



# Public Facilities Environmental Safety Act Community Meeting

Chellese Grove, DGS External Affairs

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# DGS Environmental Safety Community Meeting Agenda

1. Who we are: Introduction to DGS

2. Why we're meeting: The Public Facilities Environmental Safety Amendment Act of 2020

- Legislation overview
- Environmental risks tested
- Risk testing summary by location

3. Details of recent actionable results and remediation  
[Presenters will unmute participants here]

4. Webpage and environmental testing database overview

5. Q&A



# 7 Divisions of DGS: Who we are

## BY THE NUMBERS FOR EACH DIVISION FY23

### CAPITAL CONSTRUCTION

- 324 projects over \$3.5 Billion

### CONTRACTS AND PROCUREMENT

- \$1.8 Billion dollars awarded to contractors

### EXTERNAL AFFAIRS

- 683,701 Website Views
- 365,391 Social Media Impressions
- 277 Community Meetings Attended

### FACILITIES MANAGEMENT

- 28,000+ Work Orders Completed



### PORTFOLIO

- 1,000 Property Assets, including: 309 Office Assets, 162 School Assets, 152 Recreation Assets, 83 Industrial Assets
- 40 Million Sq. Ft of buildings managed

### PROTECTIVE SERVICES

- 1,000+ Security Guards
- 3,300+ Security Cameras

### SUSTAINABILITY AND ENERGY

- 81,257,557 kWh of clean electricity generated by the DGS solar program (equivalent to removing 37,334,588 pounds of coal burned)
- \$100 Million in utility payments processed and tracked each year



# Overview: Public Facilities Environmental Safety Amendment Act of 2020

## What the law does

It amends two existing laws:

1. The Healthy Public Buildings Assessment Act of 2016
2. The Safe Fields and Playgrounds Act of 2018

It establishes new requirements for:

- ✓ Testing frequency
- ✓ Testing scope
- ✓ ANC outreach
- ✓ Community engagement
- ✓ Record sharing

## Updated requirements for buildings

- ✓ Adds five environmental risks to be tested: groundwater quality, dust, gas and diesel emissions, polychlorinated biphenyls, and volatile organic compounds for a total of 17 (see next slide)
- ✓ Mandates an ongoing, 10-year cycle for building tests. Each building owned and/or maintained by DGS will be tested no less than every 10 years

The full legislation is available here: <https://code.dccouncil.gov/us/dc/council/laws/23-233>



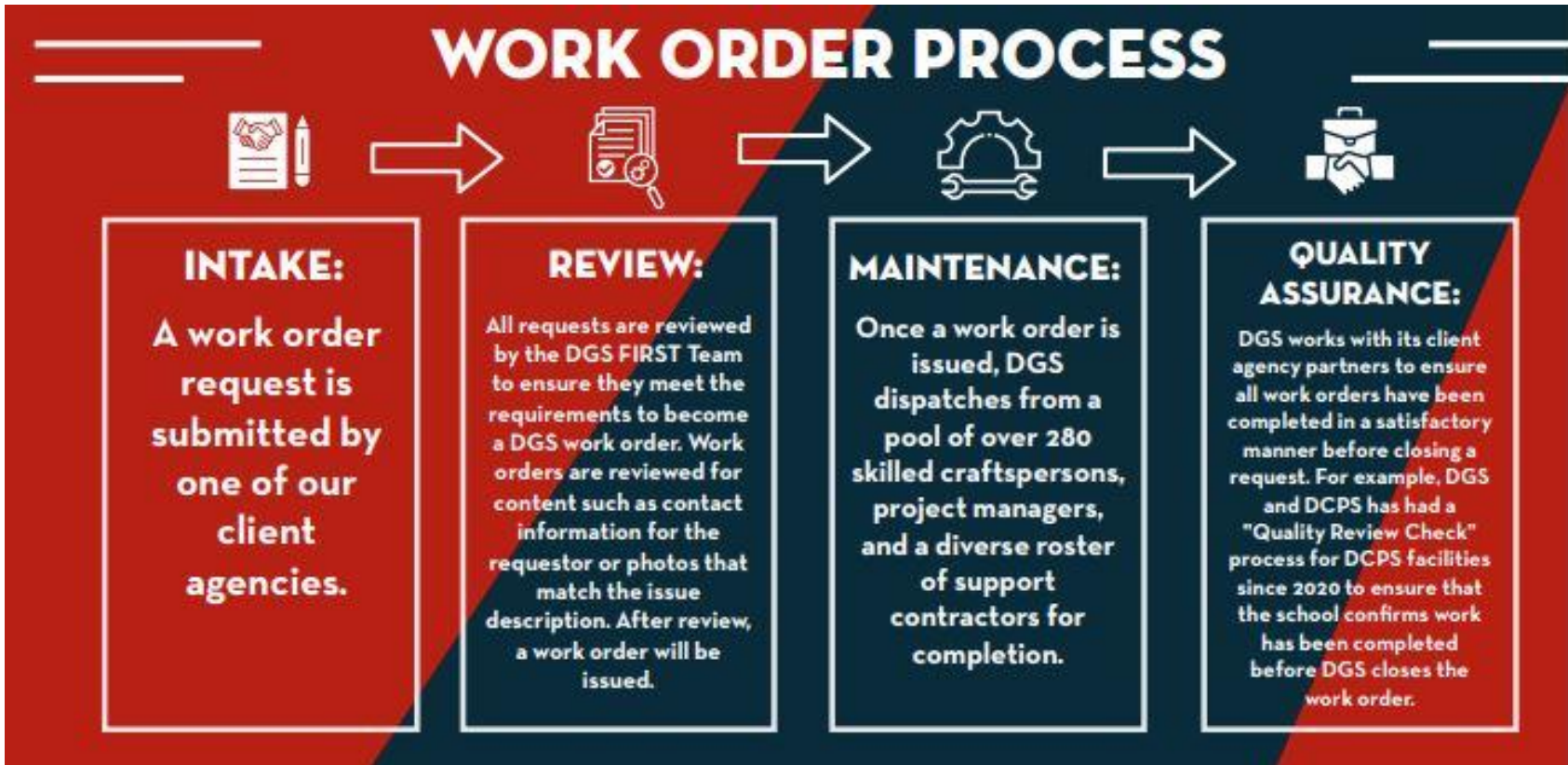
# What environmental risks does DGS test for?



