

# **Worcester Public Schools**

## **Ventilation Assessment & COVID-19 Mitigation Strategies**

for

### **Chandler Magnet School Worcester, MA**



**January 31, 2021**

**Prepared by:**

**Nault Architects Inc  
71 Hope Ave  
Worcester, MA 10603**

**Seaman Engineering Corporation  
22 West St, Unit C  
Milbury, MA 01527**

**&**

**Worcester Public Schools**

## A. Preface:

Worcester Public School has as Nault Architects Inc. and their consultant Seaman Engineering Corporation (SEC) to review all of their occupied buildings and comment on existing natural and mechanical ventilation.

The first part of the report is SEC's evaluation of the existing mechanical systems.

The second part of the report is an evaluation of the natural ventilation. The Building Code requires ventilation of each occupied space and that can be achieved either through mechanical or natural ventilation methods. If the natural ventilation path is chosen, there must be a clear opening(s) in the space that meet or exceed the 4% of the total room square footage. After the field survey of each room / window type was complete, the ventilation information was added to a spread sheet for calculation of the 4% and color-coding. The calculations were also color-coded on a floor plans of the building for a better overall understanding of the existing conditions.

The natural ventilation color-coding (on the spreadsheet and plans) is as follows:

- **Green Spaces**: meets or exceed the code minimum natural ventilation.
- **Yellow Spaces**: does **not** meet the code minimum natural ventilation, but does have operable window to allow some natural ventilation.
- **Red Spaces**: does not meet the code minimum natural ventilation and does not have any operable windows.

It should be reiterated that the second part of this report is only measuring natural ventilation. Therefore, newer buildings or buildings with large amounts of fixed windows may have large amounts of red and/or yellow spaces, but that doesn't mean they are not code compliant, they may be relying on mechanical ventilation. However, for this part of the report, were asked to show a baseline for all schools without mechanical equipment.

## B. Building Description:

### Chandler Magnet School:

Chandler Magnet School is located in the Doherty Quadrant of Worcester at 525 Chandler Street. The School was built in 1953, houses grades PK-06, has 35 classrooms and the building is 102,000 square feet. The original windows have been replaced.

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## **1) Mechanical Ventilation Report**

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## I. EXECUTIVE SUMMARY

This report briefly describes the existing ventilation systems at the Chandler Magnet School in Worcester, MA as well as their capabilities to support current code required ventilation rates. In addition, we have evaluated the systems ability to support recommendations in accordance with the American Society of Heating Refrigeration and Air Conditioning Engineers (ASHRAE) Epidemic Task Force Building Readiness Guidelines (updated 10-20-2020). Several of the ASHRAE recommendations as well as those from the Harvard T.H. Chan School of Public Health and other industry sources have been presented for consideration to assist in further mitigating virus transmission through the buildings heating, ventilation, and air conditioning (HVAC) systems.

Our inspection of the existing systems was limited to visual observations coupled with review of original design drawings, when available. The findings presented in this report presume the systems are operational and delivering air quantities indicated on the original design drawings. Proper operational testing of each piece of equipment and airflow measuring would be required to confirm such operation.

During, our visual inspection we also took several spot measurements of air quality in various locations throughout the school. Measurements taken were limited to Temperature (°F), Relative Humidity (% RH), CO<sub>2</sub> (carbon dioxide in ppm), CH<sub>2</sub>O (formaldehyde in ppm) and Total Volatile Organic Compounds (TVOC in ppm).

The results of the readings taken during our inspection were only used to identify areas where possible ventilation issues may exist and/or to identify areas where a source contaminant may be causing elevated levels.

### ***COVID-19 Control Measures:***

In line with the current American Society of Heating Refrigeration and Air Conditioning Engineers (ASHRAE) Epidemic Task Force Building Readiness Guidelines (updated 10-20-2020) and those from the Harvard T.H. Chan School of Public Health - 5-Step Guide to Checking Ventilation Rates in Classrooms, as well as other industry recommendations the following HVAC COVID Control Measures (CCM's) are presented for consideration to assist in mitigating virus transmission thru the HVAC systems. The following descriptions are abbreviated with additional detail found later within the report.

As of the writing of this report, the city of Worcester Public Schools (WPS) has already begun implementation of several of the measures noted below where possible. For enhanced measures WPS has begun to incorporate Bipolar Ionization (see ECCM-#3) extensively throughout the Chandler Magnet School to address the current pandemic condition.

CCM #1 – Pre & Post Purge Ventilation - Pre and post purge ventilation of occupiable spaces using outside air introduced thru the HVAC systems for an extended period of time prior to and after occupancy.

Most of the HVAC systems supporting the Chandler Magnet School are capable of implementing this measure.

CCM #2 – Increased Ventilation - Increase the quantity of outdoor air ventilation for improved space dilution where systems allow. Disable demand ventilation reset. The Harvard T.H. Chan School of Public Health identifies 3 outdoor air changes per hour (ACH) as the “bare minimum” during a pandemic condition.

