FAULKNER BUICK GMC OF WEST CHESTER

COSTARS™ pennsylvania

QUOTE

V1.A.1

Company Address
705 Auto Park Blvd
West Chester, PA 19382
Phone: 610-427-8708

Date 9/18/2023
Quotation # C02005
Customer ID

Quotation For
COSTARS
East Stroudsburg Area School District
50 Vine Street
East Stroudsburg, PA 18301
daryle-miller@esasd.net

Quotation valid until: 12/31/2023
Prepared by: Matthew Johnson

Comments or Special Instructions

Accepted quotes need to be signed and returned with a signed purchase order.

Salesperson	P.O. Number	Est Delivery	Assistance	Terms
Matt			($3,500.00)	PO REQUIRED AT TIME OF ACCEPTANCE

Quantity	Description	Unit Price	Taxable?	Amount
1	2024 GMC Sierra 3500 1SA - PRO Double	$53,718.31	No	$ 53,718.31

If you have any questions concerning this quotation, please contact:

Matthew Johnson Phone - 484-574-2920
Email - mjohnson@cioccadealerships.com

Thank you for your business!

Invoice Subtotal	$ 53,718.31
Total Assistance	($3,500.00)
COSTARS CONTRACT PRICE	$ 1,506.55
Tax Rate	0.00%
Sales Tax	$ -
*Other	$ 559.00
Added Equipment	$ -
TOTAL	$ 52,283.86

***Other - includes all fees for purchase.**

Per vehicle - $449 Document Fee; $67 Title Fee; $38 Plate Fee; $5 County Fee; Total $559 per vehicle

SIGNATURE _____

Vehicle Locator

Dealer Information

FAULKNER BUICK GMC WEST CHESTER, INC.
705 AUTOPARK BLVD
WEST CHESTER, PA 19382
Phone: 610-436-5600
Fax: 610-692-5703

1GT59SE78RF198074

Model Year: 2024
Make: GMC
Model: 3500HD Sierra
TK30953-Double Cab Long Box, 4WD
PEG: 1SA-PRO
Primary Color: GAZ-Summit White
Trim: H1T-1SA-Cloth, Jet Black, Interior Trim
Engine: L8T-Engine: 6.6L, Gasoline V-8, SIDI
Transmission: MKM-10-Speed Automatic

Event Code: 5000-Delivered to Dealer
Order #: CSPM2W
MSRP: $55,520.00

Order Type: TRE-Retail Stock
Age of Inventory: 14
Stock #: RF198074
Inventory Status: Available
DIP: $53,718.31
Employee Price: $50,787.08
Supplier Price: $52,811.75

Open/Incomplete Field Action(s): None

Additional Vehicle Information	SOLD
GM Marketing Information	

Vehicle Options

Chargeable Options	MSRP	Invoice
KI4-120 Volt Electrical Receptacle, In Cab	$225.00	$204.75
PCI-Convenience Package	$1,135.00	$1,032.85
U2K-SiriusXM Satellite Radio (subscription)	$100.00	$91.00
VYU-Snow Plow Prep / Camper Package	$300.00	$273.00
Z6A-Gooseneck / 5th Wheel Prep Package	$1,365.00	$1,242.15

No Cost Options

C7V-GVW Rating 11,600 Lbs
GT4-Rear Axle: 3.73 Ratio
L8T-Engine: 6.6L, Gasoline V-8, SIDI
MKM-10-Speed Automatic
NE1-CT/MA/MD/ME/NJ/NY/OR/PA/RI/VT/WA Emissions

Other Options

1SA-PRO	AKO-Deep Tinted Glass
AU3-Power Door Locks	AZ3-Seats: Front 40/20/40 Split-Bench, Full Feature
BG9-Floor Covering: Rubberized Vinyl, Black	C49-Defogger, Rear Window Electric
CGN-Bed Liner, Spray-on, Black Textured Polyurea	CMT-Gooseneck / 5th Wheel Prep Package
DBG-Mirrors, O/S: Man. Ext & Folding, Heat, Turn Indicator	E63-Body: Pick-Up Bed
G80-Auto Locking Differential, Rear	GAZ-Summit White
H1T-1SA-Cloth, Jet Black, Interior Trim	IOR-GMC Infotainment System
JL1-Integrated Trailer Brake Controller	K34-Cruise Control
K47-Heavy Duty Air Filter	KW5-Alternator, 220 AMP
NQF-Transfer Case: w/ Rotary Dial Control, Electronic Shift	NZZ-Skid Plates
PDI-GMC Pro Safety	PYT-Wheels: 18" Steel, Painted
QF6-Tires: LT275/70 R18 All Terrain, Blackwall	QK1-Standard Tailgate
QT5-Tailgate Function--Manual w/ Assist, Pwr Release	RFQ-Focused Ordering Configuration
SAF-Lock, Spare Tire	TQ5-Headlamps, Intellibeam
UE1-OnStar Communication System	UE4-Following Distance Indicator
UEU-Sensor, Forward Collision Alert	UF2-Lighting, Cargo Box, LED
UHY-Automatic Emergency Braking	UVB-Rear Vision Camera, HD
V46-Bumper, Front, Chrome	VJH-Bumper, Rear, Chrome Step
Z82-Trailering Package	ZYG-Tire, Spare: LT275/70 R18 All Terrain, Blackwall

Owning Dealer

BAC: 115607 GMC: 06601

FAULKNER BUICK GMC WEST CHESTER, INC.
705 AUTOPARK BLVD
WEST CHESTER, PA 19382
Phone: 610-436-5600
Fax: 610-692-5703

Contact	Name	Title	Phone	Ext	Fax	Email	Preferred Mode of Contact	Text Message	Additional Information
Primary	Please email request	GSM	610-436-5600			mstrohmetz@faulknerauto.com	Email		off on Friday
Secondary	Please email request	GSM	610-436-5600			jsimonelli@faulknerauto.com			off on Thursday

"~" indicates vehicle belongs to Trading Partner's inventory

Disclaimer:

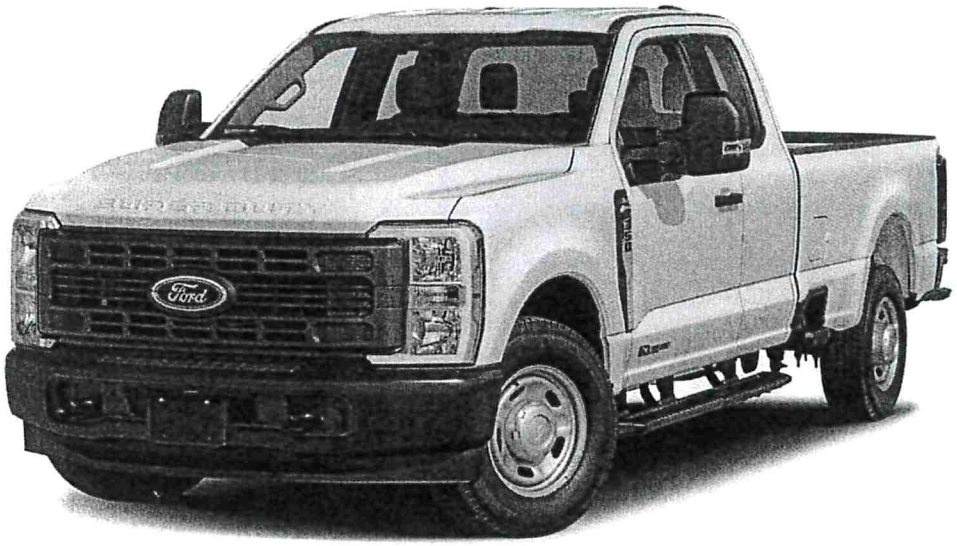
GM has tried to make the pricing information provided in this summary accurate. Please refer to actual vehicle invoice, however, for complete pricing information. GM will not make any sales or policy adjustments in the case of inaccurate pricing information in this summary.

VI.A.2

Prepared for: , East Stroudsburg SD
Email: daryle-miller@esasd.net

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420



Client Proposal

Prepared by:
Justin Shaika
Office: 484-375-5262
Email: jshaika@koch33auto.com
Date: 10/18/2023

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 180452354

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

, East Stroudsburg SD
Email: daryle-miller@esasd.net

Re: Vehicle Proposal 10/18/2023

To Whom It May Concern,

Thank you very much for your interest in acquiring a vehicle from our dealership.

Final price assume stax exemption and use of MG plates.

Ordered vehicle only

Regards,

Justin Shaika
Commercial Account Manager
484-375-5262
jshaika@koch33auto.com

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 180452354

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

As Configured Vehicle

Code	Description	MSRP
Base Vehicle		
X3B	Base Vehicle Price (X3B)	$51,345.00
Packages		
610A	Order Code 610A *Includes:* *- Engine: 6.8L 2V DEVCT NA PFI V8 Gas Flex fuel.* *- Transmission: TorqShift-G 10-Speed Automatic Includes SelectShift and selectable drive modes: normal, eco, slippery roads, tow/haul and off-road.* *- HD Vinyl 40/20/40 Split Bench Seat Includes center armrest, cupholder, storage and driver's side manual lumbar.* *- Radio: AM/FM Stereo w/MP3 Player Includes 4 speakers.* *- SYNC 4 Includes 8" LCD capacitive touchscreen with swipe capability, wireless phone connection, cloud connected, AppLink with app catalog, 911 Assist, Apple CarPlay and Android Auto compatibility and digital owner's manual.*	N/C
Powertrain		
99A	Engine: 6.8L 2V DEVCT NA PFI V8 Gas *Flex fuel.*	Included
44F	Transmission: TorqShift-G 10-Speed Automatic *Includes SelectShift and selectable drive modes: normal, eco, slippery roads, tow/haul and off-road.*	Included
X3E	Electronic-Locking w/3.73 Axle Ratio	$430.00
NONGV3	GVWR: 11,800 lb Payload Package	Included
Wheels & Tires		
TDX	Tires: LT275/70Rx18E BSW A/T (4) *Spare may not be the same as road tire.* *Includes:* *- GVWR: 11,800 lb Payload Package*	$265.00
64F	Wheels: 18" Argent Painted Steel *Includes painted hub covers/center ornaments.*	$455.00

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 180452354

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

As Configured Vehicle (cont'd)

Code	Description	MSRP
Seats & Seat Trim		
A	HD Vinyl 40/20/40 Split Bench Seat *Includes center armrest, cupholder, storage and driver's side manual lumbar.*	Included
Other Options		
164WB	164" Wheelbase	STD
PAINT	Monotone Paint Application	STD
587	Radio: AM/FM Stereo w/MP3 Player *Includes 4 speakers.* *Includes:* *- SYNC 4* *Includes 8" LCD capacitive touchscreen with swipe capability, wireless phone connection, cloud connected, AppLink with app catalog, 911 Assist, Apple CarPlay and Android Auto compatibility and digital owner's manual.*	Included
96V	XL Chrome Package *Includes 4 additional pickup box tie-downs.* *Includes:* *- Bright Chrome Hub Covers & Center Ornaments* *- Chrome Front Bumper* *- Chrome Rear Step Bumper* *- Halogen Fog Lamps*	$225.00
473	Snow Plow Prep Package Requires 250 Amp Alternator (67E) or 410 Amp Dual Alternator (67B) when ordered with Upfitter Switches (66S) and 120V/400W Outlet (43C). *Includes computer selected springs for snowplow application. Note: restrictions apply; see supplemental reference or body builders layout book for details. May result in deterioration of ride quality when vehicle is not equipped with snowplow. Dual battery (86M) recommended with 6.8L or 7.3L gasoline engines; see body builders layout book for details.*	$250.00
67E	250 Amp Alternator (Gas)	$85.00
18B	Platform Running Boards	$445.00
592	LED Roof Clearance Lights	$95.00
85S	Tough Bed Spray-In Bedliner *Includes tailgate-guard, black box bed tie-down hooks and black bed attachment bolts.*	$595.00
66S	Upfitter Switches (6) *Located in overhead console.*	$165.00

Note: Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 180452354

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

As Configured Vehicle (cont'd)

Code	Description	MSRP
153	Front License Plate Bracket *Standard in states requiring 2 license plates and optional to all others.*	N/C
Fleet Options		
WARANT	Fleet Customer Powertrain Limited Warranty Requires valid FIN code. *Ford is increasing the 5-year 60,000-mile limited powertrain warranty to 5-years, 100,000 miles. Only Fleet purchasers with a valid Fleet Identification Number (FIN code) will receive the extended warranty. When the sale is entered into the sales reporting system with a sales type fleet along with a valid FIN code, the warranty extension will automatically be added to the vehicle. The extension will stay with the vehicle even if it is subsequently sold to a non-fleet customer before the expiration. This extension applies to both gas and diesel powertrains. Dealers can check for the warranty extension on eligible fleet vehicles in OASIS. Please refer to the Warranty and Policy Manual section 3.13.00 Gas Engine Commercial Warranty. This change will also be reflected in the printed Warranty Guided distributed with the purchase of every new vehicle.*	N/C
Emissions		
425	50-State Emissions System	STD
Exterior Color		
Z1_01	Oxford White	N/C
Interior Color		
AS_03	Medium Dark Slate w/HD Vinyl 40/20/40 Split Bench Seat	N/C
SUBTOTAL		$54,355.00
Destination Charge		$1,995.00
TOTAL		$56,350.00

Note: Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 180452354

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

Pricing Summary - Single Vehicle

	MSRP
Vehicle Pricing	$56,350.00
Subtotal	$56,350.00

Pre-Tax Adjustments

Code	Description	MSRP
199	Koch 33 COSTARS 025-E22-474	-$3,325.00

Please note: Koch 33 COSTARS discount for EV vehicles is 0% off MSRP

Total	$53,025.00

Customer Signature

Acceptance Date

Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing, availability or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information.

