Table 1
Areas of Concern
Julia A. Stark Elementary School
398 Glenbrook Road
Stamford, Connecticut

Specific Area of Concern -(SAOC)	Location	AOC Description	Observations & Comments	Recommendations	Response Action	Photographs
AOC-15	Room 168	Water Stained and Water Damaged Drywall at Windows, Black Growth on Drywall under Vinyl Wallcovering	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall under Vinyl Wallcovering	Remove Water Stained, Water Damaged, and Growth Impacted Ceiling Tiles and Drywall at Windows and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	No Work Conducted	18
AOC-16	Corridor between Room 219 and 211	Water Stained and Water Damaged Drywall at Windows and Water Fountain, Black Growth on Drywall	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows and Water Fountain, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall, Black Growth observed on "backside" of Drywall adjacent to janitors sink and storage room	Remove Water Stained, Water Damaged, and Growth Impacted Drywall at Windows and Water Fountain and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	12/21/18-12/31/18 - XX SF of Drywall Removed from Corridor and Janitor Closet. Drywall at Art Room 212 Kiln Room Cleaned (Removal Required/Coordination with Other Trades Needed)	19, 20, 21, 22
AOC-17	Art Room 212	Water Stained Ceiling Tiles	Water Stained Ceiling Tiles under Ceiling Mounted AHU Observed, Materials "Dry" When Moisture Metered, Duct Insulation Not Insulated	Remove Water Stained Ceiling Tiles (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Duct and Insulation Requirements	No Work Conducted	--
AOC-18	Corridor between Room 203 and 246	Water Stained and Water Damaged Drywall at Windows and Expansion Joint, Black Growth on Drywall	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows and Expansion Joint, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall	Remove Water Stained, Water Damaged, and Growth Impacted Drywall at Windows and Expansion Joint and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	12/21/18-12/31/18 - XX SF of Drywall Removed from Corridor	23, 24, 25
AOC-19	Room 116	Water Stained and Water Damaged Ceiling Tiles	Water Stained and Water Damaged Ceiling Tiles	Remove Water Stained and Water Damaged Ceiling Tiles (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof Construction	No Work Conducted	--

DRAFT Table 1
Areas of Concern
Julia A. Stark Elementary School
398 Glenbrook Road
Stamford, Connecticut

Specific Area of Concern -(SAOC)	Location	AOC Description	Observations & Comments	Recommendations	Response Action	Photographs
AOC-20	Corridor between Room 117 and 103	Water Stained and Water Damaged Drywall at Windows and Water Foundation, Black Growth on Drywall	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows and Water Fountain, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall, Black Growth observed on "backside" of Drywall adjacent to janitors sink and Kindergarten 102	Remove Water Stained, Water Damaged, and Growth Impacted Drywall at Windows and Water Fountain and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Exterior Wall and Window Construction	12/21/18-12/31/18 - XX SF of Drywall Removed from Corridor and Janitor Closet. Drywall at Kindergarten 102 Cleaned (Removal Required/Coordination with Other Trades Needed)	26, 27, 28
AOC-21	Kindergarten Room 102	Water Stained and Water Damaged Drywall at Windows and Door, Black Growth on Drywall	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows and Water Fountain, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall.	Remove Water Stained, Water Damaged, and Growth Impacted Ceiling Tiles and Drywall at Windows/Door and Wall at Corridor and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	No Work Conducted	--
AOC-22	Exterior Door at Room 101	Water Stained and Water Damaged Drywall at Door, Black Growth on Drywall	Water Stained and Water Damaged Drywall at Door, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall	Remove Water Stained, Water Damaged, and Growth Impacted Drywall at Door and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Exterior Wall and Door Construction	No Work Conducted	--
AOC-23	Media Center at IT Closet/Entry Door	Water Stained and Water Damaged Drywall at Wall Corner Near Entryway and IT Closet, Black Growth on Drywall under Vinyl Wallcovering	Water Stained and Water Damaged Drywall, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall under Vinyl Wallcovering	Remove Water Stained, Water Damaged, and Growth Impacted Drywall and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Construction	No Work Conducted	--
AOC-24	Room 157 and 167	Water Stained and Water Damaged Drywall at Wall Between Rooms, Black Growth on Drywall under Vinyl Wallcovering	Water Stained and Water Damaged Drywall, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall under Vinyl Wallcovering, Custodian Indicated Area Became Wet From Toilet Room Flood	Remove Water Stained, Water Damaged, and Growth Impacted Drywall and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Construction	No Work Conducted	--

DRAFT Table 1
Areas of Concern
Julia A. Stark Elementary School
398 Glenbrook Road
Stamford, Connecticut

Specific Area of Concern -(SAOC)	Location	AOC Description	Observations & Comments	Recommendations	Response Action	Photographs
AOC-25	Room 170	Water Stained and Water Damaged Drywall at Windows, Black Growth on Drywall under Vinyl Wallcovering	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall under Vinyl Wallcovering	Remove Water Stained, Water Damaged, and Growth Impacted Ceiling Tiles and Drywall at Windows and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	No Work Conducted	--
AOC-26	Water Fountain Across Room 120	Water Stained and Water Damaged Drywall at Water Fountain, Black Growth on Drywall under Vinyl Wallcovering	Water Stained and Water Damaged Drywall at Water Fountain, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall under Vinyl Wallcovering	Remove Water Stained, Water Damaged, and Growth Impacted Drywall at Water Fountain and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Water Fountain Construction	No Work Conducted	--
AOC-27	Room 249	Water Stained and Water Damaged Drywall at Windows, Black Growth on Drywall under Vinyl Wallcovering	Water Stained and Water Damaged Ceiling Tiles and Drywall at Windows, Materials "Dry" When Moisture Metered, Black Growth Observed on Drywall under Vinyl Wallcovering	Remove Water Stained, Water Damaged, and Growth Impacted Ceiling Tiles and Drywall at Windows and Assess Void Space for Water Staining and/or Mold Growth (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Roof, Exterior Wall, and Window Construction	No Work Conducted	--
AOC-28	Media Center/ Computer Lab	Water Stained Ceiling Tiles, Black Mold Growth on Back of Select Tiles	Water staining observed on 9 ceiling tiles. Black mold growth on select tiles. Water pipe hose fitting cap above tiles is corroded	Remove Water Stained, Water Damaged, and Growth Impacted Ceiling Tiles (Replace when Leak Located/Corrected), Retain Architect/Engineer to Inspect Corrosion on Piping, Replace Corroded Piping	12/21/18-12/31/18 - Removed 9 Ceiling Tiles	29

LEGEND

SURVEY PERFORMED BY: Kevin McCarthy/Brian Sirowich

DATE: November 14, 2018 (Initial Assessment) and December 21-31, 2018 (Post-Removal)

NOTE: Limited Assessment. Assessment was Not A Full Building Assessment. Areas Assessed Were at Direction of Mold Task Force, Principal, and Custodian