



# Federal Aviation Administration

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## Memorandum

Date: May 1, 2007

To: Kevin Peterson

From: Howard Lyons  
Staff Manager, MCI ATCT

A handwritten signature in black ink, appearing to read "H. Lyons".

Subject: Mold Remediation Briefing

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Attached is your advance copy of the Mold Remediation Project Scope that will be in the briefing cycle shortly.

# MCI ATCT Mold Remediation

## Project Scope Briefing

- Moisture damage restoration and mold remediation will be conducted in the Cab Level stairs, Rooms SJ1, 11TS5, 11TS5A, 11TS6, 11<sup>th</sup> Floor Outer Ring, 10TS4, 10TS5, 8TS1, 8TS5, 8TS6, 4TS3, 3TS3, 3TS5, 2TS5, and G4 in accordance with the guidelines established by the New York City Department of Health entitled *Guidelines on Assessment and Remediation of Fungi in Indoor Environments* (GARFIE). These guidelines specify personal protective equipment, containment requirements, and removal techniques, based on the size of the area affected, and are recognized as being the industry standard for this type of work. In occupied and unoccupied areas of the MCI ATCT, all remediation specifications meet or exceed GARFIE guidelines.
- In the Cab Level stairs at the walkway door, Room SJ1 (west and south walls), 11TS5 (south and east walls), 11TS5A, 11<sup>th</sup> Floor Outer Ring, 10TS5, 3TS5, and the stairwell, a containment and negative pressure enclosure system will be used. A minimum of four air exchanges per hour will be maintained within the regulated work area. Upon completion, the work area will be HEPA vacuumed and then wet wiped with a detergent solution.

A HEPA vacuum is different than a regular household vacuum in that it contains a special filter referred to as a "High Efficiency Particulate Air (HEPA)" filter. A HEPA filter has 99.97% collection efficiency for particles as small as 0.3 microns. Most molds have a diameter of 1 – 20 microns.

- In the Cab Level stairs, the entire water stained area below the contaminated gypsum board will be covered and sealed with two layers of 6-mil polyethylene sheeting to contain dust and debris. From under the sink, the visibly mold-contaminated area will be misted, sealed with sheeting, and removed, followed by HEPA vacuuming and wet wiping with a detergent solution. Upon completion, the remainder of the gypsum board on the sloped ceiling section will be removed.

Note: Work conducted in the Cab Level stairs at the walkway door and Cab Level stairs will be conducted at staggered times in order minimize disruption to facility operations.

- Work in the Cab also includes modifications to the sink drain line and clean out, installation of a drip pan under the clean out, and drain cleaning.

- In Rooms 11TS5 (west wall), 11TS6 (south and west walls), 10TS4 (south and east walls), 8TS1, 8TS6, 4TS3, 3TS3, and 2TS5, the work area will be unoccupied but **will not** require a containment and negative pressure enclosure system due to the quantity and/or location of the contaminated material. Prior to remediation, the work area will be misted. Upon completion, the work area will be HEPA vacuumed and then wet wiped with a detergent solution.
- In the elevator shaft, the mold-contaminated area (a small area below the 9<sup>th</sup> floor) will be pre-cleaned by wet wiping with a detergent solution, allowed to dry, then the entire shaft wiped again with a detergent solution. An opening will be cut in the wall in 8TS5 to allow visual inspection of the concealed gypsum board behind this location. Work in the elevator shaft will be completed after work in the stairwell and removal of all contaminated gypsum board on the exterior faces of the shaft walls. This approach allows a visual inspection of the back side of the gypsum board shaft liner panels on the elevator wall. If contaminated materials are found, additional remediation will be performed.
- Additional cleaning procedures will be conducted in the Cab Level, Junction Level, Subjunction Level, Level 2, Ground Level, elevator corridors, stairwells, and the Base Building link. Additional cleaning will focus on dust removal since it is a food source for mold. Dust will be HEPA vacuumed from surfaces such as stair stringers, ledges, air diffusers, return air grilles, exhaust grilles, and recessed areas above the elevator doors in the corridors, then wet wiped with a detergent solution. All other surfaces will be wet wiped with a detergent solution.
- All removals and other cleaning procedures conducted in the Cab Level stairs, Junction Level, SJ6, SJ8, 2TS5, and Base Building link will be performed at night between the hours of 10:00 PM and 6:00 AM. Cleaning procedures specified for the Subjunction Level will be conducted between the hours of 10:00 PM and 6:00 AM. Work in the elevator shaft will be conducted between the hours of 9:00 PM and 6:00 AM but will be further restricted to allow for FAA use of the elevator during specified periods (11:30 PM-12:00 AM and 3:30 AM-4:00 AM).