



**ASBESTOS HAZARD EMERGENCY RESPONSE ACT
(AHERA)**

SIX-MONTH SURVEILLANCE REPORT

WARREN HILLS MIDDLE SCHOOL
64 – 66 CARLTON AVENUE
WASHINGTON, NJ 07882

PERFORMED FOR:

WARREN HILLS REGIONAL SCHOOL DISTRICT
89 BOWERSTOWN ROAD
WASHINGTON, NJ 07882

PERFORMED BY:

WESTCHESTER ENVIRONMENTAL LLC
1248 WRIGHTS LANE
WEST CHESTER, PA

APRIL 2023



May 3, 2023

Michael J. Mason, CEFM
Director of Plants and Facilities
Warren Hills Regional School District
89 Bowerstown Road
Washington, NJ 07882

Re: April 2023 AHERA Re-Inspection

Dear Mr. Mason:

Please find enclosed a copy of results for the re-inspection conducted by Westchester Environmental, LLC on April 14, 2023. Also included are Form Letters for AHERA Annual Notification for Parents, Teachers, Building Occupants and Employee Organizations, and Notification for AHERA Compliance Program to outside contractors performing work in school facilities.

A copy of each facility's report must be inserted in the Asbestos Management Plan kept at each facility, and duplicate copies maintained in the district office.

1. Deficiencies listed on inspection report forms for each of the district's facilities must be addressed in a timely manner. Recommended Response Actions for each of the deficiencies identified are listed in the preceding tables and on the report forms provided.
2. Ensure that annual notification is made available to Parents, Teachers, Building Occupants and Employee Organizations concerning the AHERA management activities, and notify short term workers of the presence of asbestos containing materials in the facilities as required.
3. The Management Plan must be updated to reflect any changes in school's AHERA program.

Thank you for your confidence in West Chester Environmental LLC. Please contact us for assistance regarding this report and all of your environmental related concerns.

Sincerely,

A handwritten signature in black ink, appearing to read 'Philip A. Conteh', written in a cursive style.

Philip A Conteh
Environmental Engineer
Senior Environmental Specialist

AHERA Yearly Notification Form

April 2023

Dear Parents, Teachers, Building Occupants, and Employee Organizations:

In the past, asbestos was used extensively in building materials because of its insulating, sound absorbing, and fire retarding capabilities. Virtually any building constructed before the late 1970s contained some asbestos. Intact and undisturbed asbestos materials generally do not pose a health risk. Asbestos materials, however, can become hazardous when, due to damage or deterioration over time, they release fibers. If the fibers are inhaled, they can lead to health problems, like cancer and asbestosis.

In 1986, Congress passed the Asbestos Hazard Emergency Response Act (AHERA) which requires schools to be inspected to identify any asbestos containing building materials. Suspected asbestos-containing building materials were located, sampled, or assumed, and rated according to condition and potential hazard.

Every three years, the Warren Hills School District has conducted a full re-inspection to determine whether the condition of the known or assumed asbestos containing building materials (ACBM) has changed and to make recommendations on managing or removing the ACBM. At the last re-inspection, all materials listed in the Management Plan as asbestos containing (or assumed to be asbestos-containing) were inspected and appropriate response actions recommended. Every six months, a visual surveillance is conducted to assess the conditions of ACBM in each of the district facilities. The surveillance report is added to each facility management plan as part of a permanent record.

The law further requires an asbestos management plan to be in place by July 1989. The Warren Hills School District developed a plan, as required, which has been continually updated. The plan has several ongoing requirements: publish a notification on management plan availability and the status of asbestos activities; educate and train its employees about asbestos and how to deal with it; notify short-term or temporary workers on the locations of the asbestos containing building materials; post warning labels in routine maintenance areas where asbestos was previously identified or assumed; follow set plans and procedures designed to minimize the disturbance of asbestos containing building materials; and survey the condition of these materials every six months to assure that they remain in good condition.

During the past year, no asbestos containing building materials were removed, encapsulated, or enclosed in District facilities.

It is the intention of the Warren Hills School District to comply with all federal and state regulations controlling asbestos and to take whatever steps are necessary to ensure students and employees a healthy and safe environment in which to learn and work. You are welcome to review a copy of the asbestos management plan in the administrative office of each facility and the district office during regular business hours.

Notification for AHERA Compliance Program

To Outside Contractors:

This notification serves to inform you of the presence of asbestos containing material (ACM) in this school building.

A Management Plan has been designed to include response actions which insure the ACM is kept in good condition.

If you have been contracted for service which involves disturbing any ACM, please notify the Asbestos Program Manager.

We ask that you provide us with a copy of your training certification to verify your knowledge of handling ACM.

It is your responsibility as an outside contractor to supply your own protective clothing and respirators if deemed necessary.

If you wish to review the School's Management Plan, a copy is located in the Board of Education Office and each School Administrative Office.