## Buildings are tested for 17 environmental risks:

1. Asbestos
2. Carbon monoxide (CO)
3. Dust
4. Gas and diesel emissions (G&DE)
5. Groundwater quality
6. Indoor air quality (IAQ)
7. Lead-based paint (LBP)
8. Lead in drinking water (LiDW)
9. Mold or Mildew
10. Outdoor air quality (OAQ)
11. Pests
12. Polychlorinated biphenyls (PCBs)
13. Radon
14. Toxic chemicals and hazardous waste (TC&HW)
15. Use of pesticides
16. Ventilation and temperature control
17. Volatile organic compounds (VOCs)

# Work Orders: How does DGS work?



Learn more about DGS work orders here:

<https://dgs.dc.gov/page/work-order-frequently-asked-questions-faq>



# Public buildings with actionable results



#	Name	Address	Risk(s) found	Remediation status	Work order number
1	Bald Eagle Recreation Center	100 Joliet St SW	Water Intrusion	Approved; CS	790272
2	DC Mental Health Treatment Center	821 Howard Rd SE	Water Intrusion	Approved; CS	793267
3	DC Stabilization Center	35 K St NE	Water Intrusion	Approved; CS	792077
4	Eastern Market	225 7 <sup>th</sup> St SE	Pest Intrusion	Issued & In process	792079
5	Fort Stanton Recreation Center	1413 Girard St NW	Water Intrusion	Approved	790276
			Pest Intrusion	Issued & In process	790275
6	Randall Pool House	1250 Constitution Ave NE	Dust build-up	Issued & In process	790279
			Pest Intrusion	Issued and In process	790277



# Bald Eagle Recreation Center – Ward 8



Environmental risk(s) found	Location(s) of finding	Acceptable threshold	Next steps
Water Intrusion	Along ceiling panels of the boiler room, men’s and women’s restrooms and hallways	Less than exterior	Identify and repair source of water intrusion



# DC Stabilization Center - Ward 6



Environmental risk(s) found	Location(s) of finding	Acceptable threshold	Next steps
Water Intrusion	Along the ceiling of the third floor	Less than exterior	Identify and repair source of water intrusion

# DC Mental Health Treatment Center - Ward 8



Environmental risk(s) found	Location(s) of finding	Acceptable threshold	Next steps
Water Intrusion	Along the ceiling of a room on the first floor	Less than exterior	Identify and repair source of water intrusion

# Eastern Market – Ward 6



Environmental risk(s) found	Location(s) of finding	Acceptable threshold	Next steps
Pest Intrusion	Along the exterior of the 7 <sup>th</sup> St side entrance	None	Install bait, catch and release stations and fill gaps if needed



# Fort Stanton Recreation Center - Ward 8



Environmental risk(s) found	Location(s) of finding	Acceptable threshold	Next steps
Pest Intrusion	Within the first floor in the kitchen area	None	Install bait, catch and release stations
Water Intrusion	Near the garden entrance by the weight room and under main stairwell	Less than exterior	Identify and repair source of water intrusion