Note: Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 18045:

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

Major Equipment

(Based on selected options, shown at right)
TorqShift 10-speed automatic

Exterior: Oxford White
Interior: Medium Dark Slate w/HD Vinyl 40/20/40 Split Bench Seat

* Running boards
* Class V tow rating
* LT275/70RS18 AT BSW front and rear tires
* Lock-up transmission
* Alternator Amps: 250A
* All-speed ABS and driveline traction control
* Battery rating: 750CCA
* Battery run down protection
* Fuel tank capacity: 34.00 gal.
* Steering wheel mounted audio controls
* AM/FM stereo radio
* SYNC 4 external memory control
* Wheelbase: 164.0"
* Axle capacity rear: 7,280 lbs.
* Axle capacity front: 6,000 lbs.
* Firm ride suspension
* Power door mirrors
* Manual folding door mirrors
* Daytime running lights
* 18 x 8-inch front and rear argent steel wheels
* Front tires LT load rating: E
* Overdrive transmission
* Transmission electronic control
* Stainless steel single exhaust
* Driver selectable rear locking differential
* HD lead acid battery
* Injection Type: sequential MPI
* 8 inch primary LCD display
* Bluetooth wireless audio streaming
* Seek scan
* Vehicle body length: 254.4"
* Cab to axle: 56.1"
* Tire/wheel capacity rear: 7,180 lbs.
* Spring rating front: 5,950 lbs.
* Trip computer
* Heated driver and passenger side door mirrors
* DRL preference setting
* Light tinted windows

As Configured Vehicle

M:

STANDARD VEHICLE PRICE	$51,34
Order Code 610A	
Engine: 6.8L 2V DEVCT NA PFI V8 Gas	Inclu
Transmission: TorqShift-G 10-Speed Automatic	Inclu
HD Vinyl 40/20/40 Split Bench Seat	Inclu
164" Wheelbase	:
Monotone Paint Application	:
Radio: AM/FM Stereo w/MP3 Player	Inclu
Fleet Customer Powertrain Limited Warranty	
50-State Emissions System	:
SYNC 4	Inclu
Oxford White	
Medium Dark Slate w/HD Vinyl 40/20/40 Split Bench Seat	
Electronic-Locking w/3.73 Axle Ratio	$43
Tires: LT275/70Rx18E BSW A/T (4)	$26
Wheels: 18" Argent Painted Steel	$45
GVWR: 11,800 lb Payload Package	Inclu
XL Chrome Package	$22

Note: Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing availability or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information.

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 18045:

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

Major Equipment

* Variable intermittent front windshield wipers
* Driver front impact airbag
* Cancellable front passenger air bag
* 6 airbags
* Manual climate control
* Fixed rear seats
* Split-bench rear seat
* Fold-up rear seat cushion
* Manual rear seat head restraint control
* 40-20-40 split-bench front seat
* Driver seat with 4-way directional controls
* Height adjustable front seat head restraints
* Front seat center armrest
* Manual reclining driver seat
* Manual reclining passenger seat
* Vinyl front seat upholstery
* Manual driver seat lumbar
* 4-wheel antilock (ABS) brakes
* Hill Start Assist
* AdvanceTrac w/Roll Stability Control electronic stability control system with anti-roll
* Seat mounted side impact driver airbag
* Seat mounted side impact front passenger airbag
* SecuriLock immobilizer
* Rear under seat climate control ducts
* 60-40 folding rear seats
* Front facing rear seat
* Height adjustable rear seat head restraints
* 3 rear seat head restraints
* Split-bench front seat
* Front passenger seat with 4-way directional controls
* Manual front seat head restraint control
* Front seat armrest storage
* Manual driver seat fore/aft control
* Manual passenger seat fore/aft control
* Vinyl front seatback upholstery
* 4-wheel disc brakes
* Brake assist system

As Configured Vehicle

M:

Bright Chrome Hub Covers & Center Ornaments	Inclu
Chrome Front Bumper	Inclu
Chrome Rear Step Bumper	Inclu
Halogen Fog Lamps	Inclu
Snow Plow Prep Package	$25
Upfitter Switches (6)	$16
250 Amp Alternator (Gas)	$8
Platform Running Boards	$44
LED Roof Clearance Lights	$9
Tough Bed Spray-In Bedliner	$59
Front License Plate Bracket	
SUBTOTAL	$54,35
Destination Charge	$1,99
TOTAL	**$56,35**

Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing, avail or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information.

Note: Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing availability or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information.

Prepared for:
East Stroudsburg SD
Prepared by: Justin Shaika
10/18/2023

Koch 33 Ford | 3810 Hecktown Road Easton Pennsylvania | 18045

2024 F-350 4x4 SD Super Cab 8' box 164" WB SRW XL (X3B)

Price Level: 420

Fuel Economy

City		Hwy
N/A		N/A

Note: Prices and content availability as shown are subject to change and should be treated as estimates only. Actual base vehicle, package and option pricing may vary from this estimate because of special local pricing availability or pricing adjustments not reflected in the dealer's computer system. See salesperson for the most current information.

VI.A.3

COSTARS - 00FH2

Bid # TB3087

SANDS CHRYSLER JEEP DODGE
501 N WEST END BLVD
QUAKERTOWN, PA 189512313

Priced Order Confirmation (POC)

Date Printed:	2023-09-26 12:42 PM	**VIN:**	3C6UR5HJ2PG613610	**Quantity:**	01
Estimated Ship Date:	2023-07-01 2:00 AM	**VON:**	57178220	**Status:**	KZ - Released by plant and invoiced
Date Ordered:	2022-09-30 1:44 PM	**Ordered By:**	S87636I		
Date Modified:	2023-08-23 3:49 PM	**Modified By:**	s47846s		

Sold to:
SANDS CHRYSLER JEEP DODGE (67280)
501 N WEST END BLVD
QUAKERTOWN, PA 189512313

Ship to:
SANDS CHRYSLER JEEP DODGE (67280)
501 N WEST END BLVD
QUAKERTOWN, PA 189512313

Vehicle: 2023 2500 TRADESMAN CREW CAB 4X4 (169 in WB 8 ft 0 in Box) (DJ7L92)

	Sales Code	Description	MSRP(USD)
Model:	DJ7L92	2500 TRADESMAN CREW CAB 4X4 (169 in WB 8 ft 0 in Box)	52,800
Package:	2GA	Customer Preferred Package 2GA	0
	ESB	6.4L V8 Heavy Duty HEMI MDS Engine	0
	DFX	8-Spd Auto 8HP75-LCV Transmission	0
Paint/Seat/Trim:	PW7	Bright White Clear Coat	0
	APA	Monotone Paint	0
	*V9	Cloth 40/20/40 Bench Seat	0
	-X9	Black	0
Options:	GT3	Mirror Power Heat Fold Telescopic	225
	DSA	Anti-Spin Differential Rear Axle	495
	CLF	Mopar Front & Rear Rubber Floor Mats	150
	XHC	Trailer Brake Control	395
	A6B	Tradesman Level 2 Equipment Group	1,980
	UBL	Uconnect 5 Nav w 8.4" Display (USA)	1,635
	AMP	Chrome Appearance Group	1,650
	TCP	LT275/70R18E OWI On/Off Road Tires	295
	AHD	Heavy Duty Snow Plow Prep Group	0
	NAS	50 State Emissions	0
	ADC	Convenience Group	455
	LNJ	Front Fog Lamps	195
	ADB	Protection Group	0
	LNC	Clearance Lamps	95
	AAP	Special Service Vehicle Group	835
	JKV	115V Auxiliary Front Power Outlet	255
	4UQ	T3AC	0
	4NU	Fuel Fill / Battery Charge	0
	YG2	5.2 Additional Gallons of Gas	0
	5N6	Easy Order	0
Non Equipment:	4FM	Fleet Option Editor	0
	4DN	Recreational Vehicle Tracking	0
Destination Fees:			1,995

Total Price: 63,455.

- 3000 - Discount.

$60,455

Order Type: Retail
Scheduling Priority: 4-Dealer Order
PSP Month/Week:
Build Priority: 99

Note: This is not an invoice. The prices and equipment shown on this priced order confirmation are tentative and subject to change or correction without prior notice. No claims against the content listed or prices quoted will be accepted. Refer to the vehicle invoice for final vehicle content and pricing. Orders are accepted only when the vehicle is shipped by the factory.

EAST STROUDSBURG Area School District *Creating the Future!*

VI.A.4

Amy Strunk <amy-strunk@esasd.net>

Form 611

1 message

Google Forms <forms-receipts-noreply@google.com> Tue, Oct 24, 2023 at 10:04 AM
To: amy-strunk@esasd.net

Google Forms

Thanks for filling out Form 611

Here's what was received.

Edit response

Form 611

MUST BE COMPLETED FOR ANY PROCUREMENT OF A SERVICE OR ITEM OVER $5,000.00

Your email (**amy-strunk@esasd.net**) was recorded when you submitted this form.

Untitled Section

FORM **611** **EAST STROUDSBURG AREA SCHOOL DISTRICT**
Procurement Form

Name of Requestor *

Daryle Miller

Department *

Facilities

Building *

Admin

What service or item are requesting *

2024 F 350 Truck

Why are you requesting the service or item *

new vehicle for maintenance

Suggested replacement *

2024 GMC Sierra 3500

Please complete an independent Cost Analysis. (Pre-determine costs prior to contacting a vendor.)

$52,283.86

Cost Estimate: if over $5,000, were three (3) quotes obtained? If yes, please list the vendor's information and quoted amount. *

yes

What is the total cost of the purchase? *

$52,283.86

Procurement Method: *

- ○ Quote Received only one Proposal
- ○ Request for Proposal (RFP)
- ○ Bid
- ◉ Other: 3 quotes one is a costar vendor

Was this purchase budgeted? *

No

Was this purchased through a PA State Contract or Approved Consortiums? If yes, select group.

- ☐ Yes
- ☐ Pennsylvania State Contract
- ☑ COSTARS
- ☐ Keystone Purchasing Network
- ☐ PEPPM National Contract Program (Technology Bidding and Purchasing)
- ☐ US Communities
- ☐ No

If item was purchased through a Pa State Contract or approved Consortium, please include contract number.

Which Fund will be charged? *

32

What account will be charged? *

not sure yet

Selection of the winning proposal, was the lowest price selected? If not, please explain why and the process of selecting the vendor. *

yes

Any additional information you would like to provide.

VI.B.1

AAF Landscaping Inc.
PO Box 1146
Marshalls Creek, PA 18335 US
(570)994-7854
aaflandscaping@yahoo.com
www.aaflandscaping.com

Estimate

ADDRESS
ESASD
50 Vine Street
East Stroudsburg, PA 18301

SHIP TO
ESASD
50 Vine Street
East Stroudsburg, PA 18301

ESTIMATE # 23-828
DATE 10/19/2023

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Excavation	Excavation: AAF is proposing to re-vamp the baseball field located at the North High School Campus. During this re-vamp AAF will be shaving the raised lip located around the outfield inner perimeter to match the original grade. this excavation area will total approximately 472 linear feet. AAF will also be re-vamping parts of the infield edging, this excavation area will total approximately 312 linear feet, including the pitcher's mound, when all excavation is complete AAF will be installing new SOD for completion	1	6,200.00	6,200.00
	Top Soil	Topsoil: total of 20 yards delivered to the site for proper underlayment before new sod is installed	1	850.00	850.00
	SOD	SOD: total of 4,793 sq. feet to be installed	4,793	1.95	9,346.35
	Mobilization	Mobilizing equipment to the site	3	225.00	675.00

SUBTOTAL	17,071.35
TAX	0.00
TOTAL	**$17,071.35**

Accepted By

Accepted Date

Northeast Site Contractors

V1.B.2

PROPOSAL

3240 Oak Grove Road ~ East Stroudsburg, PA 18302
Phone: (570) 420-2831 ~ Fax: (570) 420-2838
www.nesitecontractors.com

NAME	Mobile Phone	DATE	Proposal #
ESSD - Daryle Miller	570-656-4284	Tuesday, October 17, 2023	Proposal 01
ADDRESS	EMAIL	JOB DESCRIPTION	
279 Timberwolf drive	Daryle-miller@esasd.net	Baseball Infield	
JOB SITE ZIP	CONTRACT DATE	PROJECT ID #	
Dingman's Ferry, PA 18328	2023-05-17	279 Timberwolf drive	

We hereby Propose the following **Scope of Work:**

Site Excavation

Remove and repair all infield grass edges. No infield mix included. Replace alll grass areas with sod.

Line Item	Ticket Number	Description	Quantity	Unit	Unit Amount	Unit Cost		Subtotal
1		Approximate sod removal	1.00	SY	533.00	7.80	$	4,160.00
2		Re-grade infield along edges.	1.00	SY	533.00	15.61	$	8,320.00
3		Sod replacement	1.00	SF	4,793.00	1.11	$	5,320.23
4								
5								
6								
7								
8								
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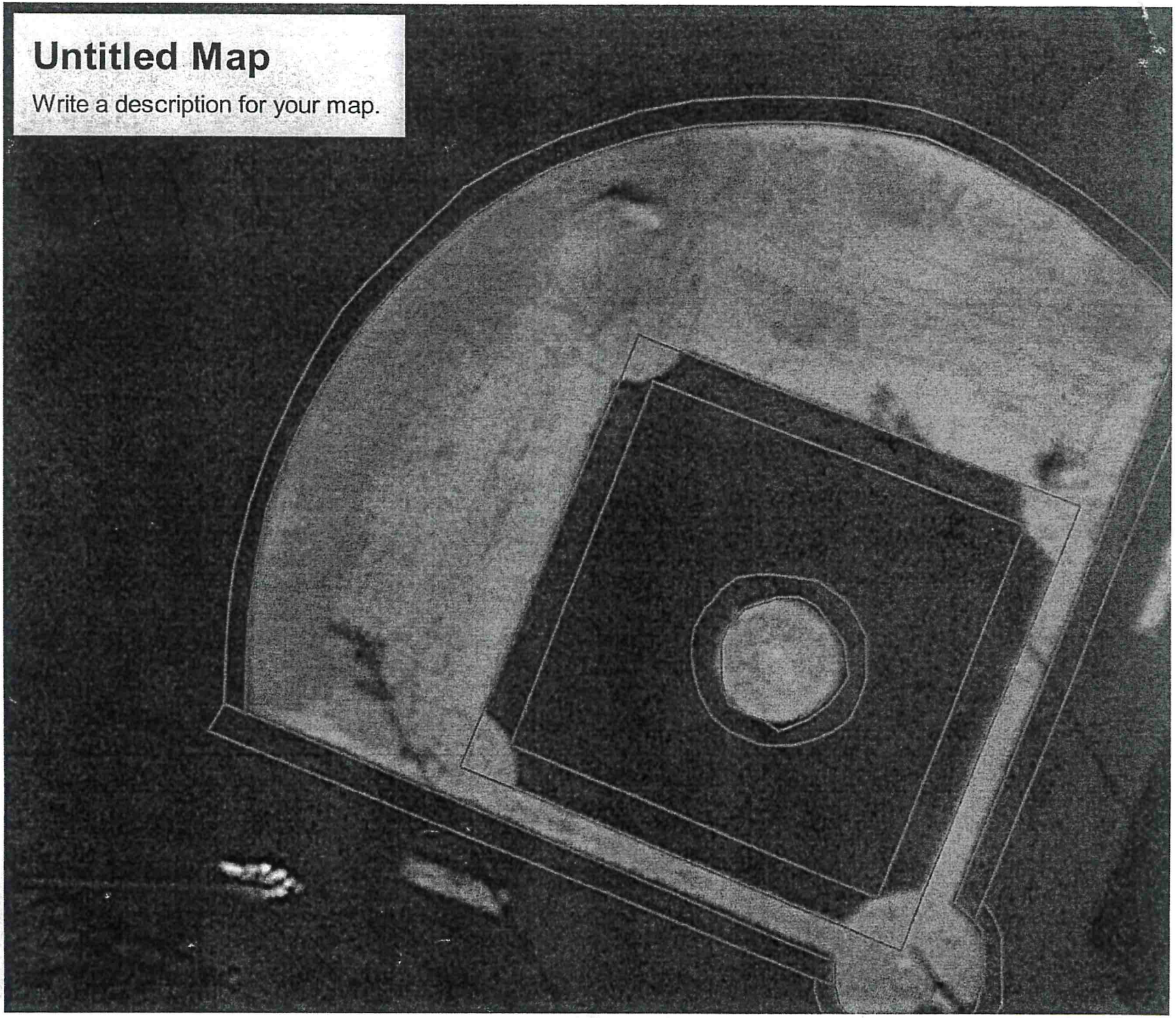
NSC Overhead	10%	$	1,780.02
NSC Profit	5%	$	890.01
2nd Tier OH&P		$	-
Bond Fee		$	-

PROPOSED TOTAL **20,470.26**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VII.A.1

INDOOR AIR QUALITY RETEST

FOR THE PROPERTY KNOWN AS:

J.M Hill Elementary School
151 East Broad Street
East Stroudsburg, PA 18301

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 South Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 24, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on October 11th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

J.M Hill Elementary: Room 21, Room 123, Room 214/225.