According to the original design drawings a majority of the classrooms supported by unit ventilators (UV) are supplying at or above the minimum 3 ACH. The UV's, as well as many other areas supported by air handlers (gymnasium, cafeteria etc....) have the ability to increase outdoor air (OA) for higher OA ventilation and air exchange rates, subject to outdoor ambient conditions and equipment limitations. Areas not supported by air ventilation systems, such as the offices along exterior walls cannot support this measure without system work. Any CO2 demand ventilation reset controls or occupancy based should be adjusted during pandemic conditions to allow for elevated outdoor air levels regardless of occupancy.

CCM #3 – Improved Filtration - Improve filtration to up to MERV-13 or higher on recirculating air handling systems which can support such filtration.

Many of the air handling systems supporting the school are old and do not appear to be able to support filtration above MERV 8. However, air handlers could be tested to verify fan capacity and ability to support filtration up to a maximum of MERV 13. Unit ventilators and fan coil units cannot support filtration above MERV 8 either due to physical equipment limitations (i.e., fan coils limited to 1” filters) or fan capacity limitations. Increased filter efficiency can lead to faster filter loading and a potential reduction in ventilation air for systems not designed to support this filtration level.

In addition to the above suggested measures, we have also presented Enhanced HVAC COVID-19 Control Measures (ECCM) which could be considered for implementation. Where the above CCM's cannot be employed, one or more of the ECCM measures outlined herein may be utilized to improve indoor air quality. The following descriptions are abbreviated with additional detail found later within the report:

ECCM #1: Portable Room Purifiers - Portable room air purifiers may be used in select areas and rooms to help clean the air within the room. These can be especially helpful where rooms have low outdoor air changes per hour and cannot be supplied with additional outdoor air or where existing systems cannot accommodate improved filtration.

ECCM #2: UV-C Light Sterilization - UV-C lights may be considered for insertion in equipment and ductwork to help neutralize viruses when exposed to the light.

ECCM #3: Bipolar Ionization - Air ionizers may be installed in air handling systems or portable units installed in rooms to improve indoor air quality. These systems cause particles and airborne contaminants to bind together thereby increasing their size, so they tend to either drop

out of the breathing zone or be better removed by air filtration. Recent studies have also shown Bipolar Ionization may inhibit the COVID-19 viruses’ ability to infect.

WPS has begun to incorporate Bipolar Ionization extensively throughout the Chandler Magnet School to address the current pandemic condition.

**Recommendations Summary:**

Based on our site inspections, sample air quality readings and review of original drawings we found that a majority of the occupied areas of the Chandler Magnet School comply with current ventilation codes with few exceptions noted herein. However, in order to address the pandemic level conditions currently in place the following table summarizes our recommendations, several of which, align with the American Society of Heating Refrigeration and Air Conditioning Engineers (ASHRAE) Epidemic Task Force Building Readiness Guidelines (updated 10-20-2020) as well as those from the Harvard T.H. Chan School of Public Health.

WPS has already begun to incorporate Bipolar Ionization (ECCM-#3) extensively throughout the Chandler Magnet School to address the current pandemic condition.

Space	Exist. O.A. Vent. Systems	Recommendations
<b>General Classrooms &amp; Cafeteria</b>	Unit Ventilators	CCM - #1 & #2 ECCM - #1 or #3 (*see note below)
<b>Science and Art Classrooms</b>	Unit Ventilators	If used as science lab and art rooms, increase O.A. ventilation to code minimum (may require system work). CCM - #1 & #2 ECCM - #1 or #3 (*see note below)
<b>Gymnasium</b>	Air Handlers	CCM - #1 & #2 ECCM - #3
<b>Auditorium</b>	Air Handler	CCM - #1 & #2 ECCM - #3
<b>Office, etc....</b>	None	ECCM - #1 or #3 (*see note below)

*\*Note: For individual classrooms and other areas noted, ECCM #1 – Portable Air Filtration and/or ECCM #3 – Ionization, are noted as possible options to improve air cleaning and changeover during pandemic conditions. Regardless, we highly recommend outdoor air of some level be provided in areas noted as having none, even if via windows as there is no substitute for proper ventilation.*

Inevitably, during a pandemic, the best approach is a multi-faceted one which should include the above HVAC strategies as well as proper housekeeping (cleaning of spaces and surfaces), occupant actions (hand cleaning, wearing masks, social distancing, following recommended CDC guidelines) and other mitigation strategies.



## II. HVAC VENTILATION ASSESSMENT

### A. GENERAL

Over the last several weeks we performed site inspections of the existing school building to assess the ventilation systems in place. Manufacturer and model information was obtained from the existing ventilation equipment, when available/accessible, and visual conditions were noted.