# Randall Recreation Center Pool House – Ward 6



Environmental risk(s) found	Location(s) of finding	Acceptable threshold	Next steps
Pest intrusion	Exterior birds nest connected to light fixture	None	Install bait, catch and release stations
Dust build-up	Women’s locker room		Deep clean and remove debris

**Learn about the Randall renovation project here:**

<https://dgs.dc.gov/page/randall-recreation-center-and-pool>





# Overview of the new environmental safety testing database

**Step 1:** Navigate to <https://dcdgs.my.site.com/BEA/>

**Step 2:** Register by entering your name, email address, and a password

**Step 3:** Review detailed information about each building inspection reviewed today

Above the list of inspections, you will find links to definitions of environmental risks, website acronyms, and testing results

District of Columbia Government  
Public Facilities Environmental Safety Amendment Act of 2020  
DC Department of General Services

Testing Process & Law | Definitions

Published Inspections (7)

#	Building	Inspection ID	Playground	Date/Time Submitted to ...	Total Assessments	Total Satisfactory Assess...	Total required remediation
1	DCDM BUILDING NO. 7	INS-0000011		5/24/2023 6:59 PM	72	41	13
2	DPW VEHICLE MAINTENANCE FACILITY 2	INS-0000010		6/1/2023 5:23 PM	184	175	9
3	CREW ELEMENTARY SCHOOL	INS-0000012		5/19/2023 6:50 PM	295	294	1
4	Engine 22	INS-0000014		5/24/2023 6:53 PM	183	180	2
5	H.D. CODDIE ELEMENTARY SCHOOL	INS-0000013		5/10/2023 3:50 PM	362	338	3
6	JEFFERSON MIDDLE SCHOOL	INS-0000009		5/17/2023 7:11 PM	290	288	2
7	HPD STORAGE WAREHOUSE SITE BLDG #6	INS-0000005		5/24/2023 6:53 PM	150	143	7
<b>Total</b>					<b>1,234</b>	<b>1,203</b>	<b>43</b>

Ask a Question

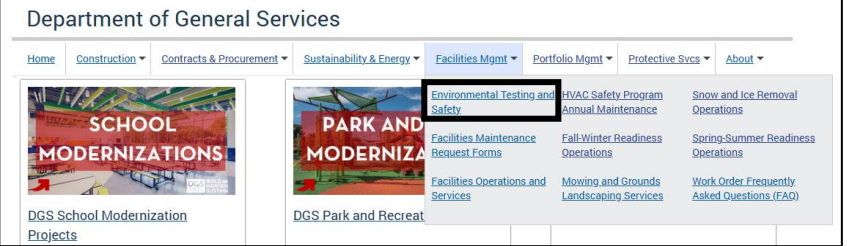
If this is your initial login, please give the database upto five minutes to provision your user account. You can refresh the screen to confirm data visibility.







# Overview of the new environmental testing & safety landing page

We recently updated the environmental webpages on the DGS facilities page! Check out our new landing page here: <https://dgs.dc.gov/page/environmental-testing-and-safety>

- Step 1: [dgs.dc.gov](https://dgs.dc.gov)
- Step 2: Click “Facilities Mgmt”
- Step 3: Click “Environmental Testing and Safety”



			
<p><b>Public Facilities Environmental Safety Amendment Act of 2020:</b> This legislation expands the frequency and scope of testing for environmental risks across the DGS portfolio, including public buildings and recreation spaces with synthetic surfaces. Actionable results are available here.</p>	<p><b>Recreation Surface Hardness Testing:</b> Starting in 2019, DGS began using new protocols for annual GMAX surface hardness testing at the District’s synthetic fields. The testing results are available here.</p>	<p><b>Recreation Space Warranties and Certificates of Compliance:</b> When a new or replaced synthetic field is installed in the District, the associated warranty and certificate of compliance with surface hardness standards is published here.</p>	<p><b>Water Sample Results DPR and DCPS:</b> Water from each water fountain in each school building and recreation center is tested annually. The testing results are available here.</p>

### Highlights include:

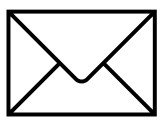
- ✓ Public Facilities Environmental Safety Amendment Act of 2020 summary, with link to new publicly available database of published test results
- ✓ Recreation Surface Hardness Testing, formerly called the “Interagency Working Group on Artificial Turf and Playgrounds”
- ✓ Water sample results for DPR
- ✓ Water sample results for DCPS
- ✓ New subpage called “Recreation Space Warranties and Certificates of Compliance” for synthetic surfaces



Questions or comments?



Visit our website at [dgs.dc.gov](https://dgs.dc.gov)



Contact Chellese Grove at  
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