

Building Dynamics, LLC

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November 23, 2016

To: Greg Maciulla, Howard County Public School System

From: Ed Light, CIH, Building Dynamics, LLC

Re: **Waterloo Elementary School Gym Mold Remediation**

At your request, Building Dynamics, LLC (BDL) evaluated suspect mold growth on the Waterloo Elementary School gym ceiling November 21, 2016.

1. Localized suspect spotting was observed on metal decking along the South side of the gym ceiling. This should be scheduled for remediation.
2. Occupant exposure is within normal background. This growth is inactive (dry), adhered to the metal substrate and does not dislodge or remove by hand pressure. It is located well above the breathing zone. All mold types are of equivalent concern as potential allergens and a decision to remediate is not dependent on the type of mold.
3. This condition does not present an immediate hazard and the gym can remain in use until remedial work can be scheduled.
4. BDL recommends wiping affected surfaces with a sanitizer and then painting over with a sealant.
5. Suspect growth was associated with a past condition which is not ongoing. Further investigation is needed to confirm the specific moisture source. It may be related to condensation, dampness from past leakage, etc. Rusting of metal surfaces in the area suggest that possible moisture issues may have been from past coping, flashing, or roof issues along this side of the gym. A historical review of past roof or exterior work and gym operation may suggest contributing factors.

Please feel free to contact me if there are further questions or BDL can assist with this work.