For our review, original design drawings as well as drawings of various modifications over the years for the school were received from school facilities. In addition, we have also received and reviewed the available HVAC control drawings to ascertain current control configuration. We have used these documents to ascertain the original design ventilation rates so as to compare them to current ventilation codes and standards.

Our inspection was limited to visual assessment of systems and did not include operational testing of each piece of equipment or airflow measuring. We have however, taken some spot measurements of air quality in various locations throughout the school. Measurements taken were limited to:

- Temperature (°F)
- Relative Humidity (% RH)
- CO<sub>2</sub> (carbon dioxide in ppm)
- CH<sub>2</sub>O (formaldehyde in ppm)
- Total Volatile Organic Compounds (TVOC in ppm)

These readings were taken at a specific moment in time and may vary during the day based on space occupancy, use and activities as well as the operational state of the HVAC systems. For example, most all spaces surveyed were unoccupied or very lightly occupied and as such most all CO<sub>2</sub> levels were low since space CO<sub>2</sub> is primarily generated by occupants.

TVOC's sources can vary widely and include but are not limited to paints, finishes, adhesives, cigarette smoke, pesticides, personal care products, car exhaust, new furnishings, wall coverings, cleansers, and cooking fuels. The meter used included the following chemicals in its TVOC analysis: Acetone, Ethylene Glycol, Formaldehyde, Xylene, 1,3-Butadiene, Tetrachloroethene, Hydrogen Sulfide, Ammonia, Toluene, Benzene, Methylene Chloride, Perchloroethylene, and MTBE. The meter cannot read every possible VOC nor quantify percentages of various VOC's. In addition, we did notice the TVOC readings tended to drift up during the study, possibly due to a calibration issue, as such, the readings in this report were only used to identify areas where possible ventilation issues may exist and/or to identify areas where a source contaminant may be causing elevated levels.

The report ventilation calculations presume, the existing systems are operating to the levels reflected on the original design drawings. Testing and balancing by a certified balancer would be required to confirm actual airflows.

For ventilation calculations, data from current codes including the International Mechanical Code (IMC) 2015 and ASHRAE 62.1-Ventilation for Acceptable Indoor Air Quality were used. The outdoor airflow values have been corrected to adjust for the distribution systems ability to get the outdoor air to the space breathing zone with the breathing zone being within 6 feet of the occupied floor. This correction factor also known as the Zone Air Distribution Effectiveness (ZDE), varies based on how and where the air is introduced and removed from the room as well as the temperature of the air entering the room. Some examples of ZDE for various systems are as follows:

<u>Distribution Configuration</u>	<u>ZDE</u>
Ceiling supply of cool air (air below room temp.)	1.0
Ceiling supply of warm air & floor return	1.0
Clg. supply of warm Air >15F above space temp. & clg. return	0.8
Floor supply of warm air & floor return	1.0
Floor supply of warm air & ceiling return	0.7
Displacement cooling floor supply & ceiling return	1.2

For example, a displacement cooling system with a ZDE of 1.2 would require 17% ( $1.0 / 1.2$ ) less outside air to properly ventilate a space than a system with warm air supplied at the ceiling level being that the displacement system is more effective in getting the outdoor air into the breathing zone. A room with a ZDE of 0.8 would require 25% ( $1.0 / 0.8$ ) more outdoor air to comply with ventilation standards.

This report contains a brief description of the types of ventilation systems serving the building as well as makes recommendations, where applicable, to improve ventilation of area served by these systems. Our evaluation considered the recommendations made by the American Society of Heating Refrigeration and Air Conditioning Engineers (ASHRAE) Epidemic Task Force Building Readiness Guidelines (updated 10-20-2020) as well as those from the Harvard T.H. Chan School of Public Health and other industry sources. All to assist in further mitigating virus transmission through the buildings heating, ventilation, and air conditioning (HVAC) systems.

## **B. EVALUATION**

The following evaluation is based on visual observation of systems and equipment and excludes any operational testing which we understand is on-going by WPS. Evaluation includes information obtained from Worcester Public Schools on current air filters as well as existing building mechanical plans when available. In some cases, equipment was not accessible, and assessment was based only on original design drawings where available.

### General Classrooms & Misc. Areas:

A majority of the classrooms in the building are heated and cooled with 2-pipe classroom unit ventilators. These units are fed with hot water from a central boiler plant. Most of the units are fitted with air 1" thick filters with an estimated MERV rating of 7 or 8 which is typical for units of this type. These units can support a maximum filter efficiency of MERV 8.

The classroom unit ventilators are located along exterior walls with each having an outdoor air louver and associate control damper to allow outdoor air to enter the classroom space through the unit ventilator. The existing control drawings do not reflect a sequence of operation for these units. However, typically during occupied periods, the unit fans run continuous to provide space ventilation and electric operators modulate the hot water valve, face & bypass dampers (where applicable) and mixing dampers to maintain space temperature setpoint. During unoccupied periods, the fans cycle off and only cycle on with the associated water valve opening when there is a need for heating or economizer (OA) cooling.

