



SANTA MONICA-MALIBU UNIFIED SCHOOL DISTRICT

CAREY UPTON
CHIEF OPERATIONS OFFICER

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February 27, 2018

TO: Malibu High School Faculty and Staff
FROM: Carey Upton, Chief Operations Officer
RE: PCB Caulking samples from Two Story Main Building (D) Air Vents

As part of the modernization of the main two story building (D or the 100s - 200s classrooms), we will be replacing the heating, ventilation and air conditioning (HVAC) system. This requires the replacement of air vents around the building (also commonly referred to as grills, louvers or air returns). Representative sampling of the air vents showed one location with a high level of polychlorinated biphenyls (PCBs).ⁱ

In preparation for removal, five representative samples of the exterior caulking around air vents were taken at the following locations this month (please see attached *Bldg D PCB sample location map vents* and *Bldg D PCB Elevations for Louvers*):

1. West wall over the teacher's lounge, the north most louver above the storefront window, reported as 5.66 ppm
2. Outside of Room 211:
 - a. Large Air Vent 2'x 8' on the bottom of the wall, reported as 16.2 ppm
 - b. Small Air Vent 1'x4' on top of the walls, reported as 6.91 ppm
3. Outside of Room 206:
 - a. Large Air Vent 2'x 8' on the bottom of the wall, reported as 239,000 ppm
 - b. Small Air Vent 1'x4' on top of the walls, reported as 5.01 ppm
4. Outside of Room 212:
 - a. Small Air Vent 1'x4' on top of the walls, reported as 7.03 ppm

While the levels below 50 ppm inform construction, the high level in the lower air intake vent outside of Room 206 requires more attention. All air and wipe samples, relating to exposure, for Room 206 have been non-detectⁱⁱ. Environmental and HVAC experts that we have consulted this past week have reported low probability that the interior air would be contaminated by the external caulking.

However, based on this high level, we are planning to:

- Conduct Air Samples in Room 206 – While we have confidence that the PCB exposure level of the air in Room 206 is well below health protective levels, we want to confirm this. We are planning to sample the air over the March 2-4 weekend. Alta Environmental will test the air for 24 hours under standard procedures, including HVAC and lights off. We will also test the classroom under class conditions, including HVAC and lights on.
- Conduct additional samples of all vents in Bldg. D to determine the levels of PCBs in all caulking surrounding vents.

We will communicate the results when they are finalized.

We are endeavoring to communicate complete and accurate information regarding PCBs to our school community as quickly as possible, which in some cases means taking additional time to review, test and report. Last week, we shared some preliminary information to the Malibu Facility Advisory Committee regarding air vent testing in building D that caused unnecessary concern at the school. We will be more cautious about releasing partial information in the future in the interest of releasing when more complete information is available and our action plan is established.

Please contact me if you have any questions about construction or our PCB strategy.

Warmly,

Carey Upton

ⁱ In preparation for construction, we conduct representative delineation sampling of the porous materials around Pre-1979 windows, doors and air vents that are to be removed to determine how much of the porous materials must be when demolishing the window, door or air vent. When needed, we also will take bulk or source sampling of the caulking to determine the presence of PCBS and the appropriate means to remove and dispose of it safely. PCBs in samples of bulk materials are taken at a level of parts per million (ppm). The goal upon completion below 1 ppm. The protocols for removal become more extensive when PCBs exceed 50 ppm, the Toxic Substances Control Act threshold. For more details, please read the SMMUSD General PCB Window and Door Caulking Plan: <http://fip.smmusd.org/reports/Malibu/FIP-Malibu.PCB.CaulkingPlan.pdf>

ⁱⁱ Air Sample, August 3, 2014 reported as Non-detect (<70 ng/m³)
Wipe Samples, August 4, 2014, a) wall joint (sealant), b) student desk (laminare), c) podium (laminare) reported as Non-detect (<1 ug/100cm²)
Air Sample, lights off, December 20, 2014 reported as Non-detect (<69 ng/m³)
Air Sample lights on, December 28, 2014 reported as Non-detect (<68 ng/m³)
Wipe Samples, December 20, 2014, a) podium (laminare), b) podium (laminare), C) table (laminare), d) file cabinet (metal), e) student desk (laminare), f) student desk (laminare), all reported as Non-detect (<1 ug/100cm²)
<http://fip.smmusd.org/reports/Malibu/FIP-MemotoEPAreBMPSampling022118.pdf>

