



# **Three Rivers School District**

Maintenance Department  
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March 1, 2012

Board of Directors  
Dan Huber-Kantola  
Three Rivers School District

In the month of February the Maintenance Department received 182 work orders (155 Correctives, 6 Preventative, 1 Inspection, 3 Minor, and 17 Other) completing 127 during the month equaling a 70% completion rate. The weather again played a factor as to how we prioritized the daily work requests as technicians were pulled off their planned work day to address heating issues, HVAC repairs, & boiler issues. As always our HVAC technicians Brady Shean and Gene Pavlich did a great job keeping up with multiple work requests during their work day. As we approached the middle of the month a few warm days started the grass to grow. Dave, Mike, and Rick jumped on their mowers to stay ahead of the growing season. Mike moved from mowing grass to coming in early to assist the custodians at IVHS, LB, and EV clear sidewalks and entrances of snow. Thanks Mike for helping our Illinois Valley custodians with the snow clearing. Along with the mowing and snow removal the grounds team has begun making ready the softball and baseball fields along with the three high school tracks for the upcoming spring sports season.

As March approaches our maintenance department has been planning and prioritizing spring break projects. The Hidden Valley team will be moving to Madrona to retrofit teaching stations for the Life Skills Program and beginning the installation of cabinets and sinks in the Applegate School House. The North Valley/Illinois Valley team will be installing new light fixtures in the locker rooms at IVHS, helping the Ft. Vannoy playground committee with clearing gravel in preparation for an asphalt overlay for the playground behind the school, installing a new counter top with sink at Evergreen, remove a hot water heater from the custodial office, re-key the exterior doors at Lorna Byrne, and completing maintenance and repairs on the heating radiators for the Fleming Kitchen.

## **Maintenance Completed Work Requests**

01. Replaced parking lot lights at MZ and NVHS
02. Repaired toilet and sink leaks at NVHS, IVHS, Fleming, Evergreen, and Madrona
03. Hung new signs in the gyms at NVHS, and IVHS
04. Repaired door closures, door locks, and crash bars at Manzanita, Evergreen, and IVHS
05. Cleared gutter and downspouts at Manzanita and Fleming
06. Completed maintenance repairs to the gym bleachers at NVHS
07. Installed power to the new reader board at Evergreen
08. Adjusted the wall locks for the backboards in the IVHS gym
09. Repaired the climbing wall on the playground at Manzanita
10. Repainted the exposed beams in the cafeteria ceiling at Fleming

### **Old Homes at Hidden Valley High School**

Rural Metro and the State Fire Marshal completed preparation on the old Hidden Valley Alternative Center to conduct fire investigation classes. The classes were held on the weekend of the 11<sup>th</sup> and were well attended by local fire fighters. Upon completion of the classes the buildings were made ready for burning and demolition. On Wednesday February 15<sup>th</sup> Richard Croucher from the Oregon Department of Environmental Quality in Medford contacted Rural Metro and requested further samples be taken on all suspected building materials prior to burning the homes, for the presence of asbestos. Rural Metro contacted Jim Bunge who in-turn contracted with Western States Environmental to pull samples from the roofing material including felt backing, dry wall, floor mastic, and baseboard adhesive. We received the results from the sampling on Monday February 20<sup>th</sup>. The results showed the joint compound in the drywall containing 3% asbestos. Jim contacted Rural Metro and placed the burn and demolition on hold. Jim and I have met with several abatement companies on site and have received quotes to complete the sheetrock abatement if so directed.

### **Illinois Valley and Evergreen Biomass Boiler Update**

From the startup of the boiler systems in the fall, till now, Jim Bunge has been tracking the energy consumption for the two systems. His report follows:

Now that we have had a few months of run time on the new Biomass boiler at IVHS and Evergreen we are able to see some comparisons from last year.

As of this same time last year IVHS had used 17,253 gallons of diesel fuel at a cost of \$47,182.42.

For the same time period this year, they have used 7,295 gallons at a cost of \$24,326.27 along with 70.17 tons of biomass pellets at a cost of \$12,005.50. The combined cost is \$36,331.77. Compared to last year, they have a total reduction in heating cost of \$10,850.65.

As of this time last year Evergreen had used 8502 gallons of diesel fuel at a cost of \$26,866.42.

For the same time period this year they have used 4450 gallons at a cost of \$13,554 along with 41.89 tons of biomass at a cost of \$7295.50. The combined cost is \$20,849.50. Compared to last year they have a total reduction in heating cost of \$6,016.92.

### **Transportation Department**

Performed preventative maintenance on the following vehicles/and equipment:

Veh. #14 and #66. NVHS John Deer 4200, IVHS Toro and HVHS Toro.

Performed recall on Veh.#14.

Repaired rear door, heater fan motor and electric door lock on Veh. #66.

Replace door step well light, Installed new first aid kit. Replaced both cracked turn signal lens's,

Replaced reflective tape around rear door on Bus #96.

Replaced fire extinguisher and first aid kit, & seat belt cutter on veh. #5.

Repaired two flat tires on trailer T4.

Repaired flat tire on veh. #15.

Installed safety chains on brush hog for NVHS.

Replaced starter in bus #96.

Replaced HVHS Toro drive handle switch

This concludes our maintenance report for the month of February 2012. If you have any questions or need further information please e-mail or phone.

Respectfully Submitted

Dave A. Bracken

Director of Environmental Services