Although classrooms vary in size and airflow, for an average classroom the system delivers approx. 500 CFM of outdoor air to the classroom spaces via the unit ventilator. Where unit ventilators are present, exhaust is generally supported by common exhaust fans ducted to roof fans. The exhaust is sized to match the amount of minimum outdoor air provided by the UV.

For a standard classroom, current code would require 10 CFM per person of outside air plus 0.12 CFM per SF. For a system with a zone air distribution effectiveness of 1.0, as most classrooms with the current unit ventilator system are, an average classroom size of 700 SF with 26 occupants (25 students + 1 teacher) would require 344 CFM of outdoor. As such, the current units at 500 CFM provide more than the required amount of outdoor air.

Bathroom and local exhaust requirements are supported by roof mounted centrifugal exhaust fans. These exhaust systems appear to meet or exceed the current ventilation codes for the spaces serviced.

Science & Art Rooms:

The science and art room areas are supported by the same types of unit ventilators and exhausts as the normal classroom systems.

Per the current code, science rooms and art rooms require higher ventilation levels than general use classrooms with a driving factor being the required exhaust air. For science laboratories, 1 CFM per SF of exhaust is required and for art rooms, 0.7 CFM of exhaust is required along with the associated make-up air. It appears the buildings ventilation levels for these rooms may be non-compliant, especially if they are used as art rooms or science labs with chemical use. If the rooms are not used as labs, lower typical classroom ventilation levels may apply.

Gymnasium & Auditorium:

Outdoor air ventilation for the gymnasium and auditorium are supported by multiple air handling units. The units are mixed air systems each configured with mixing dampers, filter sections, hot/chilled water coil and supply fan. The design drawings do not reflect the quantity of outdoor air introduced by these systems. However, the units do appear to have the capability to introduce a fair percentage of outdoor air.

The units have 2" thick pleated filters with an estimated MERV rating of 8. These units are old, and we are not confident that they can support higher filtration rates however, testing could be done to evaluate each unit's capabilities for enhanced filtration.

For the gymnasium, the current code requires 0.3 CFM per SF of outdoor air for play area coupled with a separate value for spectator area. As the bleachers were retracted during our visit, the spectator area capacity is unknown. However, if we presume the entire space as play area, the required outdoor air volume for the 6,695 SF space is 2,009 CFM which would be approx. 20% outdoor air. The percentage of outdoor air would not be considered excessive for this type of system. As such, the system should have the ability to comply with current code allowing for a moderate occupant load.

Controls:

Most of the major HVAC systems supporting the school are controlled by a building energy management system (EMS). The EMS system is currently supported by Automated Building Systems, Inc (ABS). Although a further review with the EMS vendor would be required to ascertain the extent of this system, it is our current understanding that the system controls all the air handlers, unit ventilators and fan coil units.

The operating schedule for much of the equipment is based on the school's occupancy schedule. The schedule is adjustable via the front-end computer workstation.

## C. IAQ & Ventilation Summary

### IAQ Summary:

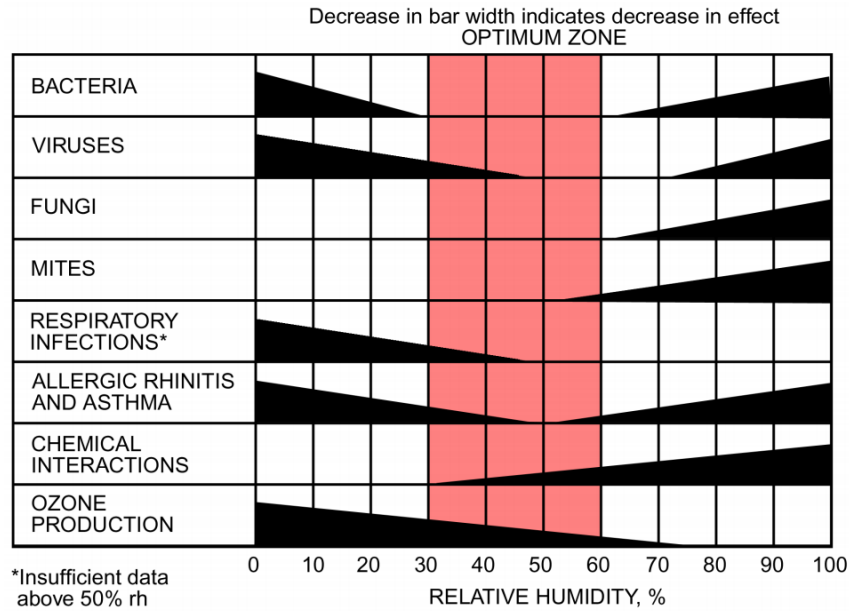
During our inspection we obtained spot measurements of air quality in various locations throughout the school. Measurements taken were limited to:

- Temperature (°F)
- Relative Humidity (% RH)
- CO<sub>2</sub> (carbon dioxide in ppm)
- CH<sub>2</sub>O (formaldehyde in ppm)
- Total Volatile Organic Compounds (TVOC in ppm)

The readings were taken at a specific moment in time and may vary during the day based on space occupancy, use and activities as well as the operational state of the HVAC systems. For example, most all spaces surveyed were unoccupied or very lightly occupied and as such most all CO<sub>2</sub> levels were low since space CO<sub>2</sub> is primarily generated by occupants.