Typical Vent

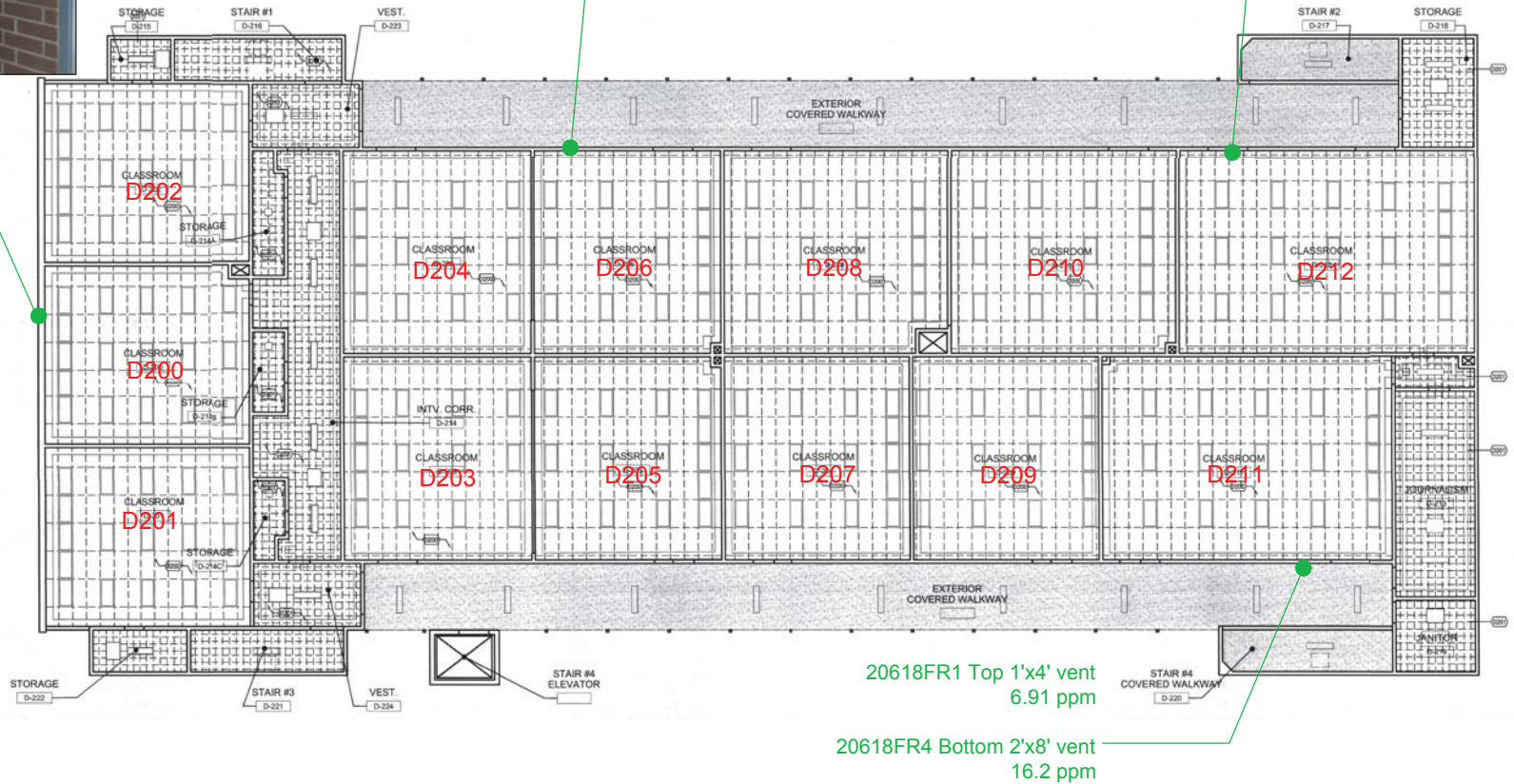


20618FR6 Bottom 2'x8' vent
5.66 ppm

20618FR5 Bottom 2'x8' vent
239,000 ppm

20618FR2 Top 1'x4' vent
5.01 ppm

20618FR3 Top 1'x4' vent
7.03 ppm



Vent Louver Caulking Sample Location Map - Building D

Malibu High School
30215 Morning View Drive
Malibu, California



3777 Long Beach Blvd. Annex Bldg. Long Beach, California 90807
P: (562) 495-5777 ♦ F: (562) 495-5877 ♦ www.altamv.com

DATE: February 2018 | Project No.: SMSD-17-7239

- KEYNOTES**
- 001 REMOVE AND REPLACE EXISTING LOUSERS - REFER TO WINDOW SCHEDULE SHEET AB-12
 - 002 PAINT ALL STEEL RAILS AND ASSOCIATED FITTINGS, PAINT VERTICAL STEEL TUBE MEMBERS BETWEEN SECOND FLOOR AND ROOF, REPAIR AS NEEDED
 - 003 PAINT CONCRETE TRIM TO MATCH EXISTING COLOR, PATCH AS NEEDED

- ELEVATION GENERAL NOTES**
1. EXTERIOR ELEVATIONS ARE SHOWN FOR REFERENCE.
 2. ALL PLASTER WALL/CILING SURFACES TO BE PAINTED, VENEER AS NEEDED.
 3. ALL MASONRY WALL SURFACES ARE TO BE PROTECTED IN PLACE.