J.M Hill Elementary School is approximately a 71,000 SF (square feet) building which accommodates thirty-eight (38) classrooms. The building is reportedly situated on 4.7 acres and the building is serviced by gas heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 10-11-2023 was reported as 73°F with 43% humidity and the interior temperature was reported from 69°F to 70°F with humidity ranging from 50% to 51%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present. Refer to: Area Inspection/Environmental Monitoring for special comments and refer to appendix B for photo descriptions.

Table 1A: Area Inspection/Environmental Monitoring January 19, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 15	68	44%	- Nothing to Note
Rm. 19	69	39%	- Nothing to Note
Rm. 121	70	39%	- Nothing to Note
Rm. 211	72	34%	- Nothing to Note

Table 1B: Area Inspection/Environmental Monitoring August 23, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 17	74	46%	- Nothing to Note
Rm. 21	73	44%	- Nothing to Note
Rm. 123	73	44%	- Nothing to Note
Rm. 214/225	73	45%	- Nothing to Note

Table 1C: Area Inspection/Environmental Monitoring October 11, 2023			
Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 21	70	51%	- Nothing to Note
Rm. 123	69	50%	- Dehumidifier in room - Area carpet in room
Rm. 225	70	51%	- Dehumidifier in room

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at J.M Hill Elementary School and appendix A for laboratory analytical results and associated chain of custody.

Table 2A
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – J.M. Hill Elementary School
January 19, 2023

Sample Description	Total Spore Count (Count/m³)	Speciation (Count/m³)	Comment
Sample ID: 01 **Location:** Room 15	1,100 count/m³	• Basidiospores (690 c/m³) • Cladosporium (160 c/m³) • Penicillium/Aspergillus (270 c/m³)	Note 1
Sample ID: 02 **Location:** Room 19	1,600 count/m³	• Ascospores (53 c/m³) • Basidiospores (850 c/m³) • Cladosporium (210 c/m³) • Epicoccum (13 c/m³) • Penicillium/Aspergillus (480 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 03 **Location:** Room 121	560 count/m³	• Basidiospores (370 c/m³) • Cladosporium (110 c/m³) • Curvularia (13 c/m³) • Epicoccum (40 c/m³) • Myxomycetes (27 c/m³)	Note 2
Sample ID: 04 **Location:** Room 211	1,300 count/m³	• Basidiospores (750 c/m³) • Cladosporium (160 c/m³) • Nigrospora (13 c/m³) • Penicillium/Aspergillus (370 c/m³)	Note 1
Sample ID: 05 **Location:** Exterior	110 count/m³	• Basidiospores (110 c/m³)	Background

Table 2B
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – J.M. Hill Elementary School
August 23, 2023

Sample Description	Total Spore Count (Count/m³)	Speciation (Count/m³)	Comment
Sample ID: 01 **Location:** Room 17	3,400 count/m³	• Ascospores (210 c/m³) • Basidiospores (3,100 c/m³) • Cladosporium (53 c/m³)	Note 2
Sample ID: 02 **Location:** Room 21	2,300 count/m³	• Ascospores (210 c/m³) • Basidiospores (2,100 c/m³) • Penicillium/Aspergillus (53 c/m³)	Note 2
Sample ID: 03 **Location:** Room 123	5,100 count/m³	• Ascospores (320 c/m³) • Basidiospores (480 c/m³) • Penicillium/Aspergillus (4,300 c/m³)	Note 1
Sample ID: 04 **Location:** Room 214/225	1,100 count/m³	• Ascospores (160 c/m³) • Basidiospores (530 c/m³) • Penicillium/Aspergillus (430 c/m³)	Note 1

Sample ID: 05 **Location:** Exterior	5,400 count/m³	• Ascospores (430 c/m³) • Basidiospores (4,700 c/m³) • Cladosporium (110 c/m³) • Ganoderma (110 c/m³) • Pestalotiopsis (13 c/m³) • Rusts (67 c/m³)	Exterior Background

Table 2C
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – J.M. Hill Elementary School
October 11, 2023

Sample Description	Total Spore Count (Count/m³)	Speciation (Count/m³)	Comment
Sample ID: 01 **Location:** Room 225	710 count/m³	• Basidiospores (160 c/m³) • Cladosporium (480 c/m³) • Epicoccum (13 c/m³) • Pithomyces (13 c/m³) • Myxomycetes (40 c/m³)	Note 2
Sample ID: 02 **Location:** Room 123	1,300 count/m³	• Basidiospores (750 c/m³) • Bipolaris/Drechslera (13 c/m³) • Epicoccum (40 c/m³) • Pithomyces (27 c/m³) • Rusts (210 c/m³) • Myxomycetes (270 c/m³)	Note 1
Sample ID: 03 **Location:** Room 21	1,700 count/m³	• Ascospores (210 c/m³) • Basidiospores (1,300 c/m³) • Penicillium/Aspergillus (160 c/m³) • Rusts (53 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 04 **Location:** Exterior	9,900 count/m³	• Alternaria (350 c/m³) • Ascospores (480 c/m³) • Basidiospores (4,700 c/m³) • Bipolaris/Drechslera (27 c/m³) • Cercospora (40 c/m³) • Cladosporium (3,800 c/m³) • Epicoccum (250 c/m³) • Fusarium (13 c/m³) • Ganoderma (53 c/m³) • Nigrospora (13 c/m³) • Other Brown (13 c/m³) • Polythrincium (13 c/m³) • Rusts (13 c/m³) • Myxomycetes (80 c/m³)	Exterior Background

Table 2 Notes: Count/m³: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The sampling conducted on October 11th, 2023, in the targeted areas was meant to continue the monitoring of rooms which had major, or irregular, mold spore counts in the sampling conducted from August 2023. The rooms were retested to help us gather more information on the situation at hand and help determine if the protocols that were implemented are improving the environmental quality within the building.

DISCUSSION

D-1: *Area Inspections:*

- Temperature was found to be acceptable when compared to ASHRAE guidelines.
- Relative humidity levels were found to be acceptable compared to ASHRAE guidelines.

D-2*: Spore Trap Air Sampling*:

- Spore counts were found to be dissimilar when compared to exterior background samples in the following locations: *Room 123, Room 21.* Room 123 had an increased quantity of rusts and myxomycetes when compared to the exterior background sample. Room 21 had slightly elevated counts for rusts and penicillium/aspergillus.

  Note:
  Overall spore counts were found to have decreased within the two rooms listed above, while the exterior background sample showed a larger spore count, when compared to the background sample from August. This would indicate a positive trend.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.
- Further investigation of underlying water/moisture issues associated with pre-existing water staining in the building. This includes replacing or drying affected building components and mitigating the issue.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.

- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

LaBella
Powered by partnership.

VII.A.2

INDOOR AIR QUALITY RETEST

FOR THE PROPERTY KNOWN AS:

J.T Lambert Intermediate
2000 Milford Road
East Stroudsburg, PA 18301

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 25, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on October 24th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

J.T Lambert Intermediate: Auditorium, Room 105 (Art), Room 222, Room 322.

J.T Lambert Intermediate is a 177,400 SF (square feet) building on a forty-one (41) acre lot and accommodates eighty classrooms. The building is serviced by gas heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 10-25-2023 was reported as 73°F with 63% humidity and the interior temperature was reported between 70°F to 72°F with the humidity ranging from 56% to 58%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components.

Table 1A: Area Inspection/Environmental Monitoring January 23, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Cafeteria	68	32%	- Nothing to note
Rm. 123	69	31%	- Nothing to note
Rm. 223	71	31%	- Nothing to note
Rm. 323	71	37%	- Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 28, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Auditorium	70	58%	- Nothing to note
Rm. 105 (Art)	72	56%	- Nothing to note
Rm. 222	71	57%	- Nothing to note
Rm. 322	71	57%	- Nothing to note

Table 1C: Area Inspection/Environmental Monitoring October 24, 2023			
Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Auditorium	68	58%	- Nothing to note
Rm. 105 (Art)	70	56%	- Nothing to note
Rm. 222	69	57%	- Nothing to note
Rm. 322	70	57%	- Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discrete identification number. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at J.T Lambert Intermediate and appendix A for the laboratory report and chain of custody.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – J.T Lambert Intermediate January 23, 2023.			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Cafeteria	530 count/m³	• Ascospores (53 c/m³) • Basidiospores (270 c/m³) • Cladosporium (110 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 02 **Location:** Room 123	870 count/m³	• Basidiospores (530 c/m³) • Cladosporium (53 c/m³) • Penicillium/Aspergillus (270 c/m³) • Pithomyces (13 c/m³)	Note 2
Sample ID: 03 **Location:** Room 223	550 count/m³	• Basidiospores (320 c/m³) • Cladosporium (110 c/m³) • Nigrospora (13 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 04 **Location:** Room 323	590 count/m³	• Basidiospores (370 c/m³) • Cladosporium (53 c/m³) • Penicillium/Aspergillus (160 c/m³)	Note 2
Sample ID: 05 **Location:** Exterior	1,200 count/m³	• Ascospores (110 c/m³) • Basidiospores (850 c/m³) • Cladosporium (210 c/m³)	Exterior Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – J.T Lambert Intermediate August 28, 2023.			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Auditorium	1,900 count/m³	• Ascospores (270 c/m³) • Basidiospores (800 c/m³) • Cladosporium (320 c/m³) • Curvularia (13 c/m³) • Penicillium/Aspergillus (480 c/m³)	Note 1
Sample ID: 02 **Location:** Room 105	2,800 count/m³	• Ascospores (320 c/m³) • Basidiospores (1,200 c/m³) • Cladosporium (370 c/m³) • Epicoccum (13 c/m³) • Penicillium/Aspergillus (960 c/m³)	Note 1
Sample ID: 03 **Location:** Room 222	1,700 count/m³	• Ascospores (210 c/m³) • Basidiospores (530 c/m³) • Cladosporium (270 c/m³) • Penicillium/Aspergillus (690 c/m³)	Note 1
Sample ID: 04 **Location:** Room 322	4,300 count/m³	• Ascospores (430 c/m³) • Basidiospores (1,400 c/m³) • Cladosporium (590 c/m³) • Penicillium/Aspergillus (1,900 c/m³)	Note 1

Sample ID: 05 **Location:** Exterior	7,100 count/m³	• Alternaria (13 c/m³) • Ascospores (640 c/m³) • Basidiospores (5,200 c/m³) • Cladosporium (1,300 c/m³)	Exterior Background

Table 2C
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – J.T Lambert Intermediate
October 24, 2023.

Sample Description	Total Spore Count (Count/m³)	Speciation (Count/m³)	Comment
Sample ID: 01 **Location:** Auditorium	1,600 count/m³	• Ascospores (53 c/m³) • Basidiospores (1,400 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 1
Sample ID: 02 **Location:** Room 105	5,100 count/m³	• Ascospores (160 c/m³) • Basidiospores (4,700 c/m³) • Penicillium/Aspergillus (210 c/m³)	Note 1
Sample ID: 03 **Location:** Room 222	810 count/m³	• Basidiospores (800 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 04 **Location:** Room 322	280 count/m³	• Ascospores (53 c/m³) • Basidiospores (210 c/m³) • Rusts (13 c/m³)	Note 2
Sample ID: 05 **Location:** Exterior	8,100 count/m³	• Ascospores (690 c/m³) • Basidiospores (7,300 c/m³) • Cladosporium (53 c/m³) • Ganoderma (53 c/m³) • Myxomycetes (27 c/m³)	Exterior Background

Table 2 Notes: Count/m³: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The sampling conducted on October 24th, 2023, in the targeted areas was meant to continue the monitoring of rooms which had major, or irregular, mold spore counts in the sampling conducted from August 2023. The rooms were retested to help us gather more information on the situation at hand and help determine if the protocols that were implemented are improving the environmental quality within the building.

DISCUSSION

Area Inspections:

- Temperature was found to be just below, when compared to ASHRAE guidelines, within the auditorium.
- Relative humidity levels were found to be acceptable when compared to ASHRAE guidelines.

Spore Trap Air Sampling:

- Spore counts were found to be lower than the exterior background sample in all locations tested.
- The auditorium and room 105 were found to have Aspergillus/Penicillium, albeit in small quantities.

Note:
Overall spore counts were found to have decreased within the rooms listed above, while the exterior background sample showed a larger spore count, when compared to the background sample from August. This would indicate a positive trend.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces, air supply vents and water damaged/stained building materials.
- Further investigation of underlying water/moisture issues associated with pre-existing water staining in the building. This includes replacing or drying affected building components and mitigating the issue.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.
- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

LaBella
Powered by partnership.