In addition, we noted some elevated TVOC levels and/or formaldehyde levels in areas which would not generally be expected to have such elevated levels. Although TVOC's (which includes formaldehyde) may come from varied sources such as cleaners, air fresheners and such, formaldehyde levels are often from off-gassing of furnishings or building materials. It is important to note that elevated levels of TVOC's may have been partially caused by recent enhanced cleaning measures or due to ventilation systems that were not in full operation at the time.

Measurements taken included space humidity. Humidity levels has been found to play a role in the controlling the spread of COVID-19. ASHRAE recommends winter humidity levels be kept between 40% to 50% and summer humidity levels between 50% and 60% with a summer target of 50%. Maintaining humidity levels within the above ranges has been found to limit the growth and transmission of certain bacteria and viruses as well as supports respiratory function. The below chart is taken from the 2020 ASHRAE Handbook – HVAC Systems and Equipment and reflects the impact of space humidity on the increase or decrease of effect on various space contaminants. This chart only reflects increase or decrease of effect from humidity and does not intend to imply that there is zero growth or impact of a certain contaminant when the sloped bar graph zero's out.



**Fig. 1 Optimum Humidity Range for Human Comfort and Health**  
 (Adapted from Sterling et al. 1985)

The Chandler Magnet School HVAC systems have no active humidity control. Space dehumidification is limited only to those areas which have air conditioning cooling. However, this dehumidification is not actively controlled by a humidity setpoint. Moisture removal only occurs when these systems are operating in the cooling mode. As such, space humidity may climb above 60% during periods when low thermal loads require less cooling (i.e., a cool damp day) or swing above and below 60% as the systems cycle based on space temperature.

Caution must be taken when considering adding active humidification to existing buildings as it is imperative that the buildings thermal envelope and vapor barriers be reviewed. Although newer structures, such as Chandler Magnet School often have a fair vapor barrier the varying wall and window construction and thermal characteristics may limit the ability for active humidification. Adding humidity in the wintertime without consideration of the building construction could result in moisture condensation on windows and within wall assemblies which may create a damaging and unhealthy condition for the building and its occupants. Review of the building envelope should take place prior to consideration of the addition of any humidification system. As such, our recommendations contained with this report exclude active humidification control until such time as the envelope can be reviewed.

The IAQ readings taken during the time of the inspection are contained within the table below. In addition, the table reflects the outdoor air exchange rate in the rooms based on design data from existing plans.

The document entitled “5-Step Guide to Checking Ventilation Rates in Classrooms” from the Harvard T.H. Chan School of Public Health recommends a target outdoor air exchange rate

during these pandemic conditions. The document identifies 5 air changes per hour (ACH) and above as “excellent” down to a 3 ACH being considered “bare minimum”. The general classrooms in the Chandler Magnet School have an outdoor air exchange rate which is near or exceeding the bare minimum criteria of 3 ACH pending testing. When the outdoor air exchange rate is lower than the target 5 ACH, the document recommends the following strategies:

1. Increase outdoor air (see CCM #2)
2. Use MERV 13 filters (or greater) on recirculated air (see CCM #3)
3. Add portable air cleaners with HEPA filters to the classroom (see ECCM #1)

It should be made clear however, that a room that has less than what this document considers the bare minimum outdoor air exchange rate may meet or exceed the most current ventilation standards and therefore is not under ventilated. The 5 ACH or greater recommendation is meant to address the pandemic conditions being experienced as this level of ACH would equate to nearly 100% outside air requirement for a conventional mixed air cooling & heating system.

The following tables describe areas and systems where the above measures as well as others presented in this report may be applied.

