

District 23

Summer 2026

Operations Update

Luis Gonzalez, CPMM

Director of Operations

September 17, 2026



Summer 2026 Construction Operations Overview

**MacArthur Middle School
Window, Siding & Door
Replacement Project**



**Eisenhower Elementary School
Addition & Renovation**



Summer 2026 - Capital Project Update

MacArthur Windows, Siding, & Doors Awarded Contractor: FH Paschen

All-in Construction Budget:	\$ 2,193,000
Add Alternate:	
Curtain Wall in Gym	\$ 52,500
ARCON Fee:	\$ 170,000
District Managed Components:	\$ 150,000
Total Projected Cost	\$ 2,565,500

Summer 2026 - Capital Project Update

Eisenhower Early Learning Expansion Awarded Contractor: Nicholas Assoc.

All-in Construction Budget:	\$ 11,028,581
Bond & General Conditions	\$ 1,539,098
ARCON Fee:	\$ 315,677
Allowance, Commissioning & Design Support:	\$ 733,600
Total Projected Cost	\$ 13,616,956

Summer 2026 - In-House Maintenance Team

Douglas MacArthur M.S. Projects



**Hot Water Boiler
Replacement**



**Warehouse Washer &
Dryer Relocation**



**Main Office Desk
Demolition**



**Gym Stage Partition
Wall Demolition**



**Railings and Bollards
Painting**



**Main Office Foyer
Bulletin Board Install**

In-House Maintenance Team Projects

MacArthur Middle School

Project & Budget

**Boiler
Replacement**

\$11,800

(Incl. expansion tanks,
copper and shut off valves)



Summer 2026 - In-house Maintenance Team

Anne Sullivan Projects



**Library - Removal of all
Perimeter Bookshelves,
Wall Patching and Painting**



**Bicycle Rack
Replacements**



**MDF Electrical Outlets
Upgrade for New UPS**



**Railings, Bollards & Door
Frames Painted**



**Main Office Foyer
Bulletin Board Install**

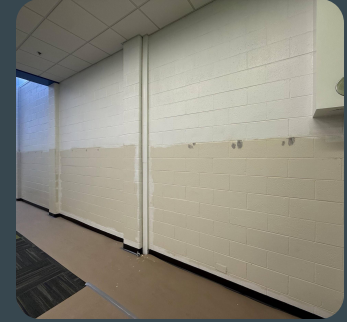
In-House Maintenance Team

Sullivan Elementary School - Library

Project & Budget

Library Bookshelf
Removal, Wall
Patching &
Painting

\$500.00



Summer 2026 - **In-house Maintenance Team Betsy Ross** **Projects**



**Tankless Hot Water
Boiler Replacement**



**Boys Washroom -
Electrical Outlet
Removal**



**MDF electrical outlets
upgrade for new UPS**



**Classroom 100 - Musical
Instrument Shelving**



**MDF Network Gate
Install**



**Main Office Foyer
Bulletin Board Install**

In-House Maintenance Team Projects

Betsy Ross Elementary School

Project & Budget

**Tankless Hot
Water**

\$1,850.00

(Incl. copper, expansion tanks
isolation valves, black pipe for gas
line.)

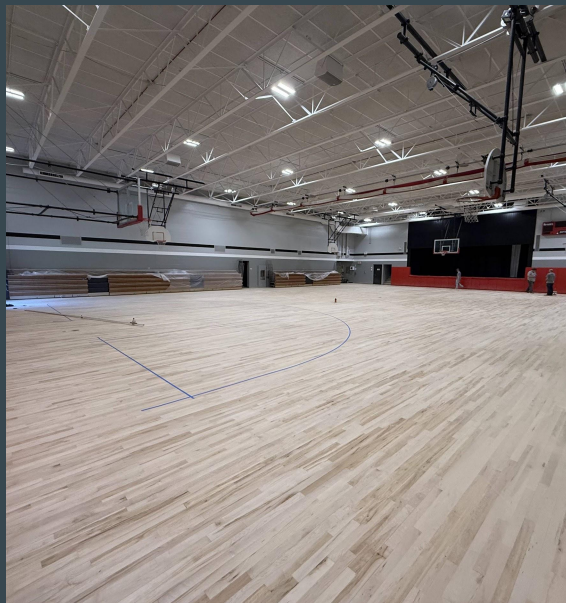


Vendor & Contractor Projects

MacArthur Gymnasium Floor Painting & Refinishing

Contractor: Specialty Floors

\$37,000



Vendor & Contractor Projects

MacArthur Gymnasium Painting

Contractor: Ascher Brothers

\$27,500



Vendor & Contractor Projects

MacArthur Main Office Carpeting
Contractor: Douglas Flooring

\$3,915



Vendor & Contractor Projects

Eisenhower MP Room Food Service Area - Storage Sink

Contractor: Taylor Plumbing

\$7,250



Custodial Team - FY26 Priorities

Core Mission

Improve operations, facilities and health standards across all district schools.



Team Building & Meetings

Team Building & Monthly Custodial Meetings



Facilities & Programming Alignment

Ongoing Discussions to Ensure Alignment Between Facilities and Programming



Community Support

Staff /Student Support



Environmental Maintenance

Ongoing monitoring and detailed cleaning of district-wide HVAC Systems

Any Questions?