VII. A.3

INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

Bushkill Elementary
131 N School Drive
Dingmans Ferry, PA 18328

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 2, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on August 25th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in rooms selected by the facilities department. This included the following locations: Room 21 Guidance, Room 34 Art, Room 37, and Room 45.

Bushkill Elementary reportedly has approximately 68,600 SF (square feet) of occupied space, supplying thirty-nine classrooms, while situated on four-hundred acres of land. The school is serviced by oil heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on August 25th, 2023, was reported as 71°F with 66% humidity, and the interior temperature was reported from 71°F to 72°F with humidity ranging from 59% to 67%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present. Refer to: Area Inspection/Environmental Monitoring.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components. Refer to appendix B for photo descriptions.

Table 1A: Area Inspection/Environmental Monitoring January 23, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Kitchen	70	30%	-Nothing to note
Second/Third Grade Wing	69	27%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 25, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Guidance 21	72	60%	-Nothing to note
Art Room 34	72	59%	-Nothing to note
Room 37	71	67%	-Nothing to note
Room 45	72	64%	-Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to, or less than, outdoor concentrations.

Preparation and transport – Each sample was given a discrete identification number. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at Bushkill Elementary School and appendix A for laboratory report and chain of custody.

Table 2A
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – Bushkill Elementary
January 23rd, 2023

Sample Description	Total Spore Count (Count/m^3)	Speciation (Count/m^3)	Comment
Sample ID: 01 **Location:** Kitchen	110 count/m^3	• Basidiospores (53 c/m^3) • Cladosporium (53 c/m^3)	Note 2
Sample ID: 02 **Location:** Second/Third Grade Wing	1,800 count/m^3	• Ascospores (210 c/m^3) • Basidiospores (850 c/m^3) • Cladosporium (160 c/m^3) • Penicillium/Aspergillus (530 c/m^3) • Myxomycetes (27 c/m^3)	Note 1

Sample ID: 03 **Location:** Exterior	53 count/m^3	• Basidiospores (53 c/m^3)	Exterior Background

Table 2B
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – Bushkill Elementary
August 25th, 2023

Sample Description	Total Spore Count (Count/m^3)	Speciation (Count/m^3)	Comment
Sample ID: 01 **Location:** Room 37	110 count/m^3	• Basidiospores (110 c/m^3)	Note 2
Sample ID: 02 **Location:** Room 45	640 count/m^3	• Basidiospores (370 c/m^3) • Cladosporium (110 c/m^3) • Penicillium/Aspergillus (160 c/m^3)	Note 2
Sample ID: 03 **Location:** Guidance Room 21	440 count/m^3	• Alternaria (13 c/m^3) • Basidiospores (270 c/m^3) • Cladosporium (53 c/m^3) • Penicillium/Aspergillus (110 c/m^3)	Note 2
Sample ID: 04 **Location:** Art Room 34	590 count/m^3	• Basidiospores (320 c/m^3) • Cladosporium (110 c/m^3) • Penicillium/Aspergillus (160 c/m^3)	Note 2
Sample ID: 05 **Location:** Exterior	3,500 count/m^3	• Ascospores (690 c/m^3) • Basidiospores (2,300 c/m^3) • Cladosporium (430 c/m^3)	Exterior Background

Table II Notes: Count/m^3: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

DISCUSSION

Area Inspections:

- Temperature was found to be within ASHRAE recommended guidelines throughout.
- Humidity was found to be above ASHRAE recommended guidelines within Room 37 and Room 45.

Spore Trap Air Sampling:

- Spore counts were found to be within usual parameters and were relatively similar when compared to the exterior background sample.
- Guidance Room 21 and Art Room 34 had spore counts of Penicillium/Aspergillus, albeit minor.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.
- Further investigation of underlying water/moisture issues associated with pre-existing water staining in the building. This includes replacing or drying affected building components and mitigating the issue.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.
- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

LaBella
Powered by partnership.

VII.A.4

INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

East Stroudsburg High School North
Timberwolf Drive
Dingmans Ferry, PA 18328

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 3, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on August 25th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

> *East Stroudsburg High School North: Photo Room, Physics 113, Room 123, Room 310, Room 224, Faculty Lounge 200.*

East Stroudsburg High School North is a 222,000 SF building situated on a four-hundred-acre lot and accommodates seventy-seven classrooms. East Stroudsburg High School North is also serviced by oil heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 08-25-2023 was reported as 72°F with a humidity of 51%. The interior temperature was reported between 69°F to 71°F with humidity ranging from 49% to 51%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present. Refer to: Area Inspection/Environmental Monitoring.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components. Refer to appendix B for photo descriptions.

Table 1A: Area Inspection/Environmental Monitoring
January 18, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 100B	70	24%	-Nothing to note
Rm. 104	73	26%	-Nothing to note
Rm. 110	71	24%	-Nothing to note
Rm. 129	71	24%	-Nothing to note
Rm 209	71	24%	-Nothing to note
Aux Gym	72	24%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 25, 2023			
Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Photo Rm.	69	51%	-Nothing to note
Physics 113	70	50%	-Nothing to note
Rm. 123	70	49%	-Nothing to note
Rm. 224	71	57%	-Nothing to note
Rm 310	69	49%	-Nothing to note
Faculty 200	72	51%	-Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus,* Stachybotrus, *Trichoderma,* Chaetomium, Fusarium, Penicillium or Ulocladium.

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at East Stroudsburg High School North and appendix A for laboratory results and associated chain of custody.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – East Stroudsburg High School North January 18, 2023.			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Room 209	750 count/m³	• Basidiospores (590 c/m³) • Cladosporium (110 c/m³) • Penicillium/Aspergillus (53 c/m³)	Note 1
Sample ID: 02 **Location:** Room 104	1,500 count/m³	• Basidiospores (1,200 c/m³) • Cladosporium (210 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 03 **Location:** Room 110	550 count/m³	• Basidiospores (480 c/m³) • Cladosporium (53 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 04 **Location:** Room 129	640 count/m³	• Basidiospores (590 c/m³) • Cladosporium (53 c/m³)	Note 2
Sample ID: 05 **Location:** Auxiliary Gymnasium	320 count/m³	• Basidiospores (210 c/m³) • Cladosporium (53 c/m³) • Epicoccum (53 c/m³)	Note 2
Sample ID: 06 **Location:** Room 100B	170 count/m³	• Basidiospores (110 c/m³) • Cladosporium (53 c/m³) • Epicoccum (13 c/m³)	Note 2
Sample ID: 09 **Location:** Exterior	270 count/m³	• Basidiospores (210 c/m³) • Cladosporium (53 c/m³)	Exterior Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – East Stroudsburg High School North August 25, 2023.			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Photo Room	160 count/m³	• Basidiospores (110 c/m³) • Cladosporium (53 c/m³)	Note 2
Sample ID: 02 **Location:** Room 104	800 count/m³	• Basidiospores (430 c/m³) • Cladosporium (160 c/m³) • Penicillium/Aspergillus (210 c/m³)	Note 2
Sample ID: 03 **Location:** Room 110	480 count/m³	• Basidiospores (160 c/m³) • Cladosporium (160 c/m³) • Penicillium/Aspergillus (160 c/m³)	Note 2
Sample ID: 04 **Location:** Room 129	640 count/m³	• Basidiospores (270 c/m³) • Cladosporium (270 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 05 **Location:** Auxiliary Gymnasium	490 count/m³	• Basidiospores (210 c/m³) • Cladosporium (110 c/m³) • Epicoccum (13 c/m³) • Penicillium/Aspergillus (160 c/m³)	Note 2
Sample ID: 06 **Location:** Room 100B	320 count/m³	• Basidiospores (160 c/m³) • Cladosporium (53 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 05 (Bushkill Sample ID)	3,500 count/m³	• Ascospores (690 c/m³) • Basidiospores (2,300 c/m³)	Exterior Background

Location: Exterior		• Cladosporium (430 c/m³)	

Table 2 Notes: Count/m³: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The types of sampling conducted on August 25th, 2023, in the targeted areas are not meant to determine, in and of themselves, health conditions in the building, i.e., whether it is safe or unsafe. There are several reasons for this including the fact that there are no standards promulgated relating airborne and surface fungal concentrations to health conditions. Another reason, in relation to this study, is that it is difficult (at best), risky, and not good science to read too much into the results of one round of air monitoring and one round of surface sampling. However, we can look for trends and together with other inspection and investigative techniques, we can make suggestions regarding further actions or evaluate environmental conditions in the building.

DISCUSSION

Area Inspections:

- Temperature was found to be within the ASHRAE recommended guidelines throughout.
- Relative humidity levels were found to be within the ASHRAE recommended guidelines throughout.

Spore Trap Air Sampling:

- Spore counts were found to be similar and fewer within all rooms sampled when compared to the exterior background sample. Most rooms tested had a quantity of Penicillium/Aspergillus that was greater than zero. All counts were low, however, and total spore counts were around the 400 – 600 fungal structures per cubic meter guideline.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.

- Water damaged/stained building materials should be repaired or replaced immediately to reduce the likelihood of fungal proliferation.

- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.

- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

LaBella
Powered by partnership.

VII. A.5

INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

East Stroudsburg H.S South
279 N Courtland Street
East Stroudsburg, PA 18301

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223

October 3, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on August 23rd, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

> *East Stroudsburg HS South*: Room 23, Room 28, Room 89, Room 108, Room 123, Room 226, Fitness Room, Stadium Main Hall.

East Stroudsburg High School South is approximately a 222,000 SF (square feet) building which accommodates seventy-seven (77) classrooms. The building is reportedly situated on four-hundred acres and the building is serviced by oil heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 08-23-2023 was reported as 72°F with 50% humidity and the interior temperature was reported between 69°F to 73°F with humidity ranging from 45% to 52%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components.

Table 1A: Area Inspection/Environmental Monitoring
January 17, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Admin Services	72	28%	-Nothing to note
Aux Gym	74	20%	-Nothing to note
Food Services	73	25%	-Nothing to note
Aux Gym	74	20%	-Nothing to note
Rm. 101	77	25%	-Nothing to note
Rm. 110	74	23%	-Nothing to note
Rm. 128	73	24%	-Nothing to note
Rm. 230	75	27%	-Nothing to note
Boys Locker Room	73	21%	-Nothing to note
Girls Locker Room	73	22%	-Nothing to note
Wrestling Room	75	20%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 23, 2023			
Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 23	73	49%	-Nothing to note
Rm. 28	72	51%	-Nothing to note
Rm. 89	70	51%	-Nothing to note
Rm. 108	69	45%	-Nothing to note
Rm. 123	71	45%	-Nothing to note
Rm. 226	72	51%	-Nothing to note
Fitness Rm.	73	49%	-Nothing to note
Stadium Main Hall	71	52%	-Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g. low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at East Stroudsburg High School South and Appendix A for laboratory report and associated chain of custody.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – East Stroudsburg High School South January 17, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Board Room	240 count/m³	• Basidiospores (53 c/m³) • Cladosporium (53 c/m³) • Nigrospora (27 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 02 **Location:** Administration Services	230 count/m³	• Basidiospores (160 c/m³) • Cladosporium (53 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 03 **Location:** Food Services Suite	600 count/m³	• Basidiospores (320 c/m³) • Cladosporium (160 c/m³) • Nigrospora (13 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 04 **Location:** Room 101	770 count/m³	• Basidiospores (430 c/m³) • Cladosporium (110 c/m³) • Nigrospora (13 c/m³) • Penicillium/Aspergillus (210 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 05 **Location:** Room 110	320 count/m³	• Basidiospores (210 c/m³) • Cladosporium (53 c/m³) • Penicillium/Aspergillus (53 c/m³)	Note 2
Sample ID: 06 **Location:** Room 128 (Principal)	1,300 count/m³	• Basidiospores (690 c/m³) • Cladosporium (210 c/m³) • Penicilium/Aspergillus (370 c/m³) • Myxomycetes (27 c/m³)	Note 2
Sample ID: 07 **Location:** Room 230 (Main Building)	870 count/m³	• Basidiospores (480 c/m³) • Cladosporium (110 c/m³) • Nigrospora (13 c/m³) • Penicillium/Aspergillus (270 c/m³)	Note 2
Sample ID: 08 **Location:** Girls Locker Room	550 count/m³	• Basidiospores (160 c/m³) • Cladosporium (53 c/m³) • Ganoderma (13 c/m³) • Penicillium/Aspergillus (320 c/m³)	Note 2
Sample ID: 09 **Location:** Boys Locker Room	590 count/m³	• Basidiospores (210 c/m³) • Cladosporium (160 c/m³) • Penicillium/Aspergillus (210 c/m³)	Note 2
Sample ID: 10 **Location:** Auxiliary Gymnasium	53 count/m³	• Basidiospores (53 c/m³)	Note 2
Sample ID: 11 **Location:** Wrestling Room	1,300 count/m³	• Ascospores (53 c/m³) • Basidiospores (590 c/m³) • Cladosporium (270 c/m³) • Penicillium/Aspergillus (430 c/m³)	Note 2
Sample ID: 12 **Location:** Exterior	1,100 count/m³	• Ascospores (110 c/m³) • Basidiospores (530 c/m³) • Cladosporium (270 c/m³) • Penicillium/Aspergillus (210 c/m³) • Myxomycetes (27 c/m³)	Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – East Stroudsburg High School South August 23, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Room 108	800 count/m³	• Basidiospores (690 c/m³) • Cladosporium (110 c/m³)	Note 2
Sample ID: 02 **Location:** Room 89	1,300 count/m³	• Basidiospores (1,000 c/m³) • Cladosporium (110 c/m³) • Penicillium/Aspergillus (160 c/m³)	Note 2
Sample ID: 03 **Location:** Room 123	1,200 count/m³	• Ascospores (53 c/m³) • Basidiospores (1,000 c/m³) • Cladosporium (160 c/m³)	Note 2
Sample ID: 04 **Location:** Room 226	2,000 count/m³	• Basidiospores (1,700 c/m³) • Cladosporium (370 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 05 **Location:** Room 23	1,200 count/m³	• Basidiospores (850 c/m³) • Cladosporium (270 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 06 **Location:** Fitness Room	2,400 count/m³	• Ascospores (320 c/m³) • Basidiospores (1,700 c/m³) • Cladosporium (430 c/m³)	Note 2
Sample ID: 07 **Location:** Room 28	2,600 count/m³	• Alternaria (27 c/m³) • Ascospores (53 c/m³) • Basidiospores (2,000 c/m³) • Cladosporium (370 c/m³) • Epicoccum (40 c/m³) • Pithomyces (40 c/m³) • Rusts (13 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 08 **Location:** Stadium Main Hall	1,700 count/m³	• Alternaria (13 c/m³) • Basidiospores (1,300 c/m³) • Cladosporium (430 c/m³)	Note 2
Sample ID: 09 **Location:** Exterior	17,000 count/m³	• Ascospores (5,400 c/m³) • Basidiospores (11,000 c/m³) • Cladosporium (160 c/m³) • Epicoccum (27 c/m³) • Pithomyces (13 c/m³)	Exterior Background

Table 2 Notes: Count/m³: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The types of sampling conducted on August 23rd, 2023, in the targeted areas are not meant to determine, in and of themselves, health conditions in the building, i.e., whether it is safe or unsafe. There are several reasons for this including the fact that there are no standards promulgated relating airborne and surface fungal concentrations to health conditions. Another reason, in relation to this study, is that it is difficult (at best), risky, and not good science to read too much into the results of one round of air monitoring and one round of surface sampling. However, we can look for trends and together with other inspection and investigative techniques, we can make suggestions regarding further actions or evaluate environmental conditions in the building.

