

FACILITIES MANAGEMENT & CAPITAL PROJECT STATUS REPORT

June 2014

Facilities Management – General

In the past month the maintenance crews have completed 249 work orders, and are currently working on 520 open work orders.

Training on condensing boilers was coordinated and provided to trades, firepersons, and engineers.

The District is currently working with MN Power and their consultant to determine if we are potentially eligible for monetary rebates through Comfort Systems of Duluth related to the reduced gas consumption of our new high efficient boilers at all our renovated sites. We will continue to work on this and make every effort to achieve rebate funds. This process may take several months or longer to finalize.

The new sidewalk for students to use to travel from Piedmont to the play field beyond the church has been completed.

Maintenance crews are on scheduled maintenance and focusing on Lester Park at this time.

Roofing manufacture representatives are scheduled for annual roof inspections.

Capital Construction:

Jamar has started preparations to begin the Denfeld basement drainage project which will be completed this summer.

Work has commenced at Congdon Park to replace the slate tile and perform upper level tuck-pointing. This will be completed by late August.

In July, Superior Glass will finish the caulking of windows at Congdon Park to ensure the older windows are water tight.

At MWE a set of steps was installed on Kenwood Avenue to satisfy City of Duluth requirements.

New epoxy floor coating in the loading dock and adjacent corridor at MWE was installed under warranty.

Anderson Ladd is working with the District on 11-month warranty work for the gym floor at MWE, which has some shrinkage issues.

We have been working with DSGW / Bossardt and others to determine a solution to the loading dock issues at MWE. This solution has now been constructed and is complete.

MWE 11-month warranty walk through was conducted the week of June 23rd.

We had a pre-construction meeting with LHB / KA and others to schedule the work to accomplish the loading dock solution work at LPMS. At this point, the construction is scheduled to start July 7th.

LPMS truss reinforcement work will commence in early July. Preparations have begun and we are working closely with LHB and the manufacturer.

Operations

In June, Operations crews started the cleaning process prepping sites for the next school year. Summer activities are taking place in most of our buildings, which increases the demands of the cleaning crews.

The extra furniture from Nettleton and items in storage trailers were consolidated and are being stored at Central High School.

Ron Nelson, East High School engineer, retired after 36 years with the school district. Prior to this, Ron worked as a substitute for the district approximately two additional years. His service is greatly appreciated and we wish him well in his retirement.

Health, Safety & Environmental Management

- Environmental/Health
 - 10,098 pounds of computers, TVs, printers, etc. were recycled this month.
 - Six month AHERA (asbestos) inspections were completed.
- ERCM
 - A meeting was held with local law enforcement and medical response agencies to discuss catastrophic events. The team discussed how each agency interacts with the district when an event occurs and what support would be needed both on site and at a “command center” at HOCHS. On site ability to view cameras and have access to student contact information was discussed.
- Workers’ Compensation Activities
 - Claims Review: While there was a drop in the modification factor as well as recordables and incidents, the cost of current injuries has risen significantly. The most common high cost injury is knee strains.
 - OSHA Recordables: 0 recordable incidents in June.
 - Incidents Reported: 8 injuries reported.

Risk Management

There have been no significant reportable incidents or claims relating to insurance policies for general liability, property, auto, and school leader’s legal liability.