

To: Granby Board of Education

From: Christopher DeGray, Director of Facilities

Date: February 5, 2025

## **OVERVIEW, CT MANDATE ON INDOOR AIR QUALITY**

In 2022, Governor Lamont signed into law new requirements for Connecticut boards of education to evaluate the indoor air quality and heating, ventilation and air conditioning systems in their respective school buildings.

The Act created 3 significant changes to the IAQ Statute.

1. Most significantly, the IAQ Statute now requires BOEs to conduct an HVAC system assessment for each public-school building.

Each school must complete its initial assessment and every five (5) years after the initial assessment. The HVAC inspection must be performed by a certified testing, adjusting and balancing technician, a certified industrial hygienist or a mechanical engineer and, at a minimum, satisfy the assessment tasks listed in the Act. The deadline for school districts to complete their initial HVAC system inspections in all schools was originally January 1, 2024 then January 1, 2025, but now school buildings now must complete the HVAC inspections and evaluations by June 30, 2031. BOEs must ensure that at least 20% of their schools complete the HVAC inspections and evaluations in each year until June 30, 2031, by which time the HVAC systems at all schools must have been assessed.

- IAQ inspections and evaluations must now be done <u>annually</u> starting on January 1, 2024 for every school. Additionally, the EPA's Indoor Air Quality Tools for Schools Program is now required, not just preferred, for IAQ inspections and evaluations beginning on January 1, 2024.
- 3. Lastly, the Act included new definitions of key terms to better inform the IAQ and HVAC requirements.

# What is involved in the testing?

## For indoor air quality testing:

Over 70 individual testing metrics must be taken and documented covering categories that include reviewing outdoor air intakes, obstructions, pollutant sources, system cleanliness, air handling and roof top unit inspections, controls for outdoor air supply, control components, dampers, thermostats, air distribution, exhaust systems, overall airflow, exhaust ductwork

# For HVAC testing:

By law, the HVAC system inspection and evaluation must include the following:

- 1. Testing for maximum filter efficiency
- 2. Measuring outside air rate
- 3. Verifying ventilation components' operation
- 4. Measuring air distribution through all inlets and outlets
- 5. Verifying unit operation and performance of required maintenance in accordance with American Society of Heating, Refrigerating and Air-Conditioning Engineers (ASHRAE) standards
- 6. Verifying control sequences
- 7. Verifying carbon dioxide sensors and acceptable carbon dioxide indoor air concentrations
- 8. Collecting field data (if none exist) for installing mechanical ventilation. The inspection and evaluation must identify the extent to which each school's current ventilation system, including any existing central or noncentral mechanical ventilation system, is operating to provide appropriate ventilation to the school building according to ASHRAE's most recent indoor ventilation standards. The inspection and evaluation must result in a written report that includes any corrective actions needed for the mechanical ventilation system or the HVAC infrastructure

OLR Bill Analysis sSB 287

#### AN ACT CONCERNING INDOOR AIR QUALITY IN SCHOOLS.

#### **SUMMARY**

This bill extends, from January 1, 2025, to June 30, 2030, the deadline for local and regional boards of education (i.e., "school boards") to complete a uniform inspection and evaluation of their school buildings' heating, ventilation, and air conditioning (HVAC) systems required by law (see BACKGROUND). Beginning July 1, 2025, school boards must conduct the inspection and evaluation in at least 20% of their schools each year until all schools in the district are inspected.

The bill also authorizes the Department of Administrative Services (DAS) to award indoor air quality grants to school boards to conduct the inspection and evaluation. It permits these grants even when a school district has not certified compliance with the inspection and evaluation requirements. Under current law, a school district must be compliant to receive any HVAC grant. (Once in compliance, a district may receive the other HVAC grants for repair, upgrading, and installation work.)

Additionally, the bill extends, from July 1, 2024, to January 1, 2030, the deadline for the school indoor air quality working group to submit its final report to the governor and Education, Labor and Public Employees, and Public Health committees. It also requires annual progress reports from the group.

EFFECTIVE DATE: July 1, 2024, except the provision extending the working group is effective upon passage.

# § 2 — HVAC INSPECTION AND EVALUATION

Current law requires school boards to complete the uniform HVAC system inspection and evaluation in each school building under the board's jurisdiction before January 1, 2025, and thereafter every five

years. The bill instead requires school boards to complete the evaluations and inspections during a five-year period from July 1, 2025, to June 30, 2030. Under the bill, school boards must conduct the inspection and evaluation in at least 20% of their schools each year until all schools are inspected. It also requires that each school building be inspected again every five years.