DISCUSSION

D-1: *Area Inspections:*

- Temperature was found to be acceptable when compared to ASHRAE guidelines throughout.
- Relative humidity levels were found to be within the ASHRAE guidelines throughout.

D-2*: Spore Trap Air Sampling*:

- Spore counts were found to be similar when compared to the exterior background sample.
- Total spore counts were all higher than the 400 – 600 structure guidelines. When compared to the exterior background sample, spore counts were found to be normal.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.
- Condensation/water damage/stained building materials should be repaired or replaced immediately to reduce the likelihood of fungal proliferation. Refer to table 1 for findings.
- Further investigation of underlying water/moisture issues associated with pre-existing water staining in the building. This includes replacing or drying affected building components and mitigating the issue.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

LaBella Associates
Kyle McGrady
Environmental Scientist

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Powered by partnership.

VII.A.6

INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

Lehman Intermediate
Timberwolf Drive
Dingmans Ferry, PA 18328

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 5, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on August 25th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

Lehman Intermediate: 2nd Floor Locker Bay, Room 110, Room 117, Room 214, Room 310.

Lehman Intermediate is a 220,000 SF (square feet) building on a four-hundred-acre lot and accommodates sixty-nine classrooms. The building is serviced by oil heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 08-25-2023 was reported as 69°F with 49% humidity and the interior temperature was reported from 69°F to 70°F with humidity ranging from 48% to 50%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components.

Table 1A: Area Inspection/Environmental Monitoring
January 18, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 108	71	26%	-Nothing to note
Rm. 121	69	27%	-Nothing to note
Rm. 208	71	25%	-Nothing to note
Rm. 215	72	24%	-Nothing to note
Rm. 304	71	25%	-Nothing to note
Aux Gym	70	26%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 25, 2023			
Location	**Temperature (F)**	**Relative Humidity (RH)**	**Special Comments:**
2nd Floor Locker Bay	69	49%	-Nothing to note
Rm. 110	70	48%	-Nothing to note
Rm. 117	69	49%	-Nothing to note
Rm. 214	70	50%	-Nothing to note
Rm. 310	70	48%	-Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at Lehman Intermediate.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – Lehman Intermediate January 18, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Room 121	370 count/m³	• Basidiospores (160 c/m³) • Cladosporium (53 c/m³) • Aspergillus/Penicillium (160 c/m³)	Note 2
Sample ID: 02 **Location:** Auxiliary Gymnasium	160 count/m³	• Basidiospores (53 c/m³) • Aspergillus/Penicillium (110 c/m³)	Note 2
Sample ID: 03 **Location:** Room 108	590 count/m³	• Ascospores (53 c/m³) • Basidiospores (320 c/m³) • Cladosporium (53 c/m³) • Aspergillus/Penicillium (160 c/m³)	Note 2
Sample ID: 04 **Location:** Room 208	440 count/m³	• Basidiospores (270 c/m³) • Cladosporium (53 c/m³) • Curvularia (13 c/m³) • Aspergillus/Penicillium (110 c/m³)	Note 2
Sample ID: 05 **Location:** Room 304	430 count/m³	• Basidiospores (320 c/m³) • Aspergillus/Penicillium (110 c/m³)	Note 2
Sample ID: 06 **Location:** Room 215	160 count/m³	• Basidiospores (110 c/m³) • Aspergillus/Penicillium (53 c/m³)	Note 2
Sample ID: 07 (High School North Sample) **Location:** Exterior	270 count/m³	• Basidiospores (210 c/m³) • Cladosporium (53 c/m³)	Exterior Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – Lehman Intermediate August 25, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Room 310	130 count/m³	• Basidiospores (53 c/m³) • Epicoccum (13 c/m³) • Aspergillus/Penicillium (53 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 02 **Location:** 2nd Floor Locker Bay	590 count/m³	• Ascospores (110 c/m³) • Basidiospores (480 c/m³)	Note 2
Sample ID: 03 **Location:** Room 214	110 count/m³	• Basidiospores (53 c/m³) • Cladosporium (53 c/m³)	Note 2

Sample ID: 04 **Location:** Room 110	13 count/m^3	• Myxomycetes (13 c/m^3)	Note 2
Sample ID: 05 **Location:** Room 117	53 count/m^3	• Basidiospores (53 c/m^3)	Note 2
Sample ID: 05 (Bushkill) **Location:** Room 215	3,500 count/m^3	• Ascospores (690 c/m^3) • Basidiospores (2,300 c/m^3) • Cladosporium (430 c/m^3)	Exterior Background

Table 2 Notes:

Count/m^3: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The types of sampling conducted on August 25, 2023, in the targeted areas are not meant to determine, in and of themselves, health conditions in the building, i.e., whether it is safe or unsafe. There are several reasons for this including the fact that there are no standards promulgated relating airborne and surface fungal concentrations to health conditions. Another reason, in relation to this study, is that it is difficult (at best), risky, and not good science to read too much into the results of one round of air monitoring and one round of surface sampling. However, we can look for trends and together with other inspection and investigative techniques, we can make suggestions regarding further actions or evaluate environmental conditions in the building.

DISCUSSION

D-1: Area Inspections:

- Temperature was found to be acceptable when compared to ASHRAE guidelines.
- Relative humidity levels were found to be within the ASHRAE guidelines throughout.

D-2: Spore Trap Air Sampling:

- Spore counts were found to be similar and/or lower when compared to exterior background sample in all locations tested. Two samples had dissimilar spore types when compared to the background sample, but in minor quantities.

  Note:
  Labella determined indoor sampling results were acceptable. Total spore counts for indoor airborne samples were <400-600 Fungal Structures per cubic meter (s/m3).

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.

- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.

- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

Labella Associates
Kyle McGrady
Environmental Scientist

VII. A.7

INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

Middle Smithfield Elementary
5180 Milford Road
East Stroudsburg, PA 18302

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 5, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on September 7th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

Middle Smithfield Elementary: Room 17, Room 110, Room 210, Nurses Room.

Middle Smithfield Elementary is approximately 110,000 SF (square feet) building which accommodates forty-eight (48) classrooms. The building is reportedly situated on twenty-five acres and the building is serviced by oil heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 09-07-2023 was reported as 84°F with 67% humidity and the interior temperature was reported between 73°F to 74°F with humidity ranging from 41% to 57%. It was partly cloudy with light wind at the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present. Refer to: Area Inspection/Environmental Monitoring.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components.

Table 1A: Area Inspection/Environmental Monitoring
January 19, 2023

Location	Temperature	Humidity	Notes
Attic Area	52	40%	-Nothing to note during the inspection.
Bsmt Janitors	71	32%	-Nothing to note during the inspection.
Rm. 30	63	39%	-Nothing to note during the inspection.
Rm. 105	71	31%	-Nothing to note during the inspection.
Rm. 205	72	30%	-Nothing to note during the inspection.

Table 1B: Area Inspection/Environmental Monitoring
September 7, 2023

Location	Temperature	Humidity	Notes
Nurses Rm.	74	57%	-Nothing to note during the inspection.
Rm. 17	74	56%	-Nothing to note during the inspection.
Rm. 110	73	41%	-Nothing to note during the inspection.
Rm. 210	73	42%	-Nothing to note during the inspection.

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at Middle Smithfield Elementary and appendix A for the laboratory report and chain of custody.

Table 2A
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – Middle Smithfield Elementary
January 19, 2023

Sample Description	Total Spore Count (Count/m^3)	Speciation (Count/m^3)	Comment
Sample ID: 01 **Location:** Room 205	13 count/m^3	• Myxomycetes (13 c/m^3)	Note 2
Sample ID: 02 **Location:** Room 105	67 count/m^3	• Basidiospores (53 c/m^3) • Rusts (13 c/m^3)	Note 2

Sample ID: 03 **Location:** Basement Custodial Office	67 count/m^3	• Cladosporium (53 c/m^3) • Ganoderma (13 c/m^3)	Note 2
Sample ID: 04 **Location:** Attic Area	<13 count/m^3	• No spores found	Note 2
Sample ID: 05 **Location:** Room 30	67 count/m^3	• Alternaria (13 c/m^3) • Cladosporium (53 c/m^3)	Note 2
Sample ID: 06 **Location:** Exterior	120 count/m^3	• Basidiospores (110 c/m^3) • Myxomycetes (13 c/m^3)	Exterior Background

Table 2B
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – Middle Smithfield Elementary
September 7, 2023

Sample Description	Total Spore Count (Count/m^3)	Speciation (Count/m^3)	Comment
Sample ID: 01 **Location:** Nurses Room	120 count/m^3	• Basidiospores (53 c/m^3) • Bipolaris/Drechslera (40 c/m^3) • Pithomyces (27 c/m^3)	Note 2
Sample ID: 02 **Location:** Room 110	13 count/m^3	• Pithomyces (13 c/m^3)	Note 2
Sample ID: 03 **Location:** Room 210	190 count/m^3	• Basidiospores (110 c/m^3) • Cladosporium (53 c/m^3) • Epicoccum (13 c/m^3) • Myxomycetes (13 c/m^3)	Note 2
Sample ID: 04 **Location:** Room 17	150 count/m^3	• Basidiospores (53 c/m^3) • Cladosporium (53 c/m^3) • Epicoccum (13 c/m^3) • Myxomycetes (27 c/m^3)	Note 2
Sample ID: 05 **Location:** Exterior	680 count/m^3	• Ascospores (110 c/m^3) • Basidiospores (530 c/m^3) • Epicoccum (13 c/m^3) • Pithomyces (13 c/m^3) • Myxomycetes (13 c/m^3)	Exterior Background

Table 2 Notes:

Count/m^3: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The types of sampling conducted on September 7th, 2023, in the targeted areas are not meant to determine, in and of themselves, health conditions in the building, i.e., whether it is safe or unsafe. There are several reasons for this including the fact that there are no standards promulgated relating airborne and surface fungal concentrations to health conditions. Another reason, in relation to this study, is that it is difficult (at best), risky, and not good science to read too much into the results of one round of air monitoring and one round of surface sampling. However, we can look for trends and together with other inspection and investigative techniques, we can make suggestions regarding further actions or evaluate environmental conditions in the building.

DISCUSSION

Area Inspections:

- Temperature was found to be acceptable when compared to ASHRAE guidelines throughout.
- Relative humidity levels were found to be acceptable when compared to ASHRAE guidelines throughout.

Spore Trap Air Sampling:

- Spore counts were found to be similar when compared to the exterior background sample or were below the recommended indoor airborne samples Fungal Structures per cubic meter.

  Note:
  Labella determined indoor sampling results were acceptable when compared to background results in all locations tested. Total spore counts for indoor airborne samples were <400-600 Fungal Structures per cubic meter (s/m^3) in all.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces, air supply vents and water damaged/stained building materials.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.

- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

VII. A. 8

LaBella
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INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

RESICA ELEMENTARY
1 Gravel Ridge Road
East Stroudsburg, PA 18302

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 6, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on September 7th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present.

Rooms tested include the following: Room 15, Room 20, Room 45, Guidance Office.

Resica Elementary has approximately 74,400 SF (square feet) of occupied space and is situated on sixty-two acres of land. The school is serviced by electric heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 09-07-2023 was reported as 77°F with 70% humidity and the interior temperature was reported between 70°F and 73°F with humidity ranging from 55% to 60%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components.

Table 1A: Area Inspection/Environmental Monitoring January 20, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Atrium	71	30%	-Nothing to note
Art Room	70	30%	-Nothing to note
Faculty Room	71	32%	-Nothing to note
Bathroom (Library)	70	28%	-Nothing to note
Bathroom (45th St)	71	31%	-Nothing to note
Bathroom (Kids Way)	70	30%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring September 7, 2023			
Location	**Temperature (F)**	**Relative Humidity (RH)**	**Special Comments:**
Guidance	73	56%	-Nothing to note
Rm. 15	72	55%	-Nothing to note
Rm. 20	70	55%	-Nothing to note
Rm. 45	72	60%	-Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at Resica Elementary School and Appendix A for laboratory results and associated chain of custody.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – Resica Elementary January 20, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Art Room	430 count/m³	• Basidiospores (370 c/m³) • Cladosporium (53 c/m³)	Note 2
Sample ID: 02 **Location:** Faculty Room	430 count/m³	• Basidiospores (320 c/m³) • Cladosporium (110 c/m³)	Note 2
Sample ID: 03 **Location:** Bathroom (45th Street)	590 count/m³	• Basidiospores (530 c/m³) • Cladosporium (53 c/m³)	Note 2
Sample ID: 04 **Location:** Bathroom (Kids Way)	370 count/m³	• Basidiospores (210 c/m³) • Cladosporium (160 c/m³)	Note 2
Sample ID: 05 **Location:** Bathroom (Past Library)	160 count/m³	• Basidiospores (53 c/m³) • Cladosporium (110 c/m³)	Note 2
Sample ID: 06 **Location:** Atrium	330 count/m³	• Ascospores (110 c/m³) • Basidiospores (53 c/m³) • Cladosporium (160 c/m³) • Myxomycetes (13 c/m³)	Note 2
Sample ID: 07 **Location:** Exterior	590 count/m³	• Basidiospores (210 c/m³) • Cladosporium (370 c/m³)	Exterior Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – Resica Elementary September 7, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Guidance	2,100 count/m³	• Ascospores (110 c/m³) • Basidiospores (1,300 c/m³) • Cladosporium (530 c/m³) • Penicillium/Aspergillus (110 c/m³) • Pithomyces (27 c/m³)	Note 2
Sample ID: 02 **Location:** Room 15	910 count/m³	• Basidiospores (590 c/m³) • Cladosporium (210 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 03 **Location:** Room 20	970 count/m³	• Alternaria (13 c/m³) • Ascospores (53 c/m³) • Basidiospores (750 c/m³) • Cladosporium (160 c/m³)	Note 2

Sample ID: 04 **Location:** Room 45	760 count/m^3	• Basidiospores (530 c/m^3) • Cladosporium (210 c/m^3) • Pithomyces (13 c/m^3)	Note 2
Sample ID: 05 **Location:** Exterior	4,300 count/m^3	• Ascospores (270 c/m^3) • Basidiospores (2,000 c/m^3) • Cladosporium (1,900 c/m^3) • Pithomyces (40 c/m^3) • Rusts (67 c/m^3)	Exterior Background

Table II Notes: Count/m^3: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The types of sampling conducted on September 7th, 2023, in the targeted areas are not meant to determine, in and of themselves, health conditions in the building, i.e., whether it is safe or unsafe. There are several reasons for this including the fact that there are no standards promulgated relating airborne and surface fungal concentrations to health conditions. Another reason, in relation to this study, is that it is difficult (at best), risky, and not good science to read too much into the results of one round of air monitoring and one round of surface sampling. However, we can look for trends and together with other inspection and investigative techniques, we can make suggestions regarding further actions or evaluate environmental conditions in the building.