Chandler Magnet School IAQ Sampling Summary											
Space Tested	Temp. °F	Humidity % RH	CO2 %	TVOC ppm	HCHO ppm	Room Area SqFt	Room Ht. Ft	Volume Cubic Feet	Original Design OA CFM	Original OA Air ACH	Notes
<b>"A" Wing</b>											
Classroom 103	70.9	20.6	429	0.33	0.08	698	10.83	7559	500	4	
Classroom 106	72.3	22.4	439	1.39	0.09	702	10.83	7603	500	3.9	
Classroom 108	72.8	26.1	447	1.41	0.08	708	10.85	7682	500	3.9	
Art Room 114	72.4	25.2	476	1.36	0.06	971	10.83	10516	500	2.9	
Classroom 210	72.2	24.6	435	1.36	0.06	935	10.91	10201	500	2.9	
Classroom 214	71.9	23.6	445	1.36	0.15	698	10.91	7615	500	3.9	
<b>"B" Wing</b>											
Main Office	71.1	23.4	459	1.45	0.2	420	9.41	3952	N/A	N/A	
Lobby	69.3	25.1	446	1.31	0.32	2112	10.58	22345	N/A	N/A	
OT-PT "Conference"	74.3	23.4	494	1.31	0.18	362	9	3258	N/A	N/A	
Library 115	71.2	22.9	435	1.3	0.14	1557	9.41	14651	630	2.6	
Science Room 116	70.1	22.1	432	1.31	0.14	992	9.41	9335	500	3.2	
Auditorium	71.3	21.7	430	1.27	0.15	5903	21	123963	N/A	N/A	
General Room	72.1	24.3	431	1.31	0.18	308	9.41	2898	N/A	N/A	
<b>"C" Wing</b>											
Room 119	71.9	20.7	438	1.34	0.17	735	12.08	8879	500	3.4	
Conference 122B	71.3	20	436	1.32	0.13	488	12.08	5895	N/A	N/A	
<b>"D" Wing</b>											
Gym	72.2	27.2	449	1.06	0.12	6695	27.91	186857	N/A	N/A	
Cafeteria	71.3	22.3	435	1.36	0.12	3882	12.58	48836	N/A	N/A	
Parent Rm 126	70.6	35.1	497	1.12	0.13	883	9.25	8168	N/A	N/A	
Mass Science Resource 125	68.6	28.8	501	1.27	0.11	868	9.25	8029	N/A	N/A	

*Note: As noted previously, the TVOC readings tended to drift up during the study, possibly due to a calibration issue, as such, the readings in this report were only used to identify*

areas where possible ventilation issues may exist and/or to identify areas where a source contaminant may be causing elevated levels.

Ventilation System Summary & Recommendations:

The following table is based on original design drawings and reflect most of the systems which provide ventilation air to the building. The units ID tag, area served, ventilation data and filter efficiencies are listed. The table also reflects possible COVID Control Measures (CCM) and Enhanced COVID Control Measures (ECCM) described later in this report which may apply to such systems to improve performance either during pandemic conditions and/or post pandemic conditions.

Chandler Magnet School Ventilation System Summary										
Unit ID	Area Served	Exist. Supply CFM	Exist. O.A. CFM	Exist. O.A. %	Exist. Filter Qty & Size	Exist. Filter MERV Rating	Exist. Filter Vel. (FPM)	Proposed CCM #	Proposed ECCM #	Notes
AHU-1	Auditorium	8867	N/A	N/A	N/A	8	N/A	#1, #2	#3	c
AHU-2 & 3	Gymnasium	5000 each	N/A	N/A	N/A	8	N/A	#1, #2	#3	c
AHU-GLS-1	Girls Locker	2500	2500	100	N/A	8	N/A	#1	#3	
AHU-BSS-1	Boys Locker	2700	2700	100	N/A	8	N/A	#1	#3	
UV's	Classrooms	varies	varies	varies	varies	8	varies	#1, #2	#1, #3	a
	Exterior Office	none	none	none	N/A	N/A	N/A		#1, #3	b

Ventilation System Summary Notes:

- a. For individual classrooms, ECCM #1 – Portable Air Filtration and/or ECCM #3 – Ionization is noted as a possible option to improve air cleaning and changeover during pandemic conditions.
- b. We highly recommend outdoor air of some level be provided, even if via windows as there is no substitute for proper ventilation regardless of other measures employed.
- c. Modify any CO2 demand ventilation reset or occupancy sensor-based system shutdown (during scheduled occupied periods) during pandemic conditions to ensure increased outdoor air.



## II. COVID-19 HVAC MITIGATION MEASURES

### A. HVAC COVID-19 CONTROL MEASURES

In line with the current American Society of Heating Refrigeration and Air Conditioning Engineers (ASHRAE) Epidemic Task Force Building Readiness Guidelines (updated 10-20-2020) and those from the Harvard T.H. Chan School of Public Health - 5-Step Guide to Checking Ventilation Rates in Classrooms, as well as other industry recommendations the following HVAC COVID Control Measures (CCM's) are presented for consideration to assist in mitigating virus transmission thru the HVAC systems.

The ASHRAE Epidemic Task Force recommends several measures to assist in COVID-19 mitigation with more aggressive action with epidemic conditions in place (ECiP) and post-epidemic conditions in place (P-ECiP). For ECiP conditions in place the HVAC COVID-19 Control Measures (CCM) that could be readily applied to the Chandler Magnet School surveyed are outline herein. Refer to the Ventilation System Summary Table for applicable CCM recommendations.