Like current law, the bill allows DAS to grant a waiver from the inspection requirement, upon the request of a school board, if the department finds (1) there is an insufficient number of certified testing, adjusting, and balancing technicians; industrial hygienists certified by the American Board of Industrial Hygiene or the Board for Global EHS Credentialing; or mechanical engineers to perform the inspections and evaluations or (2) the board has scheduled the inspection for a date after the inspection deadline. Specifically, the bill allows DAS to grant a waiver of up to one year from the five-year deadline and the requirement to inspect at least 20% of a district's schools each year. It also specifies that if a waiver is granted because of the inspection's timing, then the inspection must be scheduled for the subsequent year. (Current law allows a one-year waiver and requires that the inspection be scheduled for after January 1, 2025).

The bill also expands the group of professionals who may conduct the inspections and evaluations to include mechanical contractors licensed in HVAC systems.

# § 3 — STATE GRANTS FOR HVAC INSPECTIONS

Current law prohibits the DAS commissioner from awarding grants for HVAC or indoor air quality improvements to school districts that have not certified compliance with the law's inspection and evaluation requirements. The bill makes an exception by allowing the commissioner to award grants to reimburse the cost of performing the inspections and evaluations. Like current law, the bill prohibits her from awarding other grants under the program if the district has not certified compliance with the inspection and evaluation requirements.

The law allows school boards or regional educational service centers

(RESC) to apply for the grants to reimburse costs for projects to install, replace, or upgrade HVAC systems or related improvements. The school board may receive a reimbursement grant for 20%-80% of its eligible expenses, based on its town ranking among all Connecticut towns using property wealth as a measure. As with the school construction grant program, less wealthy towns receive a higher reimbursement rate. RESCs are reimbursed under a similar method that reflects the wealth of the towns served by the RESC.

# § 1 — SCHOOL INDOOR AIR QUALITY WORKING GROUP

The bill extends the deadline, from July 1, 2024, to January 1, 2030, for the school indoor air quality working group to submit its final report to the governor and the Education, Labor and Public Employees, and Public Health committees. It also requires annual progress reports from the working group, with the first due by July 1, 2025, and each following year until July 1, 2029. The group terminates on July 1, 2030, or on the submission of its final report, whichever is later.

Under existing law, the 23-member group must make recommendations to the legislature on a range of issues related to school indoor air quality, including (1) criteria for rating the priority of HVAC repair and remediation needs; (2) optimal HVAC performance benchmarks to minimize the spread of infectious disease; and (3) protocols school districts can use to investigate and address complaints of mold, hazardous odors or chemicals, and poor indoor air quality.

#### **BACKGROUND**

# School HVAC Inspections

By law, the HVAC system inspection and evaluation must include the following:

- testing for maximum filter efficiency;
- 2. measuring outside air rate;
- 3. verifying ventilation components' operation;
- 4. measuring air distribution through all inlets and outlets;

- 5. verifying unit operation and performance of required maintenance in accordance with American Society of Heating, Refrigerating and Air-Conditioning Engineers (ASHRAE) standards;
- verifying control sequences;
- 7. verifying carbon dioxide sensors and acceptable carbon dioxide indoor air concentrations; and
- 8. collecting field data (if none exist) for installing mechanical ventilation.

The inspection and evaluation must identify the extent to which each school's current ventilation system, including any existing central or noncentral mechanical ventilation system, is operating to provide appropriate ventilation to the school building according to ASHRAE's most recent indoor ventilation standards. The inspection and evaluation must result in a written report that includes any corrective actions needed for the mechanical ventilation system or the HVAC infrastructure.

#### **COMMITTEE ACTION**

**Education Committee** 

Joint Favorable Substitute Yea 44 Nay 0 (03/18/2024)



## Instructions

- 1. Read the IAQ

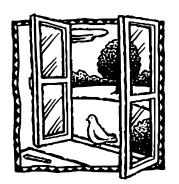
  Backgrounder and the Background Information for this checklist.
- 2. Keep the
  Background
  Information and
  make a copy of
  this checklist for
  each ventilation
  unit in your school,
  as well as a
  copy for future
  reference.
- 3. Complete the Checklist.
  - Check the "yes,"
     "no," or
     "not applicable"
     box beside each
     item. (A "no"
     response
     requires further
     attention.)
  - Make comments in the "Notes" section as necessary.
- 4. Return the checklist portion of this document to the IAQ Coordinator.