DISCUSSION

Area Inspections:

- Temperature was found to be within ASHRAE recommended guidelines throughout.
- Humidity was found to be within ASHRAE recommended guidelines throughout.

Spore Trap Air Sampling:

- Spore counts were found to be similar and/or lower when compared to exterior background throughout all locations tested.
- Note: Labella determined indoor sampling results were acceptable. Guidance and Room 15 were found to contain Penicillium/Aspergillus, but in minor quantities.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.
- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

LaBella
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VII.A.9

INDOOR AIR QUALITY ASSESSMENT

FOR THE PROPERTY KNOWN AS:

Smithfield Elementary School
245 River Road
East Stroudsburg, PA 18301

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 6, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on August 30th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following:

> *Smithfield Elementary*: Second Floor Hallway, Second Floor Lounge, First Floor Main Hall, Room 5, Room 100.

Smithfield Elementary is approximately 74,800 SF (square feet) and accommodates 39 classrooms. The school is reportedly situated on eight acres of land and is serviced by oil heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 08-30-2023 was reported as 74°F with 66% humidity and the interior temperature was reported between 71°F and 72°F with humidity ranging from 62% to 66%. There was a partly cloudy sky with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present. Refer to: Area Inspection/Environmental Monitoring.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components.

Table 1A: Area Inspection/Environmental Monitoring
January 20, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Rm. 4	71	27%	-Nothing to note
Rm. 104	71	27%	-Nothing to note
Rm. 203	71	27%	-Nothing to note
Rm. 213	71	27%	-Nothing to note
Classroom Hallway	72	28%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 30, 2023			
Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
1st Flr Main Hall	72	62%	-Nothing to note
2nd Flr Hall	71	66%	-Nothing to note
2nd Flr Lounge	71	64%	-Nothing to note
Rm. 5	72	63%	-Nothing to note
Rm. 100	71	64%	-Nothing to note

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g. low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus,* Stachybotrus, *Trichoderma,* Chaetomium, Fusarium, Penicillium or Ulocladium.

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at Smithfield Elementary School and Appendix A for laboratory results and chain of custody.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – Smithfield Elementary January 20, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** First-Floor Classroom Hallway	370 count/m³	• Basidiospores (270 c/m³) • Cladosporium (110 c/m³)	Note 2
Sample ID: 02 **Location:** Room 104	270 count/m³	• Basidiospores (110 c/m³) • Cladosporium (160 c/m³)	Note 2
Sample ID: 03 **Location:** Room 213	320 count/m³	• Basidiospores (210 c/m³) • Cladosporium (110 c/m³)	Note 2
Sample ID: 04 **Location:** Room 203	690 count/m³	• Basidiospores (530 c/m³) • Cladosporium (53 c/m³) • Penicillium/Aspergillus (110 c/m³)	Note 2
Sample ID: 05 **Location:** Room 4	270 count/m³	• Basidiospores (160 c/m³) • Cladosporium (110 c/m³)	Note 2
Sample ID: 06 **Location:** Exterior	1,500 count/m³	• Basidiospores (750 c/m³) • Cladosporium (750 c/m³)	Exterior Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – Smithfield Elementary August 30, 2023			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Second Floor Hallway	290 count/m³	• Basidiospores (160 c/m³) • Curvularia (13 c/m³) • Penicillium/Aspergillus (110 c/m³) • Pithomyces (13 c/m³)	Note 2
Sample ID: 02 **Location:** Second Floor Lounge	480 count/m³	• Basidiospores (270 c/m³) • Cladosporium (53 c/m³) • Penicillium/Aspergillus (160 c/m³)	Note 2
Sample ID: 03 **Location:** Room 100	110 count/m³	• Basidiospores (110 c/m³)	Note 2
Sample ID: 04 **Location:** First Floor Main Hallway	53 count/m³	• Basidiospores (53 c/m³)	Note 2

Sample ID: 05 **Location:** Room 5	120 count/m^3	• Basidiospores (53 c/m^3) • Penicillium/Aspergillus (53 c/m^3) • Rusts (13 c/m^3)	Note 2
Sample ID: 06 **Location:** Exterior	11,000 count/m^3	• Ascospores (960 c/m^3) • Basidiospores (8,700 c/m^3) • Cladosporium (1,800 c/m^3) • Nigrospora (13 c/m^3)	Exterior Background

Table 2 Notes: Count/m^3: Spore count per cubic meter of air

Note 1: Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.

Note 2: Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The types of sampling conducted on August 30, 2023, in the targeted areas are not meant to determine, in and of themselves, health conditions in the building, i.e., whether it is safe or unsafe. There are several reasons for this including the fact that there are no standards promulgated relating airborne and surface fungal concentrations to health conditions. Another reason, in relation to this study, is that it is difficult (at best), risky, and not good science to read too much into the results of one round of air monitoring and one round of surface sampling. However, we can look for trends and together with other inspection and investigative techniques, we can make suggestions regarding further actions or evaluate environmental conditions in the building.

DISCUSSION

Area Inspections:

- Temperature was found to be within ASHRAE recommended guidelines throughout.
- Relative humidity levels were found to be slightly above ASHRAE recommended guidelines throughout.

Spore Trap Air Sampling:

- Spore counts were found to be similar and/or lower when compared to exterior background throughout all locations tested. Room 5, Second Floor Hallway, and Second Floor Lounge were found to have Aspergillus, but in minor quantity.

- Note: Labella determined indoor sampling results were acceptable. Total spore counts for indoor airborne samples were <400-600 Fungal Structures per cubic meter (s/m3).

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.
- Further investigation of underlying water/moisture issues associated with pre-existing water staining in the building. This includes replacing or drying affected building components and mitigating the issue.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.
- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

VII.A.10

INDOOR AIR QUALITY RETEST

FOR THE PROPERTY KNOWN AS:

East Stroudsburg Elementary
93 Independence Road
East Stroudsburg, PA 18301

For the Client:

EAST STROUDSBURG AREA SCHOOL DISTRICT
15 S. Courtland Street
East Stroudsburg, PA 18301

Prepared by:

LABELLA ASSOCIATES
1000 DUNHAM DRIVE, SUITE B
DUNMORE, PA 18512
(570) 342-3101

PROJECT # 2200223
October 24, 2023

SUMMARY

This report presents the results of area inspections, and airborne mold spore sampling. The area inspections, and airborne mold spore sampling were performed on October 17th, 2023.

The purpose of the above activities was to determine if undesirable airborne mold spores, mold growth, or conditions that might support mold growth were present in the following targeted areas:

East Stroudsburg Elementary: Cafeteria, Room 132, Room 223, Room 321.

East Stroudsburg is a 66,797 SF (square feet) building which accommodates fifty-two (52) classrooms, and the building is serviced by gas heat.

As part of this inspection and air sampling testing project, a series of field measurements, observations, and tests were performed at the time of the assessment. The conclusions and recommendations made in this report are the results of the collation, analysis, and evaluation of the samples collected and observations recorded during the course of this inspection and sampling effort.

The exterior temperature at the time of the sampling procedure on 10-17-2023 was reported as 55°F with 46% humidity and the interior temperature was reported between 65°F to 70°F with humidity ranging from 52% to 58%. The sky was partly cloudy with light wind during the time of the assessment.

INSPECTION:

Area Inspections: Inspections were performed in each designated room to determine if any suspected mold growth or conditions, such as wet or water-stained building materials that might support mold growths, were present. Refer to: Area Inspection/Environmental Monitoring.

Note: Building components were visually assessed and documented by its apparent condition. Moisture readings were not taken at individual building components. Refer to appendix B for photo descriptions.

Table 1A: Area Inspection/Environmental Monitoring January 17, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Atrium	66	25%	-Nothing to note
Rm. 145	70	28%	-Nothing to note
Rm. 206	72	27%	-Nothing to note
Rm. 343	73	25%	-Nothing to note

Table 1B: Area Inspection/Environmental Monitoring August 28, 2023

Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Cafeteria	73	61%	-Nothing to note
Rm. 132	75	59%	-Nothing to note
Rm. 223	75	54%	-Nothing to note
Rm. 321	72	55%	-Nothing to note

Table 1C: Area Inspection/Environmental Monitoring October 17, 2023			
Location	Temperature (F)	Relative Humidity (RH)	Special Comments:
Cafeteria	65	58%	-Nothing to note
Rm. 132	70	52%	-Nothing to note
Rm. 223	67	53%	-Nothing to note
Rm. 321	67	52%	-Water leak from ceiling

SAMPLING:

Collection: Air-O-Cell sampling cassette and pump calibrated at 15.0 liters per minute and were sampled for a total duration of five (5) minutes per sample, reaching a total volume of seventy-five (75) liters.

Evaluation Factors for Airborne Fungi: A combination of the following factors is used as a guideline by this investigator to aid in determining if airborne fungi levels might be higher than desirable or might be pointing to one or more growth reservoirs inside the building:

- For total fungal spore counts (cumulative counts of all groups in a sample), total counts for each type of fungus in a sample, and total counts of other fungal structures in a sample, indoor levels should be less than outdoor levels except when outdoor levels are atypical (e.g., low during the non-growing season or during outdoor snow cover).

- There should be no significant presence of the following indicator organism groups for potential mold and moisture sources inside the work area: *Aureobasidium, Aspergillus, Stachybotrus, Trichoderma, Chaetomium, Fusarium, Penicillium or Ulocladium.*

In relation to the above, the presence, in small numbers, of a few genera inside the building that are not present in outside air, should not be considered abnormal or significant.

Generally, total spore counts for indoor airborne samples should be less than 400-600 Fungal Structures per cubic meter (s/m^3). Higher total inside counts should be acceptable if the inside groups are identical to outside groups and their concentrations are similar to or less than outdoor concentrations.

Preparation and transport – Each sample was given a discreet identification #. Following sample collection, the intake and outlet for the Air-O-Cell cassettes were immediately sealed. All sealed samples were placed in a Fed Ex pack for overnight transport to the analytical laboratory under chain of custody procedures. Analytical – All samples were analyzed by EMLab P&K, Marlton, N.J. Samples were analyzed for total spore counts. Refer to table 2 of the report for analytical results at East Stroudsburg Elementary and appendix A for laboratory results and associated chain of custody.

Table 2A Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – East Stroudsburg Elementary January 17, 2023.			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Atrium	2,000 count/m³	• Ascospores (110 c/m³) • Basidiospores (1,200 c/m³) • Chaetomium (13 c/m³) • Cladosporium (270 c/m³) • Aspergillus/Penicillium (370 c/m³) • Myxomycetes (27 c/m³) • Pithomyces (13 c/m³) • Stachybotrys (13 c/m³)	Note 1
Sample ID: 02 **Location:** Room 145	1,600 count/m³	• Basidiospores (960 c/m³) • Chaetomium (13 c/m³) • Cladosporium (160 c/m³) • Epiccocum (13 c/m³) • Aspergillus/Penicillium (430 c/m³) • Myxomycetes (13 c/m³) • Pithomyces (13 c/m³)	Note 1
Sample ID: 03 **Location:** Room 206	1,900 count/m³	• Basidiospores (1,100 c/m³) • Cladosporium (270 c/m³) • Epiccocum (13 c/m³) • Aspergillus/Penicillium (590 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 04 **Location:** Room 343	1,200 count/m³	• Ascospores (53 c/m³) • Basidiospores (750 c/m³) • Cladosporium (110 c/m³) • Aspergillus/Penicillium (320 c/m³)	Note 1
Sample ID: 05 **Location:** Exterior	1,700 count/m³	• Ascospores (210 c/m³) • Basidiospores (1,100 c/m³) • Cladosporium (370 c/m³) • Nigrospora (13 c/m³) • Myxomycetes (27 c/m³)	Exterior Background

Table 2B Summary of Analytical Results: Fungal Spores via Spore Trap East Stroudsburg Area School District (ESASD) – East Stroudsburg Elementary August 28, 2023.			
Sample Description	**Total Spore Count (Count/m³)**	**Speciation (Count/m³)**	**Comment**
Sample ID: 01 **Location:** Cafeteria	7,200 count/m³	• Ascospores (690 c/m³) • Basidiospores (1,600 c/m³) • Cladosporium (1,200 c/m³) • Curvularia (13 c/m³) • Epiccocum (13 c/m³) • Aspergillus/Penicillium (3,600 c/m³) • Myxomycetes (93 c/m³)	Note 1

		• Pithomyces (13 c/m³) • Rusts (13 c/m³)	
Sample ID: 02 **Location:** Room 132	3,900 count/m³	• Ascospores (430 c/m³) • Basidiospores (1,000 c/m³) • Cladosporium (640 c/m³) • Aspergillus/Penicillium (1,800 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 03 **Location:** Room 223	3,100 count/m³	• Ascospores (270 c/m³) • Basidiospores (750 c/m³) • Cladosporium (530 c/m³) • Aspergillus/Penicillium (1,500 c/m³) • Pithomyces (13 c/m³)	Note 1
Sample ID: 04 **Location:** Room 321	2,000 count/m³	• Ascospores (210 c/m³) • Basidiospores (800 c/m³) • Cladosporium (430 c/m³) • Aspergillus/Penicillium (590 c/m³)	Note 1
Sample ID: 05 **Location:** Exterior	12,000 count/m³	• Alternaria (27 c/m³) • Ascospores (1,800 c/m³) • Basidiospores (8,300 c/m³) • Cladosporium (1,200 c/m³) • Epiccocum (27 c/m³) • Ganoderma (53 c/m³) • Myxomycetes (27 c/m³) • Pithomyces (120 c/m³)	Exterior Background

Table 2C
Summary of Analytical Results: Fungal Spores via Spore Trap
East Stroudsburg Area School District (ESASD) – East Stroudsburg Elementary
October 17, 2023.