- REMODEL NOTES**
1. FOR TYPICAL SYMBOL AND ABBREVIATIONS, REFER TO SHEET C1.0
 2. WINDOW SCHEDULE DIMENSIONS INDICATE FRAME DIMENSIONS - REFER TO AB-12
 3. CONTRACTOR SHALL FIELD VERIFY AND MEASURE ALL SPACINGS PRIOR TO FABRICATION.
 4. REFER TO SPEC. SECTION 06 51 13 FOR WINDOW REPLACEMENT. ALL WINDOWS TO BE TEMPERED, U.L.S.

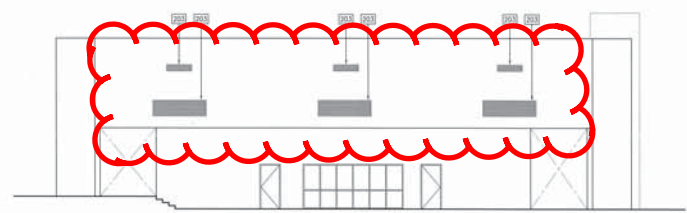


Project Title:
SANTA MONICA MALIBU UNIFIED SCHOOL DISTRICT
MALIBU MS/HS
 BUILDING D - WINDOWS, DOORS, FLOORS & PAINT
 3010 Manning View Dr,
 Malibu, CA 90265
 www.smmud.org

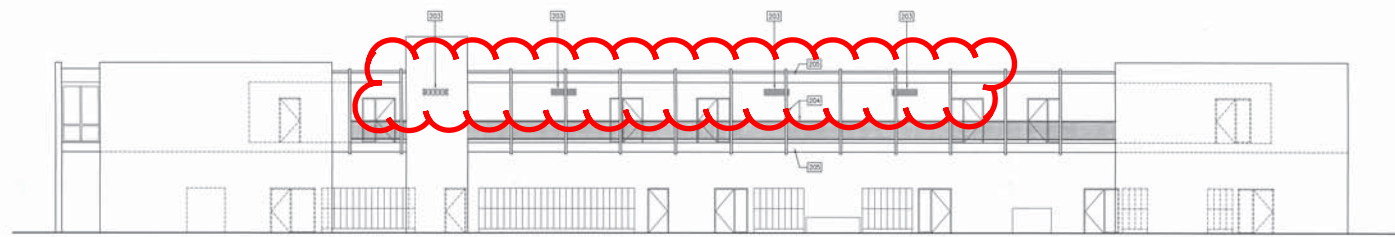
No.	Description	Date	No.	Description	Date

EXTERIOR ELEVATIONS

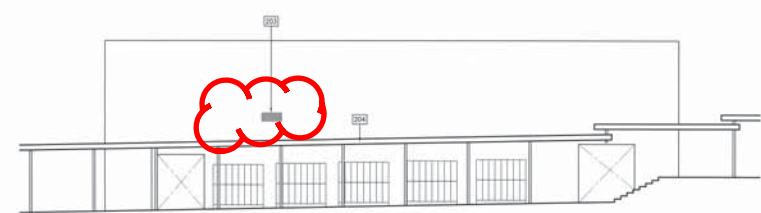
Architect's Seal	Designed: MB	Project No. 3448019-000
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	Checked: PIG	Drawing No. AD5.10
	Date: 04-21-16	



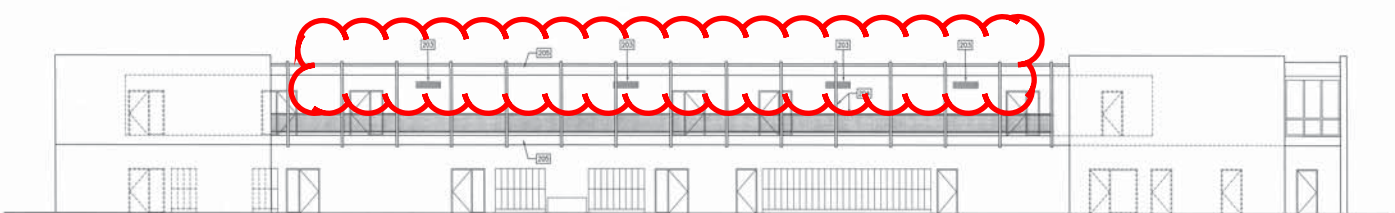
BUILDING D - WEST ELEVATION
 SCALE: 1/8" = 1'-0" 4



BUILDING D - SOUTH ELEVATION
 SCALE: 1/8" = 1'-0" 3



BUILDING D - EAST ELEVATION
 SCALE: 1/8" = 1'-0" 2



BUILDING D - NORTH ELEVATION
 SCALE: 1/8" = 1'-0" 1