Contractors Name: _____

Signature: _____

Date: _____

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
1st Floor Back Stage Hallway	12"X12" Orange Floor Tile & Mastic	006A	400 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Cafe Break Rm/ Lockers /Stairwell	Pipe Fitting Insulation	005S	0 LF	ABATED	ABATED	ABATED	ABATED
1st Floor Cafe Break Rm Lockers	Pipe Fitting Insulation	005S	1 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Air Cell Pipe Insulation	001S	22 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Hallway	9"X9" Tan Floor Tile & Mastic	006S	5,500 SF	Some cracked	Monitor/Continue O&M	Some cracked	Monitor/Continue O&M
7 th Grade Wing - 1st Floor Boiler Room	Hot Water Tank Insulation		180 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Stairwell next to 105	9 "X 9" Brown Floor Tile	006S	3 SF	Damaged	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Kitchen	Pipe Fitting Insulation	005S	24 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	12"X12" White Floor Tile & Mastic	006S	650 SF	New 12"X12" White Floor tile & mastic	Non Asbestos	Good	Monitor/Continue O&M
Exit Door 19	9" X 9" Floor Tile	006S		NA	Monitor/Continue O&M	Minor cracks	Seal or replace 1 SF
1st Floor Kitchen Dishwasher Area	Air Cell Pipe Insulation	001S	18 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Pipe Fitting Insulation	005S	21 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Kitchen- Dishwasher Wall	Pipe Fitting Insulation		1 SF	NA	NA	Cracks	Replace 1 SF
Cafeteria Stage	12"X12" Tan Floor Tile	006A		NA	NA	Good	Monitor/Continue O&M