Sample Description	Total Spore Count (Count/m³)	Speciation (Count/m³)	Comment
Sample ID: 01 **Location:** Cafeteria	1,700 count/m³	• Ascospores (160 c/m³) • Basidiospores (1,200 c/m³) • Cladosporium (270 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 02 **Location:** Room 321	650 count/m³	• Basidiospores (480 c/m³) • Cladosporium (160 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 03 **Location:** Room 223 Music	800 count/m³	• Basidiospores (530 c/m³) • Cladosporium (53 c/m³) • Epiccocum (27 c/m³) • Nigrospora (27 c/m³) • Rusts (93 c/m³) • Myxomycetes (67 c/m³)	Note 1
Sample ID: 04 **Location:** Room 132 Faculty Dining	440 count/m³	• Basidiospores (430 c/m³) • Myxomycetes (13 c/m³)	Note 1
Sample ID: 05 **Location:** Exterior	470 count/m³	• Basidiospores (370 c/m³) • Epiccocum (40 c/m³) • Myxomycetes (40 c/m³) • Pithomyces (13 c/m³)	Exterior Background

Table 2 Notes:	Count/m^3:	Spore count per cubic meter of air
	Note 1:	Elevated spore counts and/or dissimilar spore type diversity when compared to exterior background samples.
	Note 2:	Unremarkable when compared to outside air levels monitored simultaneously.

General Information: Fungi make up approximately 25% of the earth's biomass and are extremely ubiquitous (McNeel and Kreutzer, 1996). For purposes of this study, their presence inside a building is normal, but their populations can be enhanced, amplified, or diversified due to excess moisture in porous materials (or even non-porous surfaces with sufficient moisture and nutrient-containing dust particles).

Some of these organisms can be responsible for allergic reactions or infections, especially in relation to sensitized individuals and those with suppressed immunological systems. Some are also known to produce mycotoxins harmful to humans.

The sampling conducted on October 17th, 2023, in the targeted areas was meant to continue the monitoring of rooms which had major, or irregular, mold spore counts in the sampling conducted from August 2023. The rooms were retested to help us gather more information on the situation at hand and help determine if the protocols that were implemented are improving the environmental quality within the building.

DISCUSSION

D-1: Area Inspections:

- Temperature was found to be slightly ASHRAE guidelines within the cafeteria, room 223, and room 321.
- Relative humidity levels were found to be within ASHRAE guidelines throughout.

D-2: Spore Trap Air Sampling:

- Spore counts were found to be dissimilar and/or elevated when compared to exterior background samples in the following locations: *Cafeteria, Room 132, Room 223, and Room 321.*
- No penicillium/aspergillus to note in the most recent sampling, which was a major concern from the sampling in August.

  Note:
  Overall spore counts were found to have decreased within the rooms listed above, while the exterior background sample showed a larger spore count, when compared to the background sample from August. This would indicate a positive trend.

RECOMMENDATIONS:

- General housekeeping protocols should be regularly utilized such as routine cleaning and drying of all flat surfaces and air supply vents.
- Further investigation of underlying water/moisture issues associated with pre-existing water staining in the building. This includes replacing or drying affected building components and mitigating the issue.
- It's recommended to follow ASHRAE guidelines: indoor temperatures between 68.5 F to 80.5 F and indoor relative humidity be maintained between 30% and 60% to reduce mold growth and accomplish occupant comfort.
- As a best practice, routinely assess potted plants to ensure standing water is not occurring and remove decaying organic matter.

Findings and recommendations for the assessment are based on what was observed during the inspection date. In the event you have any questions or require additional information, please contact me directly at (570) 342-3101.

Respectfully submitted,

LaBella Associates
Kyle McGrady
Environmental Scientist

VII. B. 1

	Date	North HS Gym Floor 30-819-3072 Board Approved 4/20/2020	Date	LIS Gym Floor Board Approved 6/22/2020 20-518-3072	Date	BES HVAC Upgrade Board Approved 12/20/2021 10-4600-450-990-10-211-461-000-8744 ESSER III Grant YR1 PO#2400000849
Vendor	2322	Miller Sports Construction	2322	Miller Sports Construction	3181	TRANE U.S. INC
Original Bid		$ 328,400.00		$ 225,910.00		$ 2,949,659.00
	Alt Power Vent	$ 10,800.00	Atl Power Vent	$ 9,240.00		
Change Order	Chg Order	$ 4,500.00	Disc.	$ (7,210.00)		
Change Order						
Total of Project		$ 343,700.00		$ 227,940.00		$ 2,949,659.00
Letter of Commitment Prepaid Account					1/26/2022	$ 19,771.00
Application 1	PD to Miller	$ 318,400.00	Ins paid	$ (74,450.00)	4/26/2022	$ 88,490.00
Application 2	Deductible	$ (10,000.00)	Deductible	$ (5,000.00)	4/26/2022	$ 58,993.00
Application 3		$ -	9/18/2020	$ 159,558.00	4/26/2022	$ 442,449.00
Application 4	11/24/2020	$ 10,000.00	2/18/2021	$ 68,382.00	5/17/2022	$ 442,449.00
Application 5	1/12/2021	$ 10,800.00	5/31/2021	$ 58,382.00	11/30/2022	$ 715,035.24
Application 5						
Application 6	1/12/2021	$ 4,500.00		$ 11,068.00	2/27/2023	$ 264,800.00
Application 7					8/31/2023	$ 300,021.12
Application 8					8/31/2023	$ 294,966.00
Application 9					9/22/2023	$ 194,966.00
Application 10						$ 117,986.00
Application 11						
Application 12						
Application 13						
Application 14						
Application 15						
Application 16						
Total Payments to Date		$ 333,700.00		$ 217,940.00		$ 2,939,926.36
Left on Contract		$ 10,000.00		$ 10,000.00		$ 9,732.64
Payment Completion Percentage		97%		96%		100%
						A/C# 32-4400-450-000-10-211-461-000-0000
D'Huy Engineering						Paid through Cap.Resv.
1446						
					4/7/2022	$ 2,000.00
					6/30/2022	$ 2,950.00
					9/22/2022	$ 990.02
					10/24/2022	$ 3,434.98
					6/26/2023	$ 666.70
					8/25/2023	$ 4,425.00
						$ 666.70
		$ -		$ -		$ 15,133.40

Date	EHN Natatorium Roof Replacement Board Approved 1/24/2022 10-4600-450-990-30-819-463-000-8744 ESSER III Grant YR1 ESSERS PO#23001261 $729,500.00 CR $154,900.00 PO#24000000839	Date	EHN Natatorium HVAC Replacement Project#287033 Board Approved 1/24/2022 10-4600-450-990-30-819-465-000-8744 ESSER III Grant YR1 PO#2400000844	Date	SME Roof Project 2023 Proposal #5050562 Subcontrator: David Maines & Assoc. Board Approved 6/20/2022 32-4600-450-000-10-216-000-000-3060 PO# 2400000837
7281	Munn Roofing Split between ESSER / CR	7288	ASL Mechanical $277,290.00 Including Altermate#1 Replacement HX-5 $183,700	3184	Weatherproofing Technlogies Tremco Commercial Sealants & Waterproof $1,862,357.67
	$ 884,400.00		$ 460,990.00		$ 1,862,357.67
				CHG Ord BA 10/2	$ (3,856.95)
	$ 884,400.00		**$ 460,990.00**		**$ 1,858,500.72**
	$ 105,986.70	6/14/2022	8,550.00	4/17/2023	$ 24,944.06
	$ 216,900.00	6/21/2022	$ 5,580.00	**8/31/2023**	**$ 580,002.35**
8/31/2023	**$ 147,228.30**	6/30/2022	$ 58,500.00	**9/22/2023**	**$ 580,002.35**
8/31/2023	**$ 256,846.50**	12/20/2022	$ 106,200.00		$ 313,514.78
	2,448.50	8/30/2023	$ 12,780.00		
9/22/20223	**28,300.00**				
		8/30/2023	$ 9,000.00		
		9/22/2023	$ 96,570.00		
			$ 41,040.00		
	$ 757,710.00		$ 338,220.00		$ 1,498,463.54
	$ 126,690.00		$ 122,770.00		$ 360,037.18
	86%		73%		80%
	A/C# 32-4400-450-000-30-819-463-000-0000		**A/C# 32-4400-450-000-30-819-461-000-0000**		
	Paid through Cap.Resv.		**Paid through Cap.Resv.**		
1/12/2022	$ 15,319.50	1/19/2022	$ 5,250.00		
1/19/2022	$ 5,106.50	2/14/2022	$ 14,107.80		
2/14/2022	16718.8	3/10/2022	$ 1,111.82		
3/10/2022	$ 3,095.40	4/21/2022	$ 501.33		
4/21/2022	$ 3,095.40	5/17/2022	$ 3,226.30		
5/17/2022	$ 6,190.80	6/8/2022	$ 833.51		
6/8/2022	$ 1,575.19	6/30/2022	$ 2,747.39		
6/30/2022	$ 1,328.42	9/22/2022	$ 1,070.01		
6/30/2022	$ 1,192.47				
10/24/2022	$ 2,309.23				
11/8/2022	$ 720.05				
2/21/2023	$ 1,102.21				
4/4/2023	$ 451.93				
6/26/2023	$ 631.46				
9/22/2023	**$ 1,566.27**				
	$ 60,403.63		$ 28,848.16		$ -

Date	EHN Storm Pip Replacement 32-4200-710-000-30-819-000-000-3047 PO # 2400000864	Date	ES Elementary Sprinkler Replacement 32-4600-450-000-10-212-000-000-3092 Proposal# 230326-1-0 Board Approved 6/26/2023	Date	EHS Gym Floor Refinish Board Approved 1/23/23 PO#2400000772 32-4600-450-000-30-820-000-000-3072 Complete 6/26/23
7526	Rutledge Excavating, Inc. $256,760.00	4407	Keystone Fire Protection Co	7314	Wayfare Sports $13,517.00
	$ 256,760.00		$ 20,423.00		$ 13,517.00
				Discount Sanding /F	$ (657.00)
	$ 256,760.00		**$ 20,423.00**		**$ 12,860.00**
8/31/2023	**$ 118,865.70**	**9/12/2023**	**$17,423.00**		$ 12,833.00
8/31/2023	**$ 81,198.40**				
9/22/2023	**$ 29,465.87**				
	$ 229,529.97		$ 17,423.00		$ 12,833.00
	$ 27,230.03		$ 3,000.00		$ 27.00
	89%		85%		95%
6/30/2022	$ 6,875.00	10/24/2022	$ 2,565.00		
9/27/2022	$ 1,375.00	12/20/2022	$ 617.80		
10/24/2022	$ 1,375.00				
12/31/2022	$ 1,487.75				
6/26/2023	$ 776.88		$ -		
9/22/2022	**$ 6,551.03**				
9/29/2023	$ 380.75				
	$ 476.48				
	$ 19,297.89				

Date	RES Elem HVAC Imporvements ESSER III 10-4600-450-990-10-215-461-000-8744 $1,500,000.00 ESSER ONLY Remaining out of Capital Reserve A/C#32-4600-450-000-10-215-461-000-3051	Date	EHN Rooftop HVAC ESSER III 10-4600-450-990-30-819-461-000-8744 $3,539,010.00 ESSER ONLY ??? Remaining out of Capital Reserve A/C 32-4600-450-000-000-30-819-461-000-3051	Date	EHS Flooring Replacment Board Approved 3/20/2023 32-4600-450-000-30-820-000-000-3080
	Trane		Trane	6554	Cope Commercial Flooring
	$ 1,500,000.00		$ 3,539,010.00		$ 1,224,395.00
				10/23/2023 BA	$ (52,930.40)
	$ 1,500,000.00		$ 3,539,010.00		$ 1,171,464.60
ACH Tranf Prepaid	$ 1,500,000.00	ACH Tranf Prepaid	$ 2,530,135.00		
	$ -		$ -	5/31/2023	$ 433,595.70
				6/26/2023	$ 283,535.10
				8/31/2023	$ 73,972.80
				8/31/2023	$ 249,020.10
				9/22/2023	$ 14,194.44
					$ 117,146.46
	$ 1,500,000.00		$ 2,530,135.00		$ 1,171,464.60
	$ -		$ 1,008,875.00		$ -
	100%		71%		96%
ACH Tranf/Trane	$ 46,750.00			11/14/222	$ 6,828.00
				12/31/2022	$ 241.15
				12/31/2022	$ 2,115.75
				2/27/2023	$ 9,018.10
				4/4/2023	$ 6,825.00
				4/21/2023	$ 1,515.15
				6/26/2023	$ 2,793.87
				6/26/2023	$ 8,381.62
				9/22/2023	**$ 4,604.31**
				9/29/2023	**$ 2,793.87**
	$ 46,750.00		$ -	$ 405,488.00	$ 45,116.82

Date	J.M. Hill Flooring and Administration Building Replacement Board Approved 3/20/2023 32-4600-450-000-10-213-000-000-3080		Administration Building Replacement Board Approved 3/20/2023 32-4600-450-000-00-021-000-000-3080	Date	Vestibule Project Board Approved 4/17/2023 32-4600-762-000-00-000-000-000-3082
6555	Lehigh Valley Floor Covering		Lehigh Valley Floor Covering	4195	A.G. Mauro
	$ 194,418.00		$ 177,682.00		$ 55,550.00
	$ 194,418.00		$ 177,682.00		$ 55,550.00
		5/24/2023	$ 85,483.80		
		8/29/2023	**$ 53,447.40**		
8/31/2023	**$ 135,525.60**				
9/22/2023	**$ 58,892.40**	9/22/2023	$ 5,610.60		
		9/22/2023	$ 18,831.10		
	$ 194,418.00		$ 163,372.90		$ -
	$ -		$ 14,309.10		$ 55,550.00
	100%		92%		0%
11/14/2022	$ 6,828.00				
12/31/2022	$ 241.15				
12/31/2022	$ 2,115.75				
2/27/2023	$ 9,018.10				
4/4/2022	$ 6,825.00				
4/21/2023	$ 6,986.35				
4/21/2023	$ 1,515.15				
6/26/2023	$ 2,793.87				
6/26/2023	$ 8,381.62				
9/22/2023	**$ 4,604.31**				
9/29/2023	**$ 2,793.87**				
	$ 52,103.17		$ -		$ -