It is imperative that all systems be maintained and checked to confirm proper operation in line with their original design, adjusted where applicable, as described herein. In addition, a Testing and Balancing company should be enlisted to adjust and confirm all systems are properly achieving their design outdoor air, supply air and exhaust air levels.

#### CCM #1 – Pre & Post Purge

Pre and post purge ventilation of occupiable spaces using outside air introduced the HVAC systems. This would be accomplished by starting the ventilation systems in occupied mode (i.e., OA at design or higher) 4 hours prior to schedule building occupancy and maintain the occupied mode for 4-hours after occupancy ends.

Most of the HVAC systems supporting the Chandler Magnet School appear capable of implementing this measure.

#### CCM #2 – Increased Ventilation

Increase outdoor air ventilation for improved space dilution where systems allow. This would entail increasing the minimum outdoor air damper positions on all mixed air style systems within the limits of the equipment capacity and overriding any demand ventilation reset schemes (i.e., CO2 reset). A control sequence would need to be implemented for the respective air handlers which would limit the outdoor air volume to the unit's respective capability such that proper control of the discharge air can be maintained as well as freeze protection of coils. In addition, sequence would need to include limitation based on boiler plant and cooling system capabilities and summertime moisture limitations. For buildings which have anti-freeze in water-based heating and/or cooling systems concern of unitary coil freeze up is reduced.

The classroom UV systems as well as many of the air handlers appear to have the ability to increase outdoor air for higher outdoor air ventilation and air exchange rate.

CCM #3 – Improved Filtration

Improve filtration to up to MERV-13 on air handling systems, especially those which recirculate air. In addition, if possible, as filters are replaced provide sealant or gasketing between and/or around filters to reduced air bypass around filter sections.

Based on the air handlers age they may not be capable of supporting higher filtration levels however, testing of them could be done to confirm unit fan capabilities. The classroom unit ventilators and fan coil units cannot support filtration in excess of MERV 8. All replacement filters for these terminal units should meet MERV 8 requirements.

Prior to implementation of higher filtration levels in excess of MERV 8, existing equipment capabilities must be reviewed to verify it can support the added pressure drop imposed by MERV-13 filtration. Testing and balancing to confirm current airflow, pressure drops, and fan motor power coupled with manuf. published data would be required to confirm the unit's capability for improved filtration.

## **B. ENHANCED HVAC COVID-19 CONTROL MEASURES**

In addition to the suggested above measures below are some Enhanced HVAC COVID-19 Control Measures (ECCM) which could be considered for implementation. Refer to the Ventilation System Summary Table for applicable recommendations.

### ECCM #1: Portable Room Purifiers

Portable room air purifiers could be used in select areas and rooms to help clean the air within the room. These could be applied in areas such as those where the population is in a higher risk group of developing COVID-19 complications or anywhere where real time space cleaning is required such as the nurse's office. Products which include HEPA filters and fans with air exchange rate appropriate for the size room should be selected.

### ECCM #2: UV-C Light Sterilization

UV-C lights can be inserted in equipment and ductwork to help neutralize viruses as it is exposed to the light. UV technology has been studied and used extensively, primarily in hospital settings for virus and bacteria control and in the general HVAC primarily to prevent build-up on coils. To properly mitigate the virus an extended run of return air duct would need to be identified to allow for adequate exposure to UV-C light since a light bar just at the unit coil or filter will primarily just prevent build-up of mold, bacteria, and viruses on those surfaces.

### ECCM #3: Bipolar Ionization

Air ionizers are meant to be installed in the supply air duct or plenum downstream of fans and filters. They are also offered as portable units for room application. In Chandler Magnet Schools case they could be installed in the supply air duct of the respective mixed air handling systems and unit ventilators. WPS has already begun to incorporate Bipolar Ionization extensively throughout the Chandler Magnet School to address the current pandemic condition.

Air ionizers appear to be showing quite a bit of promise for low system impact in retrofit applications. For years, these products have been used to primarily clean air of dust and particles by forcing the particles to bind together and either drop out of the breathing zone and/or better be able to be captured by HVAC system air filters by making particles larger. Recently, there are studies which claim to show that ionizers work on neutralizing viruses in the space prior to needing to draw these pollutants back to the units where filters and/or other cleaning technology such as UV-C could occur.

ASHRAE has not taken a definitive stance on Bipolar Ionization with regard to virus mitigation as of yet and has deferred to CDC's comment that it is still considered an emerging technology in this regard. Bipolar Ionization has been used for decades primarily for the removal of particles within the air. During that period its use was focused more in facilities such as convention centers, airports, casinos and the like as there are large amounts of occupant and activity generated pollutants. Only recently has Bipolar Ionization been

looked at for virus mitigation which is why ASHRAE and CDC still view it as an emerging technology being that there are not extensive 3<sup>rd</sup> party studies and reviews of its capability in this regard.