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
1st Floor Locker Rm above Dishwasher Area	Transite Shower Stalls		200 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Pipe Fitting Insulation		4 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Secondary Entrance	9"X9" Brown Floor Tile & Mastic	006S	550 SF	Numerous cracked & loose tile	Repair/Replace ASAP	Numerous cracked & loose tile	Repair/Replace ASAP
Rm 100 (Music)	12"X12" White W/ Gray Floor Tile & Mastic (Under Carpet	006S	1200 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 100 (Music) Hall & Stairwell	12"X12" White W/ Gray Floor Tile & Mastic (Under Carpet	006S	900 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Nurse Office (Rm 112)	12"X12" Cream Floor Tile & Mastic	006S	760 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Damaged	Seal 1 SF
1st Floor Rm 104	12"X12" Tan Marble Floor Tile & Mastic (Under Carpet)	006S	800 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile & Mastic (Under Carpet)	006S	700 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 106	9"X9" Tan Floor Tile & Mastic	006S	100 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile & Mastic	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 108	9"X9" Tan Floor Tile & Mastic	006S	100 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile & Mastic (Under Carpet)	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 103	12"X12" White/Blue Floor Tile & Mastic	006S	800 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
1st Floor Rm 110	9"X9" Tan Floor Tile & Mastic	006S	100 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 115	9"X9" Brown Floor Tile & Mastic	006S	946 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 117	9"X9" Brown Floor Tile & Mastic	006S	946 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 118	9"X9" Brown Floor Tile & Mastic (Under Carpet)	006S	946 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Hall above ceiling from Room 122 down hall to Boy's Room around corner	Air Cell Pipe Insulation	001S	Not quantified	Numerous open ends	Repair w/ approved materials ASAP	Numerous open ends	Repair ASAP
	Pipe Fitting Insulation	005S	Not quantified	Unwrapped, no damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 120	9"X9" Brown Floor Tile & Mastic	006S	666 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 122	9"X9" Brown Floor Tile & Mastic (Under Carpet)	006S	666 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 124	9"X9" Brown Floor Tile & Mastic	006S	666 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 126	9"X9" Brown Floor Tile & Mastic	006S	666 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Rm 128	9"X9" Brown Floor Tile & Mastic	006S	666 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
1st Floor Stage	12"X12" Beige Floor Tile & Mastic (Under Carpet)	006S	650 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
2nd Floor Hallway	9"X9" Tan Floor Tile & Mastic	006S	5,500 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
2nd Floor Office	9"X9" Brown Floor Tile & Mastic / Carpet Over Some Tile	006S	250 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
2nd Floor Rm 202	9"X9" Brown Floor Tile & Mastic	006S	700 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	10 SF Tile Missing	Monitor/Continue O&M
2nd Floor Rm 204	9"X9" Brown Floor Tile & Mastic	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Tan Floor Tile & Mastic	006S	100 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
2nd Floor Rm 205	9"X9" Brown Floor Tile & Mastic	006S	700 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
2nd Floor Rm 206	9"X9" Brown Floor Tile & Mastic	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Tan Floor Tile & Mastic	006S	100 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
2nd Floor Rm 207	9"X9" Brown Floor Tile & Mastic	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
2nd Floor Rm 208	9"X9" Brown Floor Tile & Mastic	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Boys Locker Rm Entrance	9"X9" Brown Floor Tile & Mastic	006S	400 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Custodial Closet by Rm 130	Air Cell Pipe Insulation	001S	30 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Pipe Fitting Insulation	006S	10 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Custodial Closet by Rm 132	9"X9" Brown Floor Tile & Mastic	006S	240 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Girls Bathroom by Rm 310	Plaster Ceiling	0 01A	400 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Girls Locker Rm Entrance above Ceiling	Air Cell Pipe Insulation Above	001S	120 LF	~ 15 open ends	Repair & Label ASAP	Numerous open ends	Repair & Label ASAP
	Pipe Fitting Insulation Above Dropped	005S	2 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile & Mastic	006S	400 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Gym Storage off Girls Locker Rm Entrance	9"X9" Brown Floor Tile & Mastic	006S	400 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
Gym Back Hall	Air Cell Pipe Insulation	001S	120 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Pipe Fitting Insulation	005S	9 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile & Mastic	006S	400 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Hallway	12"X12" White/Blue Floor Tile & Mastic		4,100 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Air Cell Pipe Insulation	001S	800 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Pipe Fitting Insulation	005S	96 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile & Mastic	006S	4,100 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Mechanical Rm above Hallway	HVAC Gaskets & Linings	015A	13 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 122	9"X9" Brown Floor Tile & Mastic (Under Carpet)	006S	400 SF	Carpet over tile	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 124	9"X9" Brown Floor Tile & Mastic	006S	682 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Roof Access next to 124	9"X9" Brown Floor Tile & Mastic	006S	9 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 126	9"X9" Brown Floor Tile & Mastic	006S	700 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 128	9"X9" Brown Floor Tile & Mastic	006S	748 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 130	12 X 12 White With Blue Specks & Mastic			ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	9"X9" Brown Floor Tile (Under Carpet)	006S	700 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 132	9"X9" Brown Floor Tile (Under Carpet)	006S	240 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
Rm 134 + Storage Closet	9"X9" Brown Floor Tile & Mastic	006S	704 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 136	9"X9" Brown Floor Tile & Mastic	006S	736 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 138	9"X9" Brown Floor Tile	006S	704 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 140	9"X9" Brown Floor Tile & Mastic	006S	748 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 141	9"X9" Brown Floor Tile & Mastic	006S	736 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Rm 143	9"X9" Brown Floor Tile & Mastic	006S	704 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Stairwells	Plaster Ceiling	010A	5,000 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Storage next to 132	9"X9" Brown Floor Tile & Mastic	006S	240 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Above/below Exterior windows & doorways	Transite Board	007A	940 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Attic by Bell Tower	HVAC Gaskets & Linings	015A	13 SF	Not Accessed	Not Accessed	Not Accessed	Not Accessed
Basement Custodial Lunch Rm	9"X9" Brown Floor Tile & Mastic	006S	600 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Basement Hallway	9"X9" Brown Floor Tile & Mastic	006S	5,500 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Basement - Old Boiler Rm	Pipe Fitting Insulation	005S	3 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Hot Water Tank Insulation	021S	50 SF	ACM w/ Potential for Damage	Monitor/Continue O&M - LABEL	Good	Monitor/Continue O&M - LABEL
Basement - Pipe Tunnel from Maint Shop	Pipe Fitting Insulation	005S	33 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Air Cell Pipe Insulation	001S	800 LF	ACM w/ Potential for Damage	Monitor/Continue O&M - LABEL	Good	Monitor/Continue O&M - LABEL
Basement - Rm 94	12"X12" Floor Tile & Mastic	024A	700 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M

6-MONTH AHERA INSPECTION

Functional Space	Material	Homo ID #	Amount	Previous Condition	Previous Response	Current Condition	Current Response
Basement - Rm 95	New 12"X12" White/Blue Floor Tile & Mastic	A	5,500 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Wall Plaster (Under Sheet Rock)	009A	2,000 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Basement - Rm 96 & 98 Combined	New 12"X12" White/Blue Floor Tile & Mastic	A	350 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Basement Safe/ Vault Rm	Air Cell Pipe Insulation	001S	15 LF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Exterior windows / doors	Transite Stall		40 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Caulking	016A		ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building classrooms	Wall Plaster	009A		ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
	Ceiling Plaster	010A		ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building under ceramic tile in	Wall Plaster	009A	2,000 SF	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building	Sheet Rock & Spackle	A	All	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building	2' x 4' Suspended Ceiling Tile	A	All	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building	Composit window sill		All	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building	2'x2" Ceiling Panels	025A	All	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M
Throughout building	2'x4" Ceiling Panels		All	ACM w/ Potential for Damage	Monitor/Continue O&M	Good	Monitor/Continue O&M