Date	Vestibule Project Board Approved 4/17/2023 32-4600-762-000-00-000-000-000-3082 District wide	Date	JTL Auditorium Ceiling Repaint Board Approved 4/17/2023 32-4600-431-000-20-517-000-000-3095 Completed 6-27-23	Date	EHN R-Newals (Chiller) A/C# 32-4600-450-000-30-819-008-000-3096 Board Approved 8/21/2023	EHN R-Newals (Chiller) A/C# 32-4600-450-000-20-518-008-000-3096 Board Approved 8/21/2023
4407	Keystone Fire & Seurity	5285	Pocono Painting	3181	Trane	Trane
	$ 72,535.00		$ 17,590.00		$ 194,977.50	$ 194,977.50
	$ 72,535.00		$ 17,590.00		$ 194,977.50	$ 194,977.50
		7/20/2023	$ 17,590.00			
	$ -		$ 17,590.00		$ -	$ -
	$ 72,535.00		$ -		$ 194,977.50	$ 194,977.50
	0%		100%		0%	0%
	$ -		$ -		$ -	$ -

Date	EHN Generator Replacement A/C# 32-4600-762-000-30-819-000-000-3021 Board Approved 8/21/2023	Date	JTL Auditorium Flooring Board Approved 5/14/2023 Job# 335585	Date	Smithfield Sink Hole A/C#32-4100-710-000-10-216-013-000-0000 Board Approved 9/18/2023	Date
			Cope Commercial Flooring	2459	Northeast Site Conractors	
			$ 24,248.39		$ 8,713.00	
		BA 10/23/23	$ 6,644.00			
	$ -		$ 30,892.39		$ 8,713.00	
			$ 16,200.00		$ 8,713.01	
			$ 2,284.40			
	$ -				$ 8,713.01	
	$ -				$ (0.01)	
	0%				100%	
10/13/2023	$ 309.35					
10/13/2023	$ 2,305.75					
	$ 2,589.80					
	$ 5,204.90				$ -	

RES / SME / MSE Main Door intercome System Board Approve 9/18/2023 32-2220-766-000-110-216-000-000-3046 10-215-766 10-214-766	Total of Current Projects		
Keystone fire and Ssecurity			
$ 14,429.00	$ 14,196,693.67		
	$ 20,040.00		
	$ (60,154.35)		
	$ -		
$ 14,429.00	$ -	$ 14,156,579.32	
	$ 4,049,906.00		
	#VALUE!		
	$ 1,264,656.25		
	$ 1,626,701.92		
	$ 1,510,915.38		
	$ 832,471.28		
	$ 145,446.46		
	$ 289,368.00		
	$ 396,591.12		
	$ 336,006.00		
	$ 194,966.00		$ -
	$ 117,986.00		
	$ -		
	$ -		
	$ -		
	$ -		
	$ -		
	$ -		
$ -	$ 11,931,439.38		
		$ 14,156,579.32	
$ 14,429.00	$ 2,225,139.94		
0%	84%		
	$ 90,415.50		
	$ 23,689.40		
	$ 26,387.12		
	$ 24,110.70		
	$ 24,183.56		
	$ 22,743.54		
	$ 13,437.35		
	$ 14,717.10		
	$ 14,178.40		
	$ 9,707.41		
	$ 3,513.92		
	$ 1,102.21		
	$ 451.93		
	$ 631.46		
	$ 1,566.27		
	$ -		
	$ -		
$ -	$ 272,857.97		

V11.C.1

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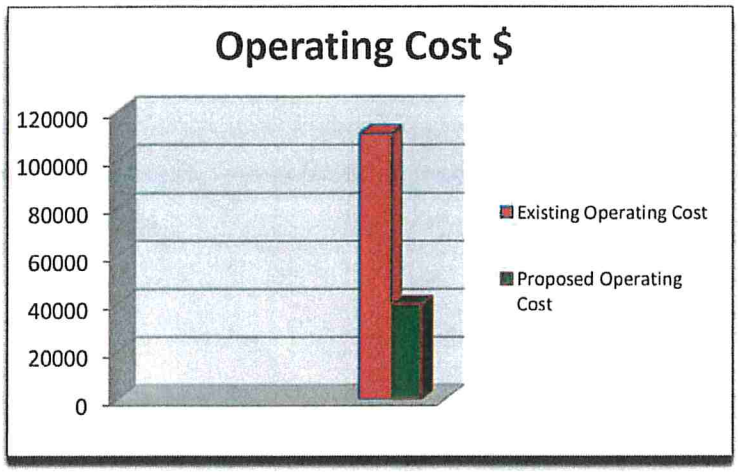
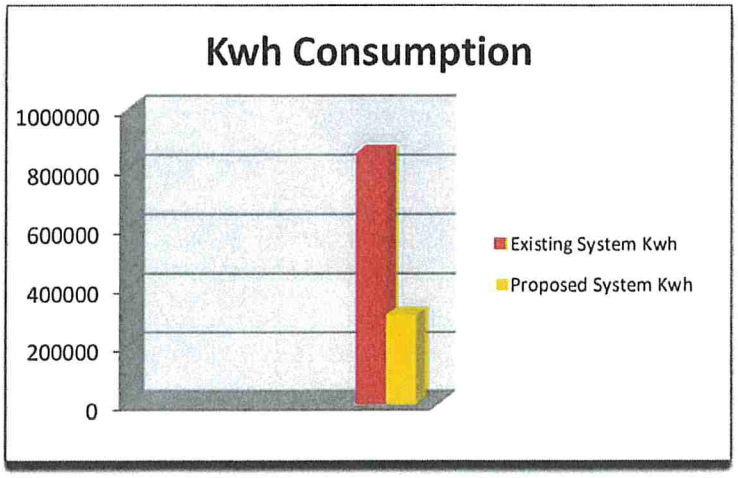
Existing Operating Cost	$110,570
Proposed Operating Cost	$39,552
Total Operating Cost Savings	$71,017

KWh Cost
$0.130

Existing System Kwh	850535
Proposed System Kwh	304249
Total Kwh Saved	546286





Friedman electric is not responsible for quantities & must be verified by customer. Any changes will require revision to energy analysis

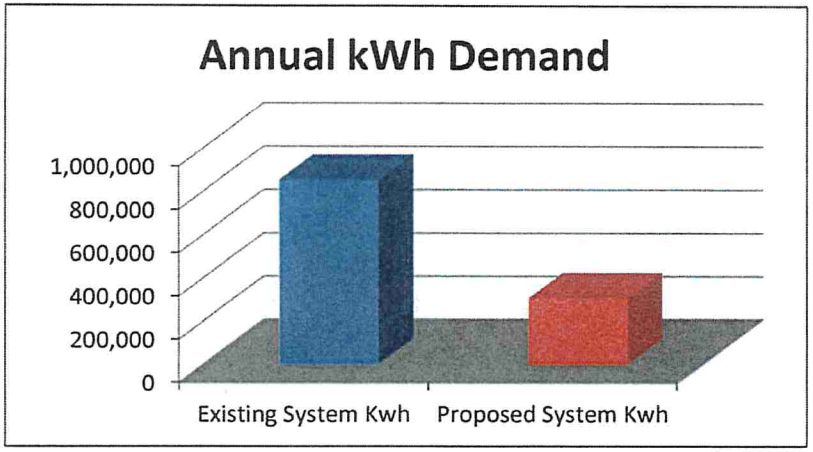
Rebates are determined by PA/NY Utilities and subject to their terms and conditions

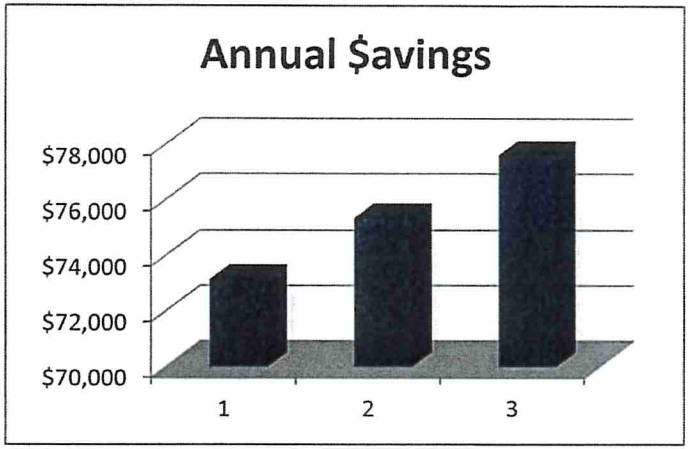
cooperelectric
A Sonepar Company

EAST STROUDSBURG SCHOOL DIST

Payback Analysis

Current Annual Operating Costs	$110,570
Annual Operating Costs after Replacement	$39,552
Annual Energy Savings	$71,017





LIGHTING SURVEY

EAST STROUDSBURG SCHOOL DIST

FEB-MARCH

EXISTING						NEW				PER	TOTAL
LOCATION	QTY	FIXTURE	WATTS	OPERATING HOURS	TOTAL kWh	QTY	FIXTURE	WATTS	KwH		
NORTH	51	400MH HIGH BAY	458	2600	60731	51	HID LED	135	17,901	$ 30.00	$ 1,530.00
HS SOUTH	250	4FT 1L T8 LAMP	34	2600	22100	250	4FT 1L LED LAMP	12	7,800	$ 3.00	$ 750.00
NORTH	25	100A	100	2600	6500	25	LED FLUSH MT	16	1,040	$ 8.00	$ 200.00
AUG - OCT					0				-		$ -
SMI	18	400MH HIGH BAY	458	2600	21434	18	HID LED	135	6,318	$ 30.00	$ 540.00
SMI	75	4FT 1L T8 LAMP	34	2600	6630	75	F4FT 1L LED LAMP	12	2,340	$ 3.00	$ 225.00
NORTH	40	400MH HIGH BAY	458	2600	47632	40	HID LED	135	14,040	$ 30.00	$ 1,200.00
ESE	12	400MH HIGH BAY	458	2600	14290	12	HID LED	135	4,212	$ 30.00	$ 360.00
ESE	625	4FT 1L T8 LAMP	34	2600	55250	625	4FT 1L LED LAMP	15	24,375	$ 3.00	$ 1,875.00
JTL	2	4FT 4L T8 2X4	112	2600	582	2	2X4 LED PANEL	45	234	$ 10.00	$ 20.00
HS SOUTH	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
JM HILL	128	4FT 1L T8 LAMP	34	2600	11315	128	4FT 1L LED LAMP	12	3,994	$ 3.00	$ 384.00
NORTH	195	4FT 1L T8 LAMP	34	2600	17238	195	4FT 1L LED LAMP	12	6,084	$ 3.00	$ 585.00
					0				-		$ -
					0				-		$ -
					0				-		$ -
					0				-		$ -
					0				-		$ -
					0				-		$ -
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					0				-		$ -
					0				-		$ -
					0				-		$ -
					0				-		$ -
					0				-		$ -
					0				-		$ -
GRAND TOTALS			4.9		#####				304249		$ 27,374.00

LIGHTING SURVEY

EAST STROUDSBURG SCHOOL DIST

FEB-MARCH

EXISTING						NEW				PER	TOTAL
LOCATION	QTY	FIXTURE	WATTS	OPERATING HOURS	TOTAL kWh	QTY	FIXTURE	WATTS	KwH		
FEB-MARCH											
HS SOUTH	250	4FT 1L T8 LAMP	34	2600	22100	250	4FT 1L LED LAMP	12	7,800	$ 3.00	$ 750.00
JM HILL	25	4FT 1L T8 LAMP	34	2600	2210	25	4FT 1L LED LAMP	17	1,105	$ 3.00	$ 75.00
HS SOUTH	25	4FT 1L T8 LAMP	34	2600	2210	25	4FT 1L LED LAMP	17	1,105	$ 3.00	$ 75.00
JM HILL	120	4FT 1L T8 LAMP	34	2600	10608	120	4FT 1L LED LAMP	17	5,304	$ 3.00	$ 360.00
HS NORTH	6	3FT 1L T8 LAMPS	30	2600	468	6	3FT 1L LED LAMP	12	187	$ 2.00	$ 12.00
ESE	2	400MH HIGH BAY	458	2600	2382	2	HID LED	135	702	$ 30.00	$ 60.00
North	4	3FT 1L T8 LAMPS	30	2600	312	4	3FT 1L LED LAMP	12	125	$ 2.00	$ 8.00
NORTH STAGE	4	100 PAR 38	100	2600	1040	4	15 PAR LED38	15	156	$ 5.00	$ 20.00
HILL	8	4FT 4L T8 2X4	112	2600	2330	8	2X4 LED PANEL	55	1,144	$ 10.00	$ 80.00
APRIL-MAY									-		$ -
SOUTH HS	3	400MH HIGH BAY	458	2600	3572	3	HID LED	135	1,053	$ 30.00	$ 90.00
NORTH	300	4FT 1L T8 LAMP	34	2600	26520	300	4FT 1L LED LAMP	17	13,260	$ 3.00	$ 900.00
NORTH	2	400MH HIGH BAY	458	2600	2382	2	HID LED	135	702	$ 30.00	$ 60.00
SOUTH HS	1	4FT 2L T8 LAMP	59	2600	153	1	LED STRIP	43	112	$ 10.00	$ 10.00
ESE	3	400MH HIGH BAY	458	2600	3572	3	LED RETROFIT KIT	150	1,170	NON/DLC	NON/DLC
HSS	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
JUNE-JULY									-		$ -
NORTH	235	4FT 1L T8 LAMP	34	2600	20774	235	4FT 1L LED LAMP	17	10,387	$ 3.00	$ 705.00
EHN/LEH	###	4FT 1L T8 LAMP	34	2600	88400	1000	4FT 1L LED LAMP	12	31,200	$ 3.00	$ 3,000.00
JTL	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
JMH	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
RES	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
BES	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
MSE	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
SMI	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00
ESE	500	4FT 1L T8 LAMP	34	2600	44200	500	4FT 1L LED LAMP	12	15,600	$ 3.00	$ 1,500.00