# **Ventilation Checklist**

Name:						
Sc	hool:					
Ur	nit Ventilator/AHU No:					
Room or Area: Date Completed:						
Sig	gnature:					
1.	OUTDOOR AIR INTAKES					
1a.	1		N/A			
1b.	example, a fire escape floor plan)					
AC	TIVITY 1: OBSTRUCTIONS					
	Ensured that outdoor air intakes are clear of obstructions, debris, clogs, or covers $\Box$					
1d.	Installed corrective devices as necessary (e.g., if snowdrifts or leaves frequently block an intake)					
AC	TIVITY 2: POLLUTANT SOURCES					
	Checked ground-level intakes for pollutant sources (dumpsters, loading docks, and bus-idling areas) $\Box$					
1f.	Checked rooftop intakes for pollutant sources (plumbing vents; kitchen, toilet, or laboratory exhaust fans; puddles; and mist from air-conditioning cooling towers)					
1g.	Resolved any problems with pollutant sources located near outdoor air intakes (e.g., relocated dumpster or extended exhaust pipe)					
	TIVITY 3: AIRFLOW  Obtained chemical smoke (or a small piece of tissue paper or light plastic)   □					
	Confirmed that outdoor air is entering the intake appropriately					
2.	SYSTEM CLEANLINESS					
AC	TIVITY 4: AIR FILTERS					
	Replaced filters per maintenance schedule					
	blowing downstream)					
	Vacuumed filter areas before installing new filters					
	Confirmed proper fit of filters to prevent air from bypassing (flowing around) the air filter					
_0.	Commission of Their (correct direction for annow)	_	_			

## 2. SYSTEM CLEANLINESS (continued)

#### **ACTIVITY 5: DRAIN PANS** 2f. Ensured that drain pans slant toward the drain (to prevent water from Yes No N/A 2g. Cleaned drain pans.... **ACTIVITY 6: COILS ACTIVITY 7: AIR-HANDLING UNITS, UNIT VENTILATORS** 2j. Ensured that the interior of air-handling unit(s) or unit ventilator **ACTIVITY 8: MECHANICAL ROOMS** 21. Checked mechanical room for unsanitary conditions, leaks, and spills ....... 2m. Ensured that mechanical rooms and air-mixing chambers are free of trash, 3. CONTROLS FOR OUTDOOR AIR SUPPLY 3a. Ensured that air dampers are at least partially open (minimum position) ......□ 3b. Ensured that minimum position provides adequate outdoor air **ACTIVITY 9: CONTROLS INFORMATION** 3c. Obtained and reviewed all design inside/outside temperature and humidity requirements, controls specifications, as-built mechanical drawings, **ACTIVITY 10: CLOCKS, TIMERS, SWITCHES** 3f. Ensured that settings fit the actual schedule of building use (including **ACTIVITY 11: CONTROL COMPONENTS** 3g. Ensured appropriate system pressure by testing line pressure at both the 3i. Replaced control system filters at the compressor inlet based on the compressor manufacturer's recommendation (for example, when you blow down the tank)...... Set the line pressure at each thermostat and damper actuator at the proper **ACTIVITY 12: OUTDOOR AIR DAMPERS** 31. Ensured that the recirculating relief and/or exhaust dampers are visible 3m. Ensured that air temperature in the indoor area(s) served by each



NOTE: It is necessary to ensure that the damper is operating properly and within the normal range to continue.



3. CONTROLS FOR OUTDOOR AIR SUPPLY (continued)		
3n. Checked that the outdoor air damper fully closes within a few minutes of shutting off appropriate air handler	No	N/A
3o. Checked that the outdoor air damper opens (at least partially with no delay) when the air handler is turned on□		
3p. If in heating mode, checked that the outdoor air damper goes to its minimum position (without completely closing) when the room thermostat is set to 85°F□		
3q. If in cooling mode, checked that the outdoor air damper goes to its minimum position (without completely closing) when the room thermostat is set to 60°F and mixed air thermostat is set to 45°F		
<ul><li>3r. If the outdoor air damper does not move, confirmed the following items:</li><li>The damper actuator links to the damper shaft, and any linkage set</li></ul>		
<ul> <li>screws or bolts are tight</li></ul>		
• The outside air thermostat(s) is functioning properly (e.g., in the right location, calibrated correctly)□		
Proceed to Activities 13–16 if the damper seems to be operating properly.		
ACTIVITY 13: FREEZE STATS  3s. Disconnected power to controls (for automatic reset only) to test continuity across terminals		
OR  3t. Confirmed (if applicable) that depressing the manual reset button (usually red) trips the freeze stat (clicking sound indicates freeze stat was	_	_
tripped)		
NOTE: HVAC systems with water coils need protection from the cold. The freeze-state close the outdoor air damper and disconnect the supply air when tripped. The typical range is 35°F to 42°F.		
ACTIVITY 14: MIXED AIR THERMOSTATS		
3v. Ensured that the mixed air stat for heating mode is set no higher than 65°F		
3w. Ensured that the mixed air stat for cooling mode is set no lower than the room thermostat setting□		
ACTIVITY 15: ECONOMIZERS  3x. Confirmed proper economizer settings based on design specifications or local practices		
NOTE: The dry-bulb is typically set at 65°F or lower.		
<ul> <li>3y. Checked that sensor on the economizer is shielded from direct sunlight□</li> <li>3z. Ensured that dampers operate properly (for outside air, return air,</li> </ul>		
exhaust/relief air, and recirculated air), per the design specifications		u
Dry-bulb economizers vary the amount of outdoor air based on outdoor temperature		

