

Return with Confidence

Assessment & Action Plan

Are your facilities ready to safely re-open?

McKinstry delivers the assurance needed for your building occupants to return with confidence.

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Ventilation and filtration provided by heating, ventilation and air-conditioning systems can reduce the airborne concentration of SARS-CoV-2 and thus the risk of transmission through the air.

-ASHRAE statement on reducing SARS-CoV-2/Covid-19 transmissions

Buildings are sitting empty or operating at limited capacity and have been for some time. Reopening requires specific procedures to ensure the health and safety of all occupants. Even buildings that have remained operational need to be assessed, retuned and reprogrammed to minimize the spread of illnesses like SARS-COV-2.

McKinstry's team of experts will assess your building to create a custom action plan that will reassure occupants and allow everyone to return to your facility with confidence.



ASSESS

McKinstry engineers and technicians will perform an assessment that evaluates indoor air quality, ventilation, temperature, humidity, mechanical systems, and domestic water following CDC, ASHRAE and OSHA guidance to prevent the spread of viruses and bacteria like SARS-COV-2 and legionella. Each assessment and action plan is tailored to your specific occupancy and operating requirements.



TAKE ACTION

This detailed assessment will result in an actionable plan for your facility staff to follow that maximizes occupant health and safety. If needed, McKinstry can provide assistance implementing the recommended actions either by self-performing or coordinating with trade partners.




REASSURE OCCUPANTS

Action plans include measures to reassure and inform occupants on steps taken to minimize the spread of viruses like SARS-COV-2 and bacteria like legionella. These measures engage occupants to remind them to follow proper social distancing and handwashing protocol, wear proper protective equipment and more.



MONITOR & VERIFY

McKinstry experts stay engaged, returning to monitor, verify and fine-tune operations as occupancy needs and CDC, ASHRAE and OSHA guidance evolve.



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Begin your return with confidence with a free consultation.

A tailored assessment will then be proposed based on your specific buildings and needs spanning:

INDOOR AIR QUALITY

- ❑ Indoor air temperature meets guidance best practices.
- ❑ Indoor air humidity meets guidance best practices.
- ❑ Filter ratings meet guidance best practices.
- ❑ Overall building space pressure and cascades (if applicable) checked.

BUILDING CONTROLS

- ❑ All temporary control settings are appropriate for current operations.
- ❑ Indoor air temperature set points meet guidance best practices.
- ❑ Indoor air humidity set points meet guidance best practices.
- ❑ Disable demand control ventilation strategies; verify OSA dampers are working properly; keep OSA dampers open and system running 24x7 at min speed (do not shut OSA dampers during unoccupied times).
- ❑ Controls are programmed to have a 100% OSA flush strategy to be used prior to occupancy.
- ❑ Garage exhaust is programmed to run two hours before daily occupancy.
- ❑ Alarms are set up with proper communication paths.

OCCUPANT ENGAGEMENT

- ❑ Educational signage in place to reassure occupants on health and safety measures.
- ❑ Educational signage in place to remind occupants on social distancing, face masks and handwashing.
- ❑ Educational signage in place to remind facility staff on safe operations (e.g., PPE for filter changes and updated procedures for filter disposal).
- ❑ Touchless lighting and plumbing fixtures are installed with educational signage.
- ❑ Communication protocol in place with contacts for updates and emergency notifications.

MECHANICAL SYSTEMS

- ❑ Filters are clean and properly installed with no air bypass potential.
- ❑ Condenser coils are clean.
- ❑ Evaporator coils are clean.
- ❑ Fan motors and assemblies are working properly.
- ❑ Occupant attempts to change air flow (e.g., blocked vents) are removed to eliminate stagnant air.
- ❑ Outdoor air and return dampers are operational.
- ❑ Heat recovery wheels are inspected for leakage and cross-contamination.
- ❑ Pumps are operational and in good working order.
- ❑ Drain pans and condensate drains are clear of obstruction and standing water.
- ❑ Visual and aural inspections are conducted for troubling noises, sounds, vibrations and odors.
- ❑ Chemical treatment of cooling towers and loops verified.

PLUMBING SYSTEMS

- ❑ Domestic hot water generation and storage is set at or above 120°F to prevent legionella blooms.
- ❑ Water recirculation systems are operational and properly programmed.
- ❑ Run water fixtures and test water quality for appropriate chlorine, pH and temperature levels before usage.
- ❑ Water Management Plan developed and implemented to prevent legionella blooms.
- ❑ All P and U traps are wet on plumbing drains.

Deliver the health, safety and assurance needed for your building occupants to return with confidence.

Call [855.936.2554](tel:855.936.2554) to get started.