That said, even ignoring its potential virus neutralizing capabilities, the ability of the product to bind smaller particles into larger particles results in an overall desirable indoor air quality benefit in that it increases the capabilities of air filters to filter the air as well as promotes particles to drop out of the breathing zone. We do, however, recommend the technology be provided on systems that meet code required outdoor air ventilation levels as this technology is not a replacement for outdoor air.

Inevitably, during an epidemic, the best approach is a multi-faceted one and should include the above HVAC strategies as well as proper housekeeping (cleaning of spaces and surfaces), occupant actions (hand cleaning, wearing masks, social distancing, following recommended CDC guidelines) and other mitigation strategies.

## **2) Natural Ventilation Summary**



Wing C

Lower Boiler Room			
Custodian's Room	office	417	
First Floor			
Room 118	classroom	979	39.16
Room 119	classroom	735	29.4
Room 120 - Dark Room Storage	classroom	735	29.4
Room 120 - Dark Room Storage	storage	122	4.88
Custodian Storage	storage	208	8.32
Room 121A	classroom	741	29.64
Room 121B	classroom	739	29.56
Room 121B - Closet	storage	49	1.96
Room 121B - Pass Through	support	131	5.24
Room 122A	classroom	739	29.56
Room 122A - Closet	storage	51	2.04
Room 122B	classroom	488	19.52
Boy's Room	toilet	209	8.36
Custodian Storage	support	61	2.44
Girl's Room	toilet	168	6.72
Room 123	classroom	697	27.88
Warehouse	support	1418	56.72
Storage	storage	229	9.16
Storage	storage	244	9.76
Storage	storage	105	4.2
Storage	storage	58	2.32
Storage	storage	56	2.24

Wing D

Lower Gym			
Garage	support	183	
Lav	toilet	39	1.56
Girl's Showers / Toilets	gym	603	24.12
Mass Science Res Cntr Storage	storage	1182	47.28
Custodian Closet	storage	18	0.72
Storage / Toilets	toilet	294	11.76
Mass Science Resource Center	classroom	868	34.72
Mass Science Resource Cntr Storage	storage	146	5.84
Parent Room	classroom	883	35.32
Boy's Locker Room	gym	1373	54.92
Drying Room	gym	122	4.88
Showers	gym	150	6
Gym Storage	storage	112	4.48
Visitors Locker Room	gym	286	11.44
Visitor's Showers	gym	78	3.12
First Floor			
Gym Storage - A	storage	93	3.72
Gym Storage - B	storage	124	4.96
Gymnasium	gym	6695	267.8
Gym Office - A	office	69	2.76
Gym Office - A - Lav	toilet	25	1
Gym Office - A - Shower	toilet	11	0.44
Gym Office - B	office	69	2.76
Gym Office - B - Lav	toilet	25	1
Gym Office - B - Shower	toilet	12	0.48
Girl's Room	toilet	109	4.36
Closet	storage	11	0.44
Boy's Room	storage	110	4.4
Custodian	storage	10	0.4
Cafeteria	café	2882	115.28
Teachers Dining	support	378	15.12
Kitchen	kitchen	1204	48.16
Kitchen - Storage	storage	102	4.08
Kitchen - Custodian	support	11	0.44
Dish Washing Room	kitchen	107	4.28
Office	office	48	1.92
Kitchen - Toilet / Lockers	toilet	59	2.36
Upper Gym			
N/A			

Window Type	Width	Height	Projection	Venting
A - Hopper	52	19.5	11	5.46
B - Hopper	47	19.5	11	5.08
C - Hopper	40	19.5	11	4.55
G - Hopper	37	19.5	11	4.32
H - Hopper	57	19.5	11	5.84
J - Hopper	48.5	19.5	11	5.19
L - Hopper	52	19.5	11	5.46
M - Hopper	42	19.5	11	4.70
N - Hopper	36	29.5	11	5.00
O - Hopper	34	19.5	11	4.09
P - Hopper	54	21.5	11	5.77
Q - Hopper	38	21.5	11	4.55
R - Hopper	37	29.5	11	5.08
S - Hopper	38	29.5	11	5.16
T - Hopper	35	29.5	11	4.93
V - Hopper	32	29.5	11	4.70
W - Hopper	32	19.5	11	3.93
X - Hopper	33	29.5	11	4.77
AA - Hopper	37	27.5	11	4.93
BB - Hopper	40.5	27.5	11	5.19

Room Color Key	
Green	Rooms that meet or exceed the minimum code required ventilation.
Yellow	Rooms that do not meet the code required ventilation, but have operable windows.
Red	Rooms that do not have operable windows (either fixed windows or none present).