

## UPPER PERKIOMEN SCHOOL DISTRICT

### FACILITIES COMMITTEE

May 10, 2021

The Facility Committee Meeting was held virtually with the following committee members attending: Melanie Cunningham (chairperson), Peg Pennepacker, Mike Elliott, Dr. Allyn Roche, Sandy Kassel, Dr. Andrea Farina and Doug Kenwood.

#### 1. **PRESENTATION ENERGY PERFORMANCE CONTRACTING, LLC.**

##### a. Phase 1.A Update

###### i. Chiller Plant

Chiller Plant is installed and running efficiently.

###### ii. Exterior/Interior Lighting

Installation is to begin in May 2021. Interior lighting will begin in the Summer of 2021, specifically with no students on site this project will minimize any disruptions to students and staff.

###### iii. Roof Repair

To begin at Marlborough on May 12<sup>th</sup>.

###### iv. Investment Grade Audit

The original proposed cost of \$9.5M was not what PEC/ICS wished to present to the Board in lieu of the district's budget constraints and after some weeks of study and negotiation, the cost was brought down to a more reasonable \$7.04M.

##### b. Geothermal Study Results

This study provided a lot of additional insight into how system improvement could be accomplished. The well fields are undersized and by reducing the load on them through design options and the highest efficiency equipment will optimize the overall loop system operation.

##### c. Phase 1.B Update

By optimizing present HVAC equipment through testing, calibration, new software and hardware which will be web based, allowing a monitoring system available on computer, cell phones, etc. all a very detailed task which will also allow future expandability. The manager of Construction, Guy Malatino, briefly covered additional items where there were minor adjustment/repairs that needed to be acknowledged. With correction/repair any improvements now would be prudent rather than wait until the items became a future issue.

##### d. ECMS #9 HS Boiler Plant

All items upgraded and upsized for future expansion, including four new cast iron boilers, HW pipe size increased, piping reconfigured, changes made for dedicated HW pumps and filters and chemical treatments added to system.

##### e. ECMS #12 4/5 Center Boiler Plant

Two new cast iron boilers accompanied with HW piping reconfiguration for Primary & Secondary operation.

- f. ECMS #13/14 HS HVAC 300/400 Wing  
Approximately 30 heat pumps replaced, one new pump installed, three heat pumps relocated for ease of maintenance, Extended piping to the 300-wing HW/CHW pipes capped for future expansion to the 400-wing. Four new energy recovery ventilators & new/refurbished fans added.
- g. ECMS #15-20 & 23 HS 100/200/Athletic HVAC  
Again much of the same as far as changes, additions and upgrades. Two new gas auxiliary gym units. Ten high efficiency heat pumps, extended water piping to one new FCU, new/refurbished exhaust fans, three new roof top units. Additionally, refurbished AHU's, RTU's and H&V unit. A new kitchen H&V and 79 refurbished reheat coils.
- h. ECMS #11, 25, 27 & 36 Recommissioning & Controls  
Add VFD's to pumps, replace pneumatic & electronic valves, well pump controls and clean coils for AHU's.
- i. Asbestos Removal  
Reheat coil fittings, restroom chases, and classroom floor tile added. Two options remain open: The fireproofing in the corridor by the gym/pool and asbestos cleaning above the 200-wing ceiling.

## 2. **PROJECT FINANCIALS**

- a. Total outlay on Phase 1.b, including an asbestos allowance came in at \$7,040,560.
- b. The first year savings for both, Phase 1.B and 1.A is \$144,890.
- c. The long term savings over 20 years for both projects will be \$3,564,401.
- d. The measurement in the environmental impact is equal to taking 175 cars from use or 97 houses of annual energy use.

## 3. **CONTINUING STEPS**

- a. ICS will approach the Board on May 13, 2021 to seek final approval for the project, while continuing to accept asbestos bids and bring in the final numbers for the optional future project planning and prioritizing that was presented. Ex: Upgrades in Marlborough, the 4/5 Center, the high school pool and district wide HVAC improvements.

The meeting was then opened up to general questions. A very content consensus on the total cost coming down to the \$7M was voiced by the entire committee. Doug Kenwood said "optional items" should begin next summer.

Doug explained that storage and dumpster containers will be parked at the Education Center during the summer as it is more centrally located and there is security lighting.

Motion to **adjourn the meeting** by Mike Elliot. Second by Melanie Cunningham.

Motion carried: all voted aye.