

# Kinawa Remediation Plan

Root Cause, Our Process, Prevention, Estimated Costs

# Root Causes

## HVAC system not working properly

- AC system not operating properly
- Some air handlers were programmed off

## Sources of moisture

- No vapor barrier
- Leaky basement
- Pool
- Summer cleaning
- Humans

## Flooring

- Old carpet

# Expert Recommendation

- Replace ceiling tiles, as needed
- Cleaning all surfaces and Items- wiped clean or cleaned with a HEPA vac
- Air circulation through HEPA air scrubbers
- Replace all carpet with hard flooring

# Our Process

**The building is safe for students and staff to remain at Kinawa during this process.**

Cleaning began two months ago.

## 1. First Phase

- Clean 54 classroom and student use area
  - 9 rooms are done, 45 to go
- Estimated timeline for completion is late winter / early spring

## 2. Second Phase

- Office Areas

## 3. Third Phase

- Gym areas, auditorium, cafeteria, storage spaces and mechanical areas

# Prevention

## HVAC System

- Repair broken sensors so we can better monitor performance
- Improved maintenance to ensure better HVAC system performance

## Sources of Moisture

- Summer cleaning schedule changes
- Continue monitoring and repairing any building leaks

## Flooring

- Develop regular replacement plan for flooring throughout the district

# Estimated Costs

- Cleaning = \$800,000
- Environmental testing = \$100,000
- HVAC assessment & repairs = \$150,000
- Carpet, ceiling tile & materials replacement = \$450,000

**Total not to exceed \$1.5 million**

## **Funding sources:**

- Bond/Sinking Fund \$450,000-\$600,000
- General Fund, \$900,000-\$1,050,000

**Kinawa 5-6 will remain with students & staff for 6 more years and serve as District offices afterwards.**