



School Building Infrastructure & Project Management Stewardship Report



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The New Haven Public Schools buildings and grounds are positive contributors to the educational experience of all students and the communities we serve. A process of continuous improvement is needed to maintain our aging infrastructure and is critical to meeting the continually evolving academic and student needs of our school district. The long-term stewardship of our school facilities is vital to ensuring that we are able to serve our community for many years to come.

Facilities Management Goals:

1. Timely identification, planning and resolution of building conditions that are essential to the long term healthy operations of the school district's buildings.
2. Maintain school district buildings in a way that enhances the education experience for the students, teachers, and the community.
3. Properly identify stakeholders and communicate building conditions effectively.

Transition Four Building Manager Position to Custodial Engineers

- Facilities and COO meet with custodial union leadership to review new position responsibilities.
- Drafted Position descriptions that are ready to be reviewed and approved by City of New Haven Personnel Director.
- Approved job descriptions will need to be forwarded to Labor to get final union approval.

MERV 13 and MERV 8 Filter Change Process

- Prefilters changed to MERV 8 and final filters changed to MERV 13.
- Filter replacement schedule developed for every six months in each school.
- Filter inventory and purchasing processes are being evaluated for long term efficiencies to ensure filters are in stock and available for use when needed.

Filter Checks and Balances

- Filter install process / Date and photograph filters
- Inspection procedures developed for custodial supervisors and managers including signatures.
- Random inspections of filters by Facilities Leadership each month.

Project development and Planning

- Bid award given to Svigals and Partners for study.
- Working through process with City of New Haven corporation counsel's office to create contract.
- The COO has started bi-weekly progress meetings with Svigals team to ensure we stay on task and on schedule. Additional BOE staff will be added to this meeting as needed.
- Working with district executive team to gather necessary materials.
- Once contract is finalized the district will be able to move forward with a kick off meeting that will outline project schedule and milestone.

SVIGALS + PARTNERS



Commissioning Schedule Update



NEW HAVEN PUBLIC SCHOOLS

Gilbaine Services will officially conclude on June 25th 2021.

COO has met with Gilbaine leadership and begun the process of transitioning responsibilities of final state audit of open construction project files.

AMENDMENTS IN PROCESS AND WAITING:

Grant/Mayo:

- Giordano A#18 (awaiting signatures from BOE since May 18th)
- SSRCx A#3 (same as above)
- CAPO's from BOE accounting (sent weekly emails requesting starting April 20th)
- As you know SCP processes differently than BOE

Gilbaine will provide:

Templates and instructions for:

- 49F (instructions only)
- Make packages of items sent to Corp Counsel for execution and approval including my “submission checklist”
- Get Giordano A18 and SSRCx A3 through to Corp Counsel and approved
- Clean up open and non-audited school files on server. I've done older files.
- Fusco A#20 Close out amendment after Mechanical Contractor is closed out (BOE will need to process)

COMPLETED TEMPLATES: (as of today)

- Template of 49F's for BOE and Citywide Committee
- SSRCx A1 (ESUMS) amendment for submittal to F&O and BOE for approval along with instructions including the memos. (Need Bonding Company approval)

The planned management of energy resources helps the district be responsible stewards of our energy footprint. The facilities department has developed goals that will guide them in identifying ways to more effectively and creatively manage and reduce the district reliance on energy resources to the district.

GOALS: Financial, Visual & Environmental

- Reduce the carbon footprint of the NHPS
- Drastically lower energy utility bills
- Reduce maintenance demands by eliminating fluorescent tube lights and ballasts across the district.
- Create a more inviting and aesthetically pleasing environment for staff and students
- Take advantage of generous utility incentives to maximize ROI.
- Lessen financial impact of HVAC adjustments due to COVID-19 ventilation adjustments as much as possible.

COMPREHENSIVE SAVINGS FROM LED LIGHTING PROJECTS

ANNUAL COST AVOIDANCE	\$506,531 per year
ANNUAL ENERGY REDUCTION	3,341,361 kWh per year
10 YEAR ENERGY COST AVOIDANCE	\$5,065,310 ten year cost avoidance

20-21 PROJECT COST & SAVINGS SUMMARY (COMPLETED ON 2/10/21)

		Date signed	Total Cost	Incentive	Annual Dollars Saved	Annual kWh Saved	Total LED tubes/ fixtures	Notes
<i>Edgewood</i>	Exterior	11/18/2020	\$7,283	\$3,192	\$1,197	7,981	8	<i>On bill financing \$85.23 x 48 months</i>
<i>Fair Haven</i>	Interior	11/18/2020	\$294,404	\$132,482	\$57,263	381,758	14,875	<i>On bill financing \$3373.38 x 48 months</i>
<i>Mauro Sheridan</i>	Exterior	11/18/2020	\$12,956	\$5,589	\$2,096	13,973	23	<i>On bill financing \$153.48 x 48 months</i>
<i>Wexler Grant</i>	Interior	11/18/2020	\$92,337	\$37,550	\$14,081	93,874	4,669	<i>On bill financing \$1141.40 x 48 months</i>
<i>COOP</i>	Interior	11/11/2020	\$171,079	\$73,680	\$27,630	184,200	8,055	<i>On bill financing \$2029.15 x 48 months</i>
<i>Wilbur Cross</i>	Interior	11/11/2020	\$274,305	\$98,031	\$36,762	245,078	16,926	<i>On bill financing \$3672.38 x 48 months</i>
TOTALS			\$852,364	\$350,524	\$139,029	926,864	44,556	

Swimming Pool Equipment Upgrades, Repairs or Replacements

Career School

- Main Drain Upgrade
- Pumps are no longer serviceable and require replacement
- Ceiling above pool and walls are damaged and need to be scraped and painted
 - Project has been band and has a cost of \$174,320
- Tile Flooring around pool is damaged and needs to be re-grouted
- Sand filter is not functioning and requires replacement.
- Facilities Team is working with city purchasing to award bid
- No work has started to-date

Conte School

- Sand Filter media is in need of replacement
- Project bid and has a cost of \$23,700
- Need to identify funding source

Cross School

- Acid washing and re-grouting of pool area tile
- Estimated cost of \$50,000
- Need to Identify Funding Source

Swimming Pool Equipment Upgrades, Repairs or Replacements

Hillhouse School

- Pool Surface in need of re-grouting
- Estimated cost of \$33,597.00
- Need to Identify funding source

Martinez School

- Removal and replacement of dehumidification system that is beyond serviceable life and no longer functioning.
- Bid has been awarded for engineering services to create scope of work
- Estimated cost of replacement is \$400,000.00

Boiler Replacements

Fair haven and Wexler School

- Work is under way
- BioServ Plumbing is performing work at Wexler
- SK Mechanical is performing work at Fairhaven

Boiler Replacements next to schedule

- Hillhouse
- Nathen Hale
- Lincoln Bassett

Additional locations will be identified and prioritized as part of the long term facilities study

Hot Water Tank Replacements

Lincoln Bassett School

- Tank is leaking and failure is imminent
- Awaiting PO for design of system

Bishop Woods School

- Tank has failed
- Small Temporary is in place
- May not meet the needs of school at full capacity

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