



Three Rivers School District

Maintenance Department
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Board of Directors
Dan Huber-Kantola, Superintendent
Three Rivers School District

During April our Maintenance Department received 217 work orders of which 184 have been completed with 21 work orders in progress for completion. This represents an 85% completion of work orders within 30 days of the request. Our North Valley/Illinois Valley and Hidden Valley maintenance teams have worked very hard to maintain an 80% or better completion rate throughout this school year.

The North Valley/Illinois Valley maintenance team repaired a damaged locker room door at Lorna Byrne along with replacing several burned out lighting ballasts, fixing a water leak on the south side of the gym basement, and rekeying file cabinets in the office. At Manzanita 12 damaged floor registers were replaced, downspouts cleaned, repaired the hot water system to the sinks in the kitchen, and repaired an exhaust fan over the girl's restroom. The dishwasher hood motor was replaced at North Valley; the team completed security needs as requested, replaced entrance doors to the small gym, replaced a damaged toilet in the boy's restroom, and repaired a water leak underneath the mobile home. At Evergreen the maintenance team repaired a 2 ½ inch water main leak underneath the school, demolished and removed the incinerator, graveled the entrance to the student drop-off area behind the school, cleaned the entire gutter system including gutters, downspouts, and drain lines, and installed "smart boards" in several classrooms. Fleming's audio system on the stage was rewired to accommodate the audio/stereo system cart, the kitchen steamer was repaired, they replaced stained ceiling tile throughout the buildings, and rekeyed six classrooms. At Ft. Vannoy we worked on the cold water supply system repairing leaks to the girl's restroom, repairing a broken drinking fountain, and replacing leaking sink faucets. At Illinois Valley HS we completed work in the outside commons area to help alleviate some security issues. These items included securing tables to the deck, replacing damaged deck boards, repairing the flood lights, and replacing parking lot lights that were burned out.

The Hidden Valley maintenance team repaired a chair glide tool for the custodial staff, manufactured and installed a new threshold at Jerome Prairie, repaired the auto scrubber floor machine at Fruitdale, repaired door locks for the IT department, removed debris from several Lincoln Savage toilets, repaired clothes dryer #2 at Hidden Valley, removed tetherball poles at Lincoln Savage and installed no-slip floor strips in the locker rooms along with repairing a window

and roof leak at the school. Finally, the Hidden Valley maintenance team installed a gate stop and painted out a no parking area in front of this gate at the District Office.

The Transportation Department headed up by Rick Grosenbach spent a great deal of time in April completing annual maintenance on grounds equipment for our schools. Items such as installing a grass catcher on Applegate's ridding mower and performing preventative maintenance on all the North Valley area school's weed eaters are just a couple of examples. He also completed preventative maintenance of vehicles #97, 9, 25, and 82. Along with performing PM's Mr. Grosenbach replaced the fuel pump for Bus #97, replaced the steering column for vehicle #93, repaired tail lights for vehicle #96, replaced front brakes on vehicle #36, replaced windshield for bus #9, repaired and recharged the A/C on vehicle #19, replaced driver's side mirror for vehicle #80, and replaced the gas cap and shut off for "check engine" light for bus #98.

The HVAC team has been working on control issues at our schools this past month along with repairing MZ units where needed. As the work order load winds down for the school year this department will move it's priority to completing preventative maintenance work orders over the summer months on all HVAC building systems. Brady Shean and Gene Pavlich have been monitoring HVAC systems through our intranet service to each school at the beginning of each work day and throughout the day which allows them to correct system needs before they are noticed in the classroom.

The grounds team has been very busy keeping up with the spring turf grass growing season. They have had to plan ahead allowing for dry days to catch up the mowing and preparing our softball and baseball fields for play. The fields have been aerified and partially fertilized. Fertilizing and over seeding will be completed in early May. The grounds daily schedules have been submitted for each area with an emphasis on having our schools meeting our district's expectations by graduation time.

Our Resource Conservation Manager Mr. Bunge is currently working on the current lighting upgrades beginning at Williams the week of May 17th with a completion date of June 15th. The work will include new gym lighting at Williams, Applegate, and Lorna Byrne along with changing out T12 florescent overhead lighting to T8 lighting in the maintenance building, bus barn, Jerome Prairie, Williams, and Applegate.

The Biomass boiler systems project for Evergreen and Illinois Valley HS is moving along very well. We have had a number of meetings this past month. We are in the process of deciding the final location of the IVHS boiler. We will be having a 95% design review meeting in Cave Junction on May 27th. The meeting will include a rep from Robert Lloyd Sheet metal to discuss the DDC system control side of the project along with rep's from Solagen and R&W (mechanical and electrical). We will discuss any final revisions before the bid is released for proposals.

Mr. Bunge monitors the electrical energy use for each building monthly by way of reviewing the electrical bills for each meter and entering the data. We have been entering data for two years and will continue to enter kWh data as part of the RCM program. The overall energy usage for our school district is down 0.1 % compared to last year at this time and down 14% compared to two years ago. The following buildings kWh usage is down for the year overall:

Madrona	-17%
Fleming	-13.2%
NVHS	-13.4%
Maintenance	-7.1%
Ft. Vannoy	-3.4%

The following schools did an outstanding job to reduce energy costs in their building over the last billing period (Mar-Apr).

Manzanita -15.7%

Madrona -17.4%

NVHS -25.1%

Lorna Byrne -1.4%

This is our report for the month of April 2010. If you should have a question or need further information please e-mail or phone.

Respectfully Submitted

Dave A. Bracken

Director of Environmental Services