and enthalpy economizers vary the amount of outdoor air based on outdoor temperature and humidity level.

## 3. CONTROLS FOR OUTDOOR AIR SUPPLY (continued)

## **ACTIVITY 16: FANS** 3aa. Ensured that all fans (supply fans and associated return or relief fans) that move outside air indoors continuously operate during occupied Yes No N/A NOTE: If fan shuts off when the thermostat is satisfied, adjust control cycle as necessary to ensure sufficient outdoor air supply. 4. AIR DISTRIBUTION **ACTIVITY 17: AIR DISTRIBUTION** 4a. Ensured that supply and return air pathways in the existing ventilation system 4b. Ensured that passive gravity relief ventilation systems and transfer grilles between rooms and corridors are functioning....... NOTE: If ventilation system is closed or blocked to meet current fire codes, consult with a professional engineer for remedies. 4c. Made sure every occupied space has supply of outdoor air (mechanical NOTE: If outlets have been blocked intentionally to correct drafts or discomfort, investigate and correct the cause of the discomfort and reopen the vents. 4e. Modified the HVAC system to supply outside air to areas without an outdoor air supply ....... 4f. Modified existing HVAC systems to incorporate any room or zone layout 4g. Moved all barriers (for example, room dividers, large free-standing blackboards or displays, bookshelves) that could block movement of 4h. Ensured that unit ventilators are quiet enough to accommodate classroom activities ...... 4i. Ensured that classrooms are free of uncomfortable drafts produced by air **ACTIVITY 18: PRESSURIZATION IN BUILDINGS** NOTE: To prevent infiltration of outdoor pollutants, the ventilation system is designed to maintain positive pressurization in the building. Therefore, ensure that the system, including any exhaust fans, is operating on the "occupied" cycle when doing this activity. 4j. Ensured that air flows out of the building (using chemical smoke) through windows, doors, or other cracks and holes in exterior wall (for example, 5. EXHAUST SYSTEMS **ACTIVITY 19: EXHAUST FAN OPERATION** 5a. Checked (using chemical smoke) that air flows into exhaust fan grille(s) ..... $\Box$ If fans are running but air is not flowing toward the exhaust intake, check for the following: • Inoperable dampers

Obstructed, leaky, or disconnected ductworkUndersized or improperly installed fan

· Broken fan belt



# 5. EXHAUST SYSTEMS (continued)

#### **ACTIVITY 20: EXHAUST AIRFLOW**

NOTE: Prevent migration of indoor contaminants from areas such as bathrooms, ki and labs by keeping them under negative pressure (as compared to surrounding spa		S,
5b. Checked (using chemical smoke) that air is drawn into the room from adjacent spaces	No □	N/A
Stand outside the room with the door slightly open while checking airflow high and the door opening (see "How to Measure Airflow").	low ii	n
5c. Ensured that air is flowing toward the exhaust intake $\Box$		
ACTIVITY 21: EXHAUST DUCTWORK  5d. Checked that the exhaust ductwork downstream of the exhaust fan (which is under positive pressure) is sealed and in good condition□  6. QUANTITY OF OUTDOOR AIR		
ACTIVITY 22: OUTDOOR AIR MEASUREMENTS AND CALCULATIONS		
NOTE: Refer to "How to Measure Airflow" for techniques.		
6a. Measured the quantity of outdoor air supplied (22a) to each ventilation unit		
6b. Calculated the number of occupants served (22b) by the ventilation unit under consideration□		
6c. Divided outdoor air supply (22a) by the number of occupants (22b) to		
determine the existing quantity of outdoor air supply per person (22c) $\Box$		

ACTIVITY 23: ACCEPTABLE LEVELS OF OUTDOOR AIR QUANTITIES 6d. Compared the existing outdoor air per person (22c) to the recommended

quantities of outdoor air to ensure that outdoor air quantities (22c) meet the recommended levels in Table 1......

6e. Corrected problems with ventilation units that supplied inadequate

levels in Table 1.....

## **NOTES**